



CERRO

56' x 85'  
ZERO-LOT

FRESCO

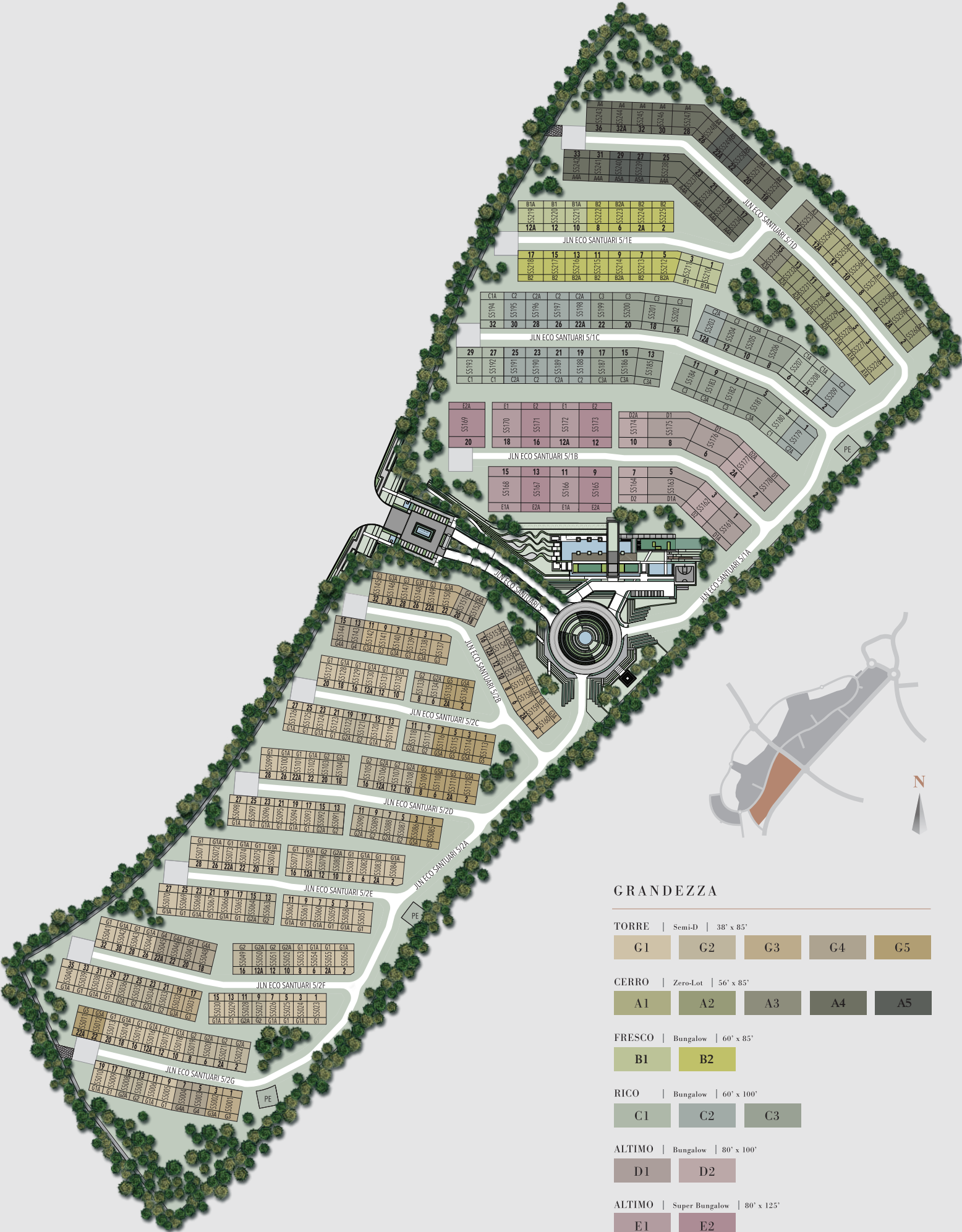
60' x 85'  
BUNGALOW

RICO

60' x 100'  
BUNGALOW

WITHIN NATURE’S OPULENCE

GRANDEZZA IS ONE OF THE JEWELS OF ECO SANCTUARY, AN ECO-THEMED GATED AND GUARDED TOWNSHIP DEVELOPMENT THAT SPANS 308 ACRES OF UNDULATING LAND IN THE KLANG VALLEY. ITS MASTER PLAN, INSPIRED BY THIS VERDANT ENVIRONMENT, PROMISES A REJUVENATING HAVEN THAT IS AT ONCE MODERN YET CLOSE TO NATURE AT ITS FINEST.



TYPE  
**A1 | A2**  
CERRO  
56' x 85' ZERO-LOT

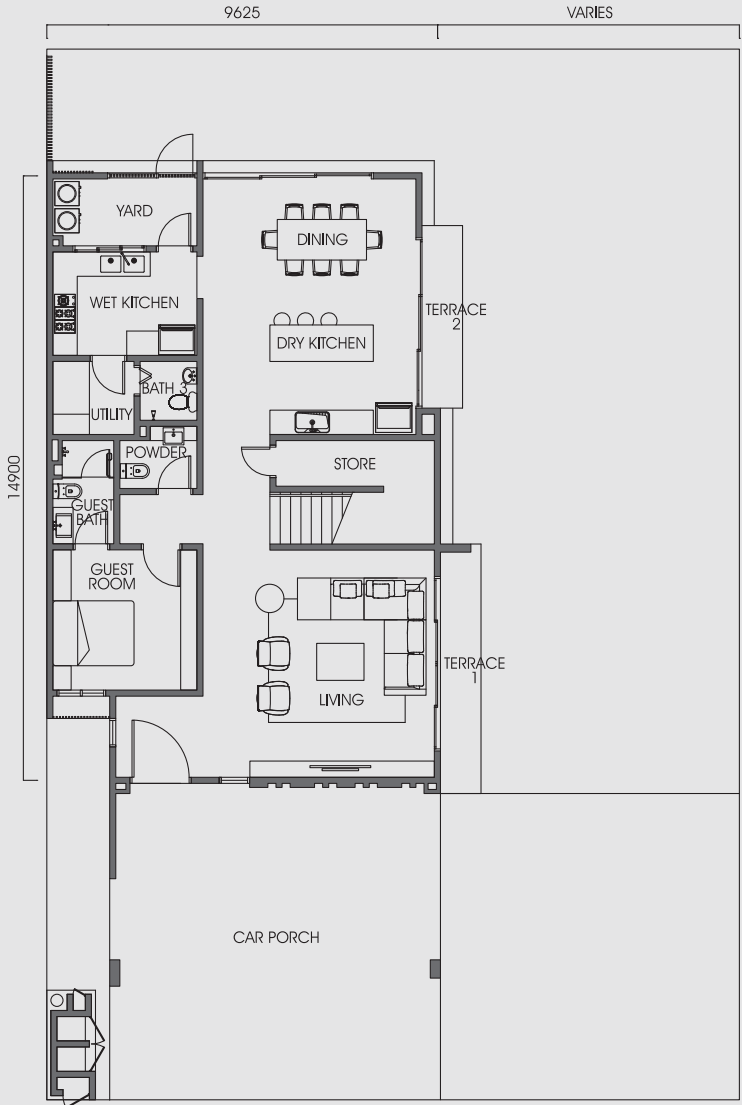


TYPE

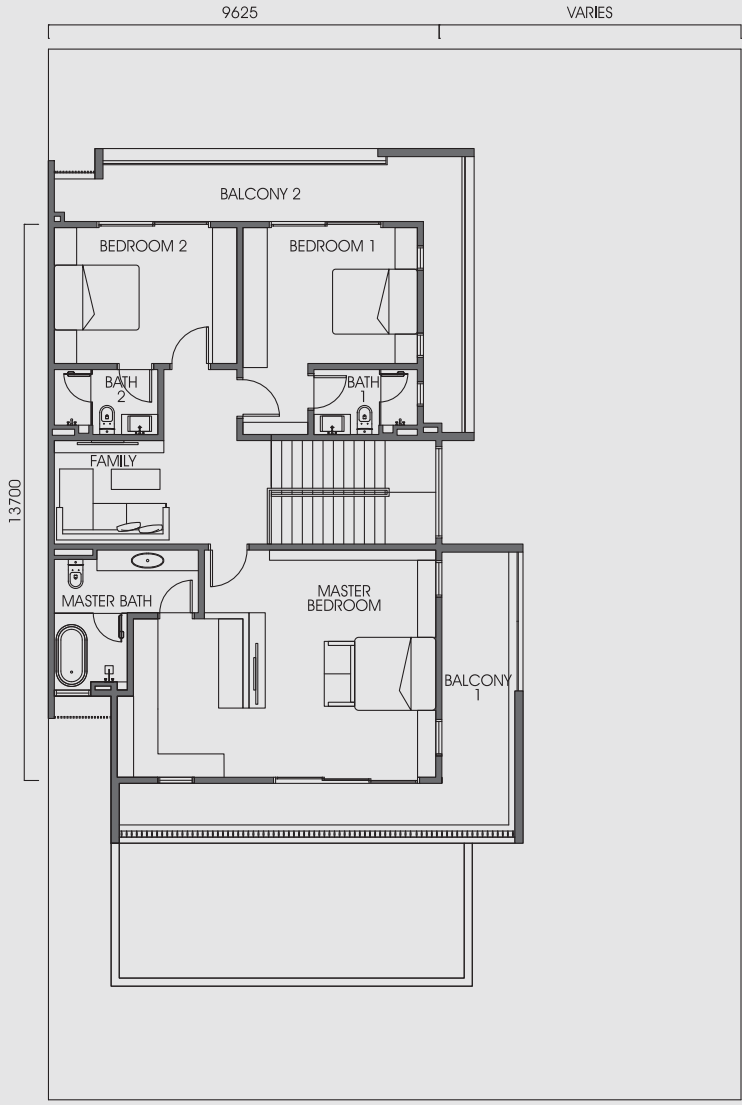
A1

CERRO

56' x 85' ZERO-LOT  
Built-up: 3,436 sq. ft.



