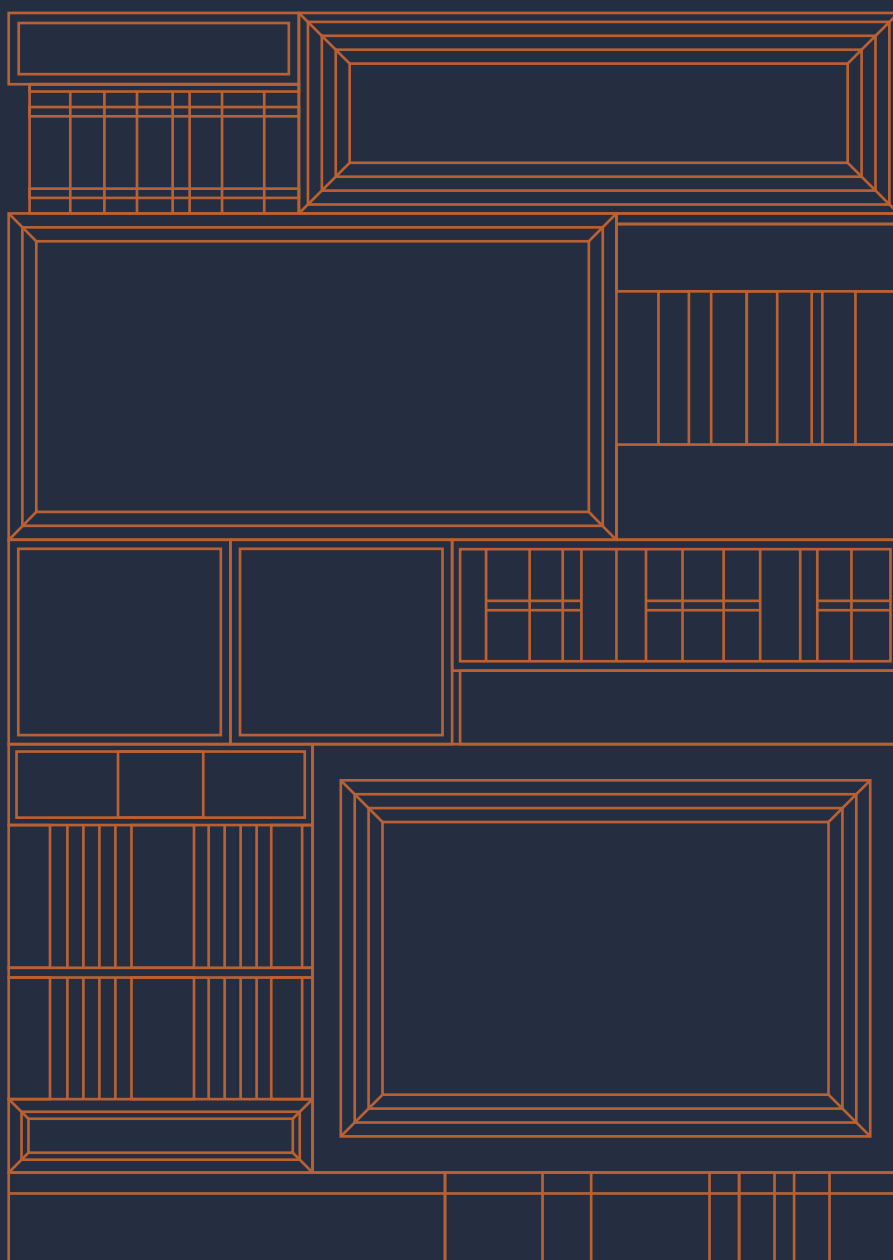




# AVANTRO

RESIDENCES

BANDAR KINRARA



**The Rebirth of Bandar Kinrara**



A turn of the page.  
A brand new chapter.  
A fresh way of looking at life.

Bandar Kinrara will never be the same again as it is transformed by a vision: to renew the locale in new and exciting ways.

Inspired by seamless connectivity and contemporary lifestyle experiences,

*the age of revival is here.*



**A Superb Location**

- 180m walking distance to BK5 LRT Station
- Easily connected to six major highways



**A Breathtaking Home**

- Distinctive architecture façade
- Fitted with Signature Kitchen
- Fitted with Smart Home System



**Lifestyle Conveniences**

- Separate entrance for residence and retail
- Lifestyle Retail Hub
- Parcel Room



**Parking Advantages**

- Speed ramp for fast parking access
- 2 car park lots provided per unit



**Splendid Facilities**

- Over 30 exciting facilities
- Child-centric facilities
- Infinity Lap Pool
- Pet-friendly facilities

# Rejuvenating Metropolitan Living

Whether simply restocking essentials at the supermarket or enjoying a meal with loved ones, these spaces are designed to bring new energy and fresh perspectives. Young ones are well looked after through child-centric facilities like the Outdoor Playset and Indoor Kids' Room.



