


<b>Location :</b>	Danga Bay, JB (Next to Jalan Skudai, Opposite Istana Bukit Serene)				
<b>Type :</b>	Serviced Apartment				
<b>Name :</b>	Calia Residence				
<b>Developer :</b>	PGB Desa Heights Sdn Bhd				
<b>Complete Years :</b>	Q3 2029				
<b>Site Area :</b>	3.61 Acres				
<b>Tenure :</b>	Freehold				
<b>Total Units</b>	1274 units (637 units each Tower)				
<b>Tower</b>	2 Tower (Tower A & B)				
<b>Components :</b>	36th floor				
<b>Carpark Level :</b>	Level 1 to Level 6				
<b>Facilities Level :</b>	Level 7 to Level 7A				
<b>Units per Level :</b>	22 units per floor (NO number 4, 14, 24)				
<b>Unit Details :</b>	<b>NO</b>	<b>Type</b>	<b>Composition</b>	<b>Build-Up</b>	<b>No.of Unit</b>
	1)	TYPE A	1 Bedroom + 1 Bathroom	453 sqft	290
	1)	TYPE B	1+1 Bedroom + 1 Bathroom	656 sqft	288
	1)	TYPE C	2 Bedroom + 2 Bathroom	771 sqft	522
	1)	TYPE D	3 Bedroom + 3 Bathroom	984 sqft	174
<b>Orientation :</b>	SE	Facility View			
	NE	Facility View (face main road)			
	SW	Singapore View (face Tune Hotel)			
	NW	Singapore View			
<b>Total Lifts :</b>	4+1 Lifts				
<b>Carpark:</b>	TYPE A ,B & C	1 Carpark			
	TYPE D	2 Carpark (side by side parking)			
	All units @ level 36 - 2 Carpark (side by side parking)				
<b>Ceilling Heights :</b>	3 Meter				
<b>Remarks :</b>	<b>Foreigner eligible to purchase RM400k and above</b> <b>Green Building (Gold) Certificate</b>				
<b>Main. Fee :</b>	RM 0.38 <b>ESTIMATE</b>				
<b>Booking Fee :</b>	RM 1000 (Fully Refund)				
<b>Packages :</b>	<b>Type A &amp; B</b>	9% Rebate			
		4% Move in Bonus			
		2% Signining Incentive			
		2% Early Bird Discount			
	<b>Type C &amp; D</b>	9% Rebate			
		3% Move in Bonus			
		2% Signining Incentive			
		2% Early Bird Discount			
	Free SPA & LA Legal Fee				
	Free Stamp Duty on LA				
	Signing incentives applicable for SPA & LA signing within 30 days from date informed by Developer				
	Early bird discount only applicable for booking made before APDL obtained				
	Move in bonus, signing incentives and early bird discount to be given upon stage 3 Vacant Possession				
	Cash Buyer - 10% downpayment upon SPA signing, special 3% rebate for early settlement within 60 days*				
	Free two (2) years shuttle bus				
<b>Free Furnish :</b> <b>1. 5-star rating air conditioners (living &amp; all bedrooms)</b> <b>2. 5-star rating ceiling fan (living &amp; master bedroom)</b> <b>3. Digital Lock</b> <b>4. Kitchen Cabinet</b> <b>5. Kitchen hood &amp; hob</b> <b>6. Wardrobe (all bedrooms)</b>					