GROUND FLOOR



FIRST FLOOR

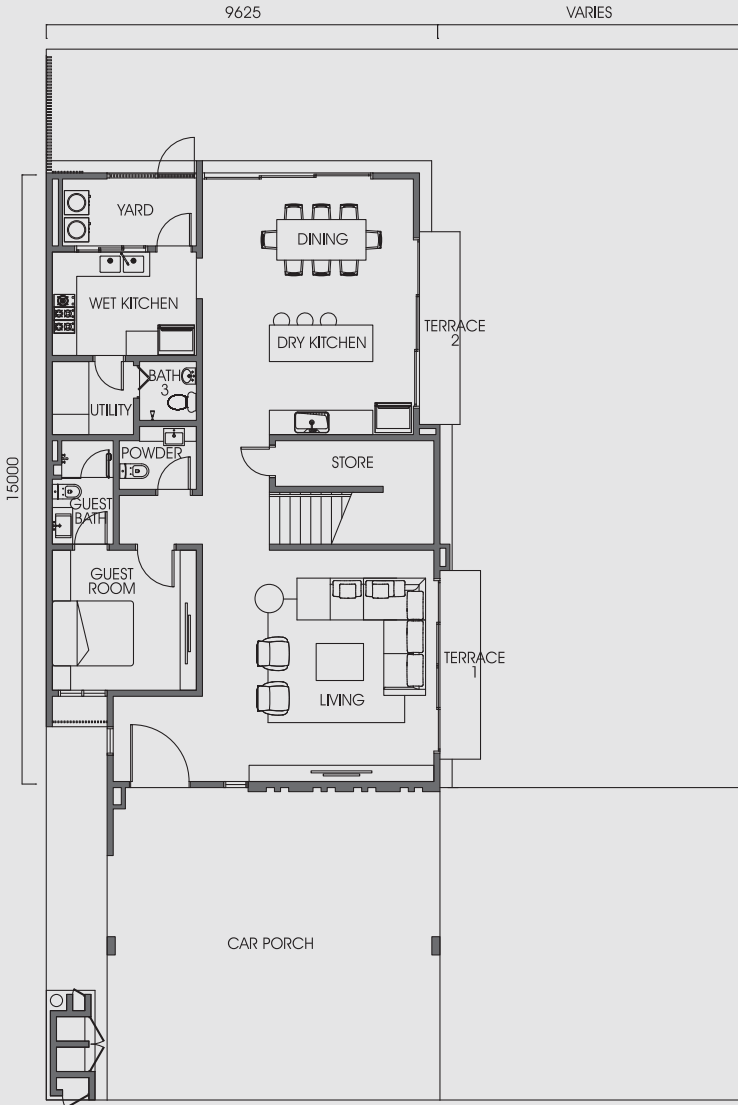
TYPE

A2

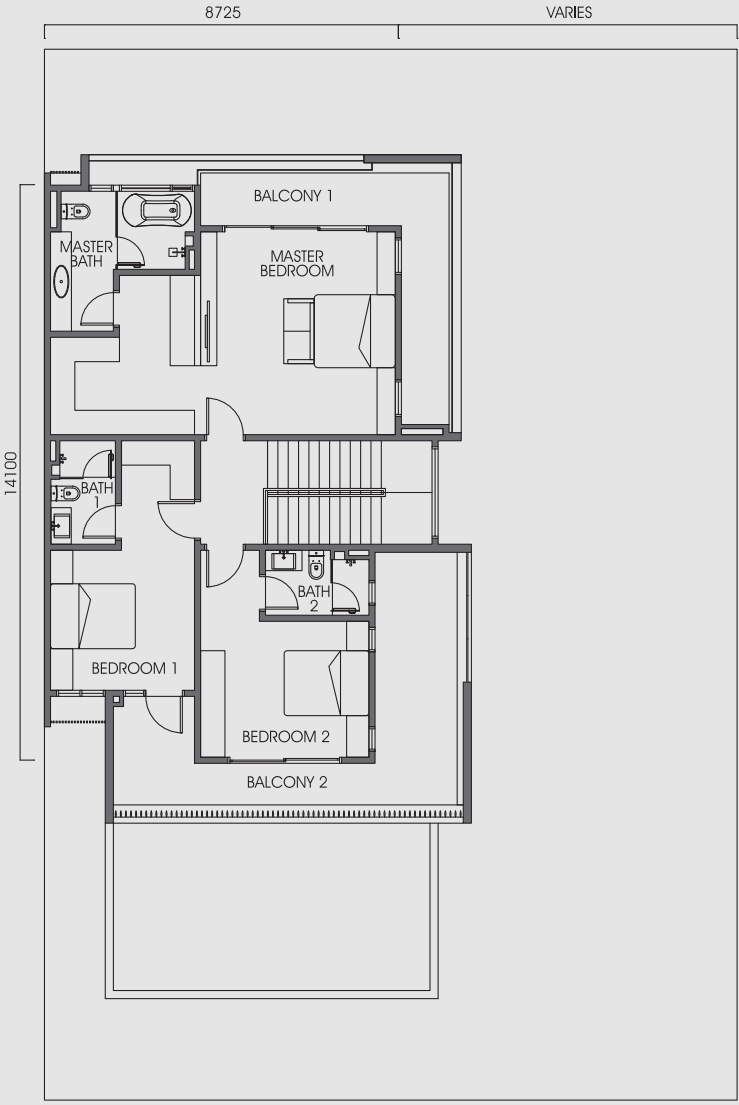
CERRO

56' x 85' ZERO-LOT

Built-up: 3,288 sq. ft.



