

**INTEGRATED DEVELOPMENT**  
AMENITIES-RICH NEIGHBORHOOD



GPS Coordinates  
1.543917, 103.767750

Daya 1 Residences



**EXCELLENT ACCESSIBILITY**



**NEW LAUNCH | OPEN for SALE**

VISIT OUR SHOW UNITS NOW



**INTEGRATED DEVELOPMENT**  
SERVICED APARTMENTS  
1, 1+1, 2 & 3 BEDROOMS

**COMPREHENSIVE FACILITIES**  
FOR URBAN COUPLES & FAMILIES  
FROM 590SF. - 954 SF.

**FREEHOLD ABODES**  
PRICE  
FROM RM364,000.00\*



Excellent Accessibility to  
Highways and Main Roads



Multi-Generational  
Facilities Deck



Adjacent to TD Central  
& Taman Daya Mature Commercial Center  
(Banks - Public Bank, Maybank, CIMB, BSN)



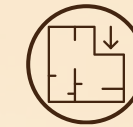
Multi-Tier Security



EV Charging Stations



Strategic Location - Tebrau Area  
(Mount Austin)



Modern Layout Designs



Low-Density Levels



**DAYA 1 RESIDENCES**

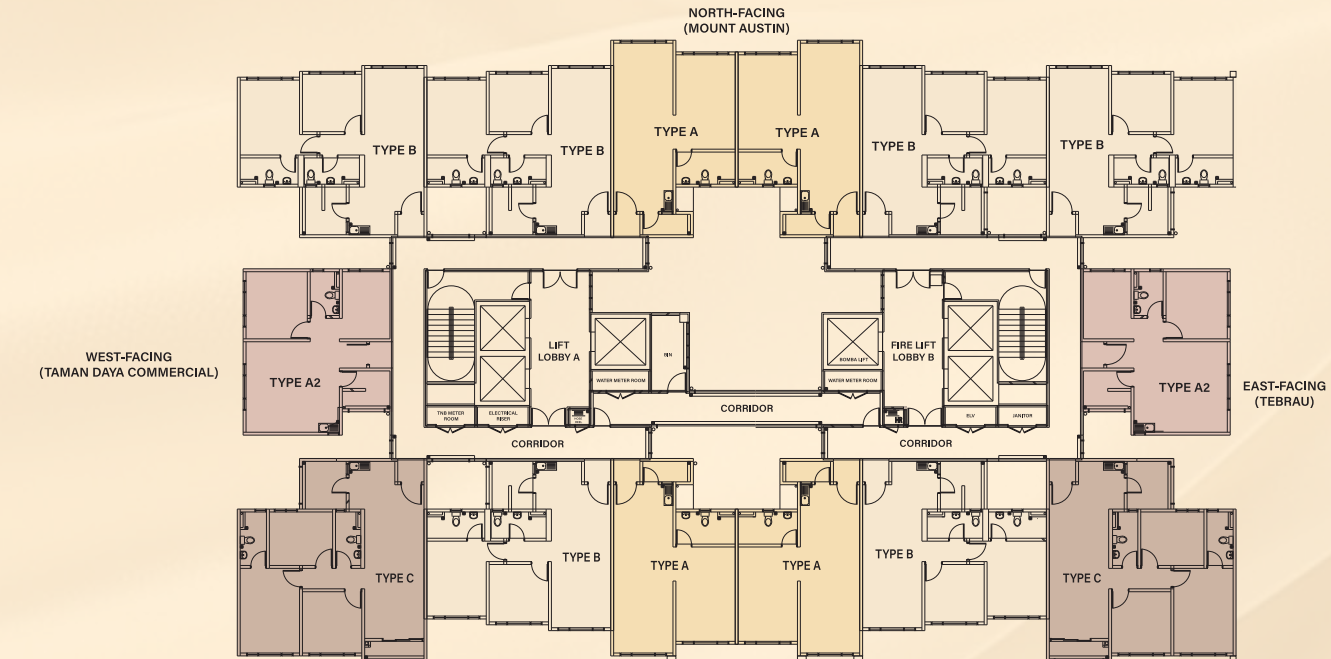
Accessible from Johor Bahru, JB Sentral and/ or Singapore via the Pasir Gudang Highway, the Eastern-Dispersal Link (EDL) via Exit 255C of the North-South Expressway, the Tebrau Highway, and the Senai-Desaru Expressway. Key public bus service, Causeway Link T11, serves Taman Daya directly from JB Sentral.

**PREMIUM SKY LIVING**

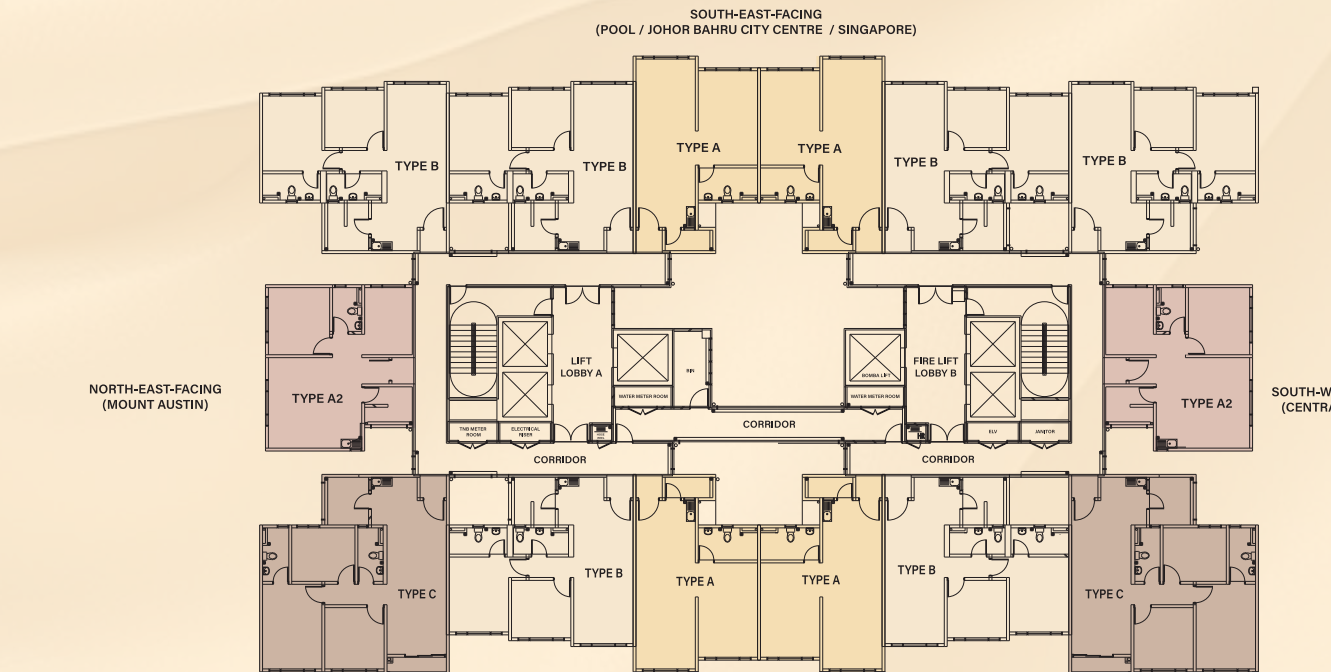


**LOW-DENSITY LEVELS/ STOREYS PLAN**

[6 LIFTS PER TOWER SERVING ONLY 14 UNITS PER LEVEL/ STOREY]



**TOWER A**



**TOWER B**

**LEGEND**

|         |  |           |         |                                       |                  |
|---------|--|-----------|---------|---------------------------------------|------------------|
| TYPE A  | : 1 BEDROOM + 1 BATHROOM                           | 242 UNITS | TYPE B  | : 2 BEDROOMS + 2 BATHROOMS            | 362 UNITS        |
| TYPE A2 | : 1 BEDROOM + 1 STUDY ROOM + 1 BATHROOM            | 120 UNITS | TYPE B2 | : 2 BEDROOMS + 2 BATHROOMS (WITH PES) | 4 UNITS          |
| TYPE A3 | : 1 BEDROOM + 1 STUDY ROOM + 1 BATHROOM (WITH PES) | 2 UNITS   | TYPE C  | : 3 BEDROOMS + 2 BATHROOMS            | 122 UNITS        |
|         |  |           |         | <b>TOTAL</b>                          | <b>852 UNITS</b> |

OPERATION HOURS : MONDAY - FRIDAY: 8.30 AM - 6.00 PM | SATURDAY: 8.30 AM - 6.00 PM | SUNDAY & PUBLIC HOLIDAY: 10.00 AM - 6.00 PM

**BEAUTIFULLY CRAFTED HOMES**

**KECK SENG (MALAYSIA) BERHAD**  
SALES GALLERY  
10-16, Jalan Saps 8, Taman Daya, 81300 Johor Bahru, Johor, Malaysia.

**+607 355 5866**  
**+6014 952 1868**





### MULTI-GENERATIONAL FACILITIES DECK (LEVEL/ STOREY 4)

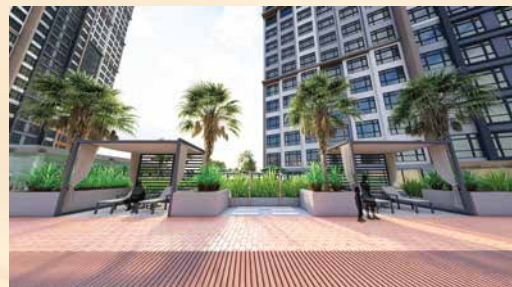
- |                      |   |                                 |
|----------------------|---|---------------------------------|
| 1 Splash Pad         | 11 Open Lawn                              | 22 Changing / Locker Room       |
| 2 Wading Pool        | 12 Maze Garden                            | 23 Function / Multipurpose Hall |
| 3 Jacuzzi            | 13 BBQ Corner                             | 25 Karaoke / Audio Room         |
| 4 Outdoor Pool Patio | 15 Forest-Themed Playground               | 26 Recreation Room              |
| 5 Pool Cabana        | 16 Reflexology Trail with Fitness Station | 27 Co-Working Office            |
| 6 Outdoor Shower     | 17 Multisport Court (Pickleball)          | 28 Meeting Room                 |
| 7 50m Lap Pool       | 18 Half-Basketball Court                  | 29 Surau                        |
| 8 Poolside Pavilion  | 19 Resting Area                           |                                 |
| 9 Chess Plaza        | 20 Indoor Gym                             |                                 |
| 10 Sunset Deck       | 21 Outdoor Gym                            |                                 |



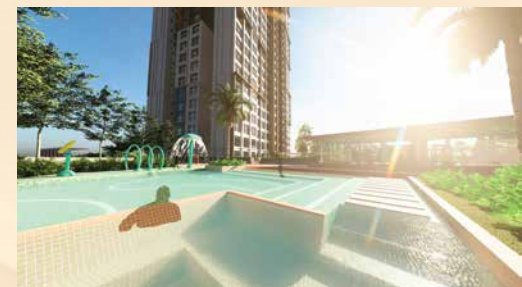
MAZE GARDEN



BBQ CORNER



POOL CABANA



SPLASH PAD & WADING POOL



REFLEXOLOGY TRAIL WITH FITNESS STATION



50M LAP POOL



FOREST-THEMED PLAYGROUND



RESTING AREA



CHESS PLAZA



OPEN LAWN



SUNSET DECK

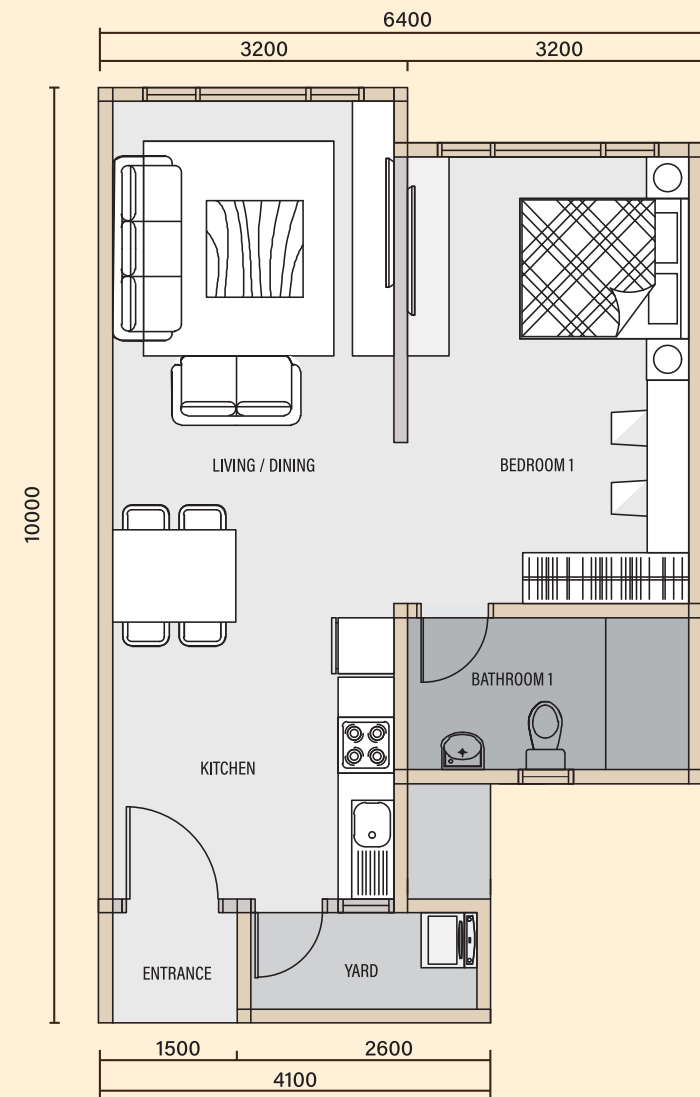


POOLSIDE PAVILION

# TYPE A

- 1 BEDROOM
- 1 BATHROOM

TOWER A (LEVELS 4 - 34)  
TOWER B (LEVELS 5 - 34)



SIZE  
590.29 sf. / 54.84 sqm.

MINIMUM PRICE  
RM364,000.00

MAXIMUM PRICE  
RM416,000.00

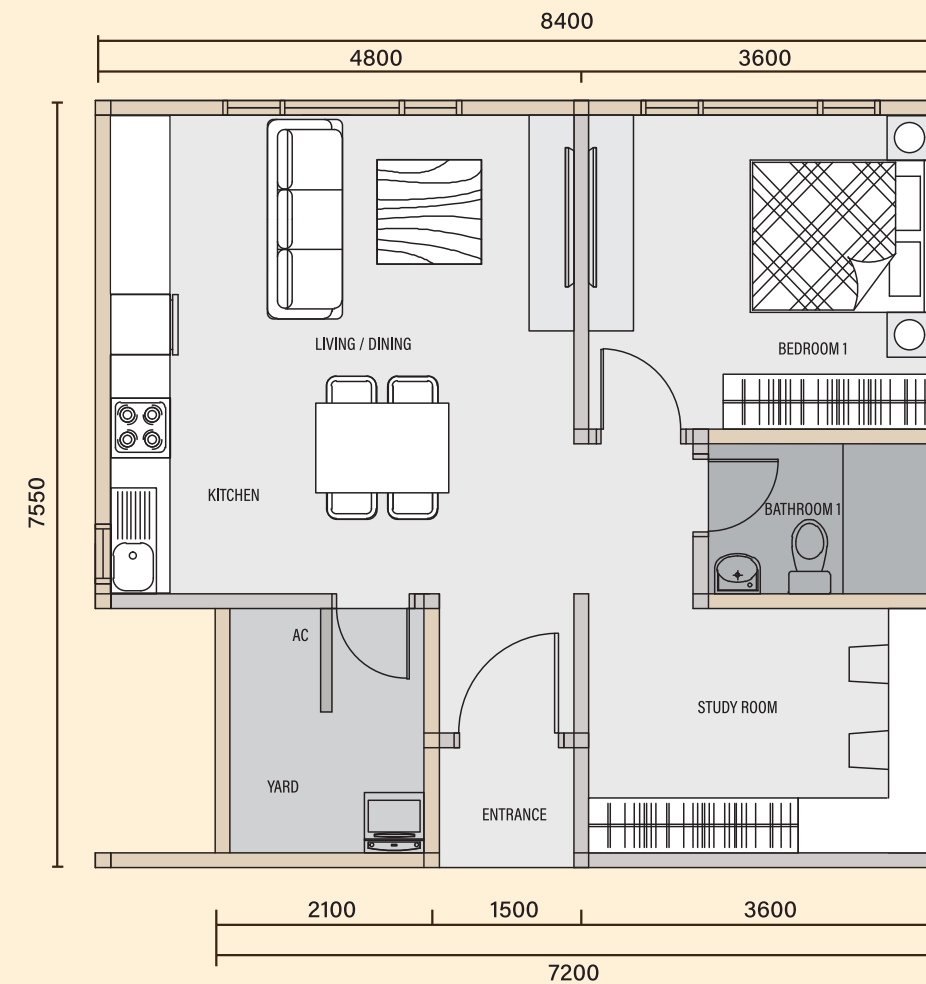
- |                         |   |   |   |
|-------------------------|---|---|---|
| <b>Structure</b> :      | Reinforced Concrete   | <b>Sanitary and Plumbing Fittings</b> : | Local Sanitaryware Complete with Fittings |
| <b>Wall</b> :           | Reinforced Concrete Wall / Brick Wall                         | <b>Electrical Installations</b> :       | Lighting Point : 8 nos                    |
| <b>Roof Covering</b> :  | Reinforced Concrete Flat Roof                                 |   | Fan Point : 2 nos                         |
| <b>Roof Framing</b> :   | Reinforced Concrete   |   | 13A Socket Outlet Point : 9 nos           |
| <b>Ceiling</b> :        | Skim Coat Finish / Plaster Ceiling                            |   | Air Conditioner Point : 2 nos             |
| <b>Doors</b> :          | Fire Rated Door / Flush Door                                  |   | Fibre Wall Socket (FWS) : 1 no            |
| <b>Windows</b> :        | Aluminium Frame Glass Window                                  |   | Water Heater Point : 1 no                 |
| <b>Ironmongery</b> :    | Selected Quality Lockset                                      |   | Distribution Board : 1 no                 |
| <b>Floor Finishes</b> : | Selected Quality Tiles  |   | SMATV Point : 2 nos                       |
| <b>Wall Finishes</b> :  | Bathroom : Selected Wall Tiles to Ceiling High                |   |   |
|                         | Kitchen : Selected Wall Tiles to 2100mm High at Selected Wall |   |   |
|                         | Other Areas : Plastering / Skim Coat with Paint               |   |   |

All illustrations, art renderings and photographs contained herein are artist's impression only. All plans, layouts, drawings, specifications and information herein are subject to change and shall not be construed as an offer or contract, or taken as the developer's representation of any information contained herein. The developer reserves the right to alter, change or modify any plans, layouts, drawings, specifications and information herein without prior notification as may be required and/or recommended by the architect, the Engineer, Consultants, and/or relevant authorities. The developer shall not be held liable for any losses, damages, costs, expenses and liabilities that may be incurred, suffered or sustained arising from any reliance on any information contained herein and any part thereof. Please refer to the sales and purchase agreement of the actual unit purchased. 22% Discount applicable for Bumiputera Ltd.

# TYPE A2

- 1 BEDROOM + 1 STUDY ROOM
- 1 BATHROOM

TOWER A (LEVELS 4 - 34)  
TOWER B (LEVELS 5 - 34)



SIZE  
649.06 sf. / 60.30 sqm.

MINIMUM PRICE  
RM397,000.00

MAXIMUM PRICE  
RM483,000.00

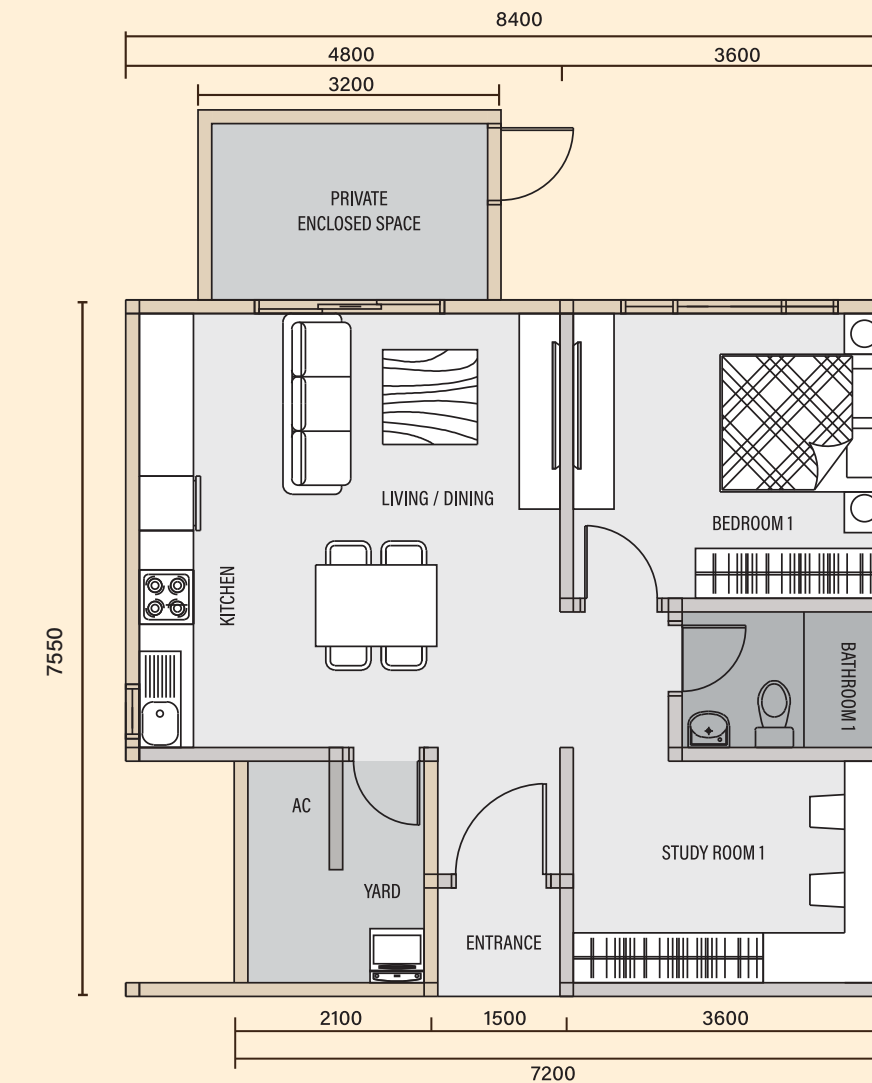
- |                         |   |   |   |
|-------------------------|---|---|---|
| <b>Structure</b> :      | Reinforced Concrete   | <b>Sanitary and Plumbing Fittings</b> : | Local Sanitaryware Complete with Fittings |
| <b>Wall</b> :           | Reinforced Concrete Wall / Brick Wall                         | <b>Electrical Installations</b> :       | Lighting Point : 9 nos                    |
| <b>Roof Covering</b> :  | Reinforced Concrete Flat Roof                                 |   | Fan Point : 1 no                          |
| <b>Roof Framing</b> :   | Reinforced Concrete   |   | 13A Socket Outlet Point : 10 nos          |
| <b>Ceiling</b> :        | Skim Coat Finish / Plaster Ceiling                            |   | Air Conditioner Point : 3 nos             |
| <b>Doors</b> :          | Fire Rated Door / Flush Door                                  |   | Fibre Wall Socket (FWS) : 1 no            |
| <b>Windows</b> :        | Aluminium Frame Glass Window                                  |   | Water Heater Point : 1 no                 |
| <b>Ironmongery</b> :    | Selected Quality Lockset                                      |   | Distribution Board : 1 no                 |
| <b>Floor Finishes</b> : | Selected Quality Tiles  |   | SMATV Point : 2 nos                       |
| <b>Wall Finishes</b> :  | Bathroom : Selected Wall Tiles to Ceiling High                |   |   |
|                         | Kitchen : Selected Wall Tiles to 2100mm High at Selected Wall |   |   |
|                         | Other Areas : Plastering / Skim Coat with Paint               |   |   |

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# TYPE A3

- 1 BEDROOM + 1 STUDY ROOM (WITH PES)
- 1 BATHROOM

TOWER A (LEVEL 4)



SIZE  
721.40 sf. / 67.02 sqm.

MINIMUM PRICE  
RM450,000.00

MAXIMUM PRICE  
RM450,000.00

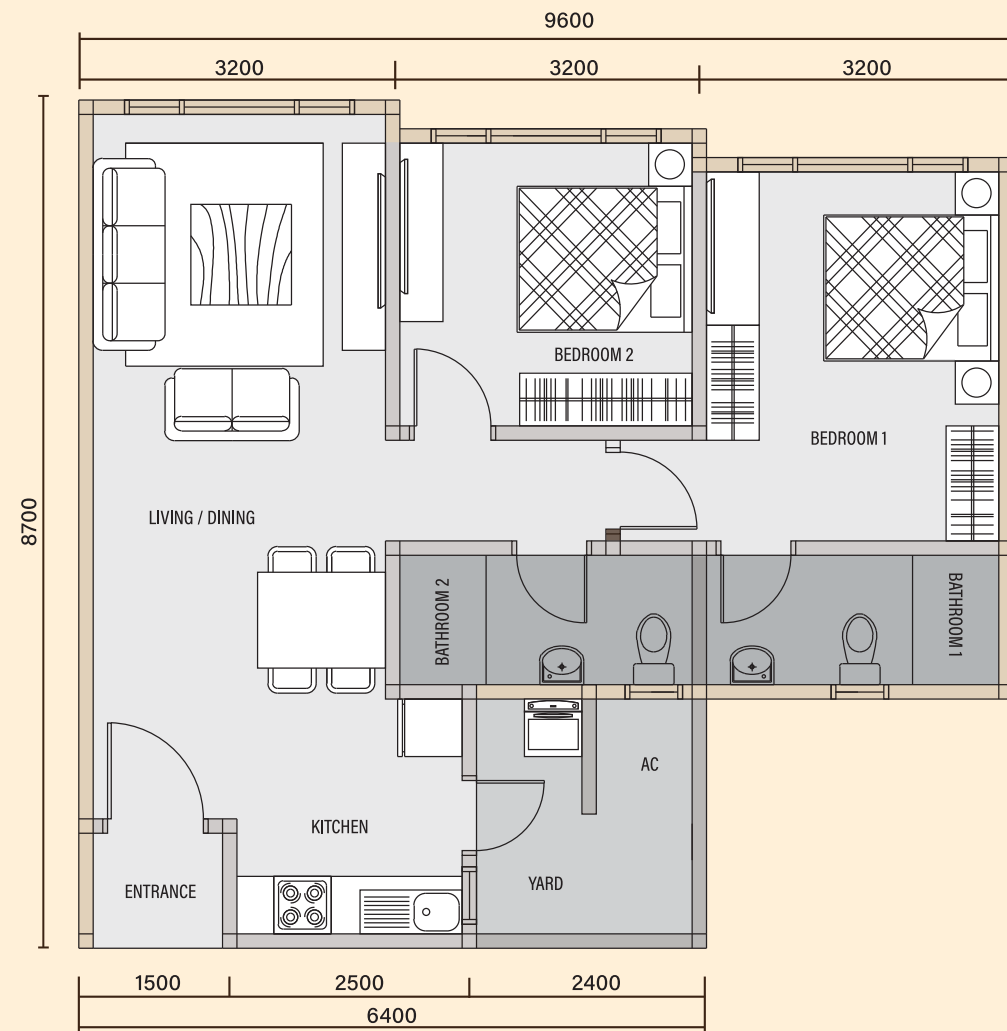
- |                         |   |   |   |
|-------------------------|---|---|---|
| <b>Structure</b> :      | Reinforced Concrete   | <b>Sanitary and Plumbing Fittings</b> : | Local Sanitaryware Complete with Fittings |
| <b>Wall</b> :           | Reinforced Concrete Wall / Brick Wall                           | <b>Electrical Installations</b> :       | Lighting Point : 10 nos                   |
| <b>Roof Covering</b> :  | Reinforced Concrete Flat Roof / Metal Roof                      |   | Fan Point : 1 no                          |
| <b>Roof Framing</b> :   | Reinforced Concrete / Proprietary Roof Trusses                  |   | 13A Socket Outlet Point : 10 nos          |
| <b>Ceiling</b> :        | Skim Coat Finish / Plaster Ceiling                              |   | Air Conditioner Point : 3 nos             |
| <b>Doors</b> :          | Fire Rated Door / Flush Door / Metal Grille Door / Sliding Door |   | Fibre Wall Socket (FWS) : 1 no            |
| <b>Windows</b> :        | Aluminium Frame Glass Window                                    |   | Water Heater Point : 1 no                 |
| <b>Ironmongery</b> :    | Selected Quality Lockset  |   | Distribution Board : 1 no                 |
| <b>Floor Finishes</b> : | Selected Quality Tiles  |   | SMATV Point : 2 nos                       |
| <b>Wall Finishes</b> :  | Bathroom : Selected Wall Tiles to Ceiling High                  |   |   |
|                         | Kitchen : Selected Wall Tiles to 2100mm High at Selected Wall   |   |   |
|                         | Other Areas : Plastering / Skim Coat with Paint                 |   |   |

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**TYPE B**

2 BEDROOMS  
2 BATHROOMS

TOWER A (LEVELS 4 - 34)  
TOWER B (LEVELS 5 - 34)



SIZE  
778.45 sf. / 72.32 sqm.

MINIMUM PRICE  
RM481,000.00

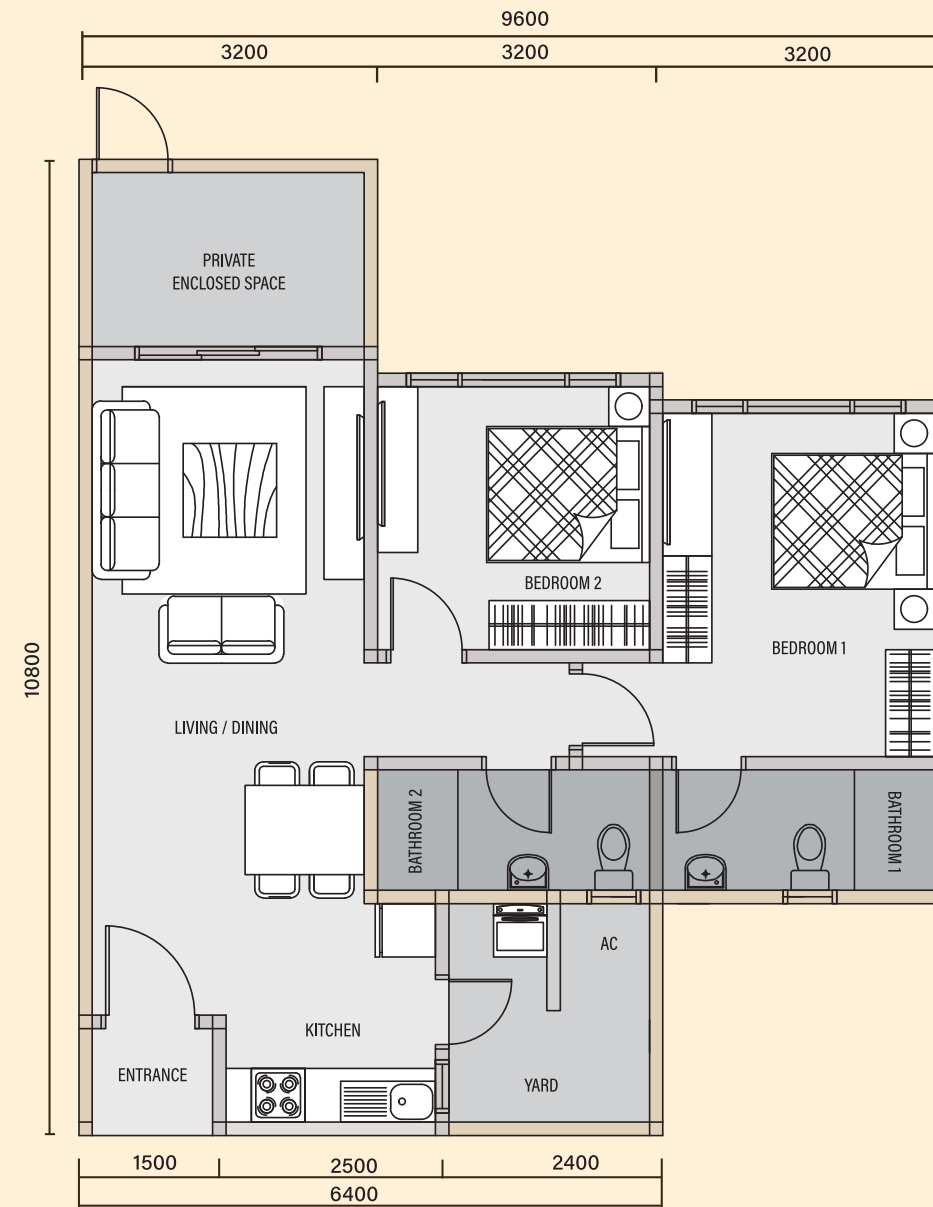
MAXIMUM PRICE  
RM566,000.00

- |                         |  |   |   |
|-------------------------|--|---|---|
| <b>Structure</b> :      | Reinforced Concrete  | <b>Sanitary and Plumbing Fittings</b> : | Local Sanitaryware Complete with Fittings   |
| <b>Wall</b> :           | Reinforced Concrete Wall / Brick Wall  | <b>Electrical Installations</b> :       | Lighting Point : 11 nos<br>Fan Point : 2 nos<br>13A Socket Outlet Point : 11 nos<br>Air Conditioner Point : 3 nos<br>Fibre Wall Socket (FWS) : 1 no<br>Water Heater Point : 2 nos<br>Distribution Board : 1 no<br>SMATV Point : 3 nos |
| <b>Roof Covering</b> :  | Reinforced Concrete Flat Roof  |   |   |
| <b>Roof Framing</b> :   | Reinforced Concrete  |   |   |
| <b>Ceiling</b> :        | Skim Coat Finish / Plaster Ceiling   |   |   |
| <b>Doors</b> :          | Fire Rated Door / Flush Door   |   |   |
| <b>Windows</b> :        | Aluminium Frame Glass Window   |   |   |
| <b>Ironmongery</b> :    | Selected Quality Lockset   |   |   |
| <b>Floor Finishes</b> : | Selected Quality Tiles   |   |   |
| <b>Wall Finishes</b> :  | Bathroom : Selected Wall Tiles to Ceiling High<br>Kitchen : Selected Wall Tiles to 2100mm High at Selected Wall<br>Other Areas : Plastering / Skim Coat with Paint |   |   |

**TYPE B2**

2 BEDROOMS (WITH PES)  
2 BATHROOMS

TOWER A (LEVEL 4)



SIZE  
850.78 sf. / 79.04 sqm.

MINIMUM PRICE  
RM533,000.00

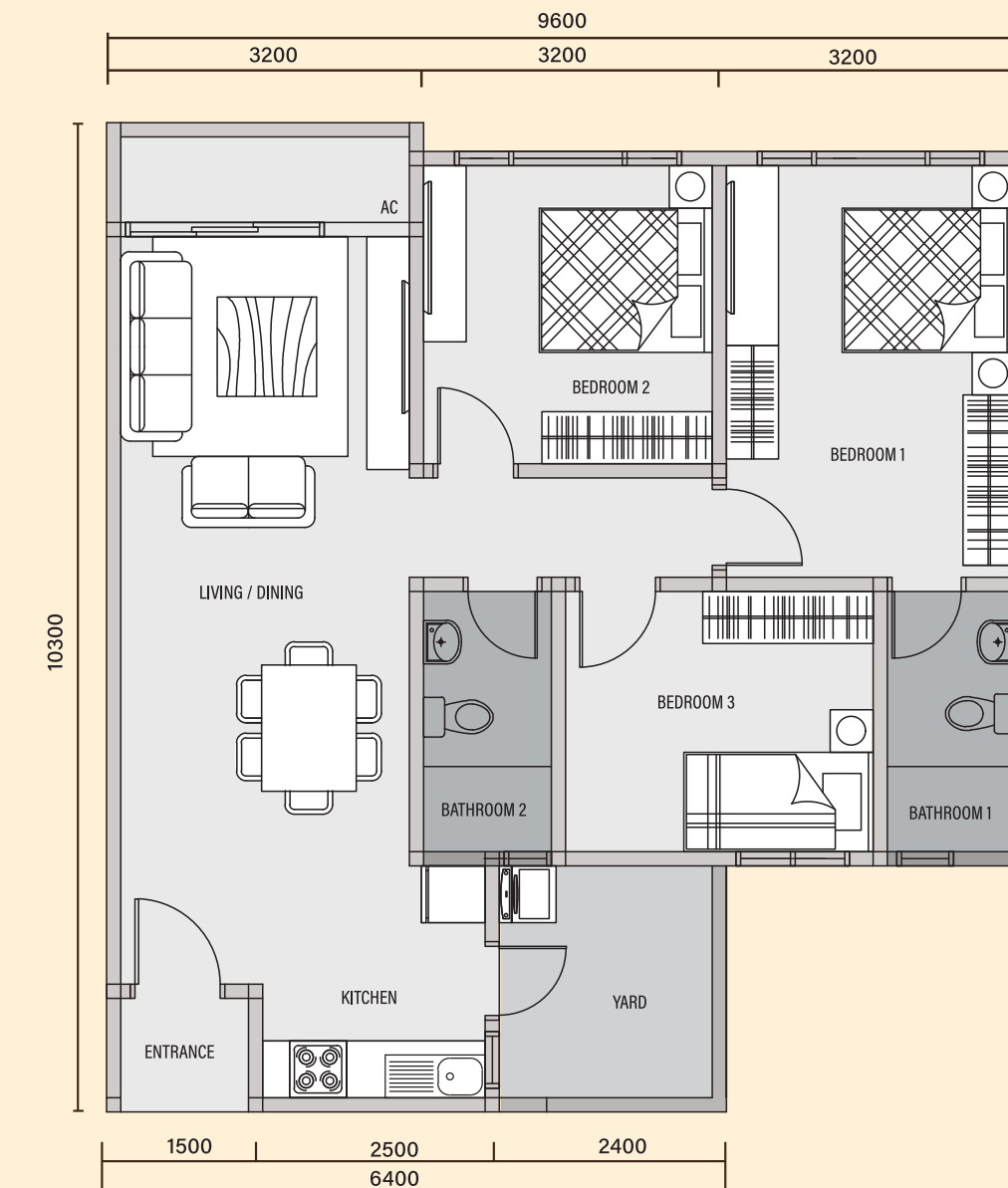
MAXIMUM PRICE  
RM533,000.00

- |                         |  |   |   |
|-------------------------|--|---|---|
| <b>Structure</b> :      | Reinforced Concrete  | <b>Sanitary and Plumbing Fittings</b> : | Local Sanitaryware Complete with Fittings   |
| <b>Wall</b> :           | Reinforced Concrete Wall / Brick Wall  | <b>Electrical Installations</b> :       | Lighting Point : 12 nos<br>Fan Point : 2 nos<br>13A Socket Outlet Point : 11 nos<br>Air Conditioner Point : 3 nos<br>Fibre Wall Socket (FWS) : 1 no<br>Water Heater Point : 2 nos<br>Distribution Board : 1 no<br>SMATV Point : 3 nos |
| <b>Roof Covering</b> :  | Reinforced Concrete Flat Roof / Metal Roof   |   |   |
| <b>Roof Framing</b> :   | Reinforced Concrete / Proprietary Roof Trusses   |   |   |
| <b>Ceiling</b> :        | Skim Coat Finish / Plaster Ceiling   |   |   |
| <b>Doors</b> :          | Fire Rated Door / Flush Door / Metal Grille Door / Sliding Door  |   |   |
| <b>Windows</b> :        | Aluminium Frame Glass Window   |   |   |
| <b>Ironmongery</b> :    | Selected Quality Lockset   |   |   |
| <b>Floor Finishes</b> : | Selected Quality Tiles   |   |   |
| <b>Wall Finishes</b> :  | Bathroom : Selected Wall Tiles to Ceiling High<br>Kitchen : Selected Wall Tiles to 2100mm High at Selected Wall<br>Other Areas : Plastering / Skim Coat with Paint |   |   |

**TYPE C**

3 BEDROOMS  
2 BATHROOMS

TOWER A (LEVELS 4 - 34)  
TOWER B (LEVELS 5 - 34)



SIZE  
954.11 sf. / 88.64 sqm.

MINIMUM PRICE  
RM604,000.00

MAXIMUM PRICE  
RM659,000.00

- |                         |  |   |   |
|-------------------------|--|---|---|
| <b>Structure</b> :      | Reinforced Concrete  | <b>Sanitary and Plumbing Fittings</b> : | Local Sanitaryware Complete with Fittings   |
| <b>Wall</b> :           | Reinforced Concrete Wall / Brick Wall  | <b>Electrical Installations</b> :       | Lighting Point : 14 nos<br>Fan Point : 2 nos<br>13A Socket Outlet Point : 13 nos<br>Air Conditioner Point : 4 nos<br>Fibre Wall Socket (FWS) : 1 no<br>Water Heater Point : 2 nos<br>Distribution Board : 1 no<br>SMATV Point : 3 nos |
| <b>Roof Covering</b> :  | Reinforced Concrete Flat Roof  |   |   |
| <b>Roof Framing</b> :   | Reinforced Concrete  |   |   |
| <b>Ceiling</b> :        | Skim Coat Finish / Plaster Ceiling   |   |   |
| <b>Doors</b> :          | Fire Rated Door / Flush Door / Sliding Door  |   |   |
| <b>Windows</b> :        | Aluminium Frame Glass Window   |   |   |
| <b>Ironmongery</b> :    | Selected Quality Lockset   |   |   |
| <b>Floor Finishes</b> : | Selected Quality Tiles   |   |   |
| <b>Wall Finishes</b> :  | Bathroom : Selected Wall Tiles to Ceiling High<br>Kitchen : Selected Wall Tiles to 2100mm High at Selected Wall<br>Other Areas : Plastering / Skim Coat with Paint |   |   |