

twentyfive7

GAMUDA KEMUNING

LEVANE
RESIDENCES

LINK HOMES

inspired by a nordic concept

At Levane Residences, the 2-storey link homes feature fully extended layouts, offering residents the luxury of contentedness.



ARTIST'S IMPRESSION

nature as your playground



**SAND
BEACH**



**COMMUNITY
LAKE**



**WETLAND
BOARDWALK
& WEIR CROSSING**



**7KM SCENIC
ROUTES ALONG
THE LOOP**



**A GREEN &
SUSTAINABLE
DEVELOPMENT WITH
GBI CERTIFICATION**

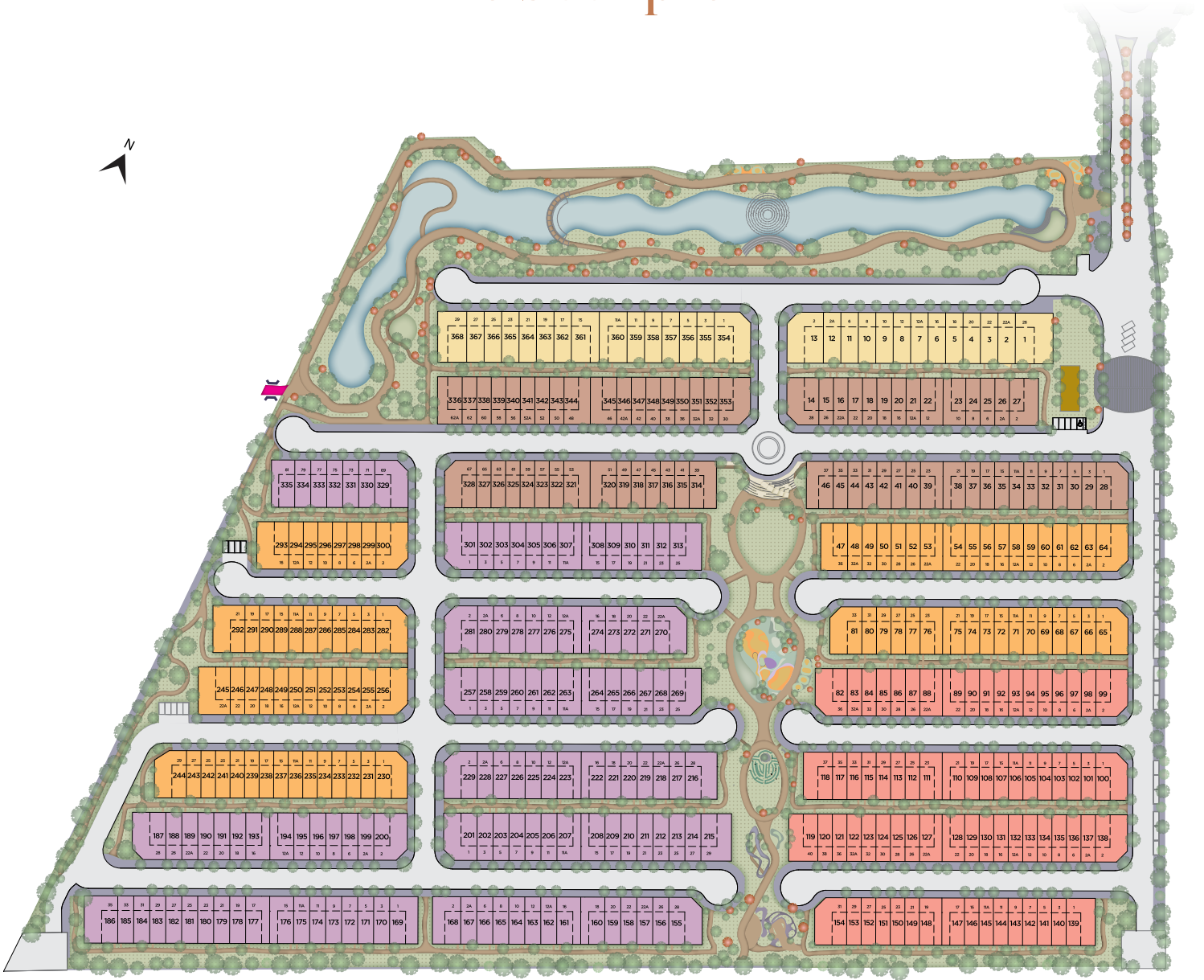


**TERRACE
SEATINGS &
WATER
FOUNTAIN**



**A DEDICATED
WORK-NEAR-HOME
AREA**






masterplan



Legend



Unit Types

-  **Arter (A')**