GROUND FLOOR



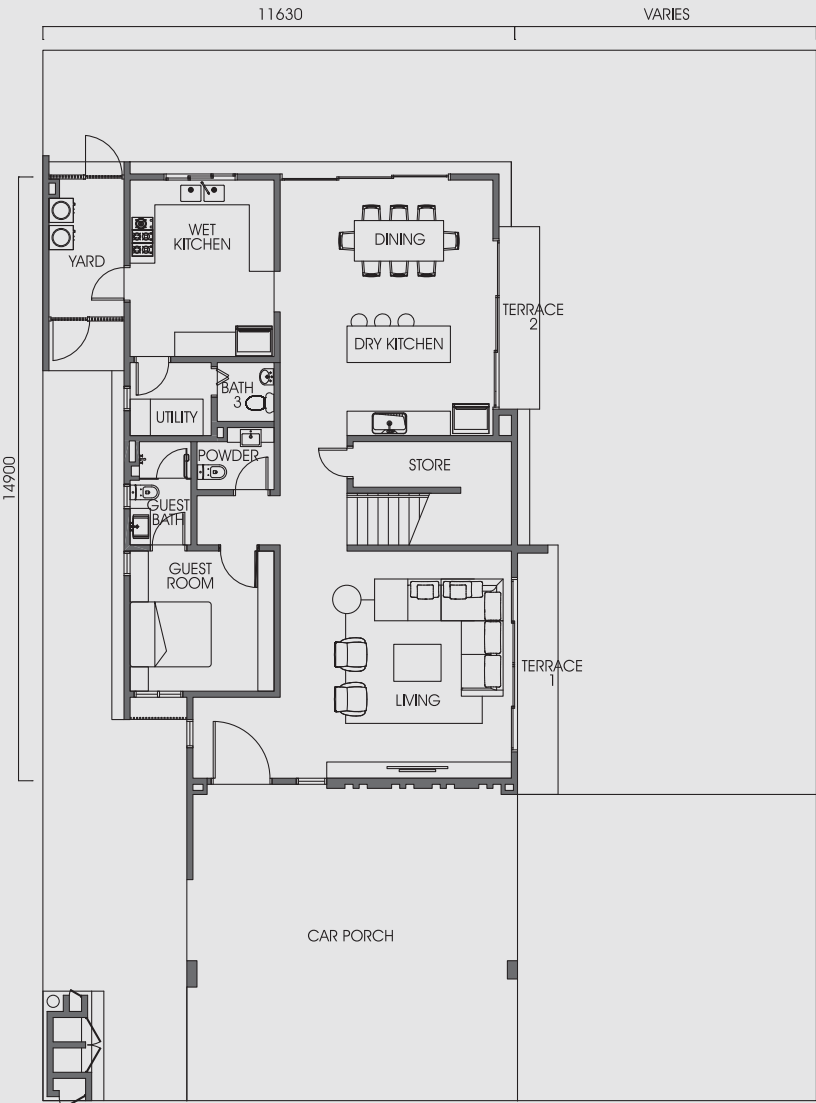
FIRST FLOOR

TYPE

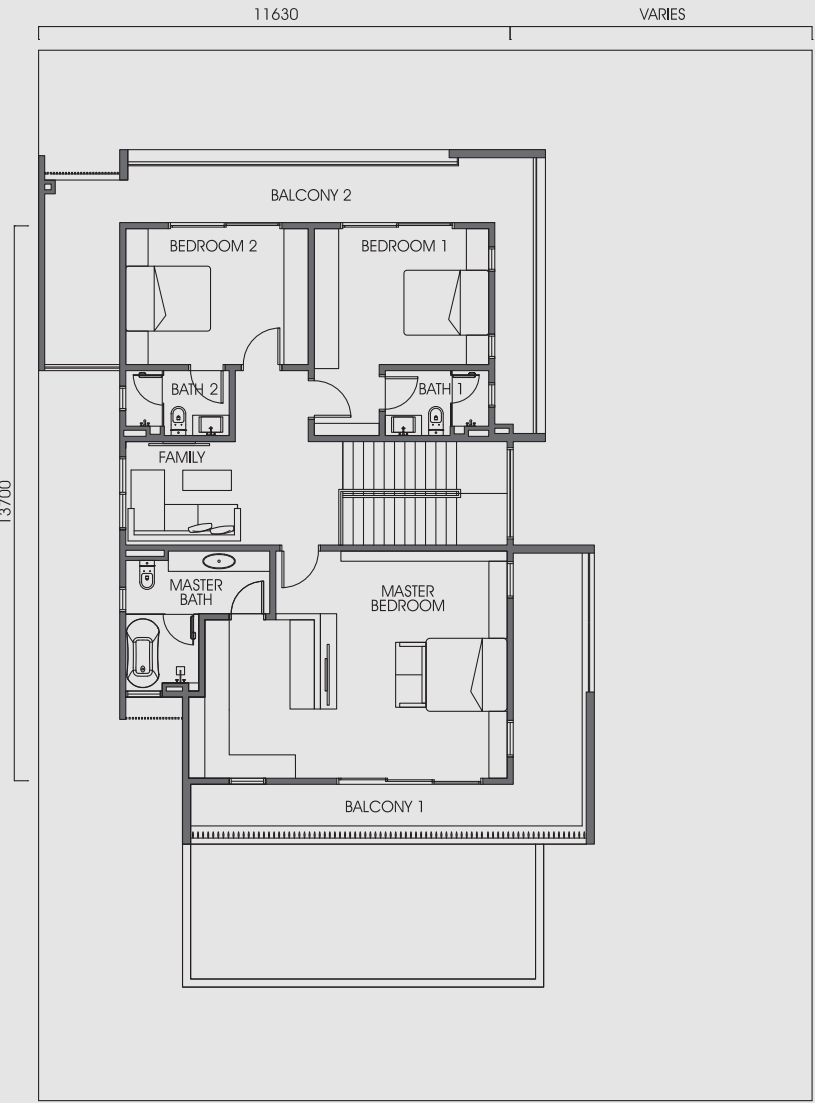
A3

CERRO

56' x 85' ZERO-LOT  
Built-up: 3,517 sq. ft.



GROUND FLOOR



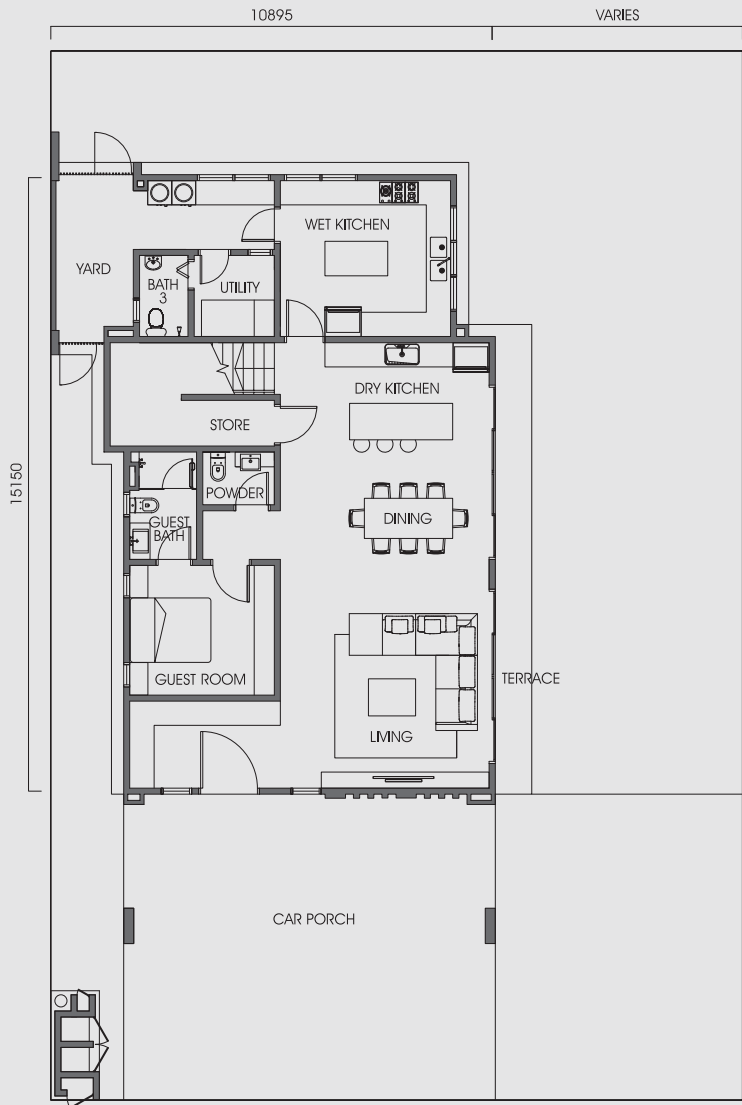
FIRST FLOOR

TYPE

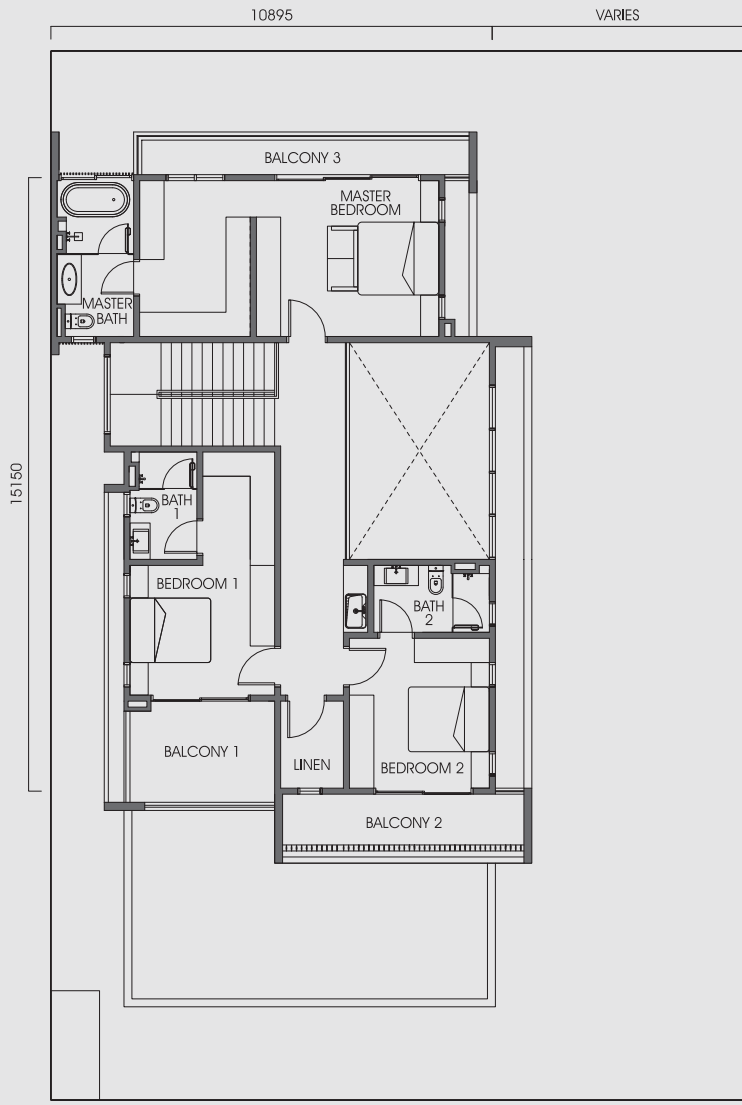
A4

CERRO

56' x 85' ZERO-LOT  
Built-up: 3,400 sq. ft.



