



**THE RITZ - CARLTON
RESIDENCES**

KUALA LUMPUR, JALAN SULTAN ISMAIL

A HERITAGE OF LUXURY LIVING

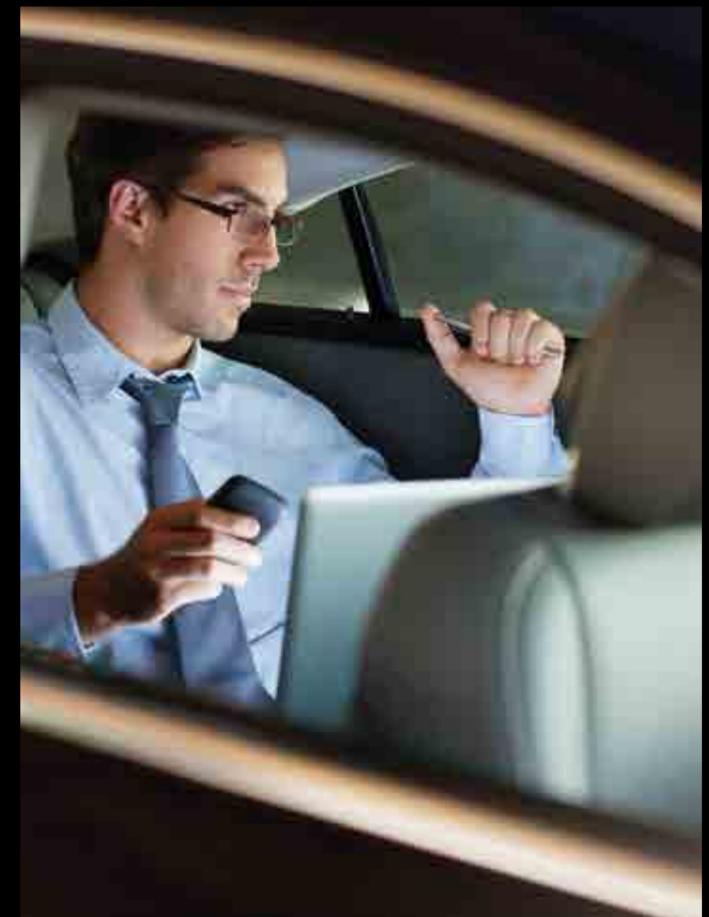


Setting the standard for service and innovations in premier living experience, The Ritz-Carlton brand has been the hallmark of luxury living that was built upon its reputation for impeccable service and attention to detail.



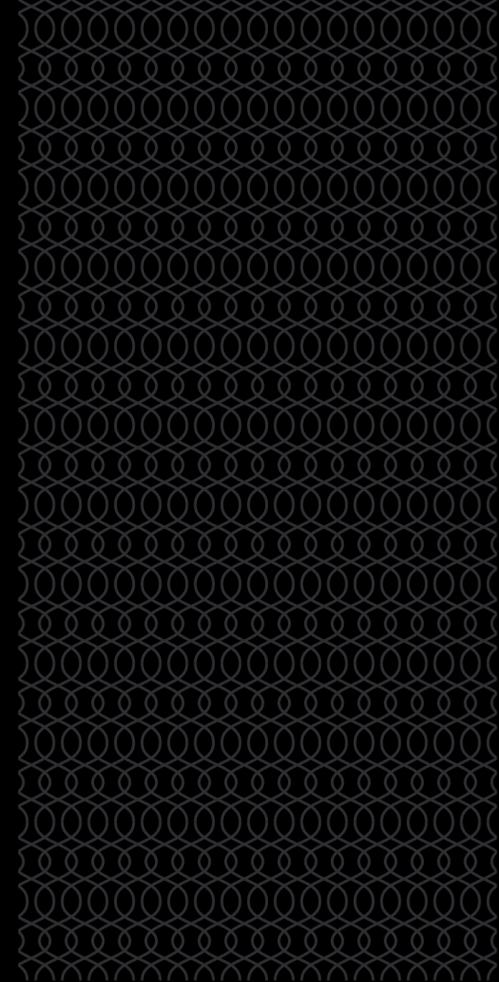
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A PRESTIGIOUS ADDRESS

Set within the internationally renowned Golden Triangle, The Ritz-Carlton Residences, Kuala Lumpur, Jalan Sultan Ismail are located at the city's main business, shopping, entertainment and financial district.



AFFLUENT NEIGHBOURHOOD

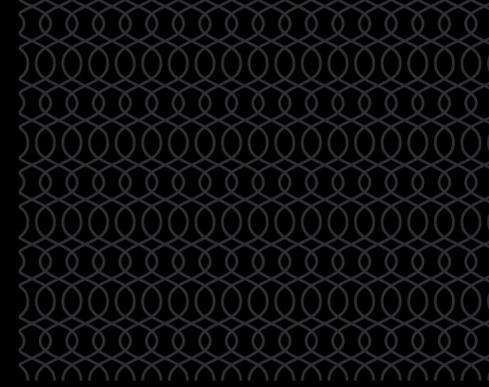


Akin to the premier enclaves of New York's Fifth Avenue, Paris' Champs-Élysées and Singapore's Orchard Road, The Residences' golden triangle neighbourhood combines the very best in luxury living from the best in boutique shopping, top-rated restaurants and entertainment as well as embracing Malaysia's multicultural heritage.



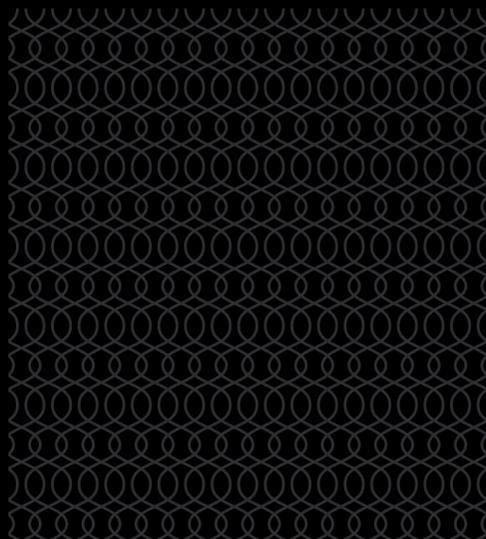
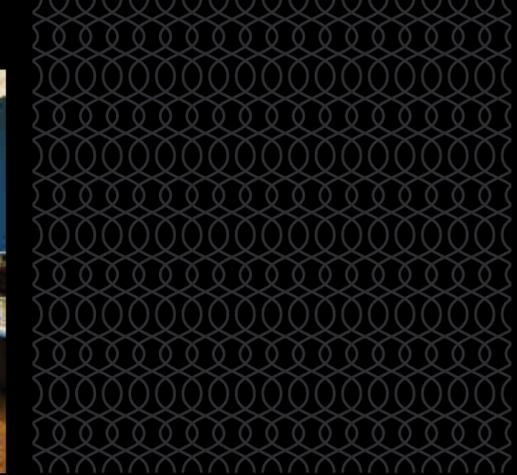
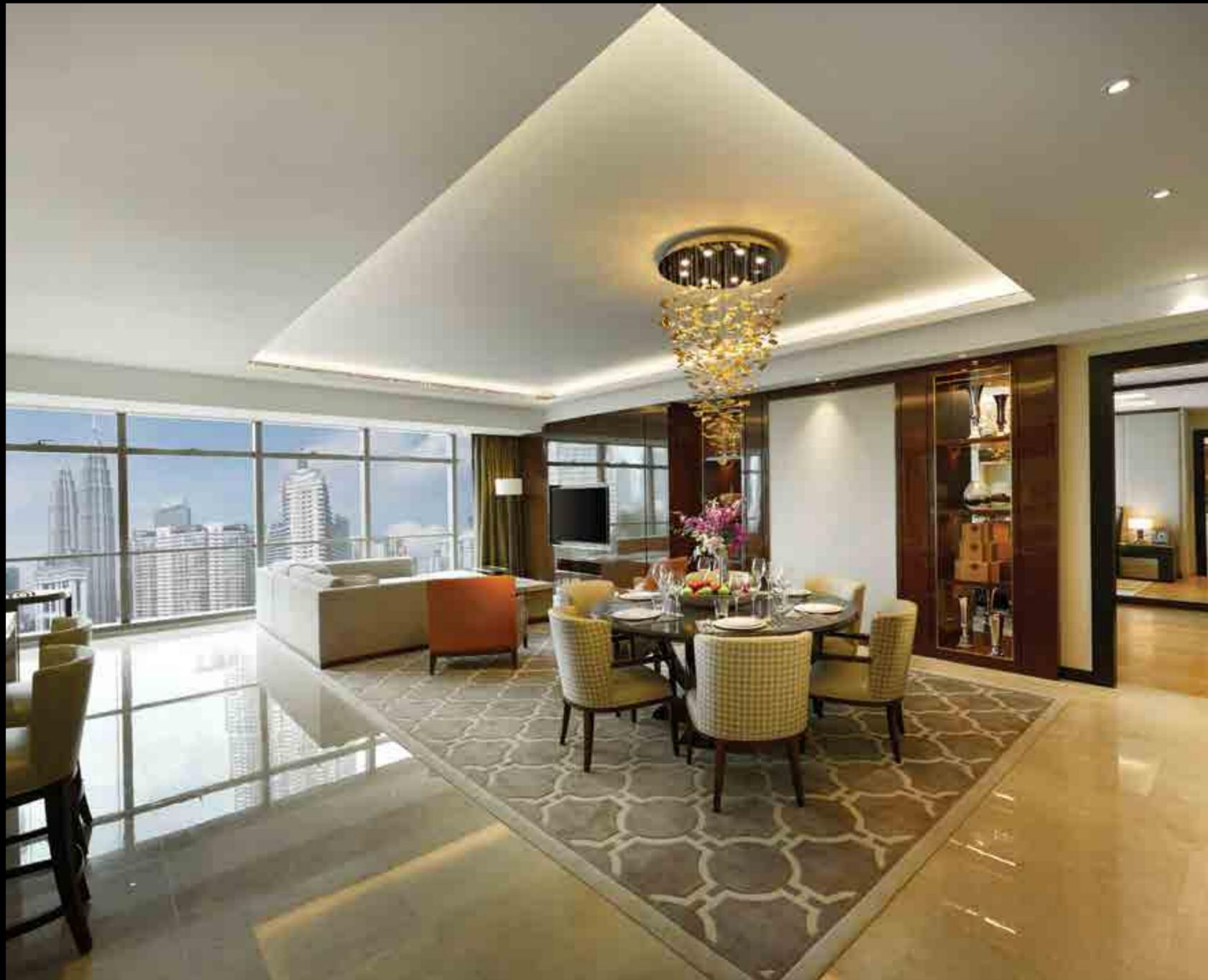
EXPERIENCE THE WORLD OF THE RITZ-CARLTON RESIDENCES

KUALA LUMPUR, JALAN SULTAN ISMAIL



Combining the signature service and timeless innovation, The Ritz-Carlton Residences are uncompromising in delivering its world renowned luxury experience, the legendary Ritz-Carlton service.

With concierge services and a dedicated residential management team, The Residences promise a lifestyle of privacy and pampered comfort.



A CELEBRATION OF LIFE

At The Ritz-Carlton Residences, the celebration of life is welcomed with the exclusiveness of prestige. Designed with exquisite elegance in mind and crafted according to the development standards of The Ritz-Carlton brand, The Residences interiors of refined modernity are merged with urban chic.



INSPIRED ELEGANCE WITH CONTEMPORARY REFINEMENT



The contemporary design and quality finishing of this landmark building envelops The Ritz-Carlton Residences with a timeless appeal and charm that herald The Ritz-Carlton brand and service.

ENJOY THE LEGENDARY SIGNATURE SERVICE OF THE RITZ-CARLTON

Fulfilling every resident's unexpressed desire is the legacy at The Ritz-Carlton Residences, Kuala Lumpur, Jalan Sultan Ismail where going above and beyond expectation is its second nature. Warmth, personal care and attention to detail is redefined at The Residences.



