

ZENOPY

RESIDENCES

Invest In
Peace
of Mind



Embrace Urban Tranquility

Combined together, Zenopy Residences is the epitome of an ideal home which offers peace of mind in all senses with its serviced apartments that come with various amenities. Balanced, secure and in true harmony with the environment, Zenopy Residences is the perfect blend of space and harmony, offering you a well-deserved peace of mind.



5km

from shopping malls, retail outlets & supermarkets



4km

from prestigious educational institutes – Alice Smith International School & Universiti Putra Malaysia



Accessible

from multiple major highways including MEX, SKVE & LDP



Upcoming

MRT stations

@ Equine Park & Taman Putra Permai



Close proximity to

Parks & Petting Zoo

such as Puncak Jalil Recreational Park & Farm in the City



The Canopy featuring Gazebo

All The Facilities You'll Ever Need



Lap Pool



Floating Gym

Artist's Impression



Multi Game Court

Facilities Plan

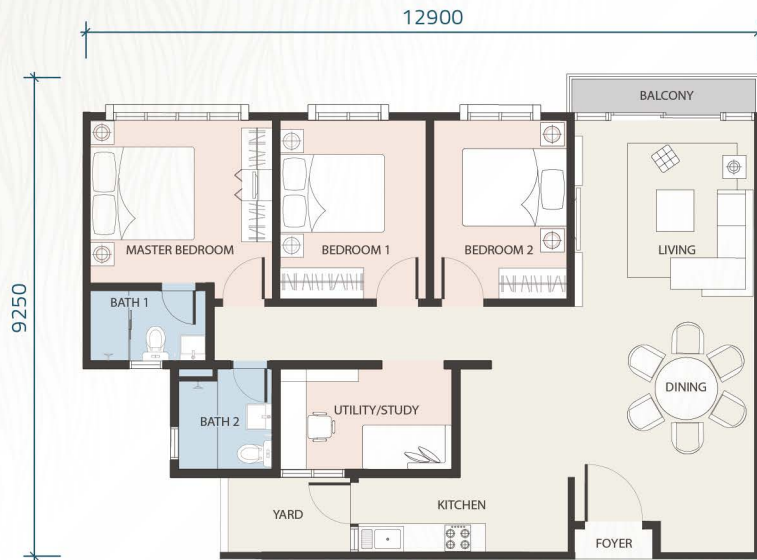
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| ① Jogging Track | ② Outdoor Fitness | ③ Chillax Corner | ④ Kids Futsal | ⑤ Kids Gym | ⑥ Zen Zone | ⑦ The Canopy | ⑧ Treehouse Playground | ⑨ Cafeteria | ⑩ Forest BBQ | ⑪ Garden Dining | ⑫ Picnic Lawn | ⑬ Wading Pool | ⑭ Lap Pool | ⑮ Zenopy Lounger | ⑯ Pool Basketball | ⑰ Floating Gym | ⑱ Pavigym Corner | ⑲ Workout Point | ⑳ Shower Cube | ㉑ Pool Deck | ㉒ Sauna | ㉓ Tennis Court | ㉔ Badminton Court | ㉕ Silver Station | ㉖ Tai Chi Deck | ㉗ Zen Bench | ㉘ Physiotherapy Gym | ㉙ Reflexology Path | ㉚ Meditation/ Yoga Zone | ㉛ Poolside Signature Tree | ㉜ Social Spot | ㉝ Surau | ㉞ Kindergarten | ㉟ Function Hall | ㊱ Laundrette | ㊲ Dart Range | ㊳ Ping Pong Zone | ㊴ Table Pool Area | ㊵ Bowling Alley | ㊶ Air Hockey | ㊷ Futsal Court** | ㊸ Basketball Court** | ㊹ Connection Crossing | ㊺ Sky Lounge (Level 16) |
|-----------------|-------------------|------------------|---------------|------------|------------|--------------|------------------------|-------------|--------------|-----------------|---------------|---------------|------------|------------------|-------------------|----------------|------------------|-----------------|---------------|-------------|---------|----------------|-------------------|------------------|----------------|-------------|---------------------|--------------------|-------------------------|---------------------------|---------------|---------|----------------|-----------------|--------------|--------------|------------------|-------------------|-----------------|--------------|------------------|----------------------|-----------------------|-------------------------|



** Subject to management corporation approval



Floor Plans



TYPE A | 1,128 sf



TYPE B | 1,012 sf



TYPE B1 | 982 sf



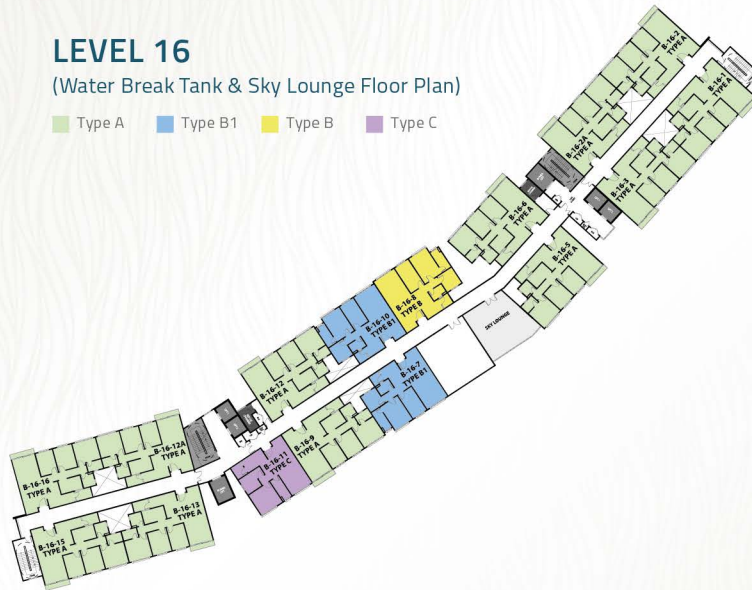
TYPE C | 823 sf

Level Plans

LEVEL 16

(Water Break Tank & Sky Lounge Floor Plan)

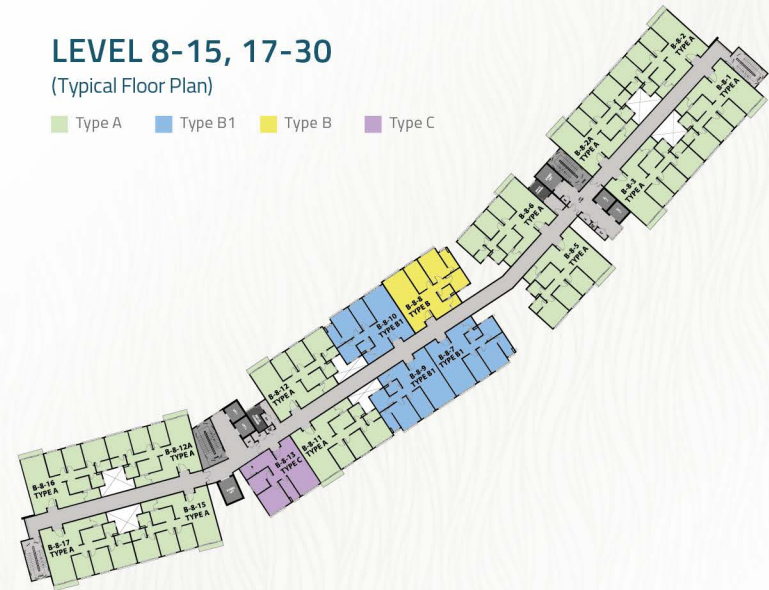
■ Type A
 ■ Type B1
 ■ Type B
 ■ Type C



LEVEL 8-15, 17-30

(Typical Floor Plan)

■ Type A
 ■ Type B1
 ■ Type B
 ■ Type C



Specifications

STRUCTURE	Reinforced concrete framework
WALL	Brick wall/ Reinforced concrete wall
ROOF COVERING	Reinforced concrete flat roof
CEILING	Plaster board/ Skim coat
WINDOWS	Aluminium frame window
DOORS	
MAIN ENTRANCE	Fire rated door
OTHERS	Plywood flush door/ Aluminium frame sliding door
LOCKSET	Quality locksets
FLOOR FINISHES	
LIVING & DINING	Porcelain tiles
DRY/ WET KITCHEN	Porcelain tiles
MASTER BEDROOM	Porcelain tiles
BEDROOM 1, 2	Porcelain tiles
BATHROOM 1, 2	Ceramic tiles
UTILITY	Porcelain tiles
BALCONY	Homogeneous tiles
YARD	Ceramic tiles
WALL FINISHES	
INTERNAL WALL	Plaster & paint/ Skim coat & paint
EXTERNAL WALL	Plaster & paint/ Paint only
KITCHEN	Ceramic tiles
BATHROOM	Ceramic tiles

SANITARY & PLUMBING FITTINGS			
	TYPE A, A-1, A1-A, A1-B, A1-C, A1-D, A1-E, A2	TYPE B, B-1, B-2	TYPE C
WATER CLOSET	2	2	1
BASIN	2	2	1
SHOWER POINT	2	2	1
SINK	1	1	1
ELECTRICAL POINTS			
LIGHTING POINT	15	12	9
FAN POINT	6	5	4
AIR-CONDITIONER POINT	2	2	2
13A SWITCH SOCKET POINT	12	11	9
TV POINT	2	2	2
TELEPHONE POINT	1	1	1
DOORBELL POINT	1	1	1
WATER HEATER POINT	2	2	1
DISTRIBUTION BOARD	1	1	1

Location Map



Address: No 173 & 175, Jalan LP 7/2, Taman Lestari Perdana, Bandar Putra Permai, 43300 Seri Kembangan, Selangor
 Waze 🗺️: Zenopy Residences Sales Gallery

Another project by



林木生集团有限公司 **LBS BINA GROUP BERHAD** 200001015875 (518482-H)
PROPERTY DEVELOPMENT & INVESTMENT HOLDINGS
 HQ PLAZA SERI SETIA, LEVEL 1-4, NO.1 JALAN SS9/2, 47300 PETALING JAYA, SELANGOR DARUL EHSAN, MALAYSIA

1700 81 8998

FOLLOW LBS BINA ON:    

Developer: Delta Gallery Sdn Bhd (1213017-V) A Member of ML Global Bhd. | Developer's License No.: 19145-1/09-2020/02833 (L) | Validity Period: 17/09/2019 – 16/09/2020 | Advertising & Sales Permit No.: 19145-1/09-2020/02833 (P) | Validity Period: 17/09/2019 – 16/09/2020 | Approving Authority: Majlis Perbandaran Subang Jaya | Building Plan Ref. No.: MPSJ./BGN/600-1/10/4 BP6-12 | Land Tenure: Leasehold 96 years (expiry date: 4 Sept 2112) | Land Encumbrances: Charged to UOB (M) Bank Bhd. | Expected Date of Completion: Aug 2021 | Total Units: 398 units | Price RM 544,800 (Min) – RM 900,000 (Max) | Restriction in Interest: This land cannot be transferred, charged without the prior consent from the State Authority. Disclaimer: Whilst every reasonable care and effort has been taken, all measurements and specification are approximate. All plans and specification information contained herein may be subject to change as required by the Authorities / Engineer / Architect, and the Developer and / or Landowner (where applicable) shall not be held responsible for any inaccuracy. All 3D visuals are artist's impressions only. Terms and conditions apply.

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