GROUND FLOOR



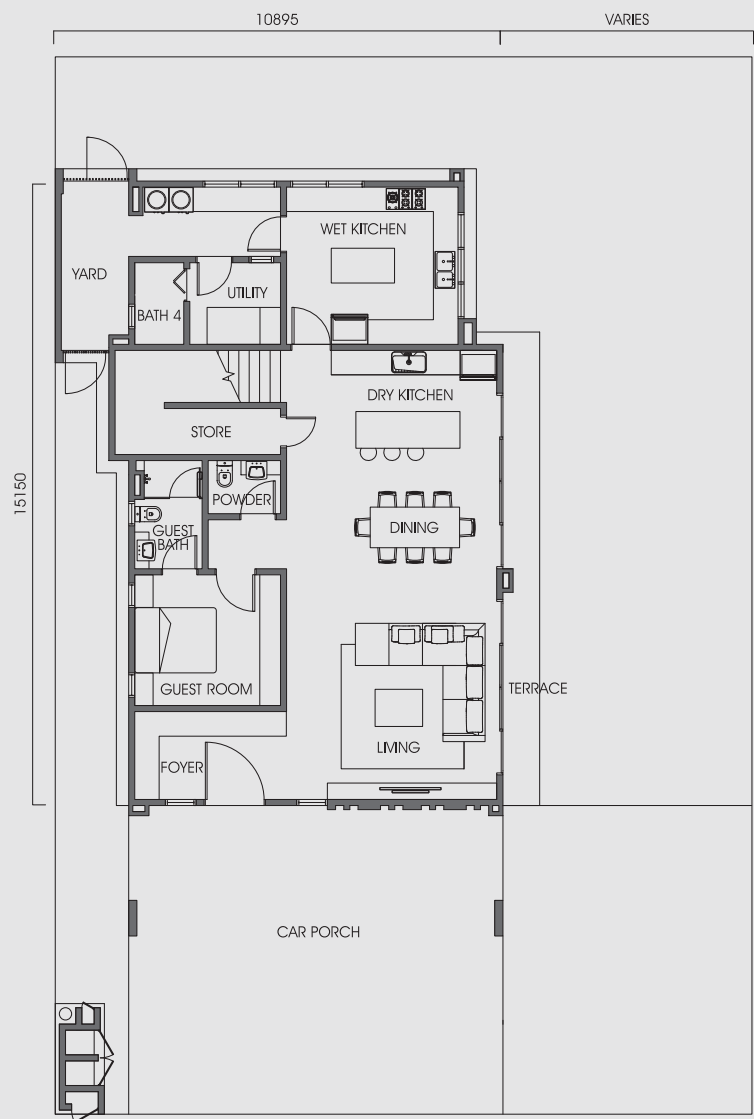
FIRST FLOOR

TYPE

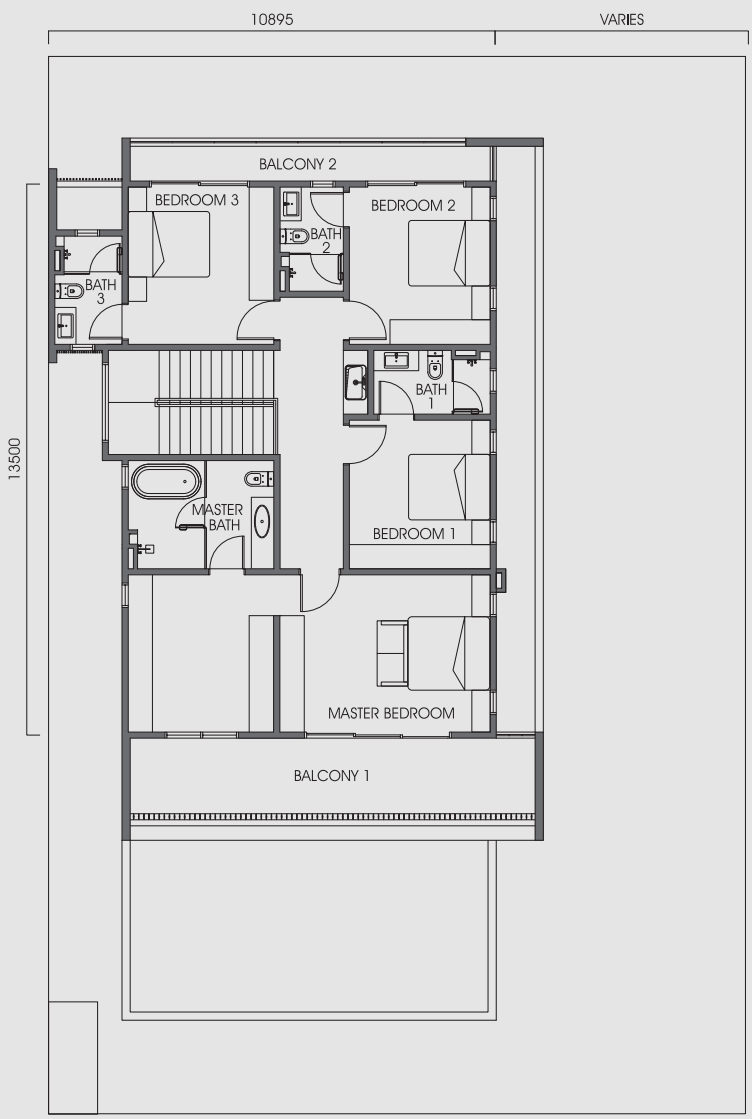
A5

CERRO

56' x 85' ZERO-LOT  
Built-up: 3,628 sq. ft.



