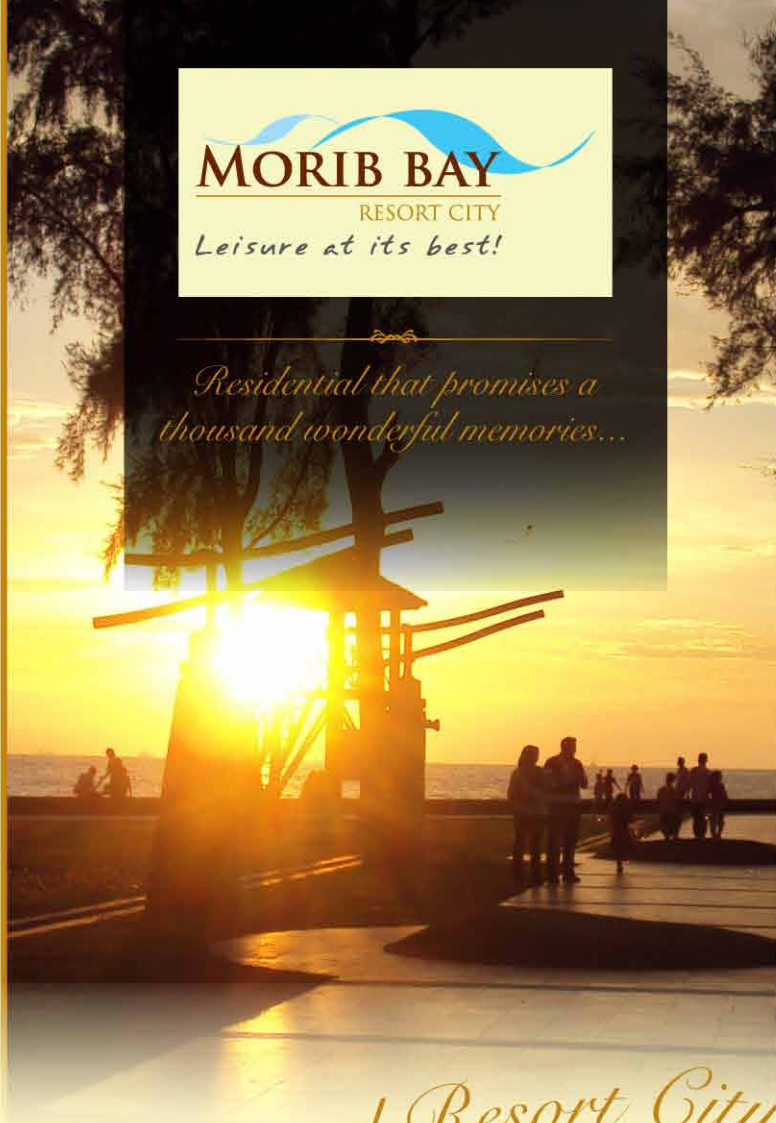




**MORIB BAY**  
RESORT CITY  
*Leisure at its best!*

*Residential that promises a  
thousand wonderful memories...*



*An Integrated Resort City...*

GLOBAL HERITAGE

*Riviera*

*2 Storey Service Twin Villa*



Swimming Pool



Gymnasium



Guard House



Food & Beverage



Tennis



Water Park



Safari Park

## *Elevate To Resort Lifestyle Living*

提升至度假村般悠闲的生活

*An* assurance of secured and comfort living in a premier resort city complete with exceptional residential facilities at your doorstep.

The purpose built Active Academy Country Club provides unmatched modern recreational and sports facilities for your enjoyments in keeping an active lifestyle.

Morib Bay Resort City water theme park and safari adventure facilities provide unparalleled sophisticated water rides and safari activities for those who loved outdoor excitements and thrills.

### *Unique Features* / 特别卖点

❧ *Landed Semi-Detached Resort Homes from RM 260 per square feet /*

半独立洋房只从RM260一平方尺

❧ *Freehold* | 永久地契

❧ *Centrally located within Klang-Morib-Sepang coastal tourism belt |*

坐落在巴生-摩立-雪邦海域旅游胜地范围

❧ *A New integrating resort city in Klang Valley |*

位于巴生谷的全新综合度假胜地

❧ *40 km from KLLA, Cyberjaya, Putrajaya, Kota Kemuning and Port Klang |*

距离马来西亚国际机场, 赛城, 布城, 沙亚兰哥打文宁, 巴生港口仅约40公里



**OPEN FOR SALE**

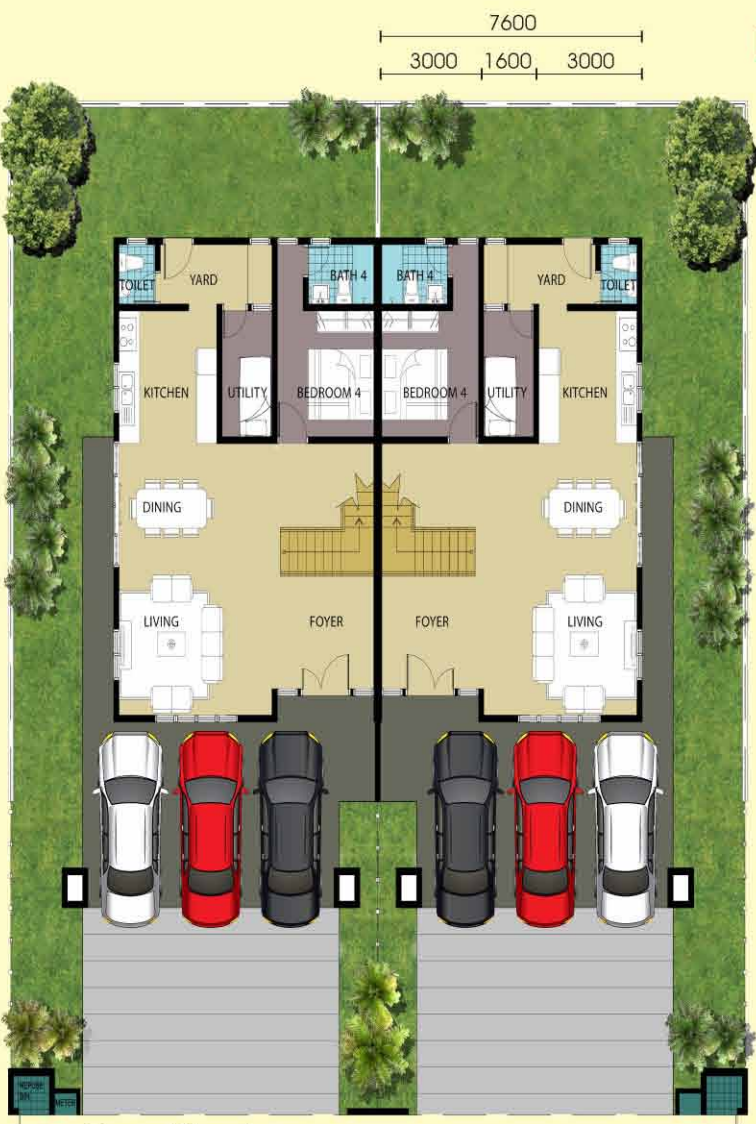
GLOBAL HERITAGE  
*Riviera*  
 2 Storey Service Twin Villa



Lot size / 地段面积 : 35' x 75'  
 Built-up area / 建筑面积 : 2,566 sq.ft. / 平方米

4 + 1 Bedrooms / 间卧室  
 5 Bathrooms / 间浴室

From / 从 **RM 668,000** onwards / 起



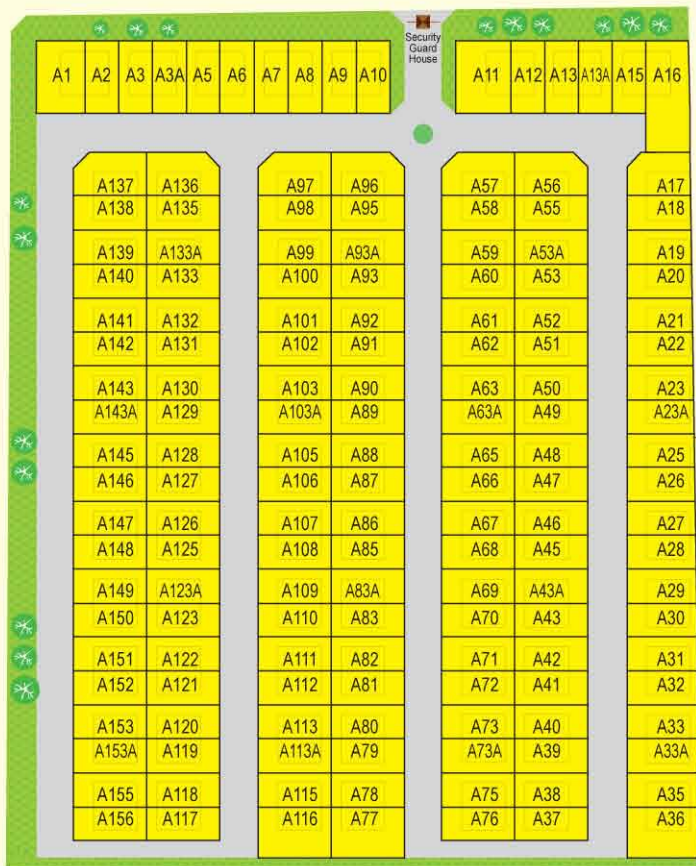
Ground Floor / 底楼平面图



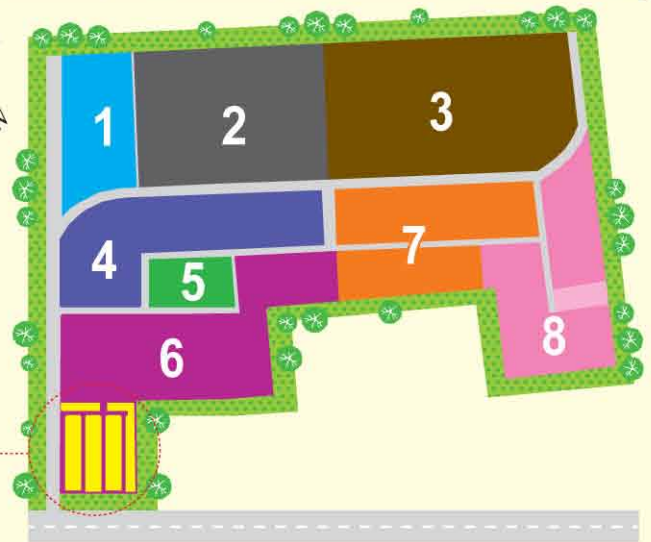
First Floor / 一楼平面图



# Site Plan



# Master Plan



- 1 Water Park / 水上乐园
- 2 Hotel, Mall & M.I.C.E. Complex / 酒店、商场 & 多元综合宴会厅 (M.I.C.E)
- 3 Safari Park / 野生动物园
- 4 Summer Garden Brand Village & Private College / 名牌购物广场 及 私立学院
- 5 Active Academy Country Club / 活动俱乐部
- 6 Global Heritage Resort Villa / Global Heritage 度假村别墅
- 7 Morib Bay Serviced Suite / 摩立公寓
- 8 Rumah Selangorku / 我的雪兰莪房屋

# Location



GPS Coordinates :  
**2°48'18.1"N, 101°29'42.2"E**



For enquiries, kindly contact :

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**SENTORIA**  
 Live Rewarded  
[www.sentoria.com.my](http://www.sentoria.com.my)

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 T : 03 - 3187 4288 / 03 - 3187 4388

Developer's License No : 9070-9/02-2018/87(L) Validity : from 4/2/16 - 3/2/18 Advertisement & Sales Permit No : 9070-9/02-2018/87(P) Validity : from 4/2/16 - 3/2/18 Approval Authority : Majlis Daerah Kuala Langat, Selangor Building Plan Approval No : MDKL/JKB/6/4/1134 Land Encumbrances : NIL Freehold Expected Date of Completion : March 2018 No of Units : 156 Property Type : 2 Storey Service Twin Villa Selling Price Minimum & Maximum : RM668,000.00 - 841,000.00 End Financier : RHB Bank Berhad, Alliance Bank Malaysia Berhad, Malayan Banking Berhad & Public Bank Berhad.