



TRINITY  
**SENSORIA**  
RESIDENCES



Lanai Unit  
*\*Artist Impression*

# TRANQUIL NATURE LIVING TAILORED FOR YOU

Immerse yourself in a lifestyle that promotes relaxation and well-being, with features such as a spa villa, meditation deck, and wellness lawn, all while enjoying the convenience of city living.

MALAYSIA'S FIRST  
CONDOMINIUM WITH



-  Contactless Technology
-  Wellness-Oriented Design
-  Physical Wellness Facilities
-  Social Wellness Facilities
-  Mental Wellness Facilities



Infinity Pool  
*\*Artist Impression*

## EXPERIENCE A NEW SENSE OF LIVING

Nestled in Ampang, Trinity Sensoria offers a unique blend of urban amenities and natural surroundings, creating an ideal setting for holistic living.



Designed for  
Natural Ventilation  
& Lighting



Community &  
Wellness-Focused  
Lifestyle



Spacious and  
Versatile Layout



3 - 5  
Bedrooms  
1,008 - 1,450 sq. ft.



Garden Theatre  
*\*Artist Impression*



Pickleball Court/ Mini Futsal Court

*\*Artist Impression*



Himalayan Salt Sauna

*\*Artist Impression*



Garden Unit

*\*Artist Impression*

## FACILITIES PODIUM

### OUTDOOR

- 1 50m Infinity Pool
- 2 Wading Pool
- 3 Wet Deck
- 4 Trail of Tranquility
- 5 Picnic Courtyard
- 6 Spectator's Lane
- 7 Pool Terrace
- 8 Pool Shower
- 9 Pickleball Court/ Mini Futsal Court
- 10 Yoga Tabata Pad
- 11 Community Loop
- 12 Fitness Node
- 13 Family Playscape
- 14 Floating Garden

- 15 Social Veranda
- 16 Breezy Lanai
- 17 Garden Theatre
- 18 BBQ Terrace
- 19 Patio
- 20 Edible Organic Garden
- 21 Contemplation Nook
- 22 Reflexology Trail
- 23 Spa Garden
- 24 Jacuzzi Pavilion
- 25 Contemplation Creek
- 26 Hydrotherapy Pods
- 27 Multipurpose Patio
- 28 Wellness Lawn
- 29 Meditation Deck



### INDOOR


- 30 Gym
- 31 Multipurpose Hall
- 32 Cafeteria/ Kitchen
- 33 Laundry
- 34 Mini Mart
- 35 Changing Room (F)
- 36 Changing Room (M)
- 37 Spa Villa
- 38 Guest Room
- 39 Study Room
- 40 Entertainment Room
- 41 Surau
- 42 Covered Passage



# FLOOR PLANS

## TYPE A

-  3 Bedrooms
-  2 Bathrooms
-  1 Balcony

 Built-up Area  
1008 sq.ft.



## TYPE B


-  4 Bedrooms
-  3 Bathrooms
-  1 Balcony

 Built-up Area  
1286 sq.ft.



## TYPE C

-  4+1 Bedrooms
-  4 Bathrooms
-  1 Lanai
-  1 Bathtub

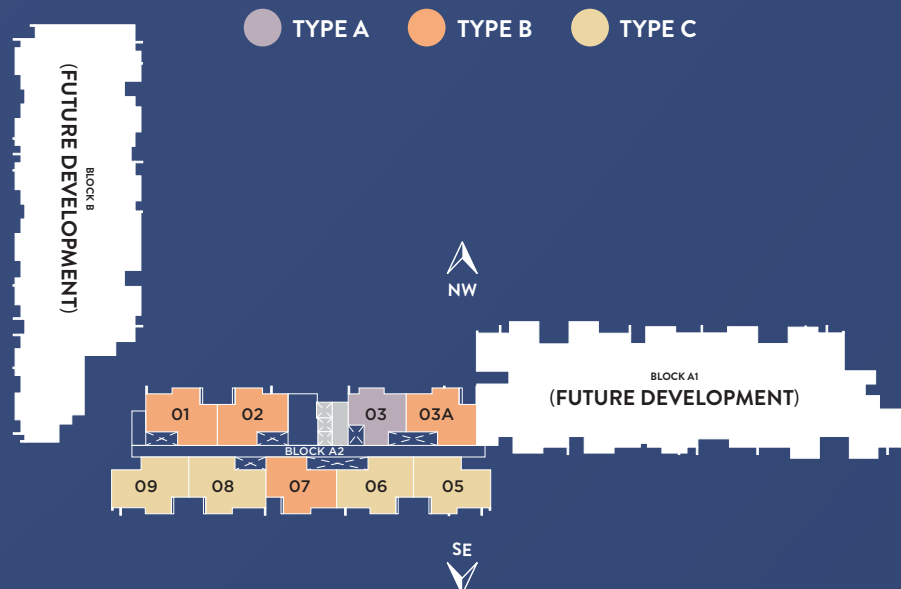
 Built-up Area  
1450 sq.ft.