GROUND FLOOR



FIRST FLOOR

TYPE  
**B1**

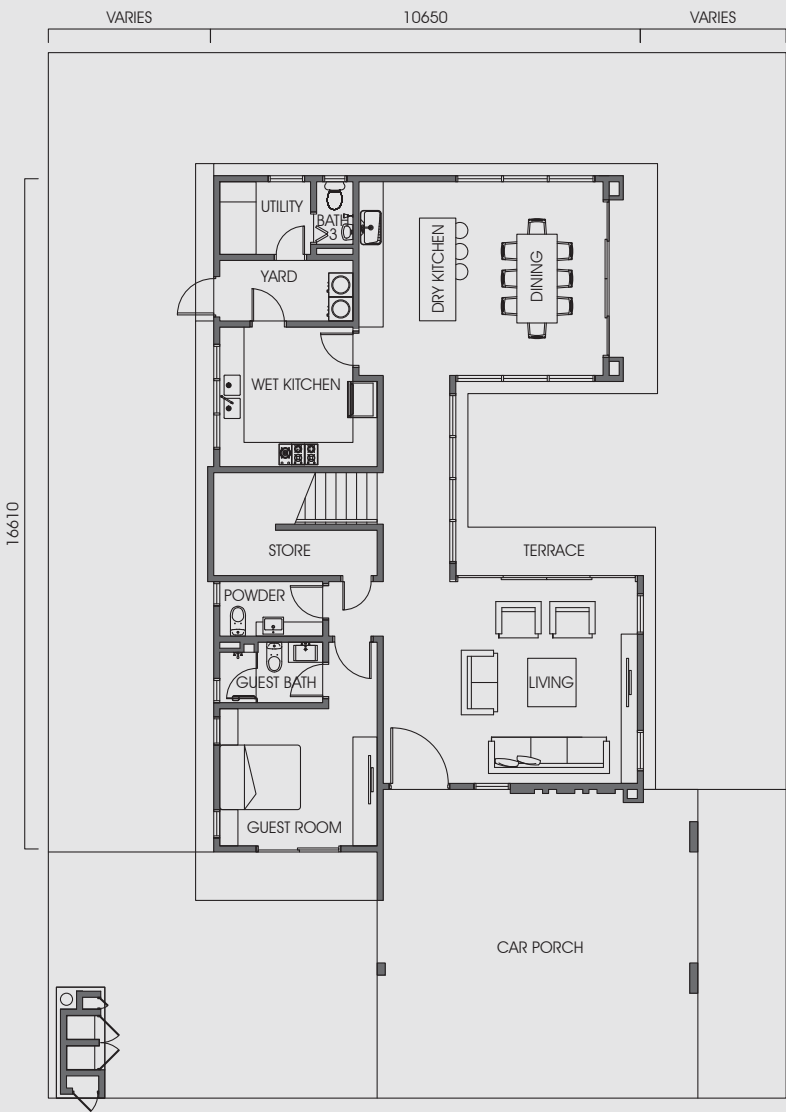
FRESCO

60' x 85' BUNGALOW

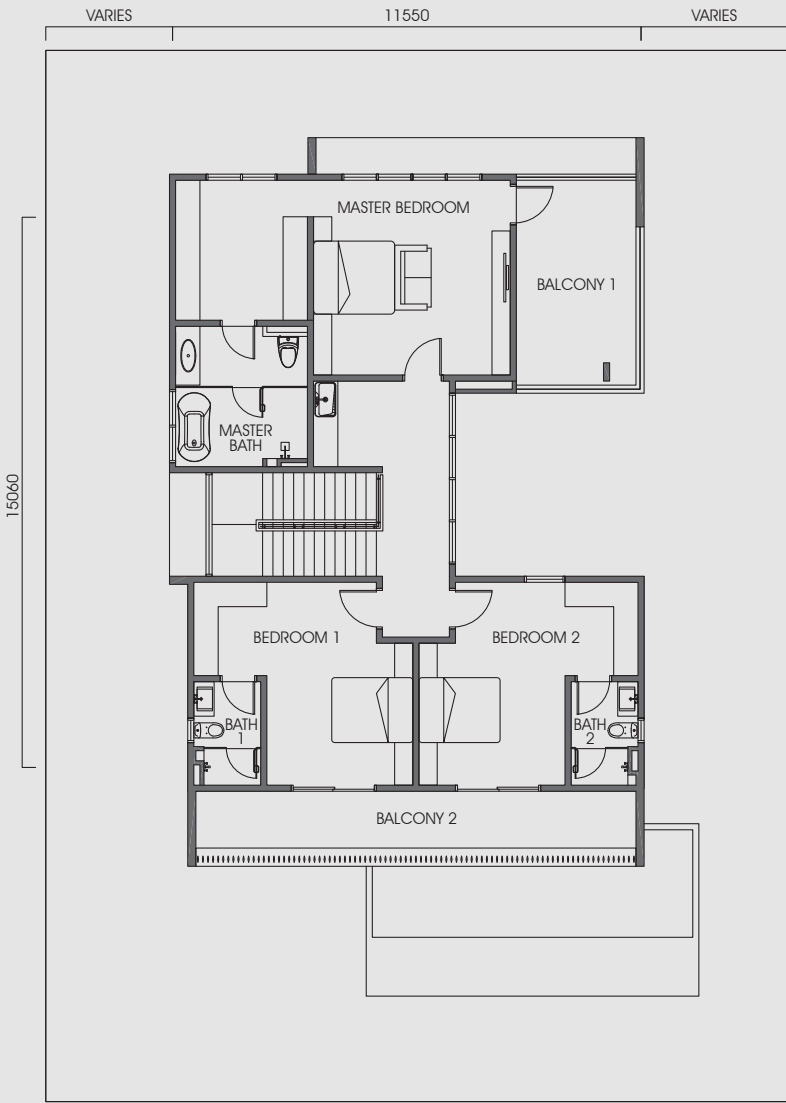


TYPE  
B1

FRESCO  
60' x 85' BUNGALOW  
Built-up: 3,518 sq. ft.



GROUND FLOOR



FIRST FLOOR

TYPE  
**B2**

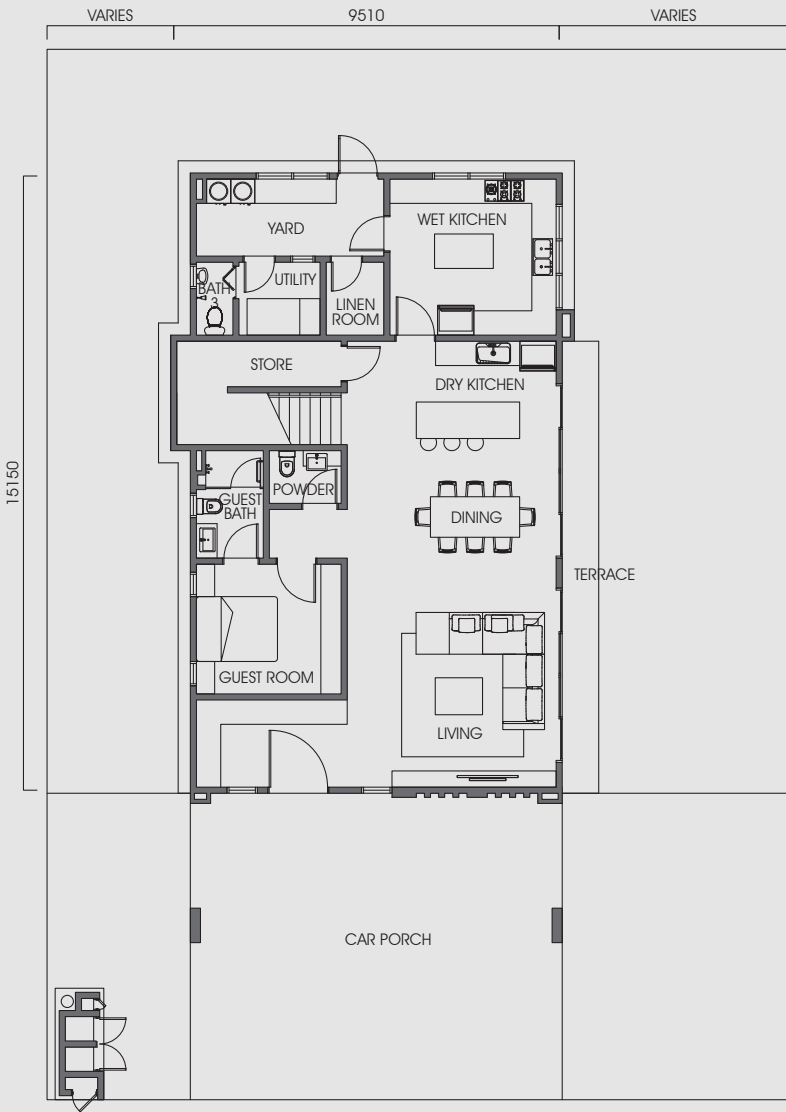
FRESCO

60' x 85' BUNGALOW

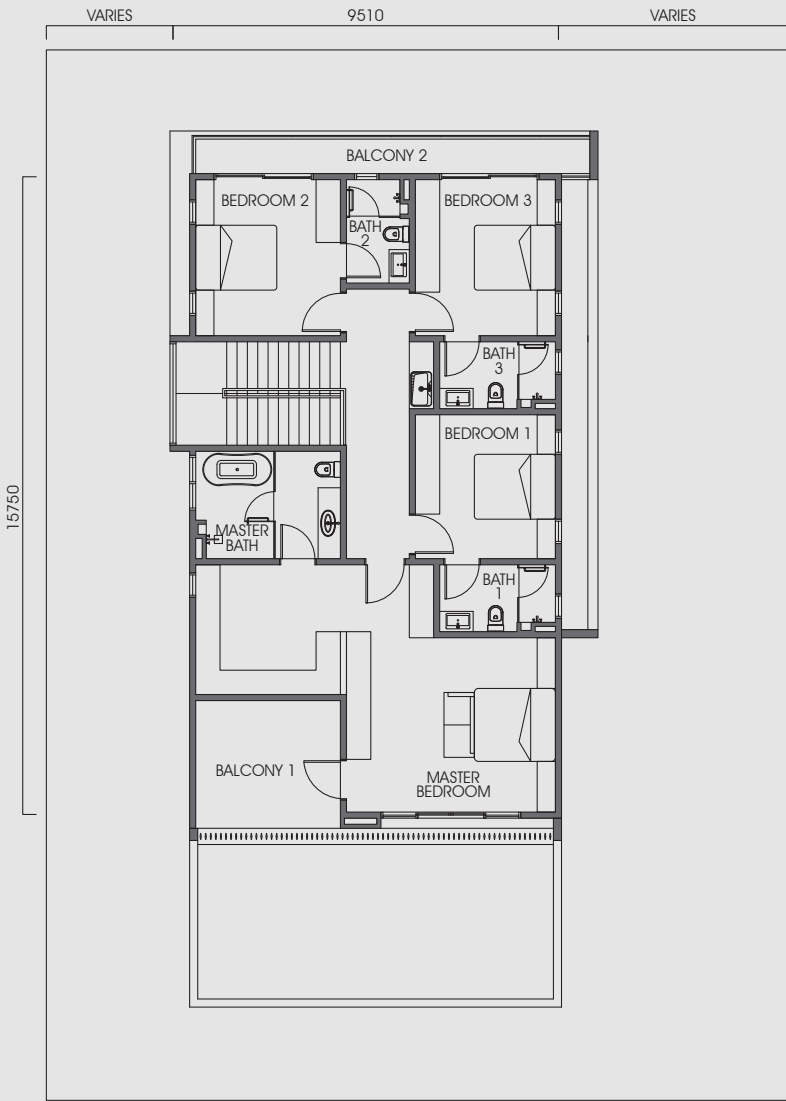


TYPE  
B2

FRESCO  
60' x 85' BUNGALOW  
Built-up: 3,589 sq. ft.



