



PLATHEA II

2-STOREY SEMI-DETACHED HOMES



Setia Eco Park

Valley of dreams

AN AWARD-WINNING DEVELOPMENT

Sprawling on 791 acres of prime freehold land, Setia Eco Park is truly the valley of dreams. Amazing waterways and natural greenery can be experienced when one settles in the realm of this world-class township.

This is an enclave of sheer eco-consciousness melded with luxurious living. Setia Eco Park has brought the definition of luxury living to the next level – one that will last forever.

2011

*Fiabci Prix
d'Excellence Awards*
**BEST RESIDENTIAL
(LOW-RISE) DEVELOPMENT**



2007

*Fiabci Prix
d'Excellence Awards*
**BEST MASTER PLAN
DEVELOPMENT**

2010

*Fiabci Malaysia
Property Award*
**BEST RESIDENTIAL
(LOW-RISE) DEVELOPMENT**



2006

*Fiabci Malaysia
Property Award*
**BEST MASTER PLAN
DEVELOPMENT**

2018

*Malaysia Landscape
Architecture Awards*
**EXCELLENT LANDSCAPE
DEVELOPMENT
DEVELOPER CATEGORY**



2009

*Malaysia Landscape
Architecture Awards*
**EXCELLENT LANDSCAPE
PLANNING & DEVELOPMENT**

THE EDGE
MALAYSIA
Notable Property Achievement
Award 2015



BEHOLD, THE SECOND GENERATION OF ROYAL GLAMOUR



From the same orchid gardens that brought you
Plathea 1, here's Plathea 2 – another royal tale
sharing the great Platinum Gardens.



CENTRAL PARK

Central Park is a marriage of romance and glamour,
a sight to behold during the day and night.



An aerial night photograph of a park featuring a central pond with a large fountain. A bridge with a pink, ornate gazebo-like structure on top spans a small stream in the foreground. The park is illuminated with various lights, including a large circular light structure in the pond and a playground area to the left. The scene is framed by decorative floral elements in the corners.

PRINCESS ANNELIESE BRIDGE

An iridescent path arched above a pristine lake and centered on a dreamy gazebo.



ADVENTUROUS OUTDOOR CIRCUIT

Twist and turn, imagine and learn. This outdoor haven is brightly lit and landscaped with soft grass for safety purposes.

 MINIATURE CYCLING
Actual Photo



 WHIMSICAL SWINGS
Actual Photo



 FITNESS PARK
Actual Photo



 WONDER PLAYGROUND
Actual Photo

PLATINUM GARDENS

Fine sculptures and manicured lawns grace the Platinum Gardens as well as dazzling residents with charm.





 GRENN MIST FIELD

Featuring seating areas curved under functional canopies –
perfect shades for blistering morning sun.



 **GRENN MIST FIELD**

The garden is lush with greenery alongside interactive sculptures ideal for outdoor relaxation.

 CATELYN
WATER FOUNTAIN

Listen closely and all that's heard are
friendly chatters, giggly laughter, and
hearts fluttering with joy.

CATELYN WATER FOUNTAIN

Luxury surpasses the comfort of four walls; it spills from the porch to the garden and beyond.



THE ROOTS

FACILITIES PLAN

Enabling the exuberance and laughter to echo across the Clubhouse is this place's perfectly designed facilities plan.

Each corner and turn is made to exude an active personality paired with immaculate landscape.



LEGEND

- 01. SPACE FOR HALL
- 02. GYM & AEROBIC ROOM
- 03. SAUNA
- 04. CHANGING ROOM
- 05. SPACE FOR KINDERGARTEN
- 06. MUSOLLA
- 07. HALF BASKETBALL COURT
- 08. SWIMMING POOL
- 09. WADING POOL
- 10. MANAGEMENT OFFICE
- 11. RECEPTION
- 12. CONCIERGE
- 13. OPEN LOUNGE
- 14. SPACE FOR CAFE
- 15. M&E AND SERVICES ROOM
- 16. TENNIS COURT





ARUNDINA

THE PETALS

MASTER PLAN

Plathea 2 buds effortlessly from the platinum
petal of Precinct Arundina.

AMETHYST
GARDENS

CLUBHOUSE

GOLD
GARDENS

PLATINUM
GARDENS



PLATINUM GARDENS

SITE PLAN

PHASE 1B

PHASE 1A



LEGEND: ● TYPE A1 ● TYPE A2 ● TYPE B ● TYPE C

Perfectly arranged Semi-D homes for seamless access to the gardens of prestige.

PLATHEA II HOMES

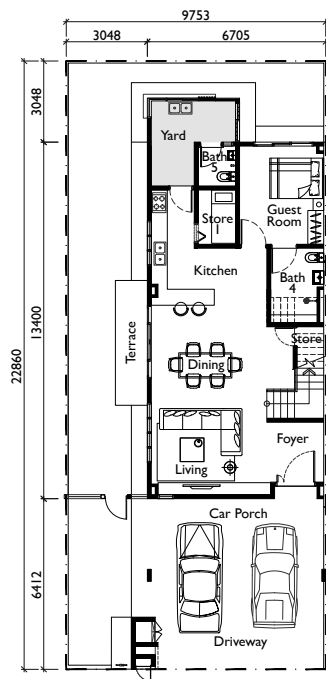
◆ — TYPE A — ◆



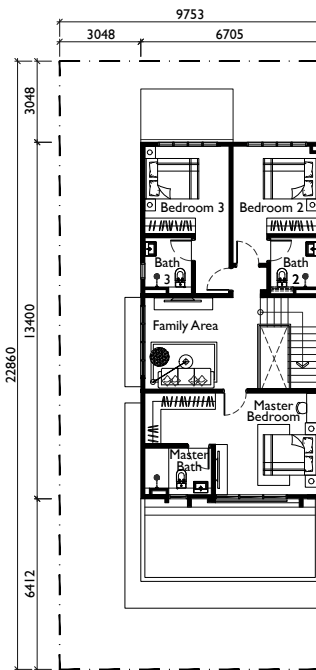
— TYPE A II —

4+1 BEDROOMS & 5 BATHROOMS

Land Size: 32' x 75' | Built-up Size: 2,495 sq.ft.



Ground Floor

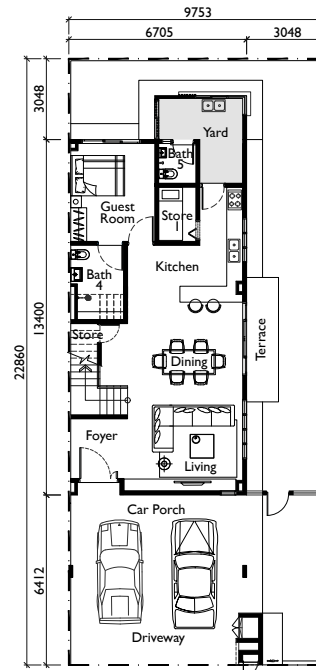


First Floor

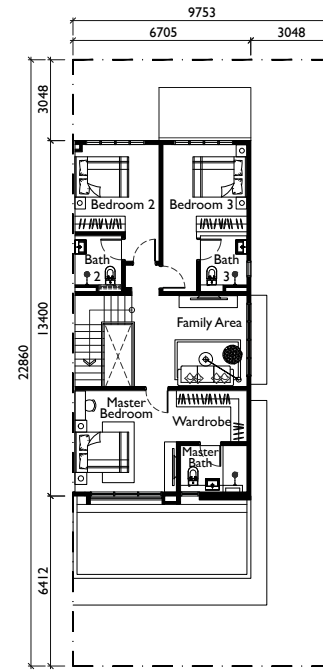
— TYPE A I —

4+1 BEDROOMS & 5 BATHROOMS

Land Size: 32' x 75' | Built-up Size: 2,495 sq.ft.



Ground Floor



First Floor

PLATHEA II HOMES

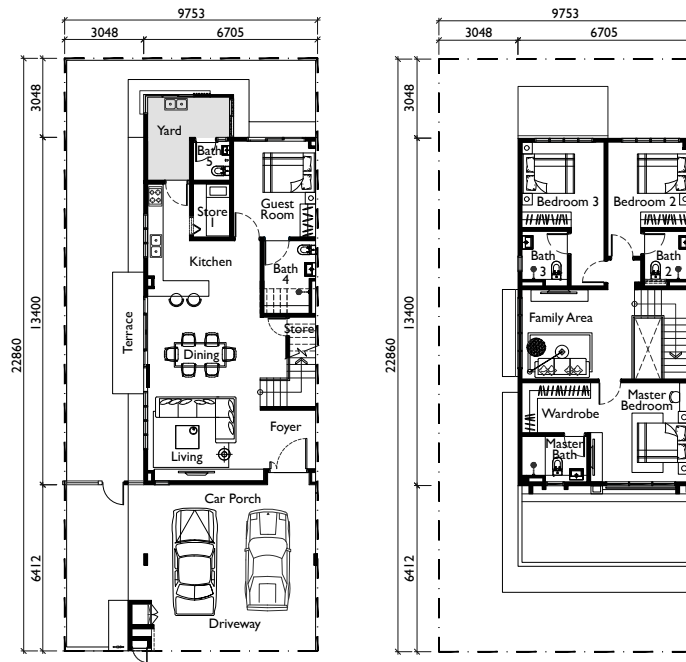
◆ TYPE B&C ◆



— TYPE B —

4+1 BEDROOMS & 5 BATHROOMS

Land Size: 32' x 75' | Built-up Size: 2,495 sq.ft.



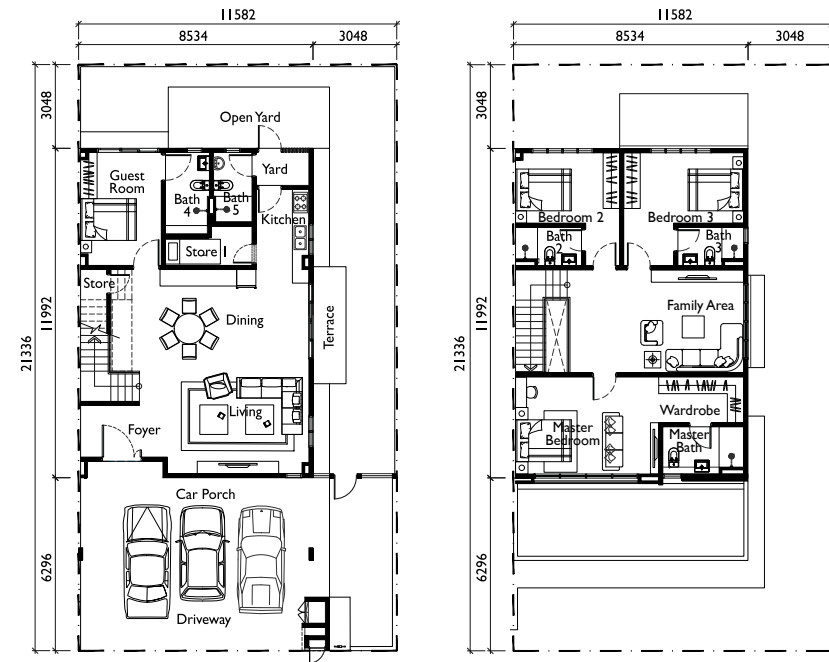
Ground Floor

First Floor

— TYPE C —

4+1 BEDROOMS & 5 BATHROOMS

Land Size: 38' x 70' | Built-up Size: 2,833 sq.ft.



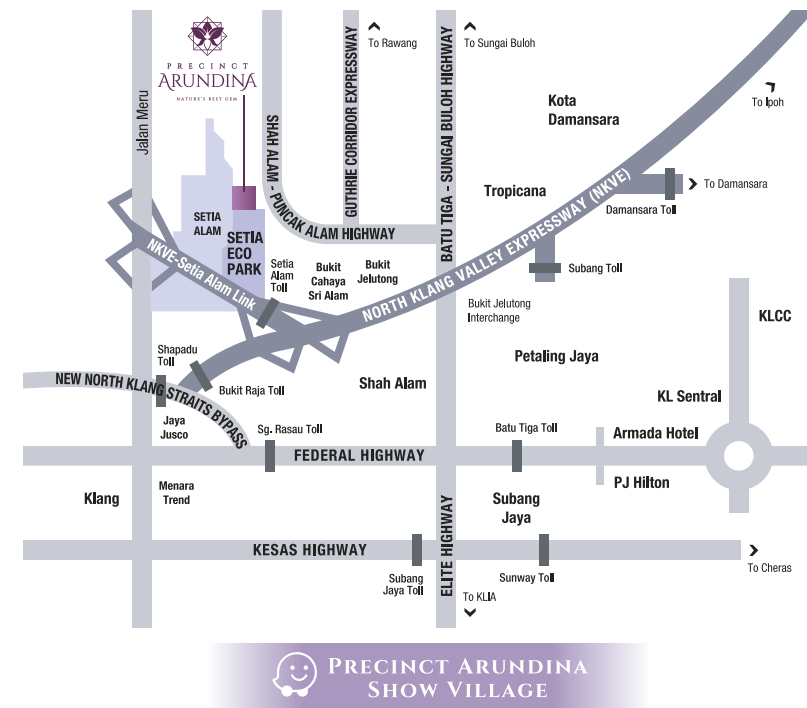
Ground Floor

First Floor



SPECIFICATIONS

Structure	: Reinforced Concrete			
Wall	: Brickwork / Reinforce Concrete			
Roofing Covering	: Roof Tiles / Concrete Slab			
Roof Framing	: Metal Truss			
Ceiling	: Skim Coat / Plaster Ceiling			
Windows	: Powder Coated Aluminium Framed Window			
Doors	: Main Entrance	: Solid Core Timber Door		
	: Bedrooms	: Flush Door		
	: Others	: Flush Door / Timber Louvres Door / Aluminium Grille Door / Powder Coated Aluminium Framed Sliding Door / Aluminium Bifold Door (where applicable) (Type A&B only)		
Ironmongery	: Quality Ironmongery			
Wall Finishes	: Kitchen	: Ceramic Wall Tiles		
	: Yard	: Ceramic Wall Tiles		
	: Master Bath	: Porcelain Wall Tiles		
	: All Other Baths	: Ceramic Wall Tiles		
	: Bath 2	: Ceramic Wall Tiles (2.7m ht)		
Floor Finishes	: Others	: Plaster & Paint		
	Ground Floor			
	: Foyer / Living / Dining	: Porcelain Tiles		
	: Kitchen	: Porcelain Tiles		
	: Yard	: Porcelain Tiles		
	: Store 1	: Ceramic Tiles		
	: Guest Room	: Porcelain Tiles		
	: Bath 4 & 5	: Ceramic Tiles		
	: Store	: Porcelain Tiles		
	: Open Yard (Type C only)	: Porcelain Tiles (Type C only)		
	: Terrace	: Porcelain Tiles		
	: Car Porch	: Porcelain Tiles		
	: Driveway	: Porcelain Tiles		
	: Staircase	: Timber Strips, Plaster & Paint		
	: Others	: Cement Render		
		First Floor		
: Bedrooms		: Timber Strips		
: Bath 2 & 3		: Ceramic Tiles		
: Master Bedroom		: Timber Strips		
: Master Bath		: Porcelain Tiles		
Sanitary & Plumbing Fittings	: Family Area	: Timber Strips		
	: 5 WCs, 5 Wash Basins, 5 Showers, 2 Kitchen Sinks (Type A&B) only), 1 Kitchen Sink (Type C only)			
	: Centralize Water Heater Piping			
Type		AI & A2	BI & B2	CI & C2
Electrical Installation	: Light Point	: 41	: 41	: 41
	: Power Point	: 40	: 40	: 39
	: Fan Point	: 8	: 8	: 8
	: Air-cond Point	: 7	: 7	: 7
	: Isolator	: 2	: 2	: 2
	: Instant Water Heater Point	: 1	: 1	: 1
	: Bell Point	: 1	: 1	: 1
	: 3 Phase Wiring (60amps TNB meter cut off fuse)	: 1	: 1	: 1
Internal Telecommunication	: Telephone Point	: 3	: 3	: 3
	Trunking and Cabling	: Data Point	: 7	: 7
: Astro Point		: 1	: 1	: 1
: TV Point		: 3	: 3	: 3
: Intercom Point		: 1	: 1	: 1
Fencing	: 1200mm High Fencing at the Side and Back			
Turfing	: Spot Turfing			



ENDLESS MEMORIES



Through a network of highly accessible highways and past the majestic Bukit Cerakah, Plathea 2 sits surrounded by amenities aplenty.

Stay tuned for more glamorous gardens and royal brilliance.



Setia

Stay Together. Stay Setia
livelearnworkplay

Call 603 3343 2228

S P Setia Eco-Projects Management Sdn Bhd (289665-V)

Sales Gallery, Setia Eco Tower

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Developer License No.: 19700-2/04-2023/0301(L) • Validity Period from 06/04/2021 to 05/04/2023 • Advertising & Sales Permit No.: 19700-2/04-2023/0301(P) • Validity Period from 06/04/2021 to 05/04/2023 • Land Tenure: Freehold • Land Encumbrances: RHB Islamic Bank Berhad • Approving Authority: Majlis Bandaraya Shah Alam • Building Plan Reference No: MBSA/BGN/BB/600-2(PB)/SEK.U13/0212-2019 • Expected Completion Date: April 2024 • Total Unit: 74 units • Type A - Minimum Price: 1,814,585.00 / Maximum Price: RM 2,092,655.00 / Total Unit: 62 • Type B - Minimum Price: RM 1,814,585.00 / Maximum Price: RM 1,822,635.00/ Total Unit: 6 • Type C - Minimum Price: RM 2,066,550.00 / Maximum Price: RM 2,083,800.00 / Total Unit: 6