Artist's Impression Only

**Enjoy** a carefully crafted landscape of extraordinary lifestyle facilities, from a Pet Zone to a Water Play Pool for children, ushering in a new concept of living.



Wading Pool

Artist's Impression Only

## Level 7

## Facilities



- |                         |                                   |   |                    |
|-------------------------|-----------------------------------|---|--------------------|
| 1 Parcourse             | 11 Changing Room (M)              | 21 Swimming Pool  | 30 Kids' Playcourt |
| 2 Kids' Playground      | 12 Changing Room (F)              | 22 Sun Lounges  | 31 Workout Deck    |
| 3 Kids' Haven           | 13 Function Room 1                | 23 Pool Terrace   | 32 Kids' Playroom  |
| 4 Garden                | 14 Function Room 2                | 24 Jacuzzi  | 33 Games Room      |
| 5 Pet Zone              | 15 Management Office              | 25 Wading Pool  | 34 Outdoor Deck    |
| 6 Maintenance Room      | 16 Multi-Religion Meditation Room | 26 Pre-function Area                                    | 35 Surau (M)       |
| 7 Cleaners Janitor Room | 17 BBQ Area                       | 27 Sun Courtyard  | 36 Surau (F)       |
| 8 Co-Working Room       | 18 Gym                            | 28 Multipurpose Hall (Half Basket Ball/Badminton Court) | 37 Corridor Garden |
| 9 Study Room            | 19 Pool Deck                      | 29 Covered Walkway                                      |                    |
| 10 Garden Lounge        | 20 Reflective Pond                |   |                    |

### Other Facilities

- |                        |                        |                           |
|------------------------|------------------------|---------------------------|
| 1. Guardhouse          | 4. EV Charging Station | 7. Car Wash Bay           |
| 2. Drop-off Lobby      | 5. Parcel Room         | 8. Space for Kindergarten |
| 3. E-Hailing/P-Hailing | 6. Mail Room           | 9. Link to Retail         |

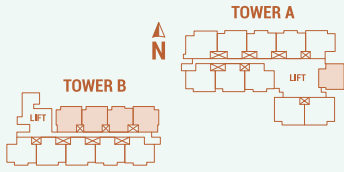


Kids' Playground

Artist's Impression Only

## Type B 872 sq. ft.

2+1 Bedrooms 2 Bathrooms



Fitted with Signature Kitchen



5-star Panasonic Inverter Air Conditioner provided (living room and bedrooms)

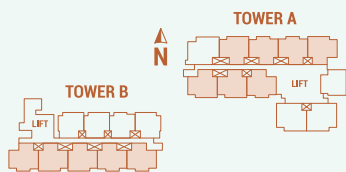


Fitted with Smart Home System



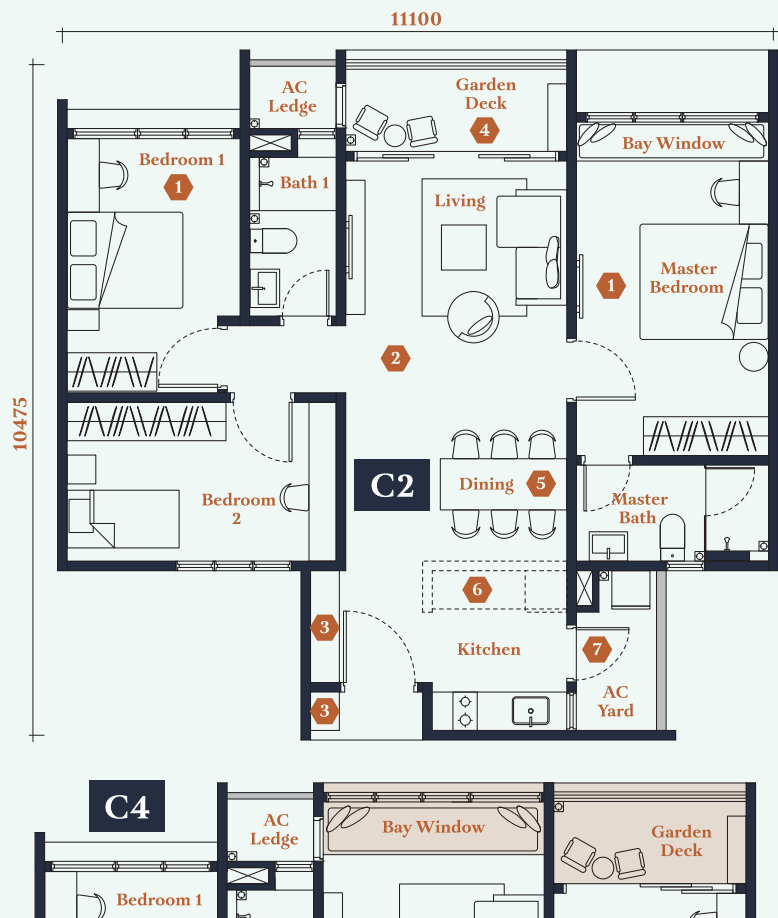
Bay windows for all units

- Rooms designed to fit a queen-size bed, wardrobe, and dressing table
- Spacious living area
- Shoe cabinet space
- Lifestyle garden deck
- Spacious dining area
- Space for a kitchen island
- Yard for washing machine
- Flexi area



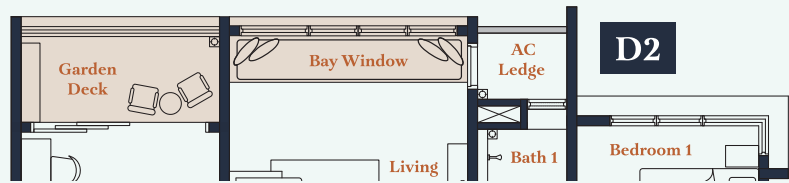
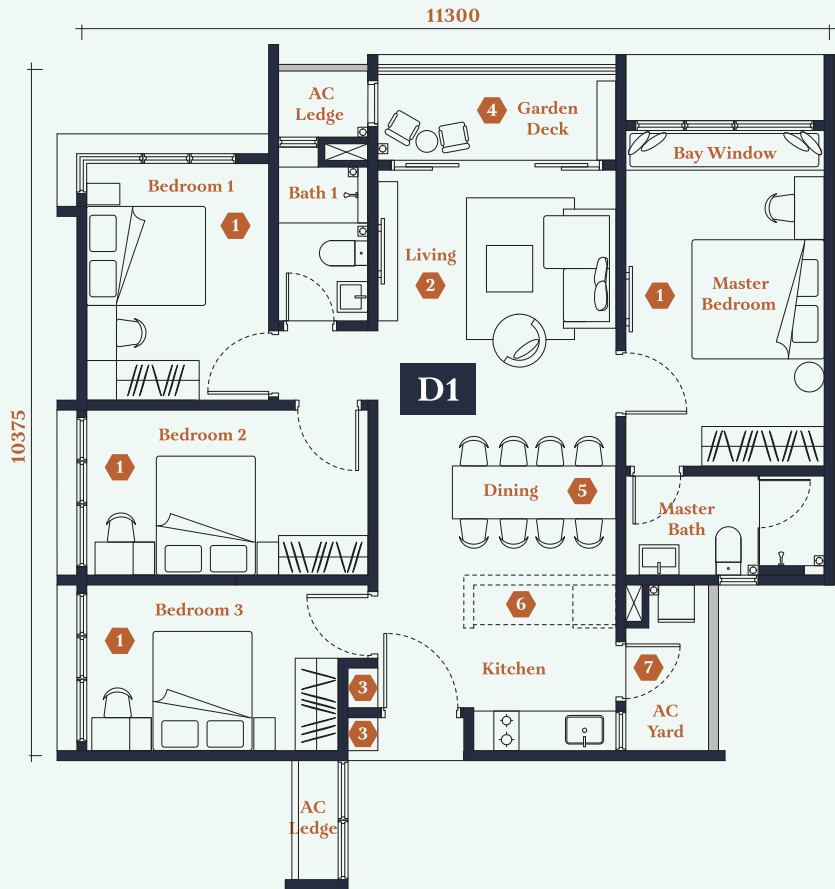
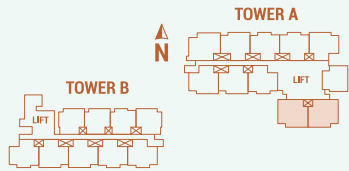
3 Bedrooms 2 Bathrooms