GROUND FLOOR



FIRST FLOOR

TYPE  
**C1 | C3**  
RICO  
60' x 100' BUNGALOW



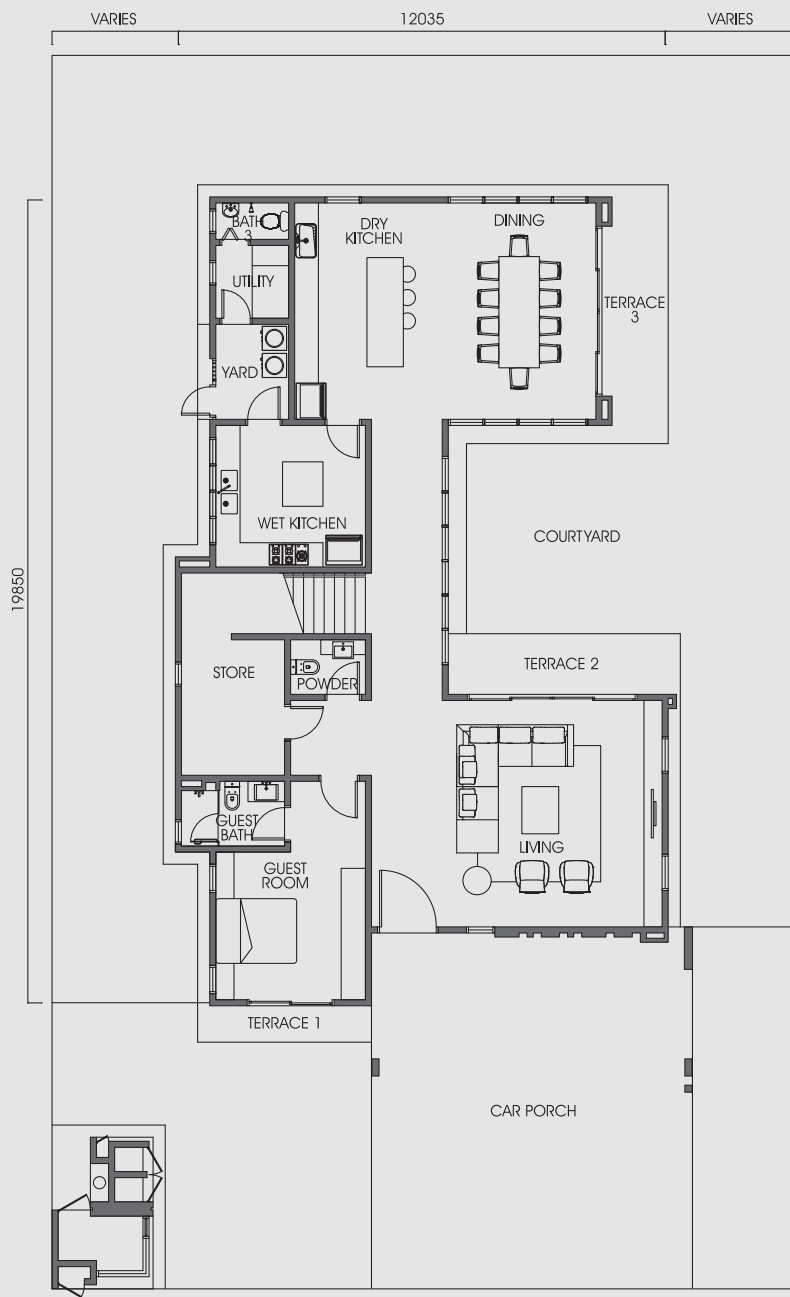
TYPE

C1

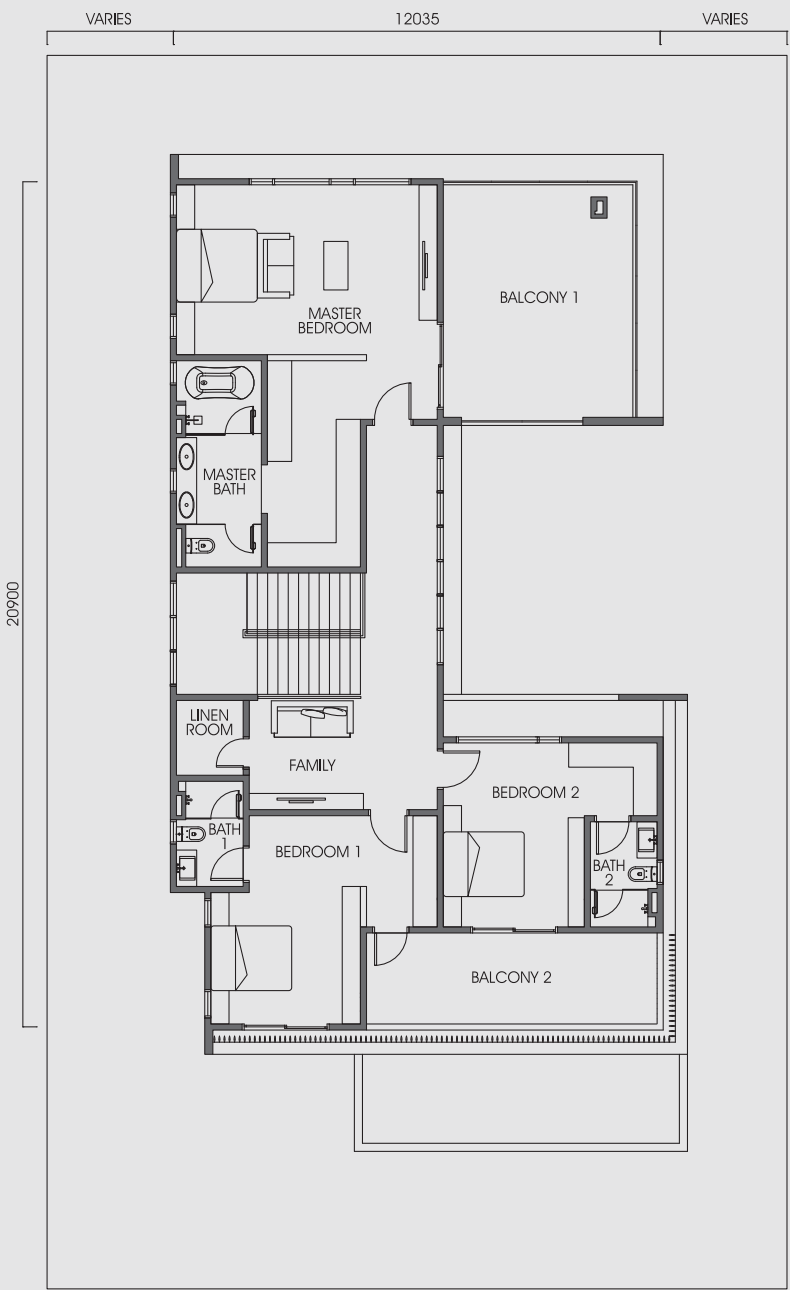
RICO

60' x 100' BUNGALOW

Built-up: 4,229 sq. ft.



