

TANGEN

RESIDENCES
NORTH KIARA

FREEHOLD



Artist's Impression only

INSPIRED TO BE *a Sanctuary of* ENDURING BEAUTY

Rooted in the timeless elegance that nature presents, Tangen Residences is designed to celebrate life's most precious treasures – family, relaxation, and a connection to the natural world. Every corner of the development fosters a sense of relaxation. With inspiration from bamboo, Tangen Residences embodies longevity, adaptability, and tenacity in every facet.



Arrive to a Haven of Lasting Tranquillity

EMBRACING *Nature's Beauty, Living in*
RESORT SERENITY

Experience a home designed for ultimate relaxation, comfort, and convenience. A home perfect for the entire family.

GREENER LIVING



Solar Panels
Powering
Common Areas



Rainwater
Harvesting for
Landscaping



LED Lighting



Green Label
Paints



EV Charging
Stations

SAFETY



24 Hour
Guard Patrol



Private & Public
Access Spaces



Entrance Barrier
with Touch
Card Access



CCTV Throughout
the Development



Restricted Access
to Set Floors Only

WHAT'S TO ENJOY



Side by
Side Parking



50m Infinity
Lap Pool



Dry and
Wet Kids
Play Areas



Multigenerational
Facilities

INSIDE YOUR HOME



Sky Semi-D &
Bungalow
Style Layouts



Spacious Family
Friendly Layouts
(3-4-Bedroom Units)



L-shaped
Hackable Walls
(Type A)



Large Balcony
Space (Type A)

ENRICHING YOUR LIFE



Resort Style
Living
with Nature



Freehold
Residential
Title



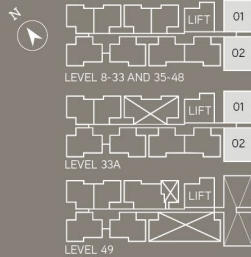
Multigenerational
Living

TYPE
A

1,582 SQ.FT.
147 SQ.M

4 BEDS

3 BATHS

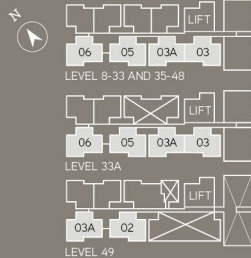


TYPE
B

1,281 SQ.FT.
119 SQ.M

4 BEDS

3 BATHS

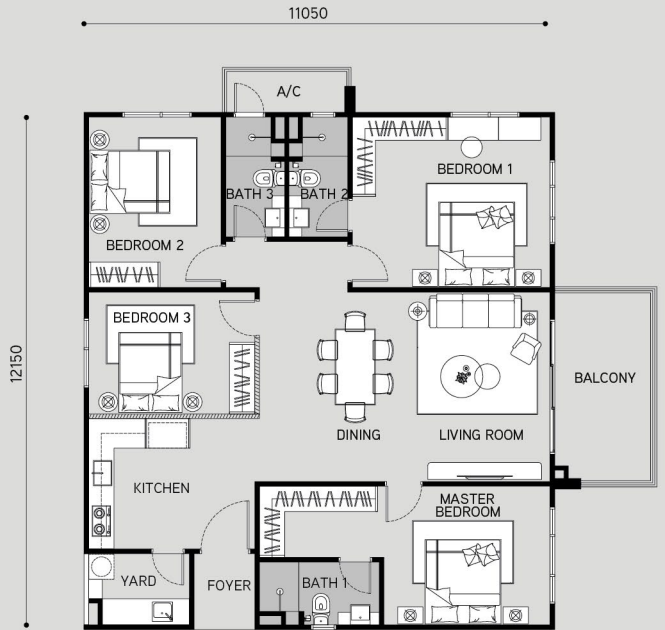
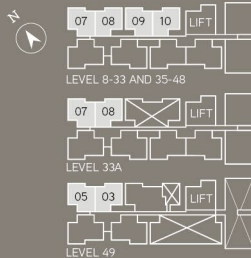


