



TROPICANA  
METROPARK

SUBANG JAYA

FREEHOLD

# SOUTHPLACE

RESIDENCES

**A FRESHER  
CONCEPT OF LIVING  
IN SUBANG JAYA**





A BEAUTIFUL EVENING STROLL  
(ARTIST'S IMPRESSION ONLY)

**FREEHOLD** ABOVE THE LATEST COMMERCIAL HUB **COSY HOMES** PARK VIEW



SHOPPES JUST AROUND THE CORNER  
(ARTIST'S IMPRESSION ONLY)



How green is  
my valley  
So flushed with life  
So gentle in the wind  
And every moment  
is a song



A BRIGHT ARRIVAL  
(ARTIST'S IMPRESSION ONLY)

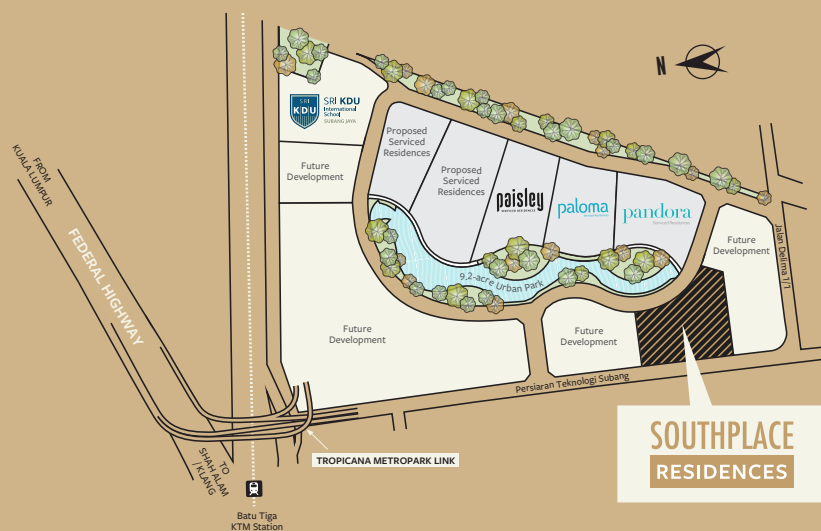


STUNNING VIEWS OF THE URBAN PARK  
(ARTIST'S IMPRESSION ONLY)

# JUMP START EVERYDAY

**SOUTHPLACE RESIDENCES @ TROPICANA METROPARK  
IS THE HAPPIEST OF SUBANG JAYA'S HIGH RISE HOMES.**

Introducing the new stylish serviced apartments of Tropicana Metropark—lifestyle-centric residences right above exciting neighbourhood shoppes, surrounded by spectacularly vibrant towns of Subang Jaya, Shah Alam and Glenmarie, with winning views of the urban park with a canal.



## ESSENTIALS

1  
**STUDIOS AND TWO-BEDDERS**

2  
**EXCLUSIVE FACILITIES AND  
LANDSCAPE DECK**

3  
**DIRECTLY CONNECTED TO  
RETAIL, RESTAURANTS AND SERVICES BY  
ACCESS-CONTROL LIFTS**

Let your home reflect the youthful you.

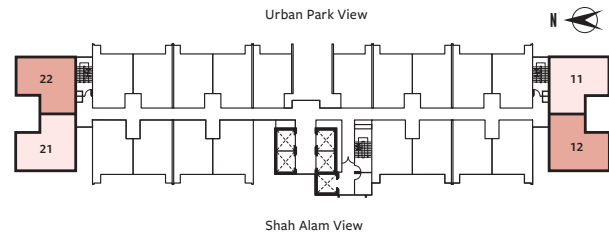
From breezy design to bubbly vibes,  
SouthPlace Residences exemplifies colourful urban lives  
that stay fresh forever.