GROUND FLOOR

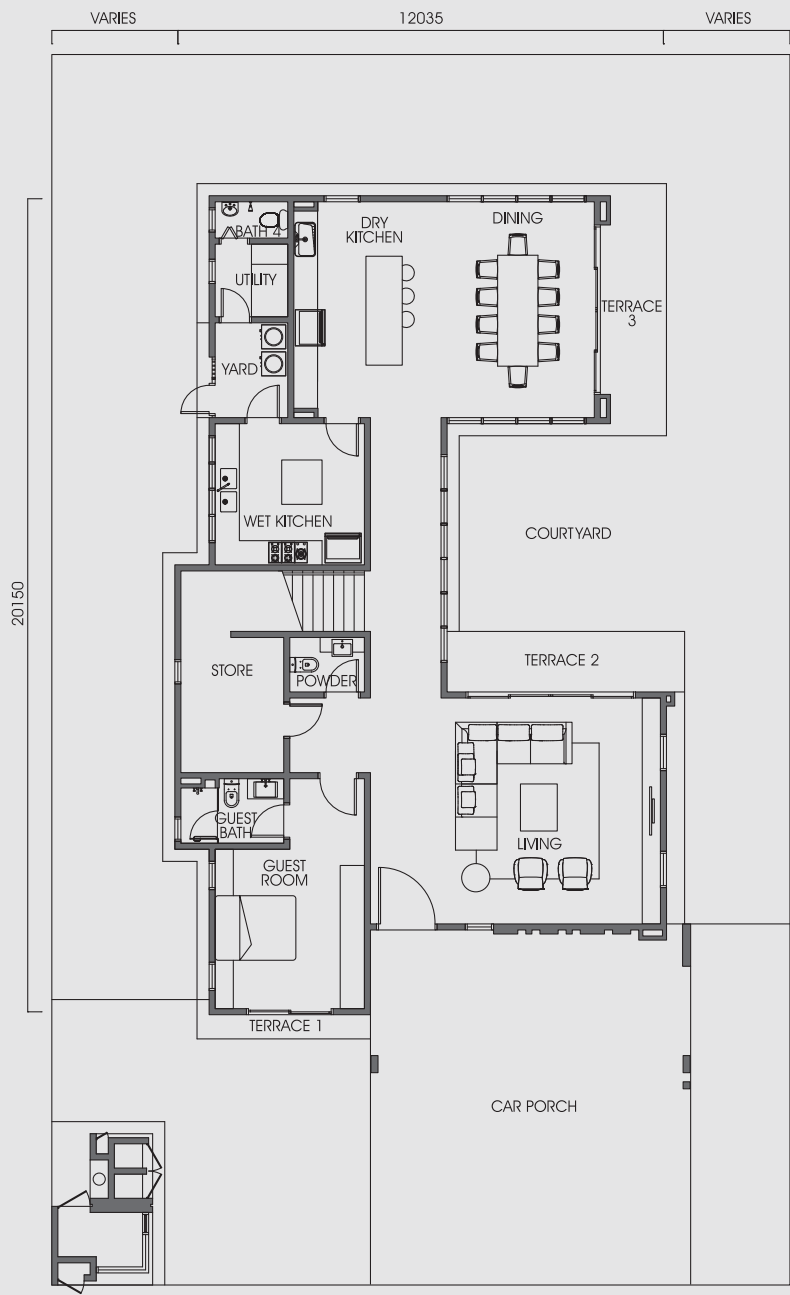


FIRST FLOOR

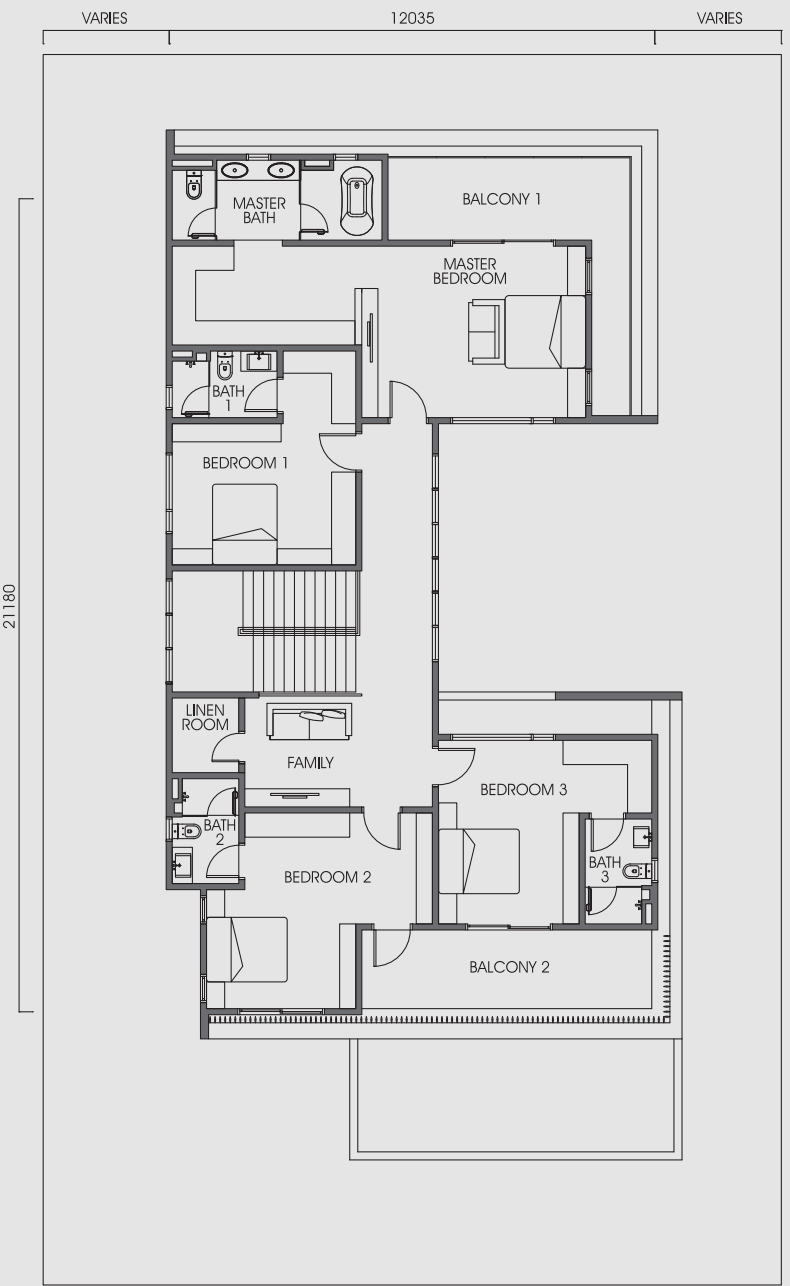
TYPE  
C3

RICO

60' x 100' BUNGALOW  
Built-up: 4,440 sq. ft.



