



LOCATION MAP



MRT 2



BUS STOP



KL OFFICE



怡宁苑

AMBIENCE
RESIDENCE
— KUALA LUMPUR —

★ ★ ★
FREEHOLD
永久地契
★ ★ ★

LOW DENSITY

LIMITED UNITS

- ✓ **FREE** SPA LEGAL FEES
- ✓ **FREE** LOAN LEGAL FEES
- ✓ **FREE** DISBURSEMENT



SHOW UNIT OPEN FOR VIEWING 示范屋现已开放参观
09.00am - 05.30pm (OPEN EVERYDAY)

WAZE / GOOGLE SEARCH
AMBIENCE RESIDENCE



AMBIENCE RESIDENCE SITE



WAZE / GOOGLE SEARCH
FAITHVIEW GROUP

KL OFFICE

FOR FURTHER INFORMATION PLEASE CONTACT:



* PEMAJU: FAITHVIEW RESOURCES SDN BHD (1302278-D) * ALAMAT: MENARA FAITHVIEW, NO 21, JALAN KL 3/15, TAMAN KOTA LAKSAMANA, SEKSYEN 3, 75200 MELAKA. (TEL: 06-286 0888, FAX: 06-286 0666) * NO. LESEN PEMAJU: 30366/02-2028/0043(N) * TEMPOHSAHLAKU: 13/02/2023 - 12/02/2028 * NO. PERMIT IKLAN & JUALAN: 30366-1/07-2026/0822(N)-(S) * TEMPOH SAHLAKU: 18/07/2023-17/07/2026 * PEGANGAN TANAH: BEBAS * TARIKH TAMAT TEMPOH PAJAKAN: TIADA * SEKATAN KEPENTINGAN: TIADA * BEBANAN TANAH: GADAIAN (CIMB BANK BERHAD) * PERIHAI (SPESIFIKASI) RUMAH: PANGSAPURI * NAMA PEMAJUAN PERUMAHAN: RESIDENSI AMBIEN KUALA LUMPUR * TARIKH JANGKA SIAP: SEPTEMBER 2026 * BILANGAN UNIT: 482 UNIT * HARGA: MIN = RM 448,230.00, MAK = RM 747,600.00 * PIHAK BERKUASA TEMPATAN: DEWAN BANDARAYA KUALA LUMPUR * NO. KELULUSAN PELAN BANGUNAN: DBKL/JKB: BP S3 OSC 2023 0222

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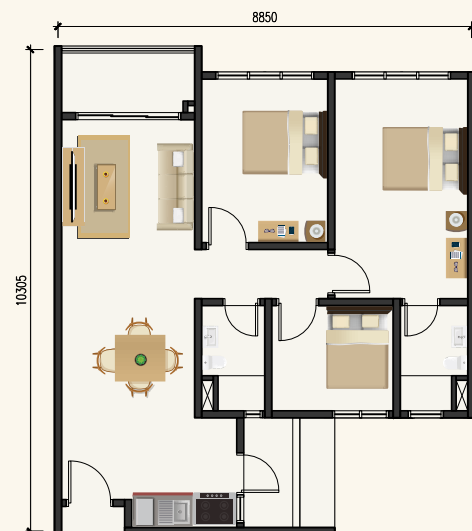
FLOOR PLAN



TYPE A

BUILD-UP AREA: (669 SQFT)

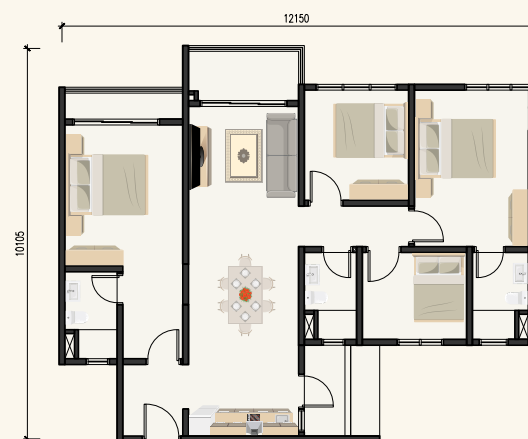
- 2 BEDROOMS
- 2 BATHROOMS
- 1 CAR PARK



TYPE B

BUILD-UP AREA: (866 SQFT)

