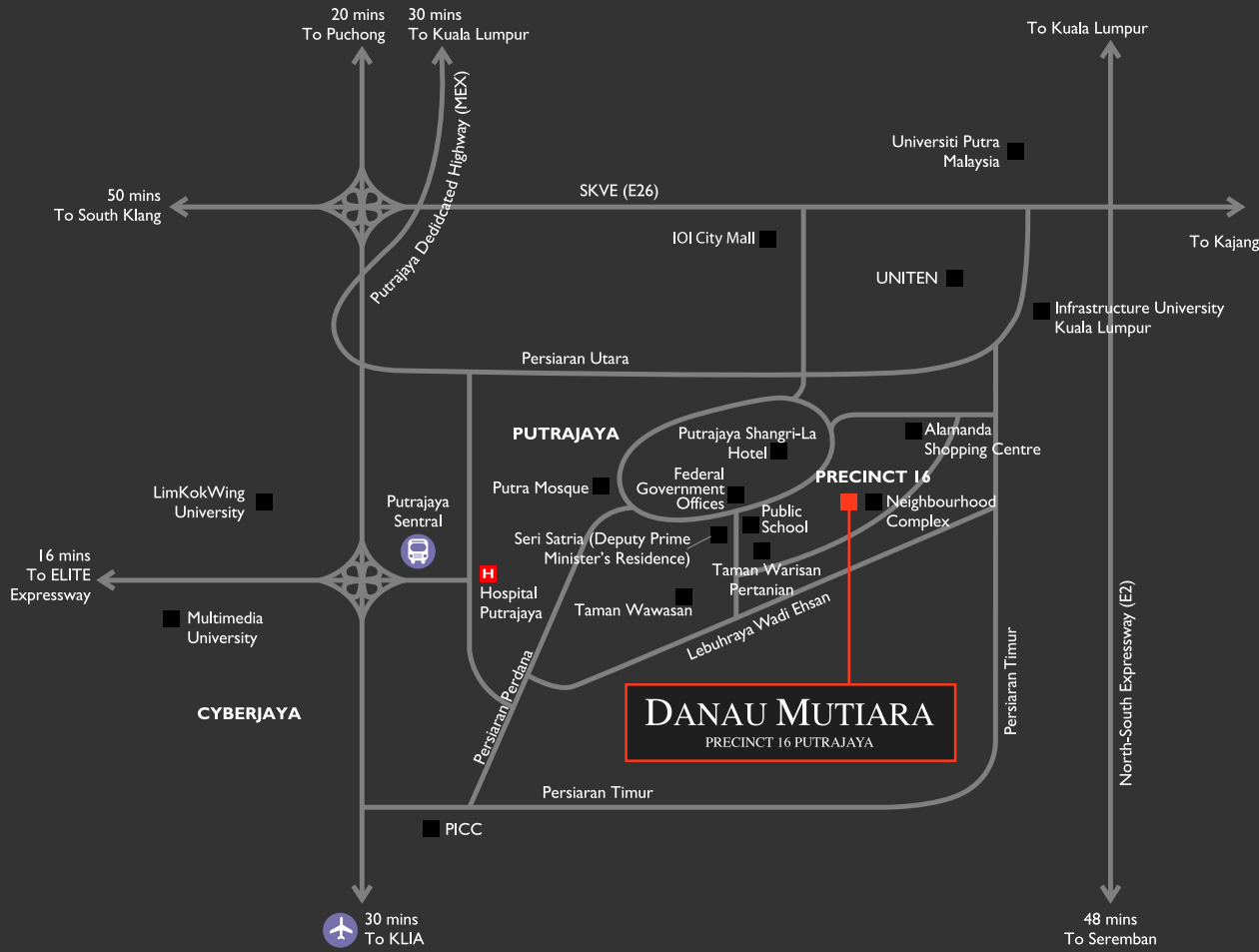




LIFE
ELEVATED
in 16

Convenience at Your Doorstep

- | | |
|---|--|
| 🛒 Alamanda Shopping Mall 600m | 🕌 Mosque 350m |
| ⛽ Petronas 290m | 🛒 Fresh Market 210m |
| 🏟️ SK Putrajaya Precinct 16 (1) 450m | ⚽ Football Field & Swimming Pool 450m |
| 🏫 SMK Putrajaya Precinct 16 (1) 290m | 🍽️ Food Court 400m |

ORANGEBEAM Development Sdn Bhd
No 5, Jalan P16, Precinct 16, 62150 Putrajaya Malaysia.