# TYPE A

2 Bedrooms

700 sf  
65.1 sm

■ A  
■ A-M



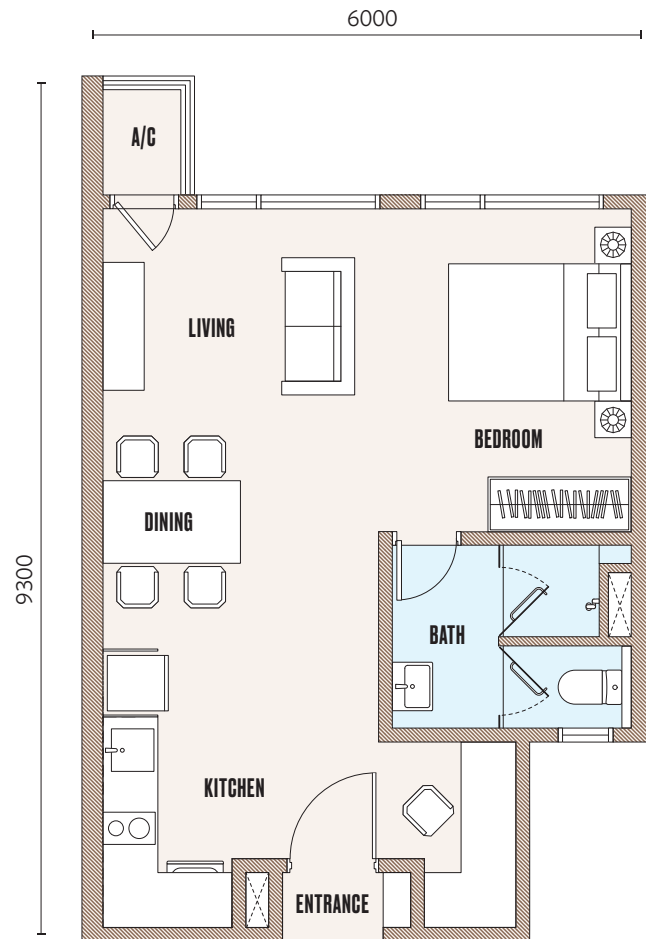
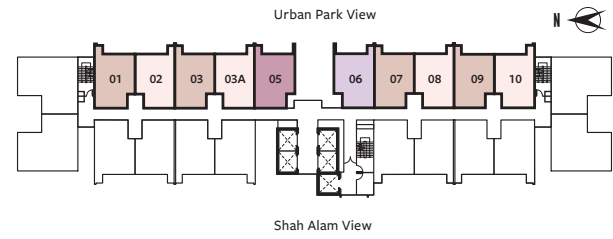
# SPECIFICATIONS

# TYPE B

Studio

500 sf  
46.5 sm

- B
- B-M
- B1
- B1-M



<b>STRUCTURE</b>		Reinforced Concrete
<b>WALL</b>		Reinforced Concrete / Lightweight Block / Brick Wall
<b>ROOF COVERING</b>		Reinforced Concrete
<b>WINDOWS</b>		Aluminium Framed Glass Window
<b>DOORS</b>	MAIN ENTRANCE	Approved Fire-Rated Door
	OTHERS	Timber Flush Door
<b>IRONMONGERY</b>		Locksets
<b>CEILING</b>		Skim Coat & Paint / Plaster Ceiling

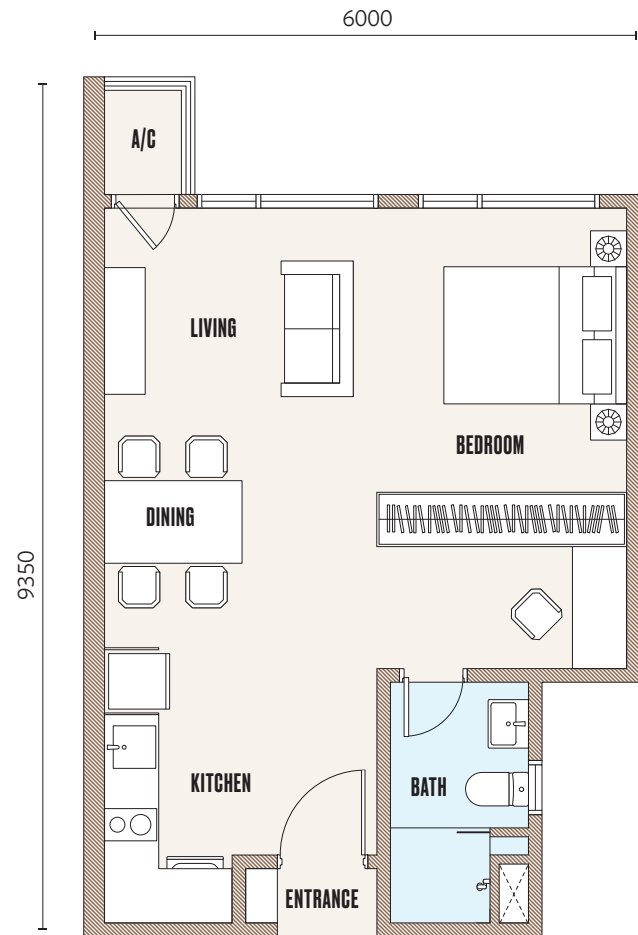
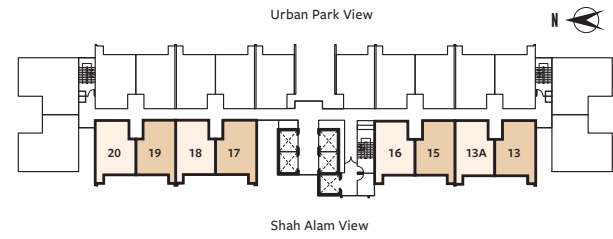
<b>WALL FINISHES</b>	BATHROOM	Tiles
	OTHERS	Skim Coat / Plaster & Paint
<b>FLOOR FINISHES</b>	LIVING / DINING / KITCHEN / BATHROOM / STUDY / YARD	Tiles
	A/C LEDGE	Cement Screed
	BEDROOM (ALL TYPE A)	Laminated Flooring
	BEDROOM (ALL TYPE B & C)	Tiles