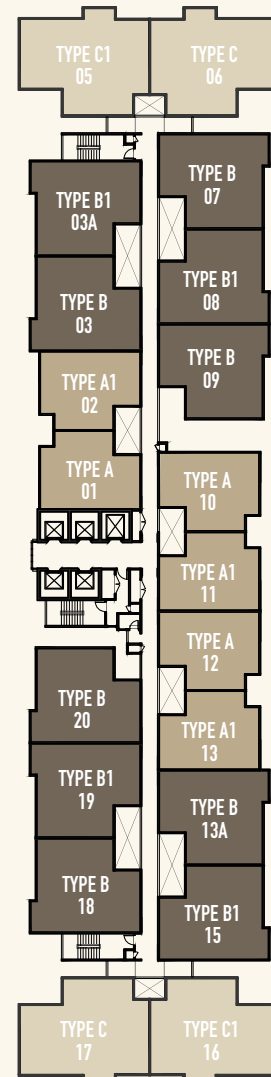
- 3 BEDROOMS
- 2 BATHROOMS
- 2 CAR PARKS



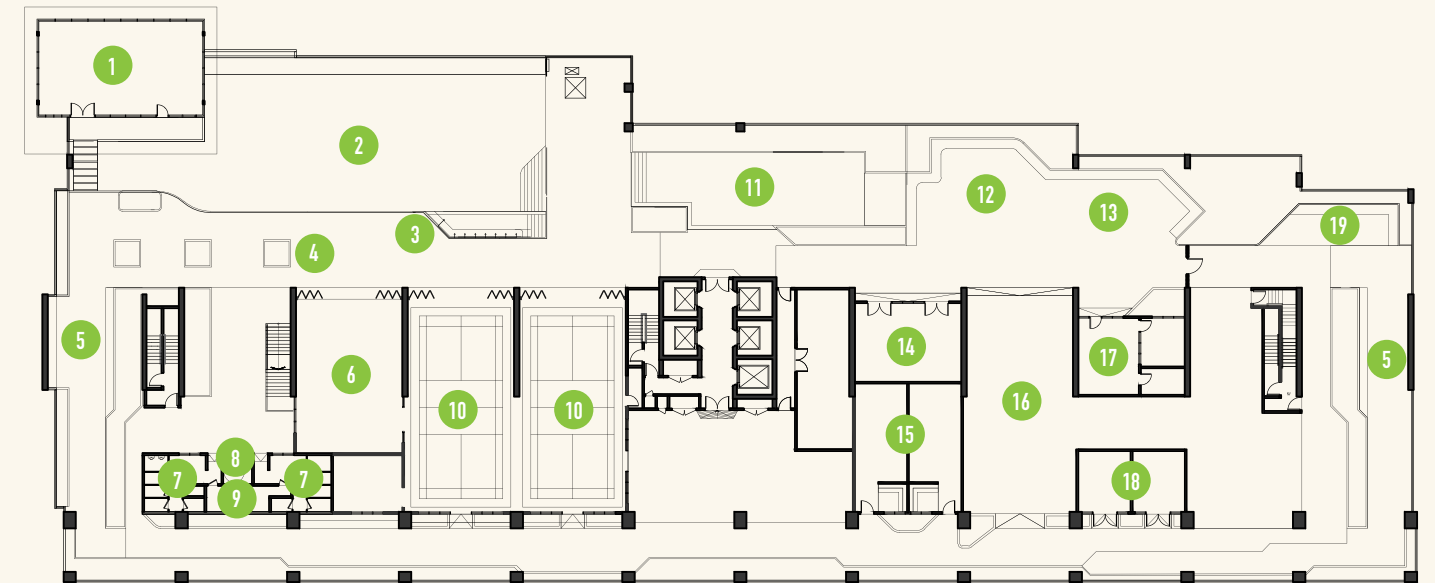
TYPE C

BUILD-UP AREA: (1080 SQFT)

- 4 BEDROOMS
- 3 BATHROOMS
- 2-3 CAR PARKS



EXCLUSIVE FACILITIES_LEVEL 6



- 01. GYMNASIUM
- 02. SWIMMING POOL
- 03. JACUZZI
- 04. POOL DECK & CHAIRS
- 05. JOGGING TRACK
- 06. GOURMET KITCHEN
- 07. TOILET
- 08. OKU TOILET

- 09. SAUNA
- 10. MULTIPURPOSE HALL
- 11. WADING POOL
- 12. PLAYGROUND
- 13. OUTDOOR GYM
- 14. GAME ROOM
- 15. SURAU
- 16. GAME ROOM

- 17. MANAGEMENT OFFICE
- 18. MEETING ROOM
- 19. YOGA DECK
- 20. NURSERY (GROUND FLOOR, ROOM ONLY)
- 21. LOUNGE (GROUND FLOOR)
- 22. 24 HOURS SECURITY SYSTEM
- 23. ROOFTOP VIEWING DECK
- 24. CO-WORKING AREA (LEVEL 7)