# SPECIFICATION

STRUCTURE	Reinforced Concrete Frame							
WALLS	Brick Wall / Reinforced Concrete Wall							
ROOF	Reinforced Concrete							
CEILING	Skim Coat / Plaster Ceiling							
WALL FINISH	Kitchen	- Plaster And Paint / Wall Tiles To 1500mm High						
	Bathroom	- Wall Tiles To Ceiling Height						
	Others Areas	- Plaster And Paint						
FLOOR FINISHES	Foyer / Living / Dining	- Tiles						
	Kitchen / Bathroom	- Tiles						
	Bedrooms	- Laminated Timber Flooring						
	Family	- Laminated Timber Flooring (D1, D2)						
	Upper Floor Corridor	- Laminated Timber Flooring (D1, D2)						
	Balcony / Lanai	- Tiles						
	Yard	- Tiles						
	Utility	- Tiles (D1, D2) / Laminated Timber Flooring (C1, C1(M) C2, C3, C4)						
	A/C Ledge	- Cement Render						
	Private Garden	- Artificial Turf (A3, A3(M), B3, B3(M), B4)						
	Staircase	- Laminated Timber Flooring (D1, D2)						
DOORS	Timber Door / Aluminium Framed Doors / Sliding Door / Bi-fold Door (D1,D2)							
WINDOWS	Aluminum Framed Windows							
IRONMONGERY	Quality Lockset							
SANITARY INSTALLATION	Kitchen	- Sink With Tap						
	Bathroom	- Wash Basin, Toilet Roll Holder, Water Closet, Tap, Shower Rose, Bath Tub (B1, B1(M), B5,C1, C1(M), C2, C2(M), C3, C3(M), C4, D1, D2)						
ELECTRICAL INSTALLATION	TYPES	A1	A2/A4	A3	B1/B2 B5/B6	B3/B4	C1/C2 C3/C4	D1/D2
	Lighting Point	14	13	18	18	23	22	42
	Ceiling Fan Point	2	2	2	3	3	3	5
	Wall Fan Point	0	0	0	0	0	1	1
	Door Bell Point	1	1	1	1	1	1	1
	13A Switch Socket Outlet	14	14	14	18	18	20	34
	Water Heater Point	2	2	2	3	3	4	6
	Air Cond Point	4	4	4	5	5	5	8
	13A Weatherproof Switch Socket Outlet	0	0	1	0	1	0	1
	SMATV Outlet	1	1	1	1	1	1	1
	Electrical Distribution Board	1	1	1	1	1	1	1
	Fiber Wall Socket	1	1	1	1	1	1	2
	Kitchen Hood Point	1	1	1	1	1	1	1
	Mechanical Fan	0	0	0	1	1	1	2
	Kitchen Hob Point	1	1	1	1	1	1	1

## TYPICAL LEVEL PLAN



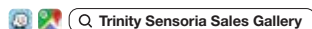
# LIVE WITHIN CONVENIENCE

With direct access to the Middle Ring Road 2 (MRR2) via a RM6 million road extension, Trinity Sensoria offers unrivalled access to major highways and conveniences, including shopping centres, education and medical institutions, as well as recreational attractions.



**Developer:**  
**Trinity Wellness & Enlivea Development Sdn. Bhd.**  
 (Formerly known as Grand Place Development Sdn. Bhd.)  
 (A member of Trinity Group) 201901025961 (1335290-X)

**Trinity Sensoria Sales Gallery**  
 Lot 126846, Batu 6, 1/4, Jln Lingkaran Tengah 2,  
 Taman Hill View, 68000 Ampang Jaya, Selangor.  
 Tel: 03-8084 0808



**Connect With Us:**  
 Facebook: TrinityGroupMY  
 Instagram: trinity\_group\_my  
 www.sensoria.com.my

**Financing Partner:**  
**RHB**

**A Joint Venture Project Between:**  
**Developer:** TIG TRINITYGROUP  
 Building Excellence. Creating Legacies.  
**Landowner:** Oxley  
 OXLEY HOLDINGS LIMITED

Developer: Trinity Wellness & Enlivea Development Sdn Bhd. 201901025961 (1335290-X). • Address: ZP-10 Zest Point, Lebuhraya Bukit Jalil, BK 9 Bandar Kinrara, 47180 Puchong, Selangor • Tel: +603 8062 9009 Fax: +603 8062 9222 • www.trinitygroup.com.my • Residensi Bayu Ceria • Type: Condominium • Developer's Licence No.: 20140/07-2028/0941(A) • Validity: 16/07/2023 - 15/07/2028 • Advertising & Sales Permit No.: 20140-2/10-2027/0917(N)-(S) • Validity: 10/10/2024 - 09/10/2027 • Approving Authority: Majlis Perbandaran Ampang Jaya (MPAJ) • Building Plan Approval No.: (18) DLM MPAJ.BS.KB.740-1/2-05(F2)/18-1 • Land Tenure: Freehold • Land Encumbrances: RHB Bank • Expected Date of Completion: November 2028 • No. Units: 230 Condominium Units (Block A1) • Min. Price: RM728,000 • Max. Price: RM1,800,000 • No. Units: 216 Condominium Units (Block A2) • Min. Price: RM650,000 • Max. Price: RM1,480,000 • No. Units: 291 (Block B) • Min Price: RM615,000 • Max. Price: RM1,400,000 • Bumi Discount: 7%

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