YOUR EVERY NEED ATTENDED TO

RESIDENTIAL SERVICES

At The Ritz-Carlton Residences, Kuala Lumpur, Jalan Sultan Ismail, ownership is more than prime real estate. It includes a knowledgeable and experienced concierge team on site to assist you in every way possible.

CONCIERGE SERVICES

- Airline & Private Air Reservations
- Airport & Ground Transportation Arrangements
- Shopping Information
- Order Floral Arrangements
- Restaurant Information & Reservations
- Spa & Salon Reservations
- Translation Services
- Automobile Rental & Service Reservations
- Business Centre
- Newspaper Delivery
- Golf Tee Time Reservations
- Mail & Magazine Delivery
- Theater & Entertainment Information
- Grocery Shopping
- Laundry & Cleaning Service
- Personal Shopping
- Car Washing
- Travel & Vacation Planning
- Equipment Rental
- Function & Event Planning
- Photocopies, Telegrams & Facsimiles
- Mail, Packing & Shipping

PLANNING SPECIAL OCCASIONS

The dedicated residential staff is always ready to assist you in planning and coordinating weddings, anniversaries, birthdays and other special occasions.

HOUSEKEEPING SERVICES

The Residential Management Office can help coordinate a variety of cleaning services for your residence. These include:

- Vacuuming & Mopping Floors
- Dusting Interiors (furniture, fixtures & baseboards)
- Sweeping Floors & Removing Cobwebs
- Stripping Beds & Changing Sheets
- Washing Dishes
- Cleaning Bathrooms (scrubbing & disinfecting sinks, showers, tubs & toilets/bidets)
- Cleaning Patios & Terraces
- Cleaning Mirrors
- Cleaning Ovens & Cook Tops
- Cleaning Refrigerators

VACANT HOME CARE PROGRAMME

Arrangements can be made for management companies to provide Vacant Home Care for your residence. Services may include home monitoring, cleaning and inspection of interior home spaces, forwarding mail and packages, or meeting with contractors who may be required to service your residence.

The Concierge and Management staff can assist you with the services listed on this page. Please note that some of these services are a la carte and performed by third parties. Conditions and charges apply to a la carte services.



A stunning view of the city combined with exclusive owners-only amenities



With thoughtful and impressive facilities tailored for the residents and their families, The Ritz-Carlton Residences, Kuala Lumpur, Jalan Sultan Ismail celebrate the pursuit of your passion by ensuring every attention to details, resulting in the creation of an indelible journey of experience for the entire family.

REDEFINING THE EXPERIENCE



A Residence Club Lounge that opens on to a truly unique social experience

ICONIC LUXURY



FACILITIES AT YOUR DOORSTEP

LEVEL 1

- Prestige and Landscaped Entrance drop-off
- Grand Residential Lobby with 24-hour Concierge Services

LEVEL 9

- Residence Club Lounge with equipped Kitchen
- Infinity Lap Pool

- Wading Pool
- Poolside Cabana
- Business Centre
- Function Room
- Gym with Training Studio
- Open Terrace and Garden
- Private Spa Treatment Rooms
- Tennis Court
- Kids Studio
- BBQ
- Guests Suites

SECURITY & COMMUNICATIONS

- Closed Circuit Television Surveillance System (CCTV)
- Card Access System to Residential Lobby and dedicated floor
- Wifi ready in Grand Residential Lobby and Amenities floor
- Unifi High Speed Broadband ready
- Video Intercom System
- High-definition Television Distribution Platform (HD-SMATV)



SPECIFICATIONS

It takes attention to detail to create perfection, just as it takes a commitment to excellence to be the best, which is why you can expect only the finest materials and finishes at your home in The Ritz-Carlton Residences.

STRUCTURE	Reinforced concrete
WALLS	Lightweight concrete/Brick wall/R.C. Wall
ROOF	Reinforced concrete roof slab
WINDOWS	Curtain wall system
MAIN DOOR	Solid timber door
OTHER DOORS	Timber door/Sliding timber door

FLOOR FINISHES	
Foyer/Living/Dining/Kitchen/Master Bath/Other Baths/ Powder Room	Imported marble
Master Bedroom/Other Bedrooms/Library	Engineered timber flooring
Utility/Maid's Room/Maid's Bathroom	Homogenous tiles

WALL FINISHES	
Living & Dining	Plaster and paint with marble skirting
Kitchen	Plaster and paint with marble accent
Master Bedroom/Other Bedrooms/Library	Plaster and paint with timber skirting
Master Bath/Other Baths/Powder Room	Marble with marble/granite vanity top

SANITARY WARES & FITTINGS	
Master Bath & Other Baths	TOTO sanitary wares, or equivalent HansGrohe faucets, shower and fittings, or equivalent
Powder Room	TOTO sanitary ware complete with HansGrohe fittings, or equivalent

KITCHEN CABINET & WARDROBE*	Custom cabinetry in a contemporary design with accompanying hardware
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KITCHEN APPLIANCES*	
Combination Convention and Microwave Oven	Gaggenau, or equivalent
Induction Hob	Gaggenau, or equivalent
Recirculation Cooker Hood	Gaggenau, or equivalent
Dishwasher	Gaggenau, or equivalent
Wine Cooler	Gaggenau, or equivalent
Washer/Dryer	Bosch, or equivalent
Fridge Freezer	Bosch, or equivalent