## Type C 1,033 sq. ft.



## Type D 1,152 sq. ft.

4 Bedrooms 2 Bathrooms



Fitted with Signature Kitchen



5-star Panasonic Inverter Air Conditioner provided (living room and bedrooms)

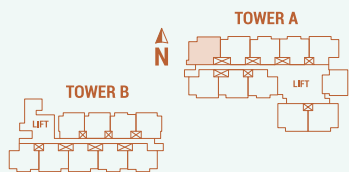


Fitted with Smart Home System



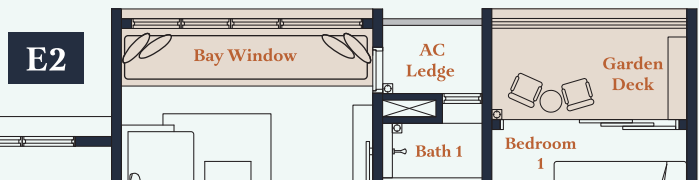
Bay windows for all units

- 1 Rooms designed to fit a queen-size bed, wardrobe, and dressing table
- 2 Spacious living area
- 3 Shoe cabinet space
- 4 Lifestyle garden deck
- 5 Spacious dining area
- 6 Space for a kitchen island
- 7 Yard for washing machine



3 Bedrooms 2 Bathrooms

## Type E 1,173 sq. ft.



# Live at the Heart of Transformation

This transit-oriented development places you at the centre of Bandar Kinrara in Puchong, a prominent locale accessible via six major highways and public transportation, connecting you to the greater Klang Valley and beyond. From your everyday needs to lifestyle indulgences, this is where you can effortlessly rediscover the best that life has to offer.



## HIGHWAYS

- Bukit Jalil Highway
- KESAS Highway
- Kuala Lumpur - Seremban Expressway
- MEX Highway
- LDP Highway
- NPE Highway

## LRT STATION

- Kinrara BK5 Station — 180m

## LEISURE

- Kinrara Golf Club — 2km
- Wawasan Recreational Park — 6km
- Bukit Jalil Recreational Park — 6km
- Bukit Jalil Golf & Country Resort — 7km
- Bukit Jalil National Stadium — 8km

## EDUCATION

- Tzu Chi International School — 4km
- SJK (C) Lai Meng — 5km
- International Medical University (IMU) — 6km
- Taylor's University — 7km
- Sunway University — 8km

## SHOPPING

- Giant Kinrara — 100m
- Pavilion Bukit Jalil — 4km
- IOI Mall Puchong — 5km
- Sunway Pyramid Mall — 7km
- Mid Valley Megamall — 10km

## HEALTHCARE

- KPJ Kinrara — 200m
- IMU Healthcare — 6km
- Sunway Medical Centre — 6km
- Columbia Asia Hospital — 7km

A development by



Smart lifestyle,  
signature design

Sales Gallery:

2-G, Jalan Jalil 1,  
Lebuhraya Puchong-Sg Besi,  
Bukit Jalil, 57000 Kuala Lumpur.



Avantro Residences  
Sales Gallery

+6011-1722 6096

Avantro.com.my

THIS ADVERTISEMENT HAS BEEN APPROVED BY THE NATIONAL HOUSING DEPARTMENT.

Developer: Boon Koon Commercial Sdn Bhd (743834-V). Address: A-0-9, Pusat Perdagangan Kuchai, No. 2, Jalan 1/127, Off Jalan Kuchai Lama, 58200 Kuala Lumpur. Tel: 603-7984 7878. Developer's License No: 30190/09-2027/0189(A). Validity Period: 09/09/2022 - 08/09/2027. Advertising & Sales Permit No: 30190-1/11-2026/1278(A)-(S). Validity Period: 28/11/2023 - 27/11/2026. Approving Authority: Majlis Bandaraya Subang Jaya. Reference No: MBSJ.BGN.BP4.600-1/10/5/9(24). Land Encumbrances: Malayan Banking Berhad. Type of Building: Serviced Apartment. Tenure: Freehold. Target Completion Date: January 2028. Block A: Total Unit 339. Total Storey 31. Unit Selling Price: RM826,000.00 (Minimum) - RM1,162,000.00 (Maximum). Parking Lot: 2/3. Block B: Total Unit: 295. Total Storey: 33. Unit Selling Price: RM731,000.00 (Minimum) RM930,000.00 (Maximum). Parking Lot: 2. Bumiputera Discount: 7%.