GROUND FLOOR



FIRST FLOOR

TYPE  
**C2**

RICO

60' x 100' BUNGALOW



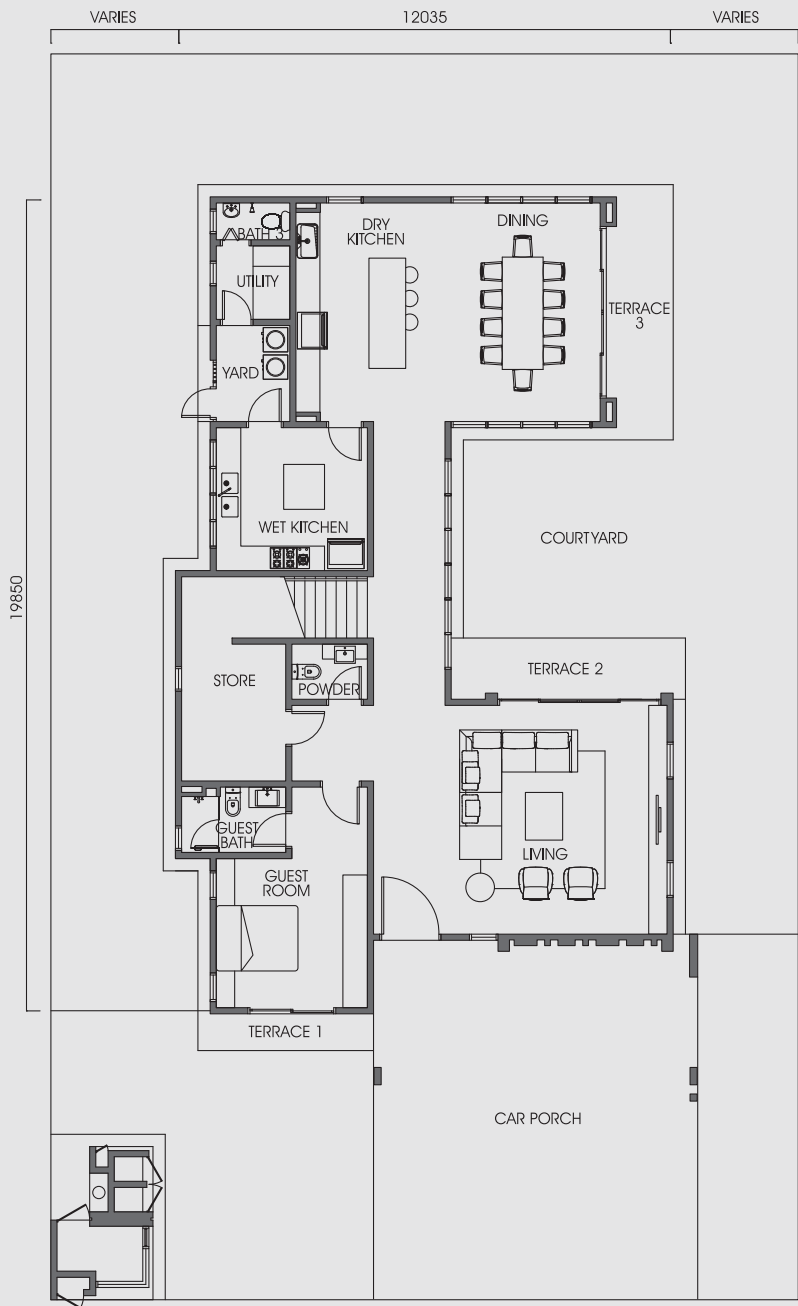
TYPE

C2

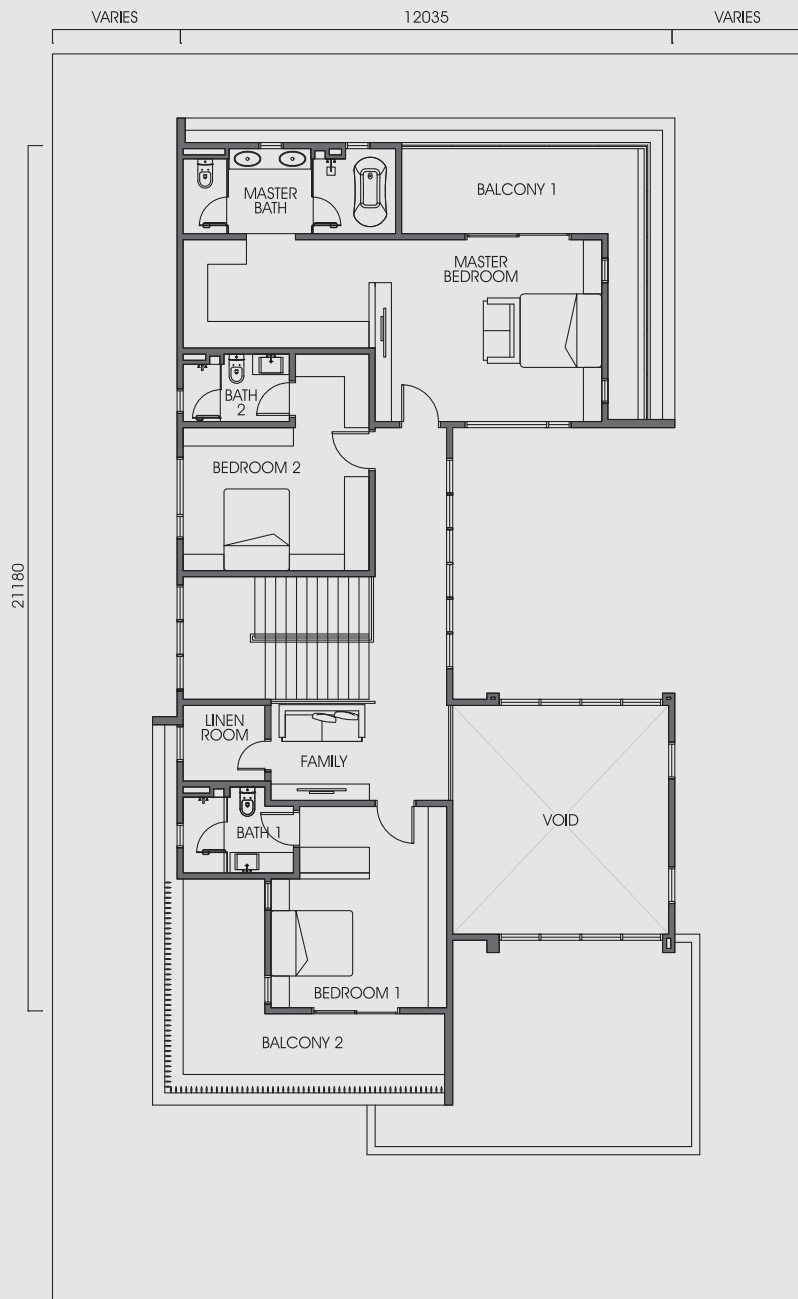
RICO

60' x 100' BUNGALOW

Built-up: 4,127 sq. ft.



GROUND FLOOR



FIRST FLOOR

## ACCESS TO EXCELLENT AMENITIES



Eco Sanctuary is located at the south of Kota Kemuning, Shah Alam, giving you access to a comprehensive range of excellent amenities within a 5 km radius. The township is also well-served by Klang Valley's network of major expressways and arterial roads.

### Eco Sanctuary Sdn Bhd (1076483-V)

EcoWorld Gallery @ Eco Sanctuary  
Lot 41296, Persiaran Eco Sanctuary,  
42500 Telok Panglima Garang,  
Selangor Darul Ehsan.

Waze: Eco Sanctuary Sales Gallery

Enjoy our world-class services and expert assistance  
every day.

Mondays to Fridays 9am - 6pm  
Weekends and Public Holidays 10am - 6pm

+603 8688 2255  
www.ecoworld.my



**Cerro Villa** [Type of Property: A1, A2, A3, A4, A5 - Double Storey Zero Lot Bungalow] Developer: ECO SANCTUARY SDN. BHD. [1076483-V] | Sales Gallery: Lot 41296, Persiaran Eco Sanctuary, 42500 Telok Panglima Garang, Selangor DE | Developer License No: 14050-4/10-2020/02982(L) | Validity Period: 08/10/2019 - 07/10/2020 | Advertising & Sales Permit No: 14050-4/10-2020/02982(P) | Validity Period: 08/10/2019 - 07/10/2020 | Land Tenure: Leasehold [99 Years - Expiry 09/11/2110] | Land Encumbrances: HSBC Bank Malaysia Berhad [127776-V] | Approving Authority: Majlis Daerah Kuala Langat (MDKL) | Building Plan Reference No: MDKL/JKB/2/4/1168 [11] | Expected Completion Date: Sep 2019 | Total Unit: 35 | Built-up: 3,436 sq ft (Type A1), 3,288 sq ft (Type A2), 3,517 sq ft (Type A3), 3,568 sq ft (Type A4), 3,628 sq ft (Type A5) | Minimum Price: RM2,870,000, Maximum Price: RM4,492,800 | Restriction of Interest: The land can be transferred, leased or charged with prior approval by the State Authority | 7% Discount for Bumiputra | **"IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA"**

**Fresco Villa** [Type of Property: B1, B2 - Double Storey Bungalow] Developer: ECO SANCTUARY SDN. BHD. [1076483-V] | Sales Gallery: Lot 41296, Persiaran Eco Sanctuary, 42500 Telok Panglima Garang, Selangor DE | Developer License No: 14050-4/10-2020/02982(L) | Validity Period: 08/10/2019 - 07/10/2020 | Advertising & Sales Permit No: 14050-4/10-2020/02982(P) | Validity Period: 08/10/2019 - 07/10/2020 | Land Tenure: Leasehold [99 Years - Expiry 09/11/2110] | Land Encumbrances: HSBC Bank Malaysia Berhad [127776-V] | Approving Authority: Majlis Daerah Kuala Langat (MDKL) | Building Plan Reference No: MDKL/JKB/2/4/1168 [11] | Expected Completion Date: Sep 2019 | Total Unit: 16 | Built-up: 3,518 sq ft (Type B1), 3,589 sq ft (Type B2) | Minimum Price: RM3,812,400, Maximum Price: RM4,308,000 | Restriction of Interest: The land can be transferred, leased or charged with prior approval by the State Authority | 7% Discount for Bumiputra | **"IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA"**

**Rico Villa** [Type of Property: C1, C2, C3 - Double Storey Bungalow] Developer: ECO SANCTUARY SDN. BHD. [1076483-V] | Sales Gallery: Lot 41296, Persiaran Eco Sanctuary, 42500 Telok Panglima Garang, Selangor DE | Developer License No: 14050-4/10-2020/02982(L) | Validity Period: 08/10/2019 - 07/10/2020 | Advertising & Sales Permit No: 14050-4/10-2020/02982(P) | Validity Period: 08/10/2019 - 07/10/2020 | Land Tenure: Leasehold [99 Years - Expiry 09/11/2110] | Land Encumbrances: HSBC Bank Malaysia Berhad [127776-V] | Approving Authority: Majlis Daerah Kuala Langat (MDKL) | Building Plan Reference No: MDKL/JKB/2/4/1168 [11] | Expected Completion Date: Sep 2019 | Total Unit: 31 | Built-up: 4,229 sq ft (Type C1), 4,127 sq ft (Type C2), 4,440 sq ft (Type C3) | Minimum Price: RM3,734,000, Maximum Price: RM5,370,000 | Restriction of Interest: The land can be transferred, leased or charged with prior approval by the State Authority | 7% Discount for Bumiputra | **"IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA"**

All art renderings and photographs contained in this leaflet are artist's impression only. The developer reserves the right to modify any part or parts of the building prior to completion as directed or approved by the architects and/or the relevant authorities. All plans, layouts, information and specifications are subject to change and cannot form part of an offer or contract presentation. The developer reserves the right to alter, change or vary any information contained herein without prior notification. Whilst every care is taken in providing this information, the developer shall not be held responsible for any variations. For avoidance of doubt on all plans, layouts, information and specifications, please always refer to the Sale and Purchase Agreement.

*Crafted by*

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CREATING TOMORROW & BEYOND