

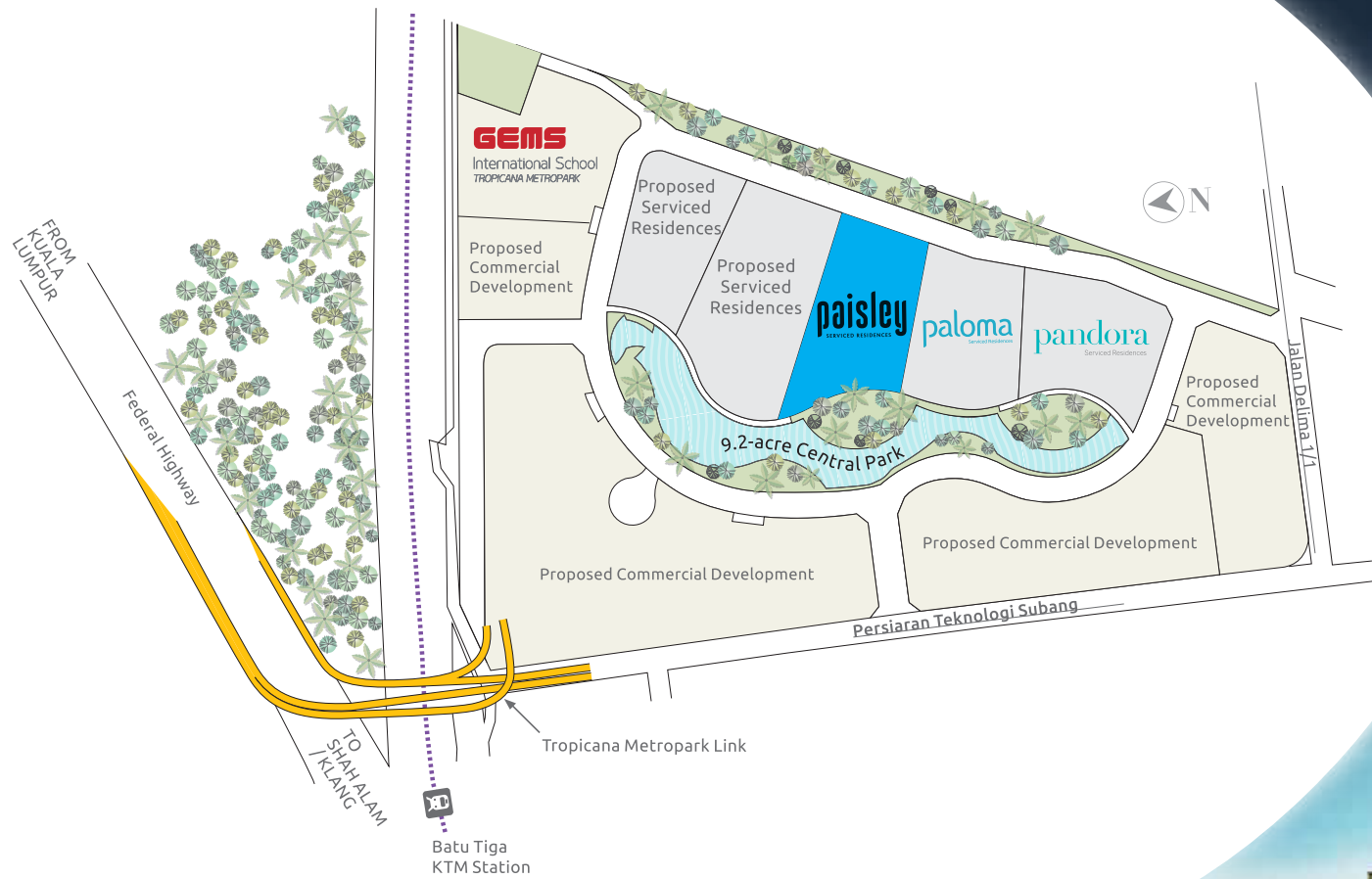


**TROPICANA
METROPARK**
SUBANG JAYA

paisley
SERVICED RESIDENCES

FREEHOLD

Master Plan



Hi, An integrated urban township for Metropark Living.

Tropicana Metropark, a sprawling 88-acre freehold mixed development brings together premium residences, commercial spaces, and recreational areas for a holistic lifestyle in the exclusive enclave of Subang Jaya.

Channelling the fresher concept, Tropicana Metropark offers a cradle for dwelling, a centrestage for business, and a sanctuary for relaxation.

Taking inspiration from Melbourne's Yarra River, Tropicana Metropark's master plan is anchored by a 9.2-acre Central Park and its canal. Further enhancing the concept are a variety of facilities and amenities, including the dedicated Tropicana Metropark Link that leads you directly into Tropicana Metropark.