03 8886 8888 | 012 393 3792 / 012 392 4576

Let's get connected ORANGEBEAM Homes ORANGEBEAM Group

ORANGEBEAM
DEVELOPMENT

DANAU MUTIARA

PRECINCT 16 PUTRAJAYA

Exclusive 2½-Storey Bungalows





Danau Mutiara unveils a sense of minimalism in its prestigious architecture with a sense of spaciousness and a touch of finesse, topped by a breath-taking lake view that revitalises your mind and body.



6 Bedrooms & 6 Bathrooms



Breath-taking Lake View



Spacious Car Porch for 3 Cars



Private Lift



Disabled-Friendly



CONQUAS Certified



Verdant Garden



Savings Up to
500k* and Get **5,000**
Travel Voucher

Get more savings with free legal fees on SPA, legal fees and loan agreement and for a limited time, get RM5,000 travel voucher when you decide to call Danau Mutiara your home.

TYPE

A

2 1/2 Storey
Semi-D

Land Size : 3,200 - 4,317 sq ft
Built-up Area : 4,218 sq ft
Number of Units : 38 units



TYPE

B

2 1/2 Storey
Zero-Lot Bungalow

Land Size : 3,195 - 3,909 sq ft
Built-up Area : 4,218 sq ft
Number of Units : 20 units



TYPE

C

2 1/2 Storey
Zero-Lot Bungalow

Land Size : 3,150 - 4,563 sq ft
Built-up Area : 5,154 sq ft
Number of Units : 14 units