# TYPE C

Studio

500 sf  
46.5 sm

C  
C-M



SANITARY WARE & PLUMBING FITTINGS	A	B	C
WASH BASIN	2	1	1
BASIN TAP	2	1	1
WATER CLOSET	2	1	1
TOILET PAPER HOLDER	2	1	1
HAND BIDET	2	1	1
KITCHEN SINK WITH TAP	1	1	1
WASHING MACHINE TAP	1	1	1

ELECTRICAL INSTALLATIONS	A	B	C
LIGHTING POINT	15	11	10
CEILING FAN POINT	3	2	2
POWER POINT	15	13	13
AIR-CONDITIONING POINT	3	2	2
WATER HEATER POINT	2	1	1
TV POINT	1	1	1
FIBRE WALL SOCKET	1	1	1
DOOR BELL POINT	1	1	1

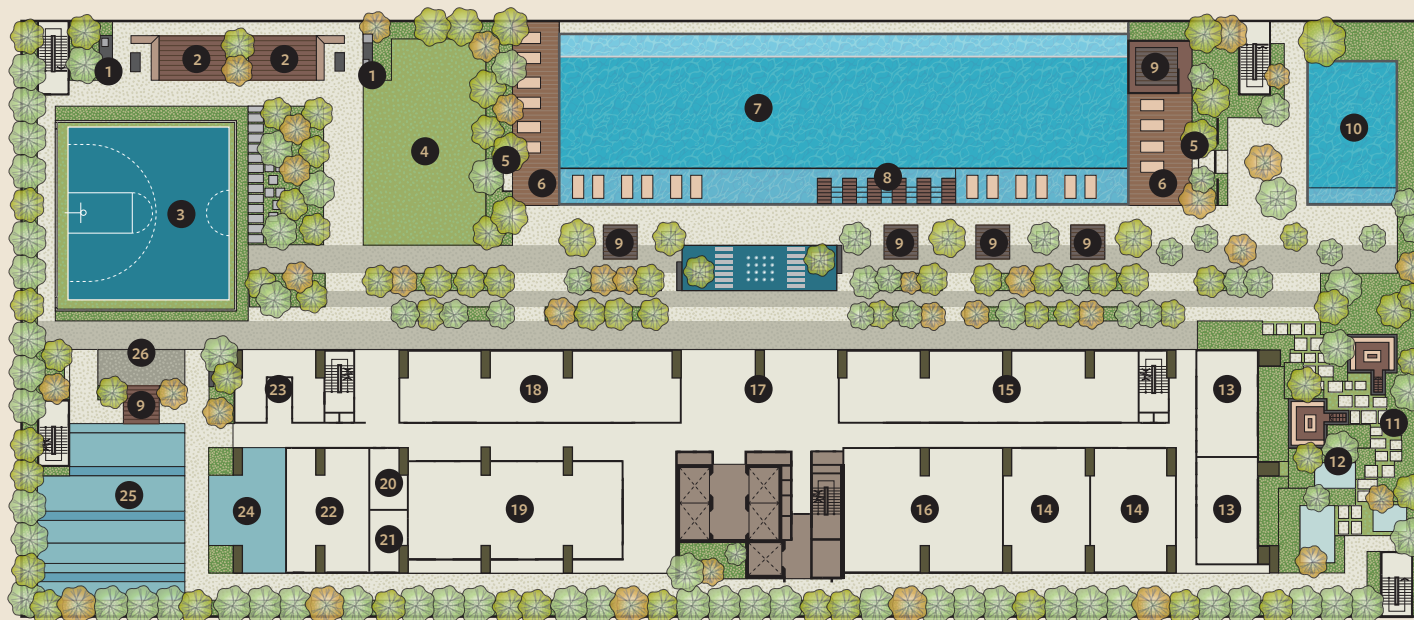




# FACILITIES YOU'LL LOVE

AT L9  
PODIUM

A RELAXING SWIM  
(ARTIST'S IMPRESSION ONLY)



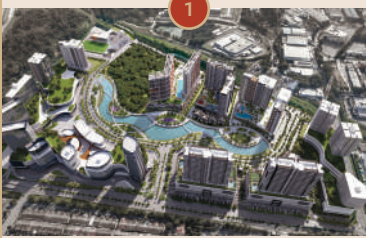
## LEGEND

- |                         |                      |
|-------------------------|----------------------|
| 1 BBQ Terrace           | 14 Surau             |
| 2 Gazebo                | 15 Gymnasium         |
| 3 Half Basketball Court | 16 Management Office |
| 4 Picnic Lawn           | 17 Lobby             |
| 5 Outdoor Shower        | 18 Lounge Space      |
| 6 Pool Deck             | 19 Multipurpose Hall |
| 7 Swimming Pool         | 20 Laundry Room      |
| 8 Jacuzzi               | 21 Prep & Store Room |
| 9 Cabana                | 22 Nursery           |
| 10 Kid's Pool           | 23 Washroom          |
| 11 Herbs Garden         | 24 Kid's Play Area   |
| 12 Par Course           | 25 Kid's Playground  |
| 13 Changing Room        | 26 Reflexology Path  |



LOUNGING BY THE POOL  
(ARTIST'S IMPRESSION ONLY)





1

88-acre

## MASTERPLAN

residences, commercial,  
education, greenery

2

Purpose-built

## DIRECT LINK

connecting Federal Highway  
to Tropicana Metropark

3

9.2-acre

## URBAN PARK

airy spaces for  
modern fun 'n fitness

4

State-of-the-art

## SRI KDU INTL SCHOOL

quality education  
for 3 to 18 year-olds

# A PART OF THE LIVELY SUBANG JAYA

**GO  
ANYWHERE  
ANYTIME**NEAR  
6 MAJOR  
HIGHWAYS**A  
BUZZING  
HUB**SOUTHPACE RESIDENCES IS  
SITUATED RIGHT ABOVE  
SOUTHPACE SHOPPES,  
THE LATEST HANGOUT SPOT  
OF SUBANG JAYA**THE  
CORE OF  
VIBRANCY**THE NEW MEETING POINT  
AT THE HEART OF  
SUBANG JAYA-SHAH ALAM-GLENMARIE  
GOLDEN TRIANGLE**1700 81 8887  
012 533 1428**[tropicanametropark.com.my](http://tropicanametropark.com.my)

DEVELOPER

TROPICANA METROPARK SDN BHD

**TROPICANA METROPARK PROPERTY GALLERY**No. 1, Jalan Delima 1/1, Subang Hi-Tech Industrial Park,  
47500 Subang Jaya, Selangor, Malaysia.

GPS Coordinate: 3.069312 N, 101.564488 E

Operating hours: Open Daily, 10.00am-6.00pm

A member of

**TROPICANA**  
CORPORATION BERHAD

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Pemaju: Tropicana Metropark Sdn Bhd (412231-X) Unit 1301, Level 13, Tropicana Gardens Office Tower, No. 2A, Persiaran Surian, Tropicana Indah, 47810 Petaling Jaya, Selangor Darul Ehsan • No. Lesen Pemaju: 12238/02-2028/0118(R) • Tempoh Sah: 28/02/2023-27/02/2028 • No. Permit Iklan dan Jualan: 12238-4/02-2024/0123(R)-(S) • Tempoh Sah: 28/02/2023-27/02/2024 • No. Pelan Bangunan: MPSJ.BGN/BP2.600-1/10/4/12(15) • Pihak Berkuasa Yang Meluluskan Pelan Bangunan: Majlis Perbandaran Subang Jaya • Tarikh Jangka Siap: March 2024 • Bebanan Tanah: OCBC Bank • Pegangan Tanah: Bebas • Jenis Bangunan: Pangsupuri Servis • Jumlah Unit: 656 • Jumlah Parkir: 933 • Keluasan Binaan: 500sf (min)-700sf (mak) • Harga Jualan: RM377,000 (min)-RM852,000 (mak) • 7% Diskaun Bumiputra • Sekatan-Sekatan Kepentingan: Tiada

IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA.