



BUKIT HITAM DEVELOPMENT SDN BHD (203394-W)
(A member of AYER)
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Bukit Puchong Gallery

Opening Hours

Mon - Fri: 8.30am - 5.30pm
Sat & Sun: 10.00am - 6.00pm

1300 88 3888
www.bukitpuchong.com.my



www.facebook.com/ayerhldg



www.instagram.com/ayerholdings

BUKIT PUCHONG
A TOWNSHIP BY AYER

All art renderings and photographs contained in this circular are artist's impressions only. The developer reserves the right to modify any parts of the building prior to completion as directed or approved by relevant authorities. All plans, layouts, information and specifications are subject to change and cannot form part of an offer or contract presentation.

PINNACLE SUITES

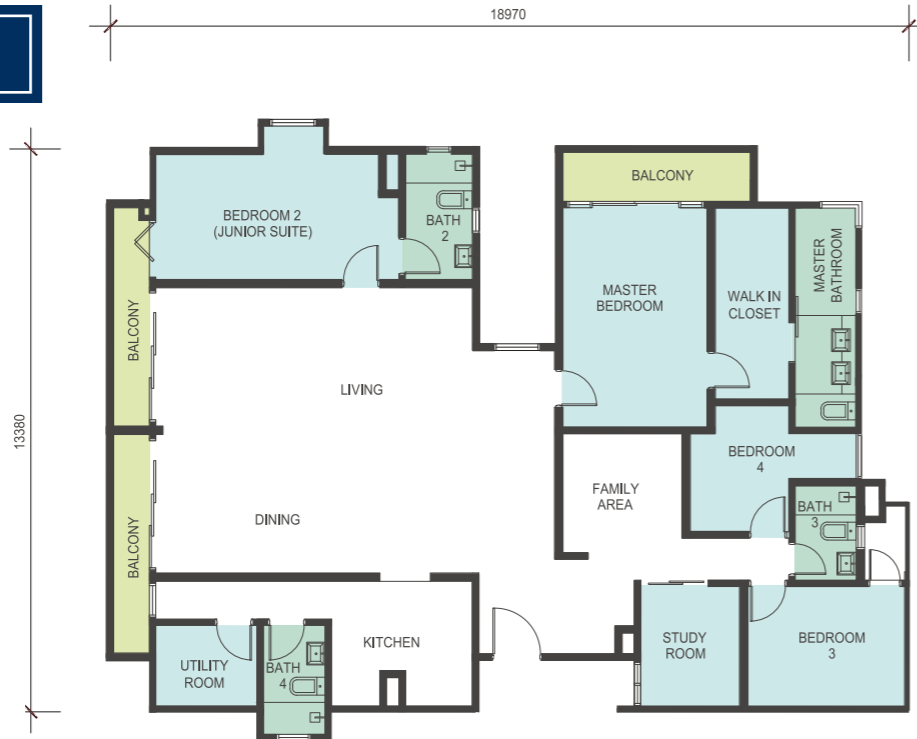
Penthouse Units

15

FACILITIES

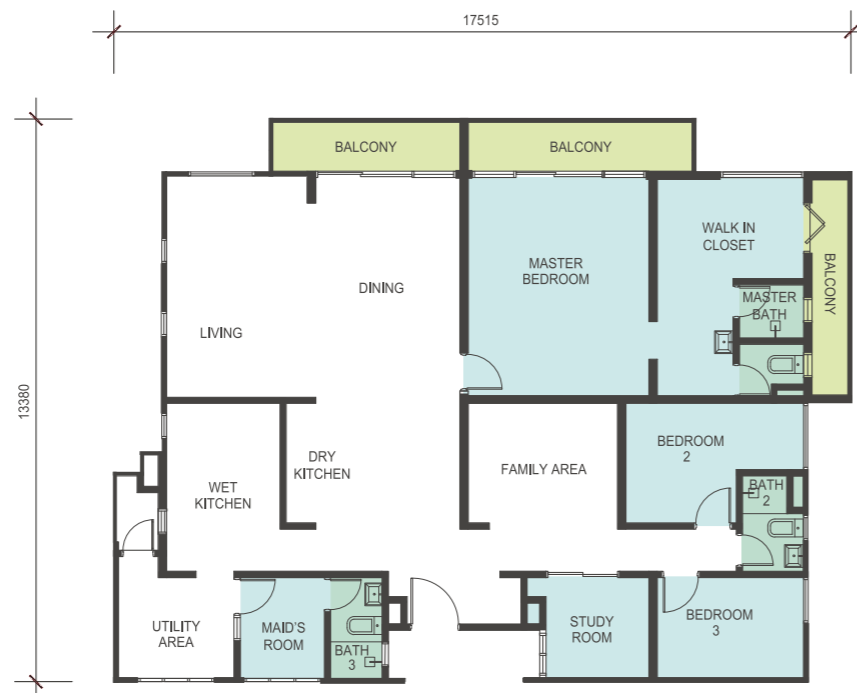
2475 sq. ft. / TYPE E1

- Top floor
- 4 units only
- 5 + 1 bedrooms
- 2 ensuite master bedrooms with balconies
- 4 bathrooms
- Dual living halls
- Spacious utility area
- Convertible family area
- 1 kitchen



2249 sq. ft. / TYPE F1

- Top floor
- 4 units only
- 4 + 1 bedrooms
- An ensuite master bedroom with dual private balconies
- 3 bathrooms
- Dual living halls
- Spacious utility area
- Convertible family area
- Wet and dry kitchen



Live for the moment - As the saying goes, Epic Residence is the perfect enclave where every joyful moment is a treasured memory that will last for eternity. Watch the young ones grow in a secure and serene environment and live every moment at Epic Residence.

- 3-tier security system
- Access card to guardhouse entrance, private lobby & basement car park

- Half-Olympic-Size Infinity Pool • Wading Pool • Jacuzzi
- Sunken Sitting Pit Within Pool • Children's Playground
- Gym Room • Reading Room • Changing Room
- Multipurpose Areas In The Sky • Game Room
- Kindergarten • Convenience Store • Surau
- Nursery • 24-Hour Security Services



3 BALCONIES

A breath of fresh air is just a step away in your Epic Residence abode. Designed with multiple broad balconies, each unit provides you with the luxury of the great outdoors. So, marvel at the view of Bukit Puchong or enjoy the magnificent sunset beyond the horizon with your loved ones from the comfort of your balcony.



BEDROOMS

Fit For A

KING

Your boudoir is a space that is truly yours. It is only in the confines of your bedroom that you can shed the weariness of the day and find comfort in familiar surroundings. Epic Residence grants you privacy without the compromise of space. Each bedroom is planned with ample space for personalisation and customisation.



the

LUXURY OF SPACE

2  BIGGER

PINNACLE
SUITES
PENTHOUSE UNITS

and

SIGNATURE
SUITES
DUPLEX UNITS

Epic Residence proudly presents its premium living options which comprise a limited selection of penthouse units and duplex units. Featuring expansive units with more space to play with and ample privacy for your personal leisure, Epic Residence has been meticulously designed with the sole purpose of complementing today's modern living. With dual living halls, spacious kitchens and dining halls, vast master bedrooms and broad balconies, this is one place you'll be proud to call 'Home'.

A SPACE FOR ALL OCCASIONS

The living hall is where most people unwind after a long day, where families spend the most time together and where guests can feel right at home. With Epic Residence's dual living halls, you have the freedom of space to accommodate all these activities and customise the space according to the occasion. Now, that is freedom.

KITCHEN



DINING

Exhibiting an open-concept design, the kitchen and dining area is seamlessly connected for your convenience. Each unit houses a modest kitchen that opens to a vast dining hall – perfect for entertaining guests and hosting family dinners.





SIGNATURE SUITES

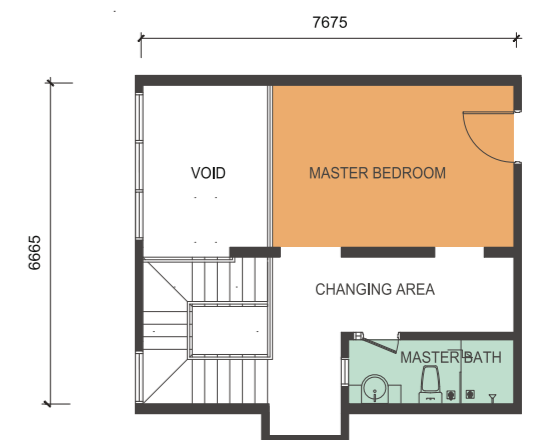
Duplex Units

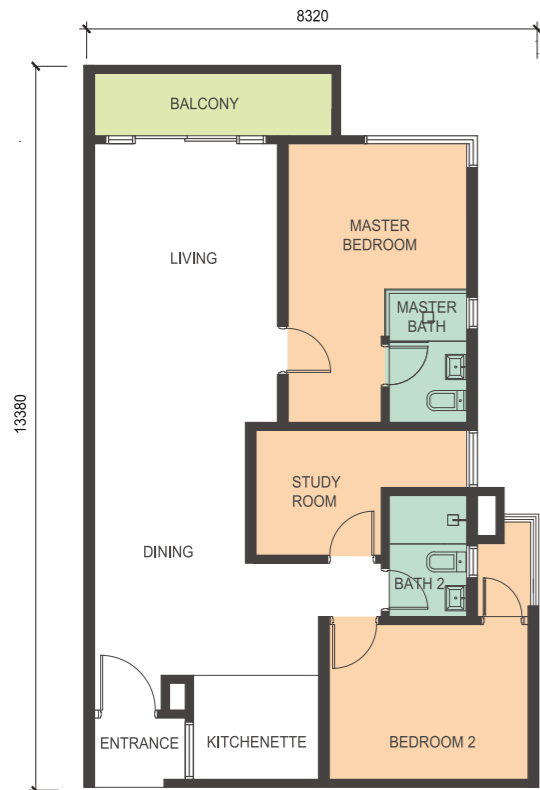
1860 sq. ft. / TYPE C1

- 16 units only
- 3 ensuite master bedrooms
- 4 bathrooms
- A top-floor master bedroom consisting of 437 sq. ft.
- A self-contained "studio" with bedroom, bathroom and kitchenette
- Dual kitchenettes
- Convertible study nook



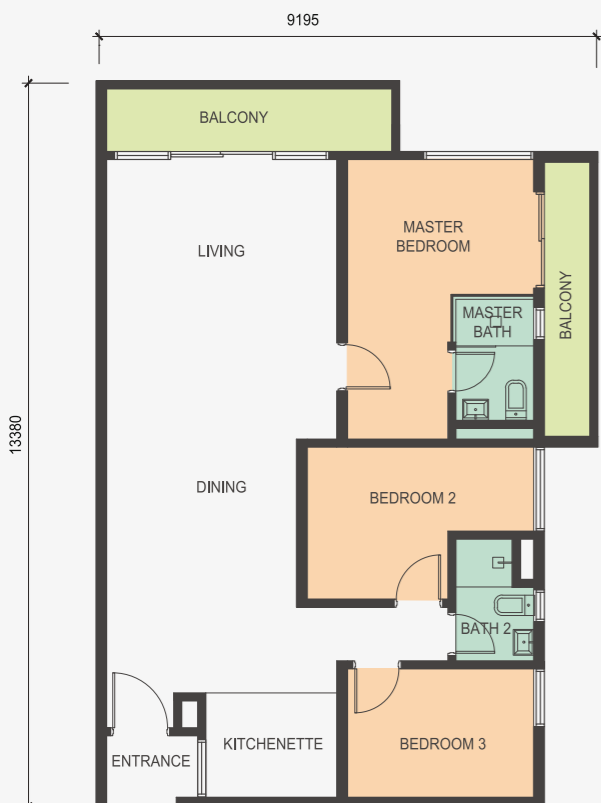
Lower / Upper





1054 sq. ft. / TYPE E

- 112 units
- 2+1 bedrooms in total
- An ensuite master bedroom
- 2 bathrooms in total
- 1 living hall
- 1 dining hall
- 1 kitchen



1194 sq. ft. / TYPE F

- 56 units
- 3 bedrooms in total
- An ensuite master bedroom with private balcony
- 2 bathrooms in total
- 2 balconies
- 1 living hall
- 1 dining hall
- 1 kitchen



A LOCATION OF CONVENIENCE

Located in proximity to the emerging commercial hub, BP Newtown, as well as amenities such as international education institutions, hypermarkets and shopping malls, Epic Residence is truly a location of sheer convenience. This strategically located residence is easily accessible via multiple major ring roads and expressways.



EXCEPTIONAL AMENITIES

- Taylor's International School
- Tesco Hypermarket Bukit Puchong
- AEON BiG Hypermarket
- SJK(C) Sin Ming (Chinese School)
- SJK(C) Han Ming (Chinese School)
- IOI City Mall

EXCELLENT CONNECTIVITY

- LDP
- SKVE
- KESAS
- MEX