TYPE
C

1,033 SQ.FT.
96 SQ.M

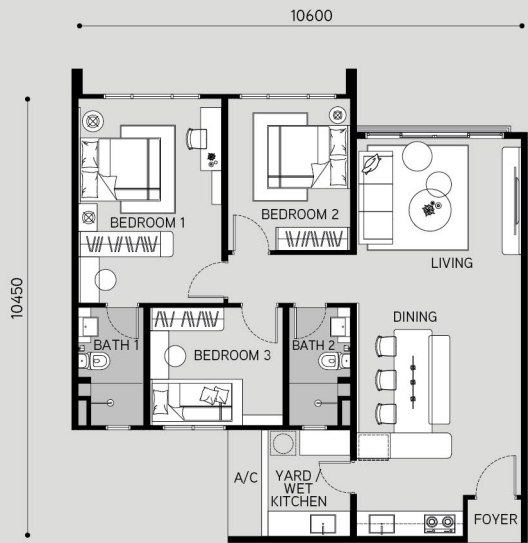
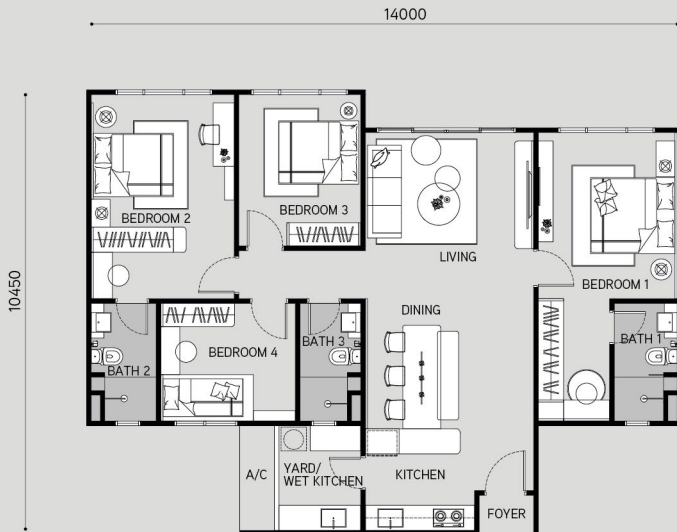
3 BEDS

2 BATHS



Exclusive Features

3-phase electricity supply. Hackable wall for flexible layout.



TYPICAL FLOOR PLAN



SPECIFICATIONS

STRUCTURE	Reinforced Concrete
WALL	Concrete / Masonry
ROOFING COVERING	Reinforced Concrete Roof Slab
ROOF FRAMING	Reinforced Concrete
CEILING	Skim Coat / Plaster Ceiling
WINDOWS	Powder Coated Aluminium Framed Glass Window
DOORS	ALL TYPES Main Entrance - Fire-Rated Door Living - Powder Coated Aluminium Framed Glass Sliding Door Bedrooms - Flush Door Bathrooms & Yard - Flush Door
IRONMONGERY	Selected Lockset
WALL FINISHES	Kitchen - Ceramic Tiles to 1.5m Bathrooms - Ceramic Tiles to Ceiling Height Others - Skim Coat / Plaster & Paint

FLOOR FINISHES	ALL TYPES Living, Dining, & Kitchen - Porcelain Tiles Bedrooms - Laminated Floor Board Bathrooms & Yard - Ceramic Tiles TYPE A Balcony - Ceramic Tiles
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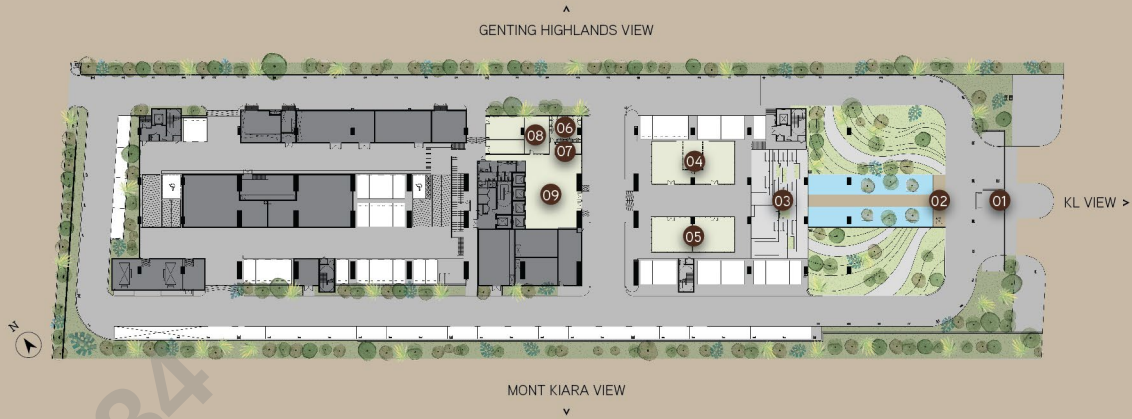
SANITARY AND PLUMBING FITTINGS	TYPE A	TYPE B	TYPE C
Water Closet	3	3	2
Wash Basin	3	3	2
Shower Hose	3	3	2
Kitchen Sink	1	1	1
ELECTRICAL INSTALLATION	TYPE A	TYPE B	TYPE C
Light Point	17	16	12
Power Point	17	16	14
Fan Point	3	2	2
Air-cond Point	5	5	4
TV Point	1	1	1
Door Bell Point	1	1	1
Water Heater Point	3	3	2
INTERNAL TELECOMMUNICATION TRUNKING AND CABLING	TYPE A	TYPE B	TYPE C
Fiber Wall Socket	1	1	1

Disclaimer: All items stated above are subject to variations, modifications, and substitution as to comply with the relevant Authorities / Engineers / Architects and By-Laws as they arise



TIMELESS
Spaces for Every
GENERATION

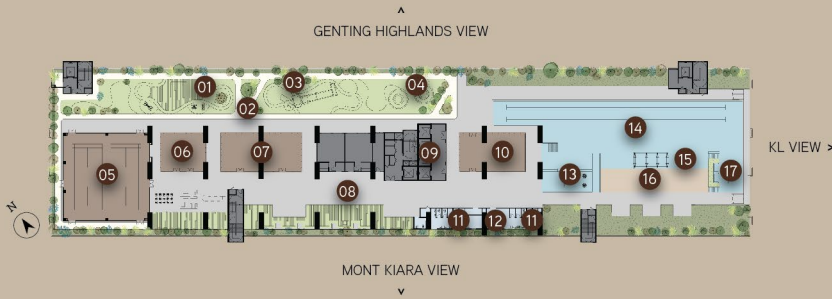
Blending resort living with nature, the facilities at Tangen Residences foster growth for every family member. From play areas for kids to serene spots for grandparents, there's something for all generations to enjoy.



GROUND FLOOR

- 01 Guardhouse
- 02 Serenity Garden
- 03 Cascading Garden
- 04 Coworking Space
- 05 Convenience Store*
- 06 Mailbox Room
- 07 Parcel Room*
- 08 Management Office
- 09 Drop Off

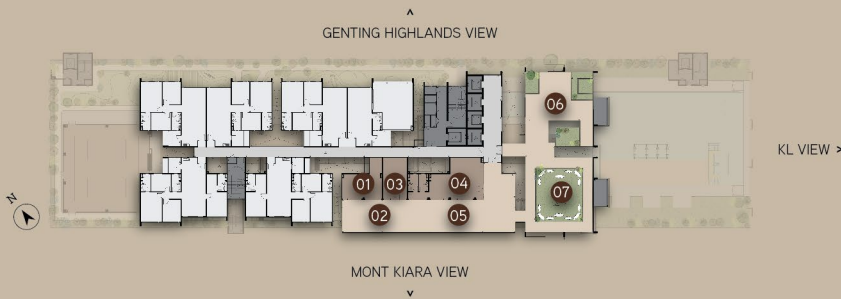
*Space Provided



LEVEL 7 - FACILITIES PLAN

- 01 Healing Lawn
- 02 Jogging / Bicycle Track
- 03 Kid's Playground
- 04 Kid's Fun Zone
- 05 Multipurpose Hall / Badminton Court / Pickleball Court
- 06 Indoor Games Room*
- 07 Nursery*
- 08 Terrace Garden
- 09 Lift Lobby
- 10 Gymnasium
- 11 Changing Room
- 12 Sauna Room
- 13 Kid's Play Pool
- 14 Infinity Pool
- 15 Aqua Deck
- 16 BBQ Deck
- 17 Jacuzzi

*Space Provided

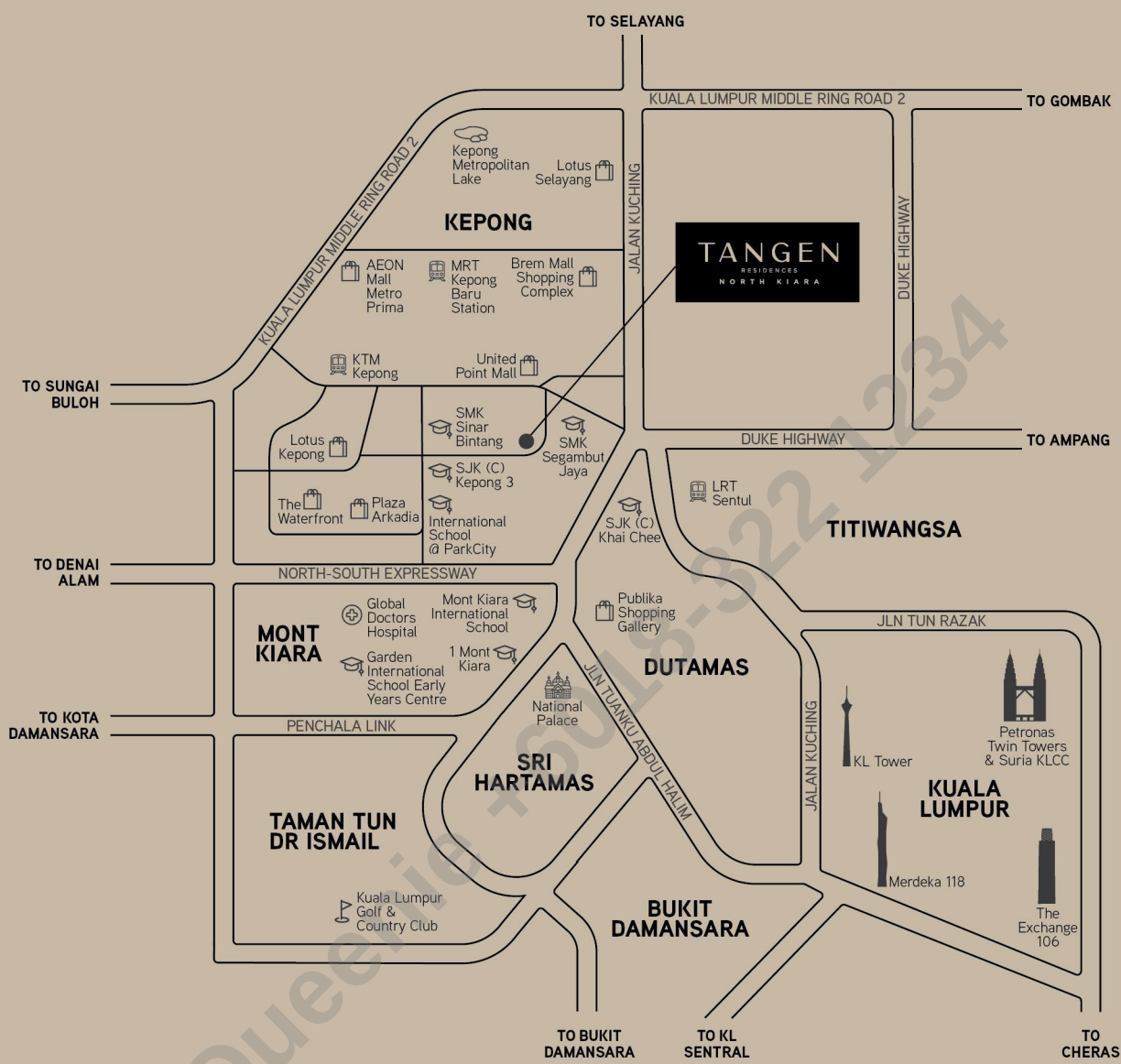


LEVEL 49 - ROOFTOP FACILITIES PLAN

- 01 Yoga / Dancing Studio
- 02 Meditation Deck
- 03 Reading Lounge
- 04 Indoor Sky Lounge
- 05 Outdoor Sky Lounge
- 06 Sky Cinema
- 07 Luminous Moonlight Terrace

EXPERIENCE A *life of beauty* AND HARMONY

Nestled in North Kiara, Tangen Residences offers breathtaking views of the surrounding beauty. With close proximity to the proposed MRT 3, and a height of the building that captures sweeping panoramas you'll to experience the perfect blend of nature, serenity, and urban convenience each and every day.



EDUCATION	MEDICAL CENTRE	SHOPPING MALL / SUPERMARKET	PUBLIC TRANSPORT
850m SMK Segambut Jaya	1.8km Park City Medical Centre	750m Redtick @ Suria North Kiara	<1.0km Proposed MRT
1.2km SMK Sinar Bintang	3.0km Global Doctors Hospital	1.3km United Point Mall	Taman Sri Sinar Station
1.8km SJK (C) Kepong 3	7.9km General Hospital Kuala Lumpur	2.3km Plaza Arkadia	2.0km KTM Segambut Station
1.9km International School @ ParkCity	10.1km Hospital Selayang	3.4km Lotus Kepong	4.7km KTM Kepong Station
2.5km SJK (C) Khai Chee		3.5km Publika Shopping Gallery	5.4km MRT Kepong Baru
3.5km Garden International School		4.0km 1 Mont Kiara	6.9km LRT Sentul
4.4km Mont Kiara International School			
4.5km Garden International School Early Years Centre			