Through meticulous design and planning, the township has achieved a balance of living comforts and metropolitan perks, giving a whole new meaning to Metropark Living.



Hi, Modern conveniences.

A lush attraction for live, work, and play

At the heart of the development, a 9.2-acre Central Park acts as the green lung and social heart of the vicinity, binding the various components.

A 750-metre waterway complete with a natural bio-filtration system for aeration is built, breathing life into the underwater ecosystem while sustaining the diverse flora and fauna above it.

Aside from maintaining the vibrant Central Park biome, the canal is also the attraction of various communities in Tropicana Metropark and beyond. Residents and visitors alike can enjoy a stroll along the paths permeating the park, or admire the expansive view from the F&B strip fronting it.



9.2-acre Central Park



GEMS International School

The world's biggest private education provider* at your doorstep

The paths along the park also leads to GEMS International School. The 252,000 square foot campus can accommodate up to 2,400 students aged from 3 years old all the way up to 18 years old.

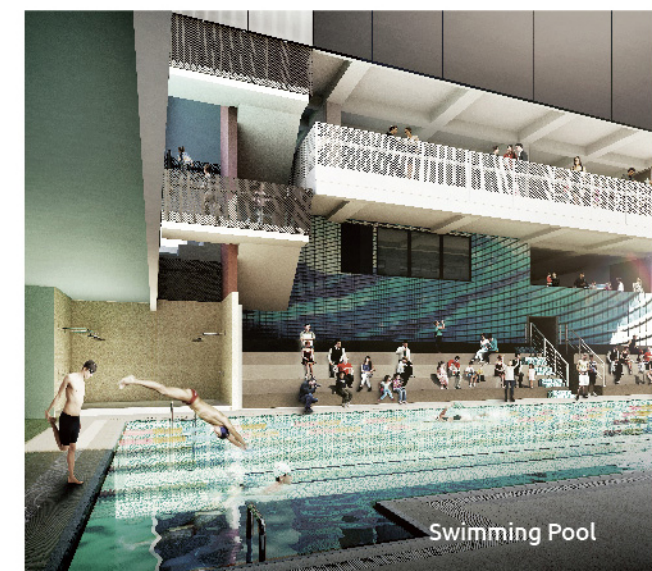
Fully equipped with world-class facilities, GEMS encourages exposure to a wide range of sports, performing arts, culture, science and technology.

Here, your child can develop in a stimulating and supportive environment surrounded by opportunities to learn.

*Source: Bloomberg News



School Courtyard



Swimming Pool

Hi, Private spaces and open views.

Situated at the centre of Tropicana Metropark, Paisley Serviced Residences is a collection of exclusive high-rise homes with built-ups ranging from 601 sq. ft. to 1,491 sq. ft., fronting the heart of the Central Park.

A warm welcome home begins at the entrance, where the luxurious, retreat-like surroundings set the tone for Paisley's lifestyle of relaxation.

The atmosphere continues at home with a stunning view from the balcony. Breaking away from the conventional linear layout, one of Paisley's two towers is structured with a unique curved design, angling away from the second block to maximise open area. The intelligent architecture creates personal space between residents while offering a panoramic scenery.



Grand Entrance Statement



Paisley Serviced Residences



A stunning view from Type C7 living room

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Grand Entrance Statement



Multi-level Gymnasium

Hi, A lifestyle of exclusive comforts.

When it comes to leisure and relaxation, the people of Paisley get the best of both worlds. Being next to the Central Park, residents have easy access to a social spot with its open greenery and welcoming landscapes.

Meanwhile, within Paisley itself is a variety of facilities, providing space for contemporary luxuries in a secluded, resort-like environment levels away from home.

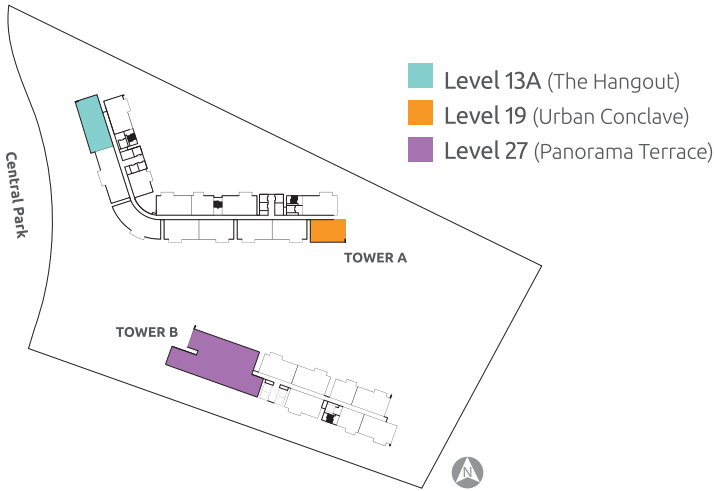
A day can start with a quick getaway at the Lifestyle Deck's Oasis Pool, or in the Jacuzzi next to the Olympic-length pool. Then, it's on to an adrenaline-pumping workout at the Multi-level Gymnasium.