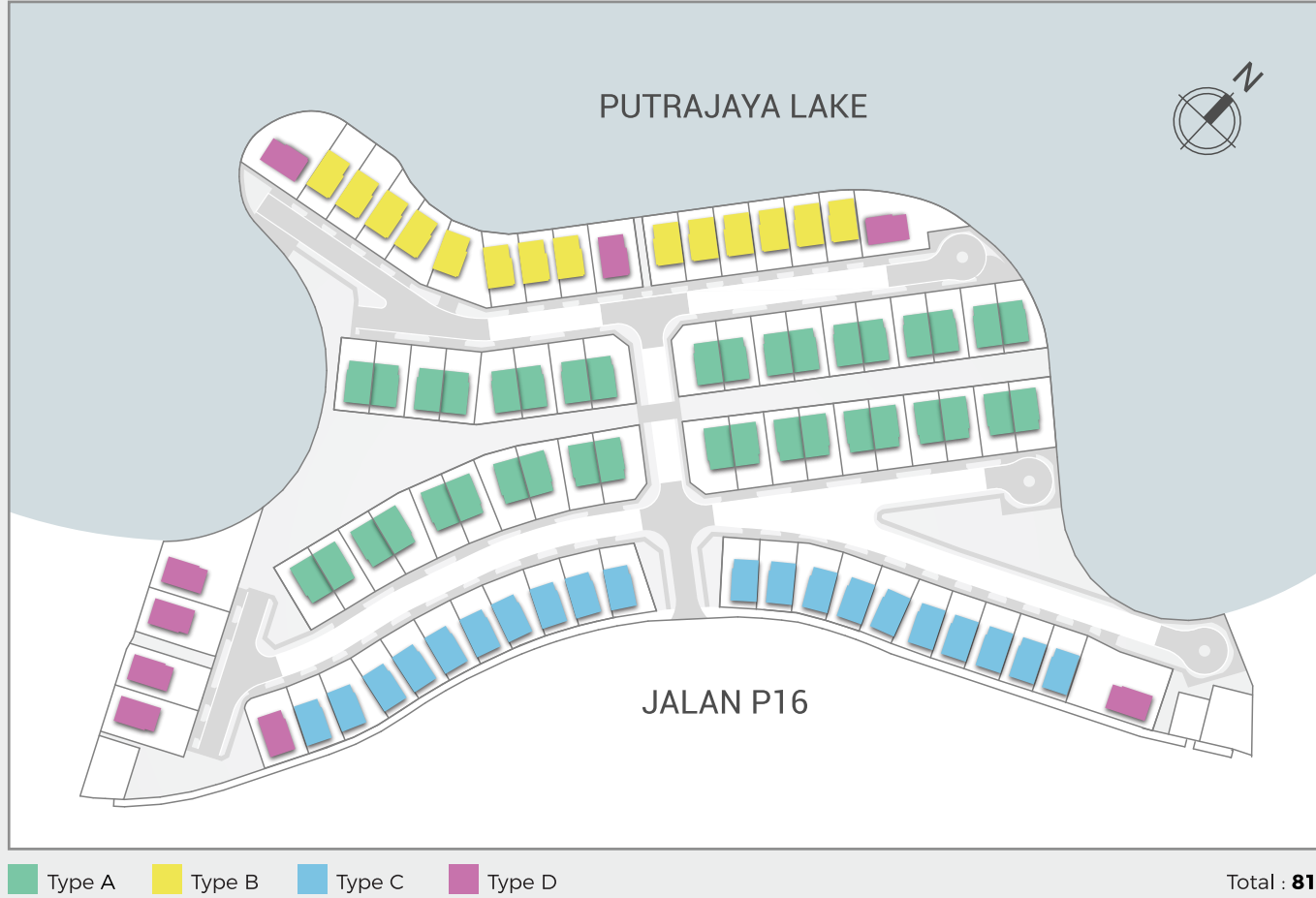


TYPE

D

2 1/2 Storey
Bungalow

Land Size : 4,197 - 7,843 sq ft
Built-up Area : 4,218 sq ft
Number of Units : 9 units



Specification

STRUCTURE	Reinforced Concrete
Wall	Brick Work
Roof Covering	Asphalt Shingles Reinforced Concrete Flat Roof Polycarbonate
Ceiling	Fibrous Plaster Skim Coating

WINDOWS	Aluminium Framed Glass Panels
DOORS	
Main Entrance	Solid Timber Door
Sliding Door	Aluminium Framed Glass Panel
Internal Rooms & Bathrooms	Timber Flush Door
Store	Timber Louvred Door

LOCKS	Quality Lockset & Ironmongery
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FLOOR FINISHES	
Car Porch, Entrance & Portico, Living, Dining & Rumpus / Home Office, Dry Kitchen & Wet Kitchen, Utility, Laundry & Dry Yard, Balcony & Deck / Patio, Powder Room, Bath 1, 2, 3, 4, 5 & 6, Lift	Porcelain Tiles
Bath 5 & Store	Ceramic Tiles
Family, Bedroom & Staircase	Timber Floor

TURFING	Cow Grass
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SANITARY INSTALLATION	Quality Sanitarywares
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FENCING	
Front and Back	300mm high Cement Sand Brick
Side	1200mm high Cement Sand Brick & MS Grille
Dry Yard	1800mm high Cement Sand Brick & MS Grille

ELECTRICAL INSTALLATION	A	A	A	A	A	A	A
Distribution Board	1	1	1	1	1	1	1
Lighting Point	59	59	60	65	65	60	59
Ceiling Fan Point	10	10	10	10	10	10	10
Power Point (13 Amp)	51	51	51	52	52	51	51
Power Point (15 Amp)	1	1	1	1	1	1	1
Air-cond Point	11	11	11	13	13	11	11
Telephone Point	8	8	7	7	7	7	8
SMATV Point	4	4	4	3	3	3	4
Door Bell Point	1	1	1	1	1	1	1
Solar Water Heater Point	1	1	1	1	1	1	1

GAS PIPING	
	Steel Pipes c/w Isolation Valve Gas Meter (Gas Malaysia Approved) Gas Leak Detection Unit

SECURITY ALARM SYSTEM	
	Zoning Control Panel Magnetic Contacts & Vibration Sensors Internal & External Siren

OTHER FEATURES	
Telephone / Data Point	Unifi Compatible
Air-Cond Point	Concealed Refrigerant & Drain Piping