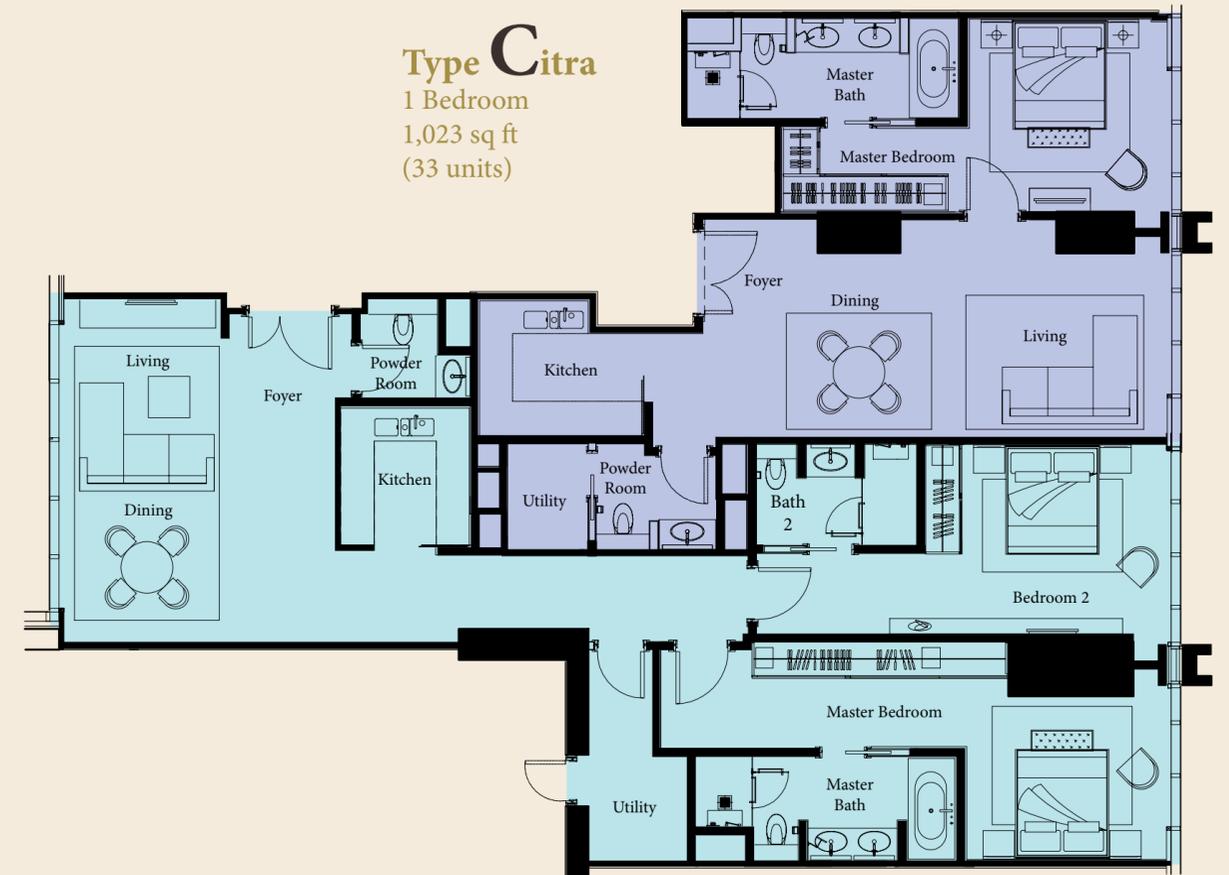
* These items are only applicable for the Typical units.

TYPICAL FLOOR

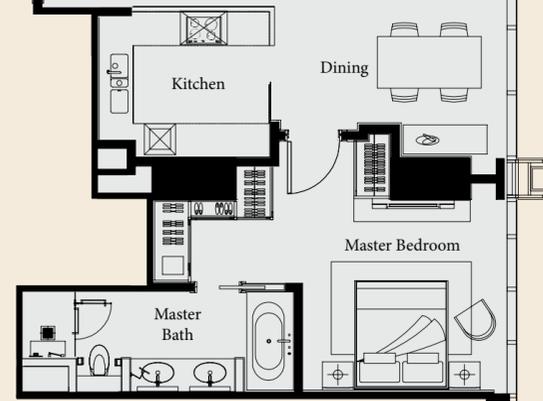
LEVELS 10-13, 15-31, 33-43A



Type Ava
2 Bedrooms
1,636 sq ft
(34 units)



Type Citra
1 Bedroom
1,023 sq ft
(33 units)



Type Bella
1 Bedroom
1,163 sq ft
(35 units)



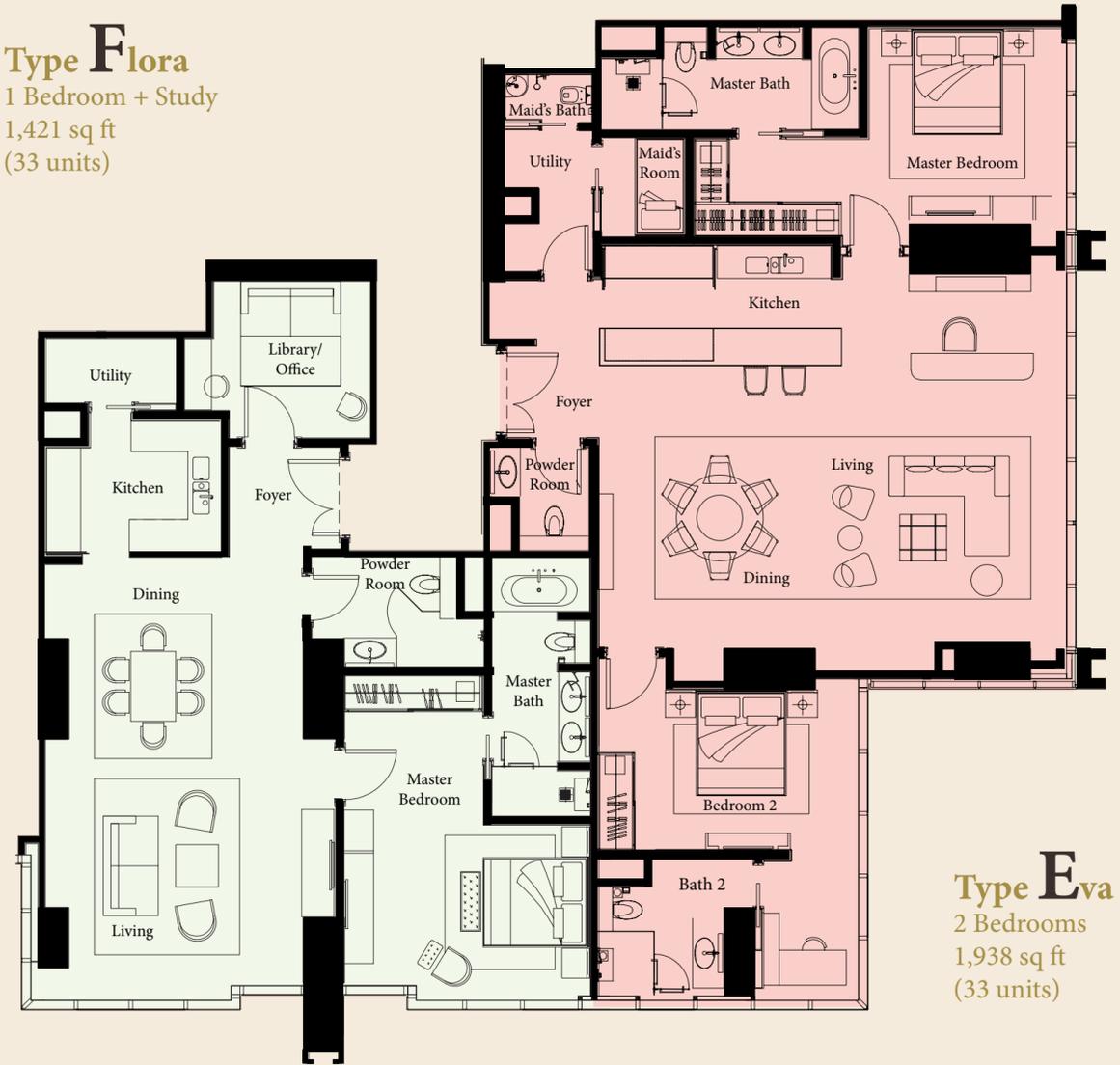
Type Dana
2 Bedrooms
1,572 sq ft
(33 units)

