

# twentyfive.7: A convivial, cosmopolitan community

The creation of a vibrant and well-connected town in Kota Kemuning



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**B**UILDING on Gamuda Land's legacy in Kota Kemuning, twentyfive.7 complements the maturity of the surrounding community with cosmopolitan flair and urban sensibilities.

A quayside affair, twentyfive.7 shakes things up with chic, contemporary launches such as Lucent Residence, offering a vibrant suite of superlink and semi-detached homes suitable for home seekers from every walk of life. Gamuda Land has mindfully planned every element to make a place that people want to be a part of, grow up and grow old in.

## Getting the places right for the community

"As with all our projects, we believe that when we get the places right, the town works. From the home place to the shopping place, to the park place and more, our placemaking approach in twentyfive.7 brings elements such as Quayside Mall and the Central Park together within easy reach of residential precincts, delivering the convenience that owners and residents need so they can live beyond 24 hours a day, seven days a week," said twentyfive.7 General Manager Lam Sew Chee.

Quayside Mall's breezy waterfront promenade is designed as the pulse of the town where the community gathers, with an open, integrated aesthetic inviting visitors to explore its curated community spaces while complying with physical distancing guidelines.

The neighbourhood mall offers complementary retail focusing on F&B and essentials operators, including anchors such as Jaya Grocer and Harvey Norman, with a sumptuous selection of eateries like Rong Cuisine, Ole-Ole Bali and Starbucks giving residents an ample choice of dining and food delivery options. In addition, work near home (WNH) spaces in its 2nd-storey pod seating area will cater for working professionals, addressing the new paradigm beyond work from home (WFH).

Quayside Mall is situated next to twentyfive.7's pet-friendly, seven-acre Central Park, which serves as the centre of the township's burgeoning community. Families, couples and visitors at their leisure can stroll through its terraced gardens while taking in the spectacle of the central lake's Aurora Rhythms musical fountain.

Through it all winds a 7km jogging and cycling track called The Loop, integrating the township's commercial and recreational components with residential precincts such as Lucent Residence. This feature enhances walkability and caters for the growing interest in outdoor fitness post-pandemic.

## Versatile homes with convivial vibes

A signature launch within twentyfive.7, Lucent Residence offers superlink and semi-detached units master-planned for personality, adaptability and post-pandemic practicality. Avant-garde façades express the dynamic direction and deliberate design of the precinct, infusing each home with character and charm while alluding to the versatile, convivial spaces within.

The low-density residential enclave ensures the privacy and comfort of owners

and residents. Each home in Lucent Residence is connected via landscaped gardens to the precinct's Canal Park as well.

Nine layouts with built-ups from 2,120 sq ft to 3,701 sq ft cater for a wide range of living arrangements, suitable for multigenerational families, newlyweds and working professionals alike.

Each house design features distinctive aesthetics and target demographics. Flexi House, for example, incorporates multi-façade architecture offering diverse views and viewpoints, along with a dual-key concept for versatile accommodations. Light House, on the other hand, addresses post-pandemic demand for natural lighting and ventilation, with prominent windows and triple-volume ceilings bathing interiors in sunlight and providing abundant space both in and out of lockdown.

For those looking for something truly special, Premio delivers the latest in luxury lakefront lifestyles, with spectacular views of Lucent

Residence's Canal Park and water fountain. This diversity of design underscores Gamuda Land's development approach, accounting for every detail to deliver townships that stand the test of time.

## Peace of mind for purchasers

With safety and health a key priority for home seekers in the new normal, Lucent Resident includes a comprehensive range of security features to safeguard owners and residents. These include a 24-hour guard presence and CCTV coverage, RFID tracking for vehicles and fencing with an integrated perimeter intrusion detection system (PIDS).

In addition, accessibility to the Canal Park is managed by a facial recognition system, allowing homeowners to go for a jog or a walk without a key. Reinforcing these systems is Gamuda Land's Crime Prevention Through Environmental Design (CPTED), which uses fundamental design principles such as single entry and exit points, a cul-de-sac street system to reduce pass-through traffic, and green spaces along walkways serving as natural buffer zones to minimise safety risks.

"With the recent introduction of Gamuda Land's Booster Shot campaign, purchasers can enjoy even more peace of mind, with a flexible range of financial assistance solutions for Malaysian home seekers. These include differential sum and monthly instalment assistance, complimentary furnishing packages, and free Memorandum of Transfer and home loan legal fees which homebuyers can mix and match according to individual needs," said Lam.

twentyfive.7 itself comprises 257 acres in the southwest growth corridor of Klang Valley, with connectivity to major routes including the Shah Alam Expressway (Kesas), South Klang Valley Expressway (SKVE), Kemuning-Shah Alam Highway (LKSA) and North-South Expressway Central Link (Elite). The township is projected for completion by 2030. 🏡



Each Lucent Residence home is connected to the precinct's Canal Park.

AWARD  
LOGO

AWARD  
LOGO

AWARD  
LOGO



**"TWENTYFIVE.7 IS MINDFULLY PLANNED WITH COMMUNITY GATHERING SPACES, QUAYSIDE MALL AND A CENTRAL PARK IN THE HEART OF TOWN WHERE NEIGHBOURS CAN MEET AND GET TO KNOW ONE ANOTHER.**

- LAM



twentyfive.7  
Kota Kemuning

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