

<b>Location :</b>	Meridin East Sales Gallery, Pasir Gudang J10, Jln Kong Kong 81700 Pasir Gudang, Johor.				
<b>Type :</b>	Double Storey Terrace House				
<b>Name :</b>	Mah Sing (Meridin East)				
<b>Developer :</b>	Meridin East Sdn Bhd				
<b>Complete Years :</b>	24 Months + 6 Months (2027 Q3)				
<b>Site Area :</b>	1313 Acres				
<b>Tenure :</b>	Freehold				
<b>Total Units</b>	111 Units / 168 Units				
<b>Tower</b>	Phase 4A5 / Phase 1B				
<b>Components :</b>	Phase 4A5	18x65 (111 units )			
	Phase 1B	22x70 (168 units )			
<b>Carpark Level :</b>	Can fit 2 cars in car porch				
<b>Facilities Level :</b>	-				
<b>Bumi / Non Bumi</b>	<b>Phase 4A5</b>	Bumi	48 units		
		Non Bumi	63 units		
	<b>Phase 1B</b>	Bumi	67 units		
		Non Bumi	101 units		
<b>Unit Details :</b>	<b>NO</b>	<b>Type</b>	<b>Composition</b>	<b>Build-Up</b>	<b>No.of Unit</b>
	1)	18x65	4 Bedroom + 3 Bathroom	1676 sqft	111
	2)	22x70	4 Bedroom + 3 Bathroom	1849 sqft	168
<b>Orientation :</b>	Phase 4A5	NW/SE			
	Phase 1B	N/S			
<b>Total Lifts :</b>	-				
<b>Carpark:</b>	-				
<b>Ceilling Heights :</b>	Phase 4A5	GF : 3.2m (Floor to floor)			
		FF : 3.0m (Floor to ceiling) 6.3m (Family hall - inter / End only)			
		Car Porch + Drive way : 6.8m			
	Phase 1B	GF : 3.0m (Floor to floor)			
		FF : 3.0m (Floor to ceiling) 3.0-5.9m (Family hall - inter / End only)			
		Car Porch + Drive way : 9.6m			
<b>Remarks :</b>	<b>Foreigner CAN NOT buy at the moment</b>				
<b>Main. Fee :</b>	RM 150 ~ RM200 <b>ESTIMATE</b>				
<b>Booking Fee :</b>	RM 1000 (Booking after loan approved)				
<b>Packages :</b>	<b>SPA REBATE - Bumi Lot -9% , Non Bumi -10% for Phase 4A5</b>				
	<b>SPA REBATE - Bumi Lot -8% + -RM5000 , Non Bumi -9% + -RM5000 for Phase 1B</b>				
	<b>Free Legal Fees on SPA and LA</b>				
	<b>Free Stamp Duty on Loan Agreement</b>				
	<b>Free MOT</b>				
	<b>Free 1 Year Maintenance Fee</b>				
	<b>Cash Buyer Rebate :</b>				
	<b>Section 2(a)</b>	<b>10%</b>			