TYPICAL FLOOR

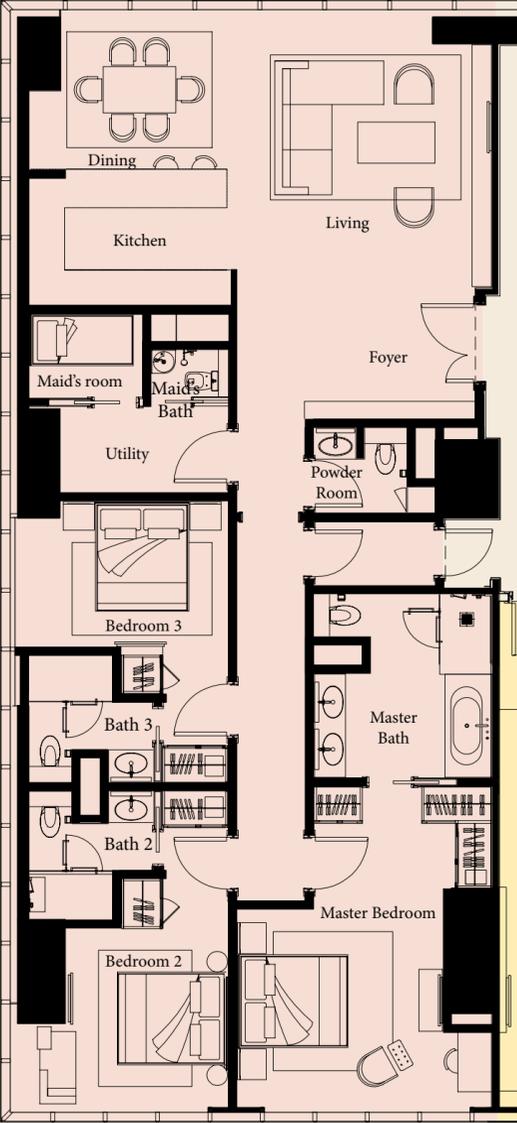
LEVELS 10-13, 15-31, 33-43A



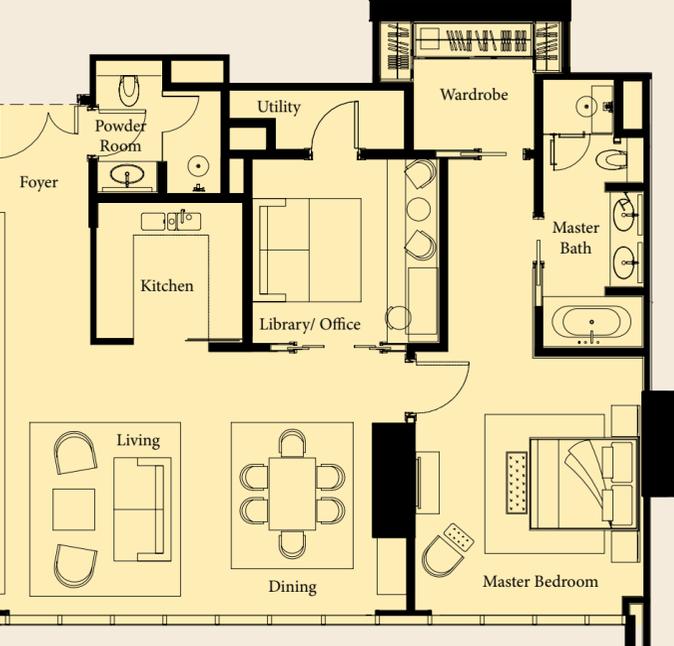
Type Flora
 1 Bedroom + Study
 1,421 sq ft
 (33 units)



Type Hanna
 3 Bedrooms
 2,142 sq ft
 (33 units)



Type Gina
 1 Bedroom + Study
 1,507 sq ft
 (33 units)



Type Eva
 2 Bedrooms
 1,938 sq ft
 (33 units)

PENTHOUSE

LEVELS 45-48
with Private lift lobby

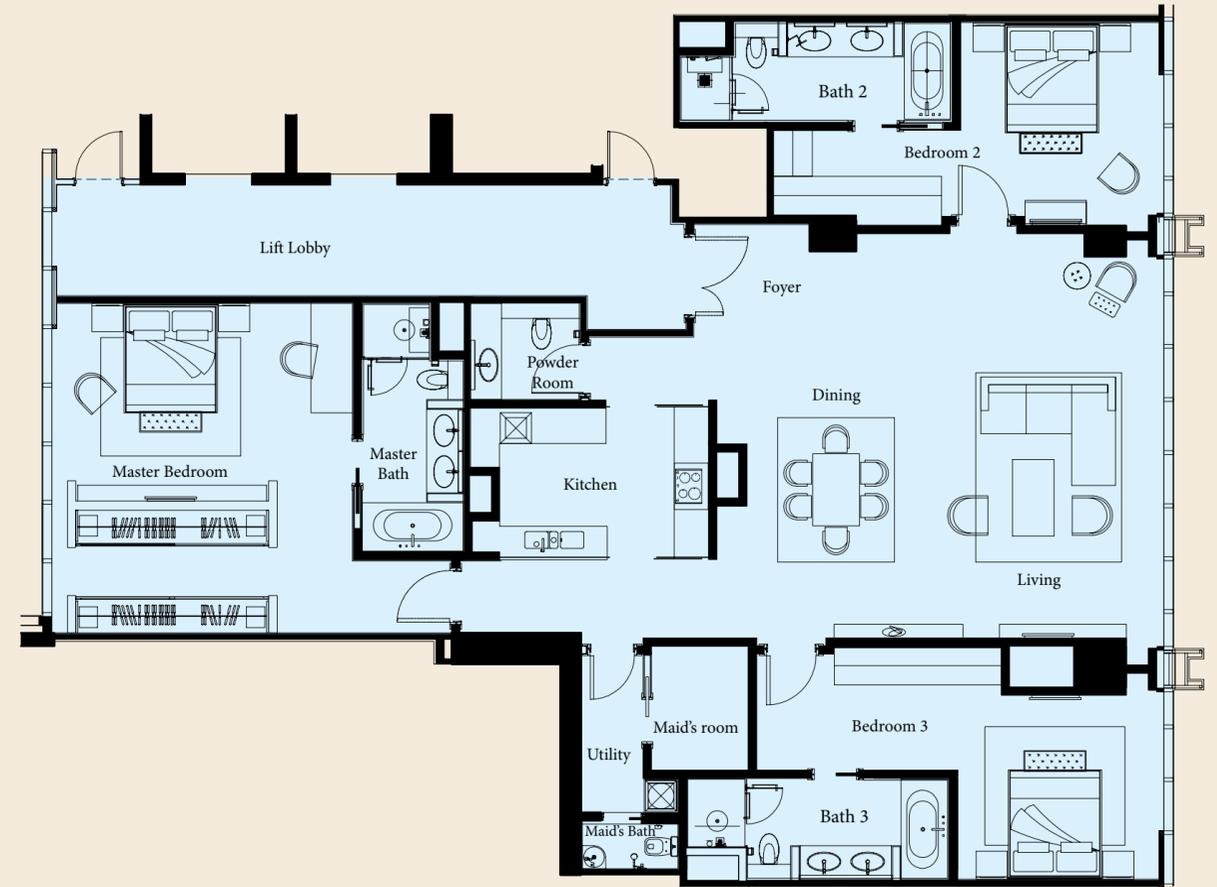
Penthouse **A**lisha

4 Bedrooms
2,960 sq ft
(4 units)



Penthouse **B**arbara

3 Bedrooms
2,605 sq ft
(4 units)

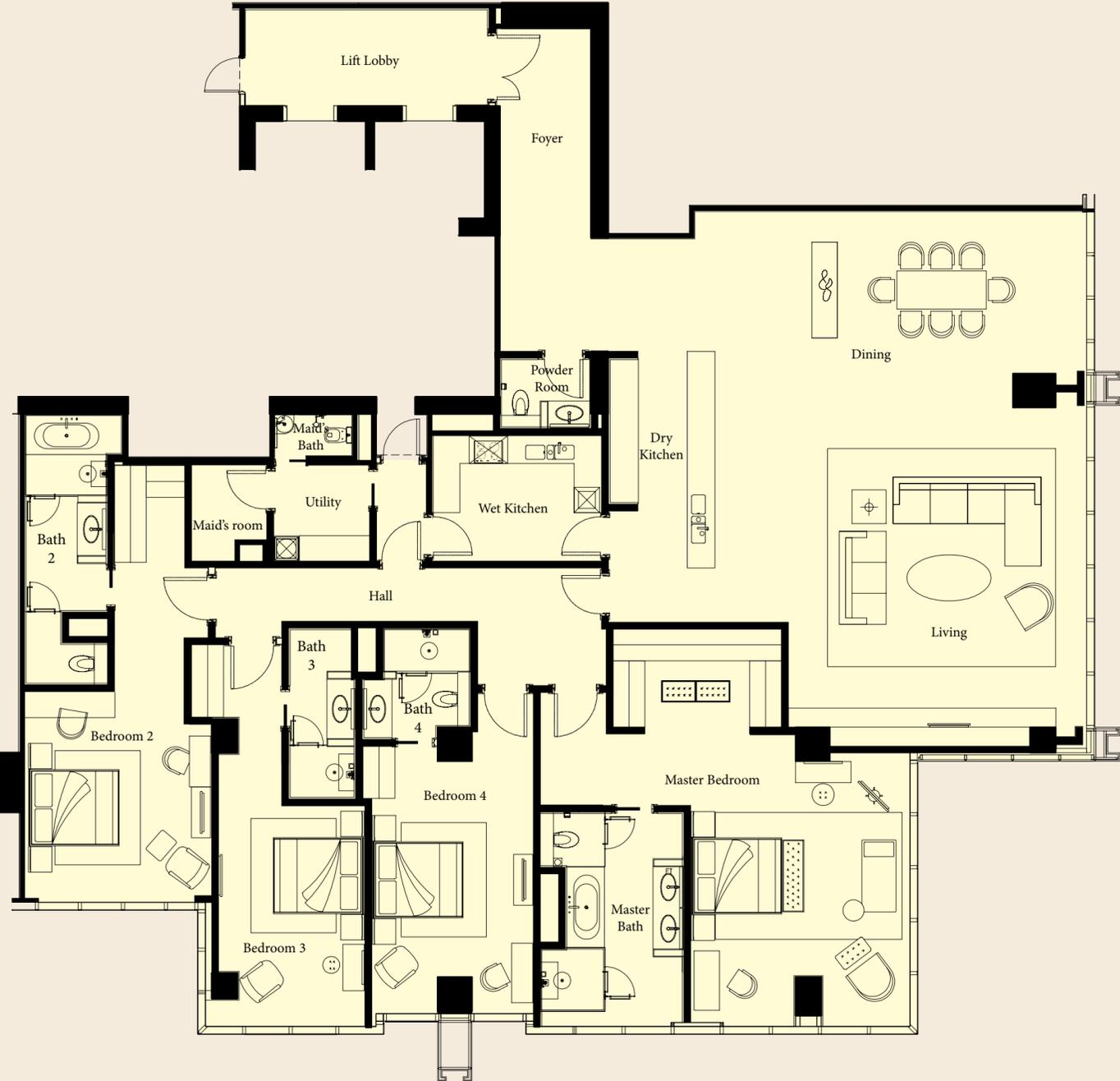


PENTHOUSE

LEVELS 45-48
with Private lift lobby

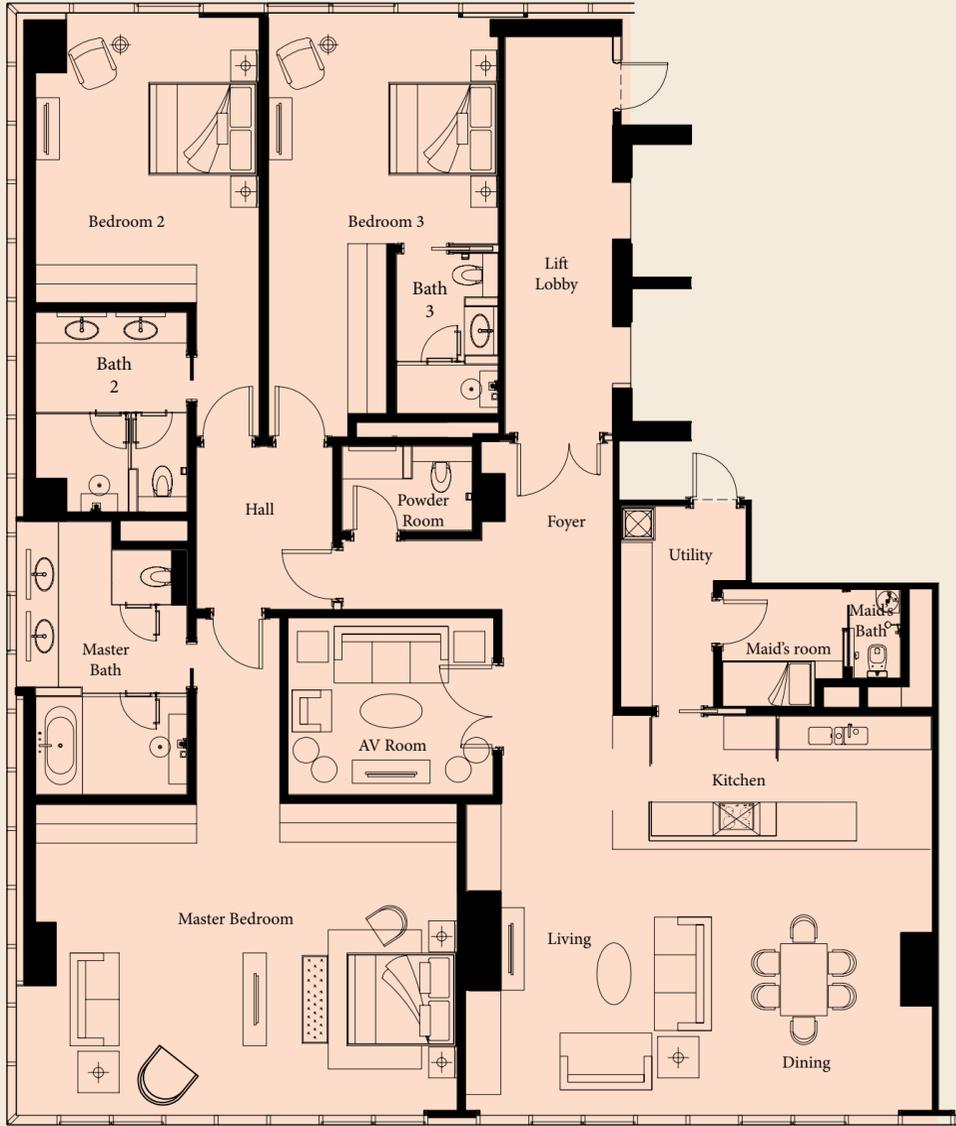
Penthouse **Cassandra**

4 Bedrooms
4,284 sq ft
(4 units)



Penthouse **Daniela**

3 Bedrooms
3,229 sq ft
(4 units)



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THE RITZ-CARLTON RESIDENCES

KUALA LUMPUR, JALAN SULTAN ISMAIL

Mid Valley Megamall

20 mins

KL Sentral

15 mins

Putra World Trade Centre

10 mins

KL Tower

5 mins

Monorail,
Bukit Nanas Station

3 mins

KLCC

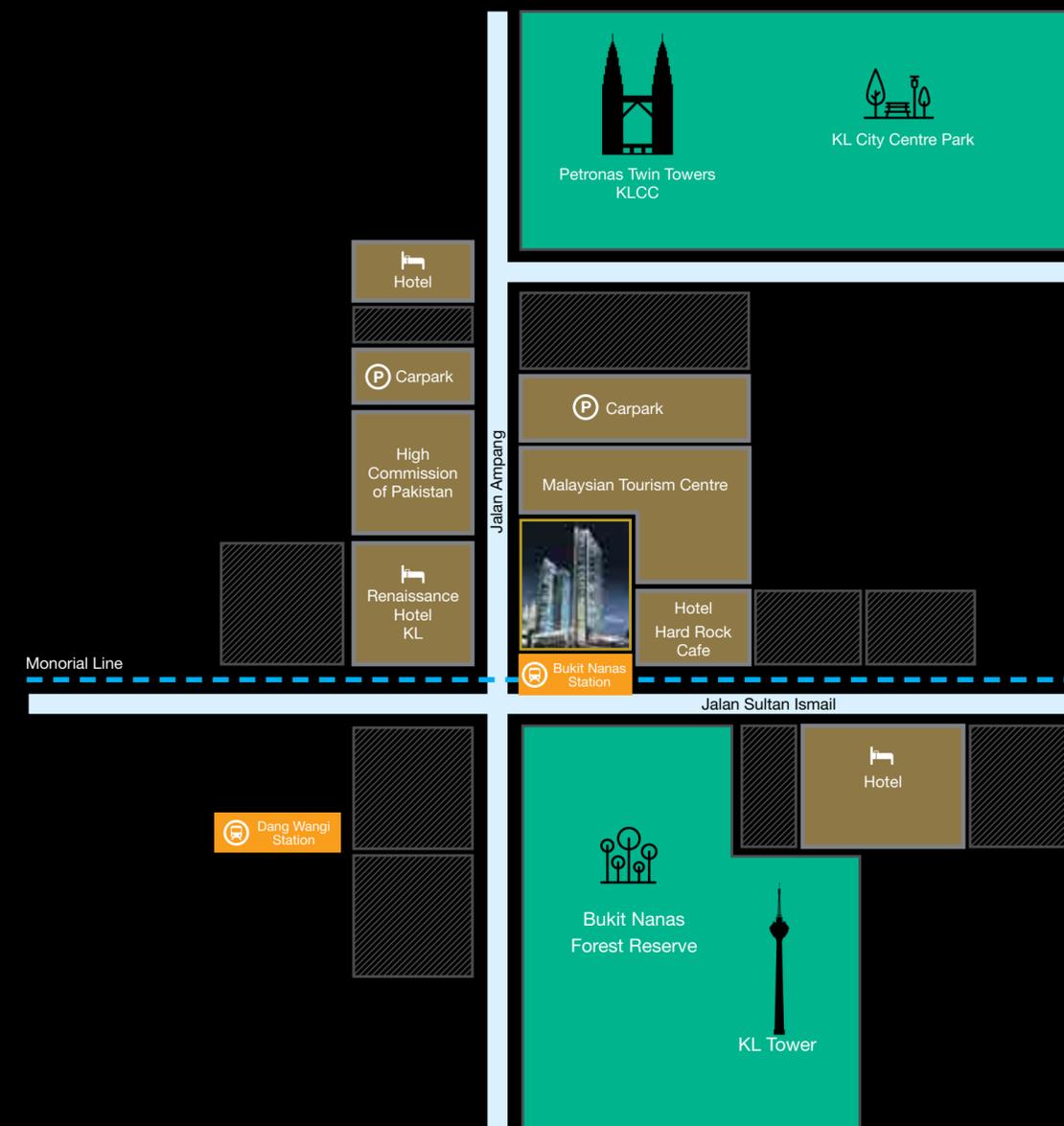
5 mins

Bukit Bintang
Shopping District

10 mins

AT THE HEART OF NEW URBAN LIVING

Situated only minutes away from the majestic KLCC Petronas Twin Towers and complemented by easy access to the city's monorail system, The Ritz-Carlton Residences place you right in the centre of the city's most desired attractions as well as boasting the best views of Kuala Lumpur city skyline.



THE HALLMARK OF DISTINCTION

THE RITZ-CARLTON RESIDENCES AROUND THE WORLD



Singapore, Cairnhill



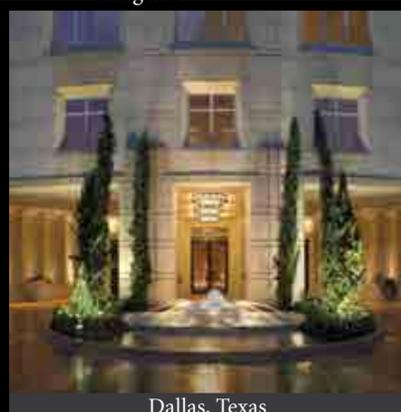
Montreal



Bangkok



Long Island, New York



Dallas, Texas



Philadelphia



Waikiki, Hawaii



Miami Beach, Florida



Los Angeles



Chicago, Magnificent Mile



THE NAME DEFINES YOUR HOME
IT'S YOURS TO OWN



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The Ritz-Carlton Residences, Kuala Lumpur, Jalan Sultan Ismail is brought to you by one of Malaysia's largest conglomerates, Berjaya Corporation Berhad.

Developer : Wangsa Tegap Sdn Bhd (Company No. : 185589-W) (A wholly-owned subsidiary of Berjaya Corporation Berhad)

Property Gallery : 02-20, Level 2, West, Berjaya Times Square, No. 1, Jalan Imbi, 55100 Kuala Lumpur, Malaysia.

Head Office : Level 12, East, Berjaya Times Square, No.1, Jalan Imbi, 55100 Kuala Lumpur, Malaysia.

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Developer License No. : 10398-2/01-2018/01154(L) * Validity Period : 18/01/2017-17/01/2018 * Advertising & Sales Permit No. : 10398-2/01-2018/01154(P) * Validity Period : 18/01/2017-17/01/2018

* Building Plans Approval Authority : Dewan Bandaraya Kuala Lumpur * Building Plans Approval Reference No. : BP T3 OSC 2012 4091 * Expected Date of Completion : March 2017 * Encumbrances : NIL * Land Tenure : Freehold

* Bumiputra Discount : 5% * Total Units : 289 units * Price : Min. RM2,110,000 Max.RM12,740,000