The towers of Paisley are also home to 3 private Sky Terraces. Residents can play host to a birthday party in the cool breeze at The Hangout on Level 13A, gather the neighbours for a cookout at Level 19's Urban Conclave, or immerse in tranquillity at the rooftop Panorama Terrace.

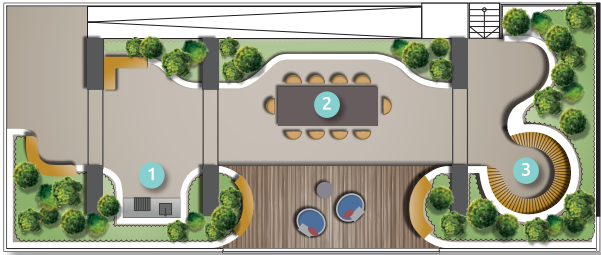


50-metre Olympic-length Lap Pool

FACILITIES PLANS

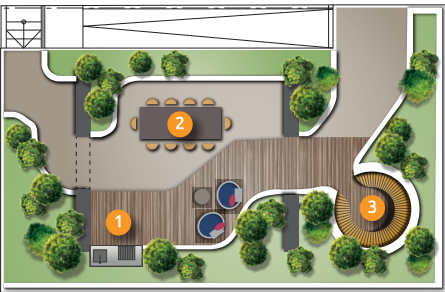


SKY TERRACES



LEVEL 13A, TOWER A (The Hangout)

- 1 BBQ Terrace
- 2 Private Dining
- 3 Seating Terrace



LEVEL 19, TOWER A (Urban Conclave)

- 1 BBQ Terrace
- 2 Private Dining
- 3 Seating Terrace



LEVEL 27, TOWER B (Panorama Terrace)

- 1 Meditation Seating
- 2 Cabana
- 3 Seating Terrace

Hi, A prime metropolitan location.

Tropicana Metropark is situated in the matured address of Subang Jaya. In addition to a wide array of amenities available in the vicinity, the region is also served by an established network of major highways and public transport system.

The Batu Tiga KTM station 850 metres away connects residents to more destinations, while travellers on the road can enjoy a smoother ride with the new dedicated Tropicana Metropark Link.



- 1 Sunway Pyramid
- 2 Subang Parade
- 3 Empire Shopping Gallery
- 4 Sunway University & Monash University

- 5 Taylor's University Lakeside Campus
- 6 INTI International University
- 7 Metropolitan College
- 8 Sime Darby Medical Centre
- 9 CITTA Mall

- Shopping Mall
- Education
- KTM Station
- Hospital

- Tropicana Metropark Link
- KTM Track
- Golf Club
- Airport

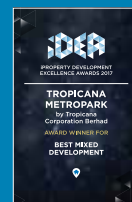


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 No.1, Jalan Delima 1/1,
 Subang Hi-Tech,
 40000 Subang Jaya, Selangor, Malaysia.



BEST MIXED-USE DEVELOPMENT MALAYSIA 2013-2014



Tropicana Metropark Sdn Bhd (412231-X) Level 10-12, Tropicana City Office Tower, No. 3, Jalan SS20/27, 47400 Petaling Jaya, Selangor. • Developer's License No.: 12238-3/12-2020/03278(L) • Validity Period: 22/12/2019-21/12/2020 • Advertising & Sales Permit No.: 12238-3/12-2020/03278(P) • Validity Period: 22/12/2019-21/12/2020 • Approving Authority: Majlis Perbandaran Subang Jaya • Building Plan Reference No.: MPSJ/BGN/600-1/10/5(BP2-4) • Land Tenure: Freehold • Type of Development: Serviced Apartment • Land Encumbrances: Malayan Banking Berhad • Expected Completion Date: Feb 2021 • Total No. of Units: 587 • Block A: 329 units • Block B: 258 units • Built-up (Tower A): 601sf – 1,498sf • Built-up (Tower B): 601sf – 1,516sf • Selling Price (Tower A): RM746,400 (min) – RM1,744,800 (max) • Selling Price (Tower B): RM672,000 (min) – RM1,642,800 (max) • 7% Bumiputera Discount • Express Condition: Nil
 IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA.



TROPICANA
 CORPORATION BERHAD