

IMPERIA

the art of living, the craft of building



IMPERIA14
(Total : 14 Units)

For Sales Enquiries : **+603-7982 8000 / +6011-2814 0969**

Developer :



萬年有限公司
Abadi Man Nien Sdn Bhd
Co. No.197001000668 (9930-M)
Wisma Abadi Man Nien
No 6 - 1A, Jalan 3/109C Taman Abadi Indah,
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Financier:



A Member of:



abadiheights
@ Puchong

IMPERIA14

3 Storey SEMI-DETACHED
37'x 85' (14 Units)

Three-generational Living Takes on New Meaning at Imperia

Creating Cherished Memories Start at IMPERIA...

Imperia impresses by elevating the art of living spanning three generations with something for everyone in the family. Here, creating precious memories come easy as the total limited edition of 14 units provide plenty of room for families to grow and flourish in the safety of serene surroundings. The unique 3 Storey Semi-Detached 37' x 85' designs epitomise modern contemporary living at its best specifically designed for each family member. Each unit spans 4,540 sq. ft. in size, accompanied by a generous garden area to connect with Mother Nature. On the second level, junior suite will relish having direct access to an attached bathroom with an accompanying balcony, perfect for sleepovers with friends. Since all rooms come with an attached bathroom, the art of living comfortably takes on a fresh meaning.

IMPERIA
3 Storey SEMI-DETACHED

37'x 85'

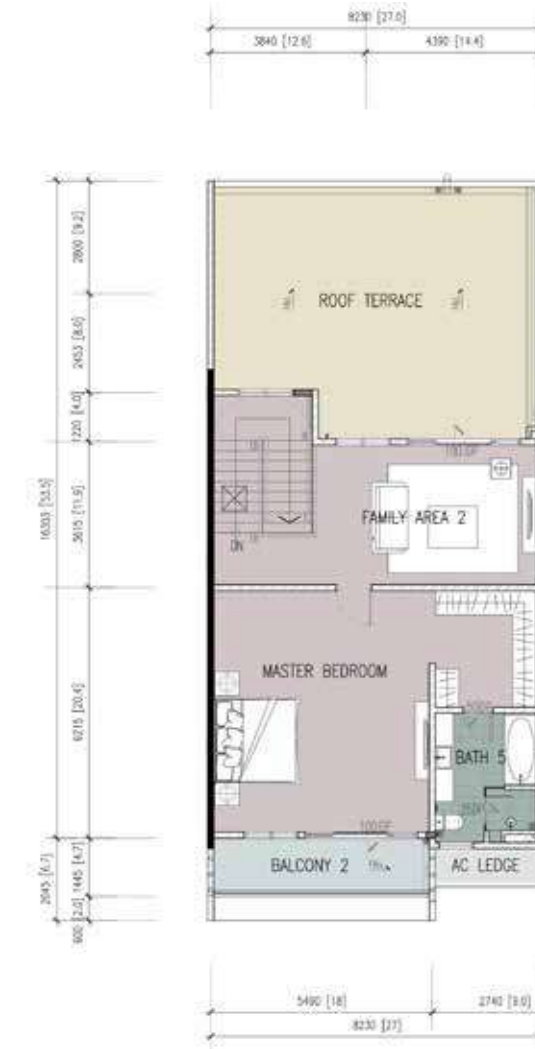
4,540 sq.ft.
(14 Units)



GROUND FLOOR



1st FLOOR



2nd FLOOR

SPECIFICATIONS

STRUCTURE	Reinforced concrete frame/ Steel frame	
WALLS	Bricks with cement plaster finish	
ROOFING COVERING	Metal roof with steel truss system/ Reinforced concrete	
STAIRCASE	Reinforced concrete staircase with railing	
CEILING	Plaster ceiling with painting/ Skim coating	
FLOOR FINISHES	Living, Dining	- quality ceramic tiles
	Kitchen	- quality ceramic tiles
	Guest room	- quality ceramic tiles
	Utility	- quality ceramic tiles
	Car porch	- concrete stamping
	Staircase & Landing	- laminated timber flooring
	Master Bedroom, Junior Master Bedroom	- laminated timber flooring
	Bedroom 1 & 2	- laminated timber flooring
	Corridor	- laminated timber flooring
	Family Area 1 & 2	- laminated timber flooring
	Bath 1, 2, 3, 4 & 5	- ceramic tiles
	Balconies	- ceramic tiles
	Roof Terrace	- ceramic tiles
	A/C Ledge	- cement render
WALL FINISHES	Kitchen	- ceramic wall tiles/ plaster and paint
	Bath 1, 2, 3, 4 & 5	- ceramic wall tiles
	Internal Walls	- plaster and paint
	External Walls	- plaster and paint
DOORS	Main Entrance Door	- decorative timber door
	All Other Rooms	- timber door
	Living, Dining	- aluminium framed glass sliding door
WINDOWS	- aluminium framed with glass	
IRONMONGERY	- quality locksets	
SANITARY FITTINGS	Kitchen	- kitchen sink & taps
	All Bathrooms	- water closet, wash basin & taps
ELECTRICAL INSTALLATION	Lighting points	- 46 nos
	Gate lighting points	- 2 nos
	Ceiling fan points	- 9 nos
	13A power points	- 51 nos
	15A A/C points	- 9 nos
	Water heater points	- 5 nos
	Auto gate point	- 1 nos
	Television point	- 5 nos
	Door Bell Point	- 1 nos
	Telephone point (pair)	- 1 nos
	Fiber Wall Socket	- 1 nos
FENCING	Mild steel gate and fencing with brick wall c/w refuse chamber and letter box	