

RIA

BANGSAR SOUTH

THE IDEAL STARTER HOME

ONLY
RM300,000*



*Terms and Conditions apply

Artist's impression

LOCATION



SPECIFICATIONS

Structure	: Reinforced Concrete
Wall	: Reinforced Concrete / Brickwall / Blockwall
Roof Covering	: Reinforced Concrete (RC) Roof / Metal Roofing Sheet / Polycarbonate Sheets
Roof Framing	: Reinforced Concrete (RC) Roof
Ceiling	: Skim Coat / Plasterboard Ceiling
Windows	: Aluminium Framed Glass Windows
Doors	: Main entrance - Fire Rated Door : Others - Timber Flushed Door
Locksets / Ironmongery	: Quality locksets
Wall Finishes	: General - Skim Coat / Plaster and Paint : Kitchen - Skim Coat / Plaster and Paint / Quality Tiles : Bathrooms - Skim Coat / Plaster and Paint / Quality Tiles
Floor Finishes	: Foyer/Living/Dining - Quality Tiles : Bedrooms - Quality Tiles : Bathrooms - Quality Tiles : Kitchen - Quality Tiles : Yard - Quality Tiles : A/C Ledge - Cement Render

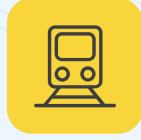
Sanitary Wares & Fittings	
A/A(M), A1/A1(M), B/B(M)	
Water Closet	2
Shower Rose	2
Wash Basin	2
Basin Tap	2
Bib tap (Bathroom/Yard)	3
Kitchen sink	1
Kitchen tap	1
Electrical Installation	
Lighting Points	13
Power Point	13
Water Heater Point	1
Ceiling Fan Point	4
Fiber Wall Socket Point	1
TV Point	1
Door Bell Point	1
Air-Conditioning Point	2

MODERN LIVING STARTS HERE

RIA Bangsar South (Residensi Wilayah) offers the perfect starter home for young professionals seeking affordability and convenience. Priced at just RM300,000, these thoughtfully designed units feature 3 bedrooms, 2 bathrooms, and a dedicated car park. With limited units available on a first-come, first-served basis, this is your chance to secure an ideal home in a prime location. Terms and conditions apply.



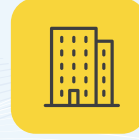
Easily accessible
via Federal Highway
/ NPE



Pedestrian walkway
to Angkasapuri
KTM Station (300m)



A stone's throw
away from
Mid Valley City



Low density
336 units only



10 units
per floor

TYPICAL FLOOR PLAN

TYPE A



Built-up area 802 sq. ft.



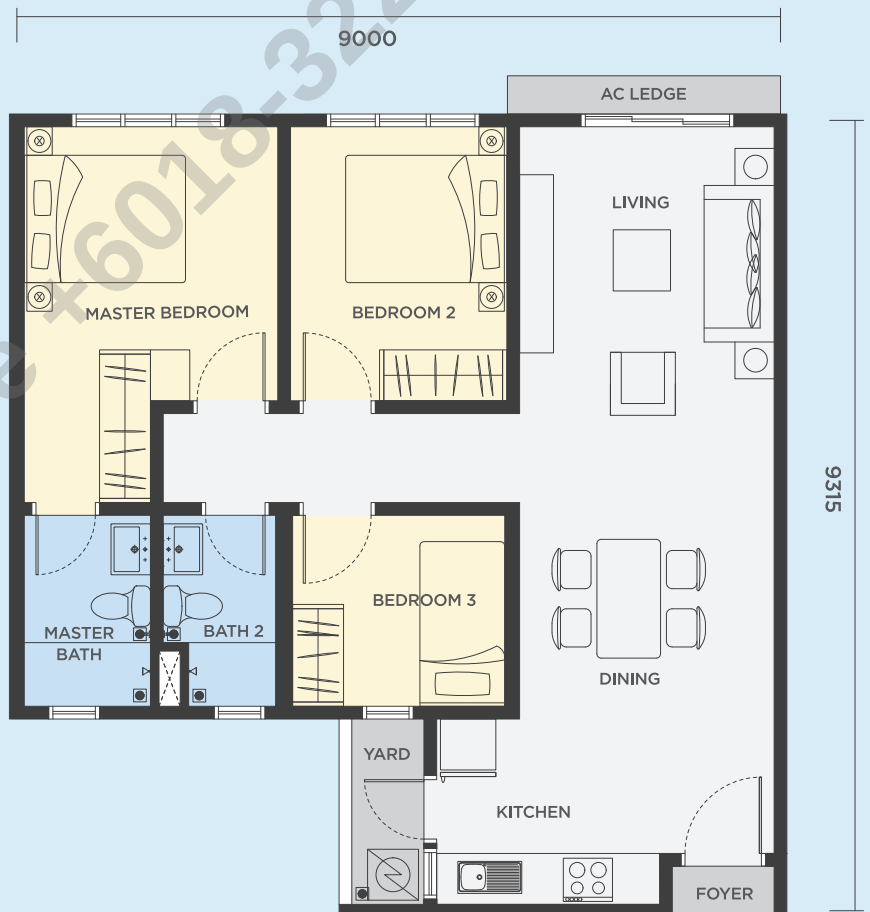
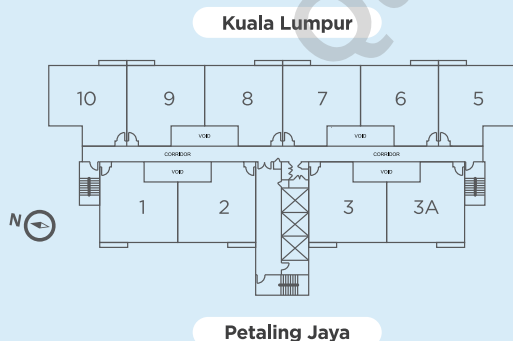
3 Bedrooms



2 Bathrooms



1 Car park



FACILITIES

24 Hours Security | Playground | Reading Room | Multipurpose Hall

YOUR JOURNEY TO HOMEOWNERSHIP BEGINS HERE



CRITERIA AND TERMS OF OWNERSHIP FOR RESIDENSI WILAYAH

- Malaysian citizen, aged 21 years old and above.

- Individual gross income <RM10,000
- Household gross income <RM15,000

- Applicant must be first-time home buyer in Wilayah Persekutuan.

- Applicant must be born, work and /or live in Wilayah Persekutuan.

- The application process must be done online via Residensi Wilayah Portal

- For more information, please visit: <https://residensiwilayah.jwp.gov.my>

REGISTER YOUR INTEREST NOW

Ria Sales Gallery

Lot 34, Jalan Robson Heights, 50460 Kuala Lumpur
Open Daily: 10 am – 6 pm

1700 82 5300

ria-malton.com

Pemaju: Kumpulan Gapadu Sdn. Bhd. (199601000702) • Alamat: Tingkat 18 & 19, Pavilion Tower, No. 75, Jalan Raja Chulan, 50200 Kuala Lumpur, Malaysia • Nama Pemajuan: Residensi Kerinci Ria • Lesen Pemaju: 14035/02-2029/0042(R) • Tempoh Sah: 25/2/2024 hingga 24/2/2029 • No. Permit Jualan dan Pengiklanan: 14035-6/04-2028/0303(N)-(S) • Tempoh Sah: 21/4/2025 - 20/4/2028 • Pihak Berkuasa yang Meluluskan: Dewan Bandaraya Kuala Lumpur (DBKL) • No. Kelulusan Pelan Bangunan: DBKL_JKB.BPS1OSC202313984(29) • Pegangan Tanah: Pajakan, Tempoh Pajakan: 99 tahun (Tamat 29 Julai 2118) • Jenis Kediaman: Kondominium, (336 unit) • Luas Dalam: 802 kaki persegi • Harga Jualan: RM300,000 (Min.) – RM318,000 (Maks.) • Bebanan Tanah: AmBank (M) Berhad • Tarikh Dijangka Siap: Oct 2028 • Sekatan Kepentingan: Unit-unit pangapuri mampu milik tidak boleh dipindah milik dalam tempoh 10 tahun dari tarikh perjanjian jual beli ditandatangani oleh pembeli pertama. • IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA. MAKLUMAT PEMAJUAN DAN IKLAN YANG DILULUSKAN BOLEH DISEMAK DI PORTAL TEDUH.KPKT.GOV.MY.

Disclaimer: The information contained herein is subject to change and cannot form part of an offer or contract. All renderings are artist's impressions only. All measurements are approximates. While every reasonable care has been taken in providing the contained, the developer cannot be held responsible for any inaccuracy. All the above items are subject to variations, modifications and substitutions as may be required by the Authorities or recommended by the Architect or Engineer.



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