 3 Bedrooms
 20' x 65'
 1,999 - 2,056 sq.ft.
-  **Arora (A)**
 4 Bedrooms
 20' x 65'
 1,999 - 2,056 sq.ft.
-  **Barro (B)**
 4 Bedrooms
 20' x 65'
 1,999 - 2,056 sq.ft.
-  **Cella (C)**
 4 Bedrooms
 22' x 65'
 2,207 - 2,264 sq.ft.
-  **Danna (D)**
 4 Bedrooms
 24' x 70'/26' x 70'
 2,657 - 2,983 sq.ft.

Arter (Type A')

- ~ Fully extended layout
- ~ Cul-de-sac living
- ~ Linear garden back lane
- ~ Elderly & disabled-friendly features (Ground Floor)
- ~ Flexible Layout Plan

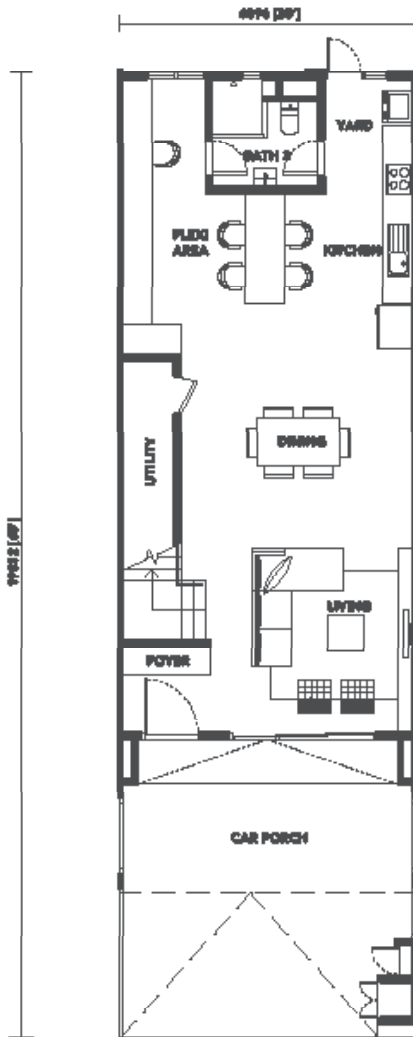


ARTER FAÇADE | ARTIST'S IMPRESSION

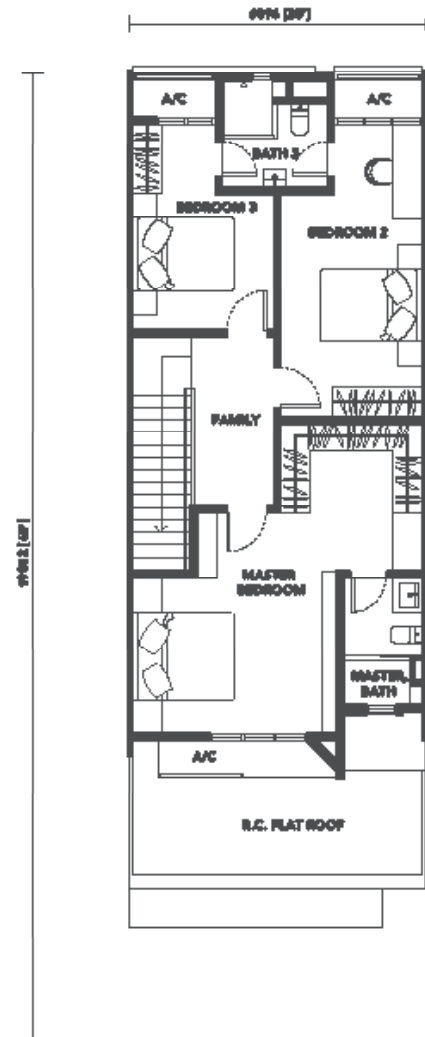
Intermediate

20' x 65' | 1,999 sq.ft.

3 Bedrooms, 3 Bathrooms



Ground Floor



First Floor

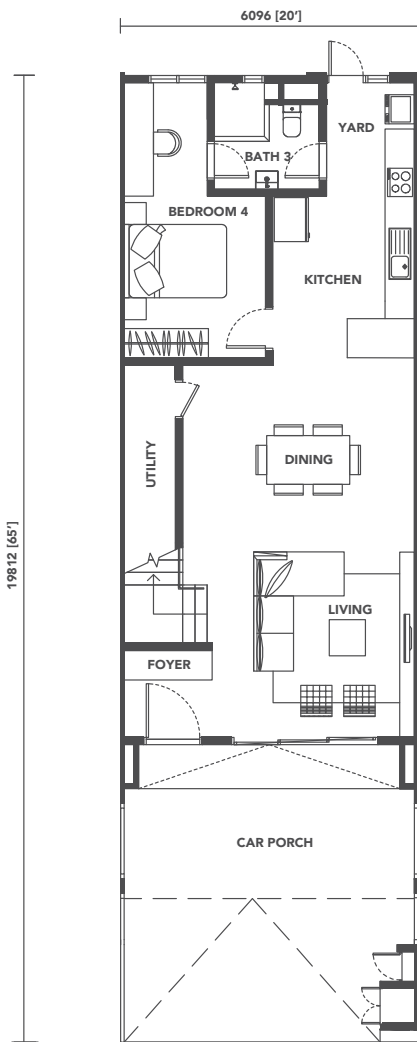
Arora (Type A)

Barro (Type B)

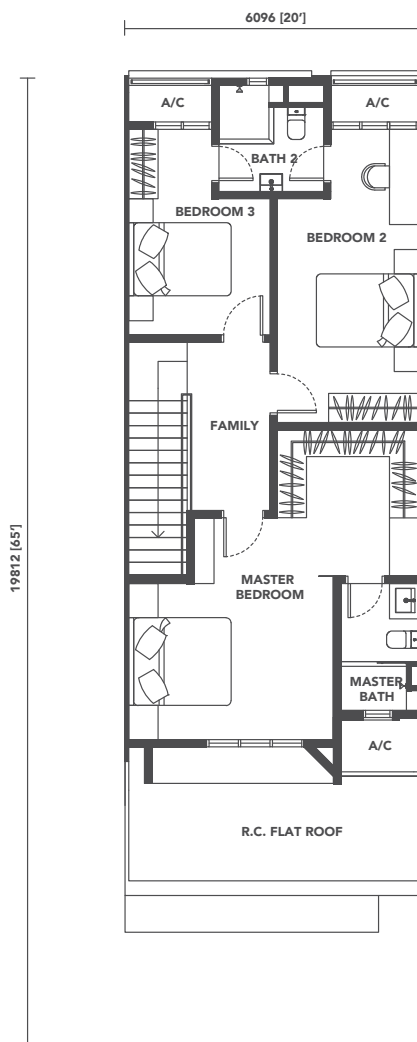
- ~ Fully extended layout
- ~ Cul-de-sac living
- ~ Linear garden back lane
- ~ Elderly & disabled-friendly features (Ground Floor)



Intermediate
 20' x 65' | 1,999 sq.ft.
 4 Bedrooms, 3 Bathrooms



Ground Floor



First Floor

Cella (Type C)

- ~ Fully extended layout
- ~ Ensuite bathrooms
- ~ Cul-de-sac living
- ~ Linear garden back lane
- ~ Elderly & disabled-friendly features (Ground Floor)

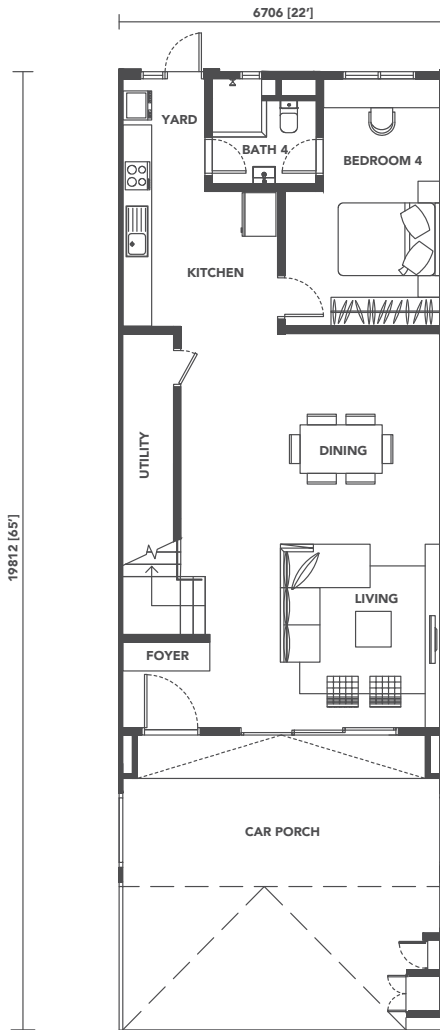


CELLA FAÇADE | ARTIST'S IMPRESSION

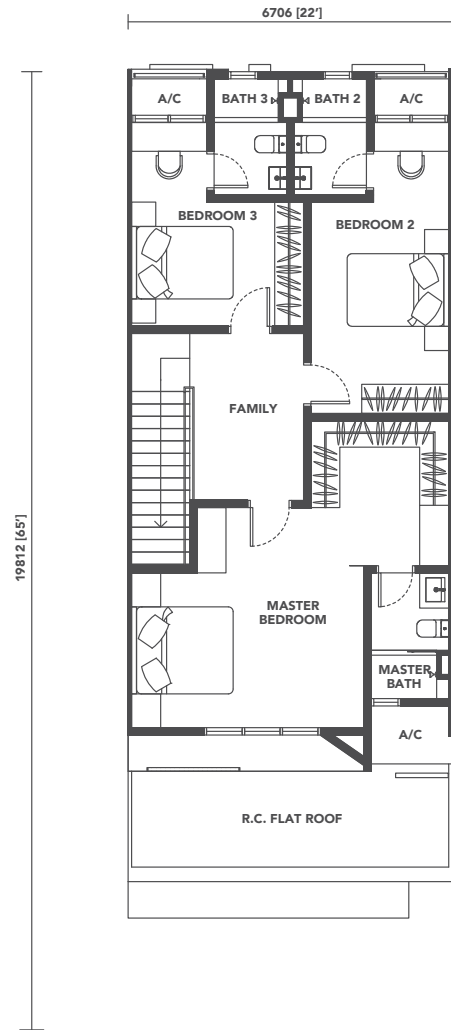
Intermediate

22' x 65' | 2,207 sq.ft.

4 Bedrooms, 4 Bathrooms



Ground Floor



First Floor

Danna (Type D)

- ~ Lakefront home
- ~ Vent block design for lake view with privacy
- ~ Multi-façade design
- ~ Dedicated family area
- ~ Ensuite bathroom
- ~ Cul-de-sac living
- ~ Linear garden back lane
- ~ Elderly & disabled-friendly features (Ground floor)

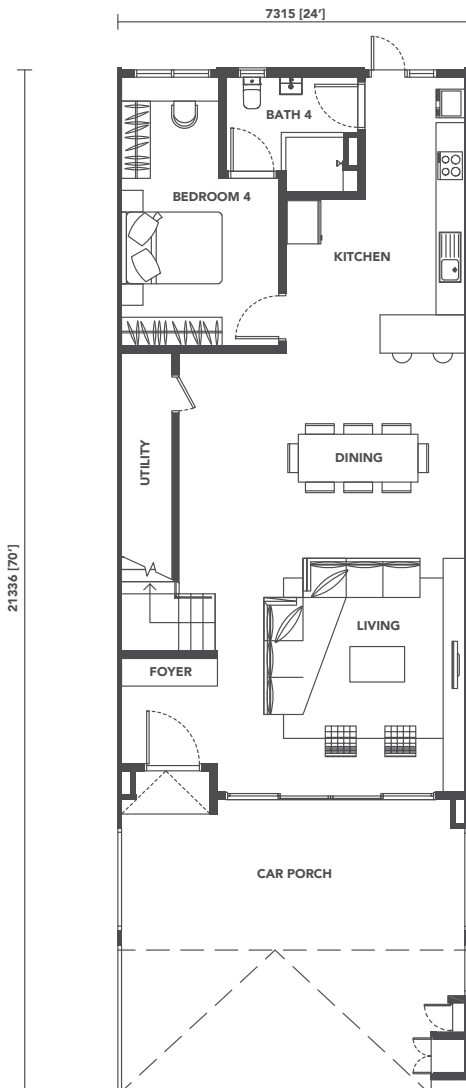


DANNA FAÇADE | ARTIST'S IMPRESSION

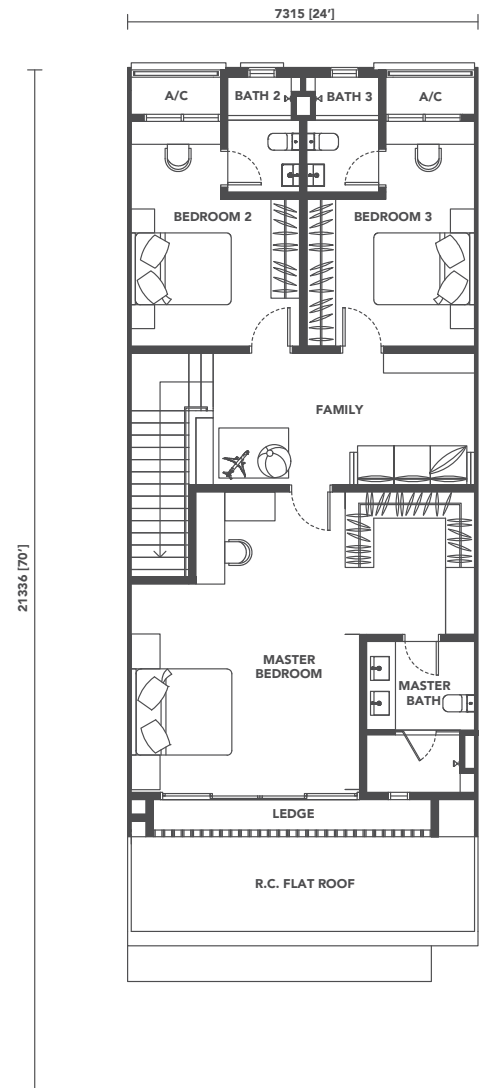
Intermediate

24' x 70' | 2,657 sq.ft.

4 Bedrooms, 4 Bathrooms



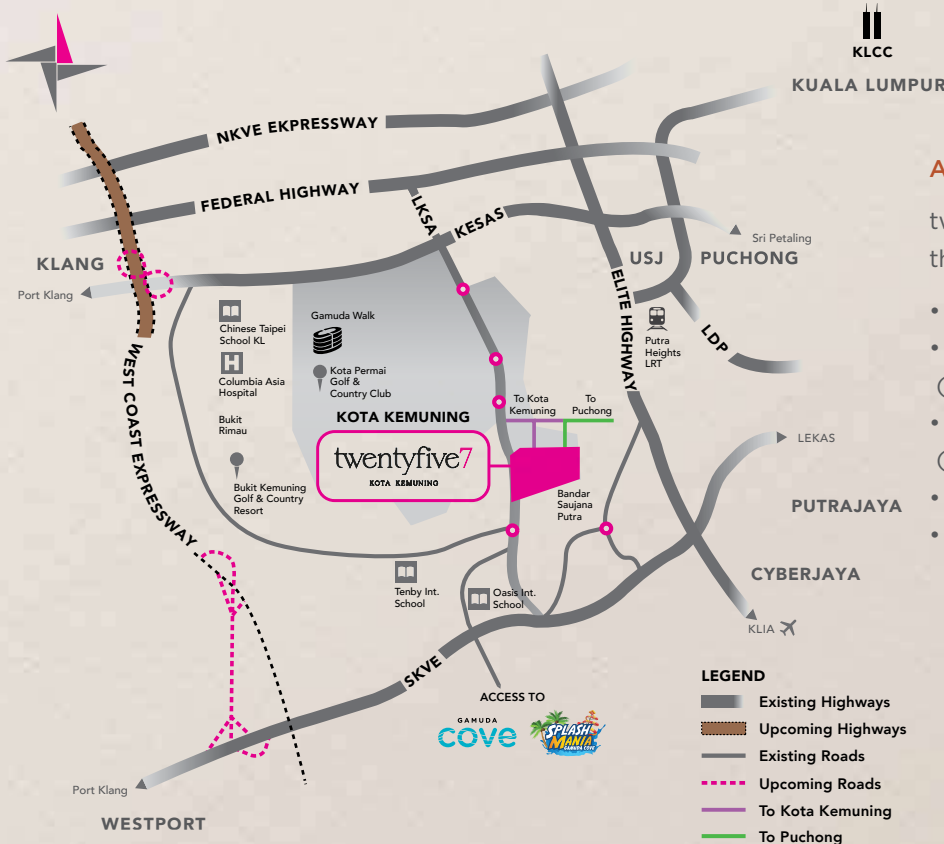
Ground Floor



First Floor

a vivid neighbourhood

AT A SOUGHT-AFTER ADDRESS



ACCESSIBILITY

twentyfive7 is conveniently accessible through five major highways:

- Shah Alam Expressway (KESAS)
- North-South Expressway Central Link (ELITE)
- South Klang Valley Expressway (SKVE)
- Kemuning-Shah Alam Highway (LKSA)
- West Coast Expressway (WCE) - Coming Soon

RADIUS AMENITIES

- Within 3km
- Quayside Mall at twentyfive7
 - Jaya Grocer at twentyfive7
 - 99 Speedmart at twentyfive7
 - TMG Mart at twentyfive7
 - MAHSA Specialist Hospital
 - Anytime Fitness

RECREATION

- MBO Cinemas at twentyfive7
- Canal Park at twentyfive7
- Central Park at twentyfive7
- Monet's Park at twentyfive7
- Wellness Park at twentyfive7

EDUCATION

- Melody Kindyland at twentyfive7
- Tenby International School
- Oasis International School
- MAHSA University
- The Good International School

- 5km
- Columbia Asia Hospital
 - Celebrity Fitness
 - Gamuda Walk
 - AEON BiG
 - Hero Market

- Kota Permai Golf & Country Club
- Bukit Kemuning Golf & Country Resort

- SJK (C) Chung Hua Kota Kemuning
- SJK (C) Bukit Fraser
- SMK Kota Kemuning
- SK Bukit Kemuning 2
- Chinese Taipei School Kuala Lumpur

- 7km
- RHB Bank
 - Hong Leong Bank
 - OCBC Al-Amin Bank
 - Affin Bank
 - CIMB Bank
 - Maybank
 - Putra Heights LRT Station

- Kota Kemuning Lakeside Park

- SK Kota Kemuning
- SK Bukit Rimau

- 10km
- Sentosa Specialist Hospital

SincereTM
Responsible
Original

Gamuda Land (Kemuning) Sdn Bhd
[200201030459 (598122-P)]
twentyfive7 Experience Gallery
Lot 43495, Persiaran Oleander,
42500 Telok Panglima Garang,
Selangor Darul Ehsan, Malaysia.



FIABCI WORLD PRIX
D'EXCELLENCE AWARDS
ENVIRONMENTAL & MASTERPLAN CATEGORY



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• Developer: GAMUDA LAND (KEMUNING) SDN. BHD. (598122-P) • twentyfive7 Experience Gallery, Lot 43495, Persiaran Oleander, 42500 Telok Panglima Garang, Selangor Darul Ehsan. • Tel: 03-5131 6257 • Fax: 03-5131 9257 • Developer License No.: 19085/07-2027/0599(A) • Validity Date: 19/07/2022 - 18/07/2027 • Advertising & Sale Permit No.: 19085-0107-2020/0868(A)-(S) • Validity Date: 28/07/2023 - 27/07/2026 • Target Completion Date: July 2026. • Land Tenure: Leasehold (99 years - Expires 30 July 2122) • Land Encumbrances: Charged to Public Bank Berhad • Authority Approving Building Plan: Majlis Perbandaran Kuala Langat • Building Plan Approval No.: MPKL/KB/9/4/48/0102020 • Type of House: 2 Storey Terrace House - Total Units Phase 3B-1 - Type A: 33 units • Type A: 73 units • Type B: 35 units • Type D1/D2: 11 units • Type D3/D3M: 2 units • Total Units Phase 3B-2 - Type A: 33 units • Type B: 46 units • Type C: 120 units • Type D1/D2: 11 units • Type D3/D3M: 4 units • Selling Price Phase 3B-1 - Type A: RM930,800 (min.) - RM1,821,800 (max.) • Type A: RM1,329,800 (min.) - RM1,850,800 (max.) • Type B: RM1,329,800 (min.) - RM1,850,800 (max.) • Type D1/D2: RM1,980,800 (min.) - RM2,010,800 (max.) • Type D3/D3M: RM2,677,800 (min.) - RM2,736,800 (max.) • Selling Price Phase 3B-2 - Type A: RM1,316,800 (min.) - RM1,821,800 (max.) • Type B: RM1,344,800 (min.) - RM1,919,800 (max.) • Type C: RM1,437,800 (min.) - RM2,065,800 (max.) • Type D1/D2: RM2,035,800 (min.) - RM2,065,800 (max.) • Type D3/D3M: RM2,527,800 (min.) - RM2,709,800 (max.) • Bumiputera Discount: 7% • This land cannot be transferred, sold, or pawned without authorisation from the State Authority. IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA