

Dream. Live. Shine

RESIDENSI
ASTREA
MONT'KIARA



A member of UEM Group

*Where
lights
guide you
home*

*and life
shines
brightest*

*Star
Inspired*

Just like the warm and gentle starlight in the dark night sky, Astrea is a cosy place you can proudly call home. Take pleasure in an ambience that can truly inspire its inhabitants to slow down and be mindful about the little things around that will bring happiness.

With built-up sizes ranging from 1,364 sq.ft. to 1,859 sq.ft., Astrea's units fit seamlessly into a wide range of family needs. Bedrooms are positioned with external views, ensuring that you wake up or sleep to the city's glorious panorama.

Embrace the brilliance of a lifestyle desired by many, but acquired by a select few. Astrea's low density allure offers an environment of exclusivity and prestige, complete with sublime touches for treasured moments.

*Discover
true
comfort*



FACILITIES PLAN

Stella Deck 8th Floor

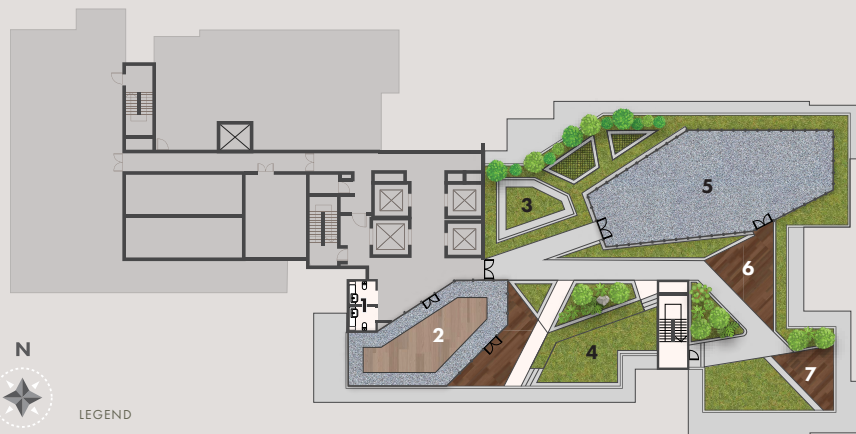
At Astrea, fun and relaxation are never far from home. Spend quality time with loved ones at the Stella Deck, filled with a myriad of activities for recreation and leisure. Every second spent here is an opportunity for the creation of a life-long cherished memory.



N ↑	LEGEND		
	1 — Basketball/Tennis Court	7 — Seating Area	13 — Pavilion
	2 — Splash Playground	8 — Jacuzzi	14 — Lounge
	3 — Toilet/Changing Room	9 — Picnic Lawn	15 — Starlit Pool
	4 — Dry Playland	10 — BBQ Pavilion	16 — Pre-function Area
	5 — Kids' Play Pool	11 — Reflective Pool	17 — Pool Deck
	6 — Pool Shower	12 — Seating Area	18 — Gastro Pavilion

Astral Deck 36th Floor

Elevated high above the city and its lights, here the cool breeze gently caresses your face as the night stars twinkle in perfection. The bustle of life fades into a blur of colours and distanced whispers, reassuring you that all is right with the world.



N ↑	LEGEND		
	1 — Toilet	5 — Sky Gym	
	2 — Sky Lounge	6 — Yoga Deck	
	3 — Sunken Seating Pod	7 — Landscape Deck	
	4 — Landscape Terrace		



SPLASH PLAYGROUND



SKY GYM



*Dwell
in the
luxury of
space*

With only 240 units sited across 2.4 acres of land, Astrea offers an ambience of spaciousness and opulence in every corner. Step into an atmospheric lobby, elegantly styled to welcome and prepare you for another blissful night here.

Specifications

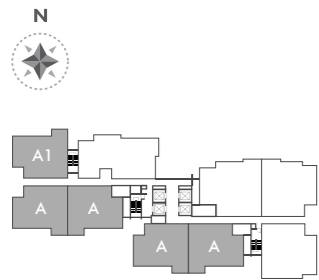
STRUCTURE	R einforced concrete	ROOFING	R einforced concrete flat roof
WALLS	R einforced concrete / brickwall / masonry where applicable	CEILING	G enerally skim coat / plaster board / ceiling board where applicable
WINDOWS	A luminium / metal framed glass / adjustable glass louvers / metal louvered screens where applicable		
DOORS	Main entrance O thers	F ire rated door T imber flush door / aluminium sliding door with glass panels / folding door where applicable	
IRONMONGERY	Q uality lock set		
FLOOR FINISHES	S elected tiles to living, dining, pantry, bathrooms, kitchen, utility room, balcony, yard, junior suite (Type E), study (Type C) and where applicable E ngineered timber flooring to bedrooms		
WALL FINISHES	Internal K itchen A ll bathrooms	S kim coat / plaster and paint S elected tiles / skim coat and paint where applicable up to ceiling height. N o tiles behind kitchen cabinet S elected tiles up to ceiling height. N o tiles behind mirrors.	
ELECTRICAL INSTALLATION	E lectrical points	L ighting points, fan points, power points, T V point, fiber wall socket outlet, doorbell point, switched socket outlets, hot water storage and air conditioning units will be provided according to D eveloper's specifications.	
SANITARY SCHEDULE	Master bathrooms O ther bathrooms K itchen and pantry Yard	H and basin, water closet, hand bidet, shower, bath tub (Type B, C, D and E) H and basin, water closet, hand bidet, shower S ink and tap W ashing machine bib tap	

TYPICAL FLOOR PLANS

The inspired living space comes alive with ample room for your family's favourite daily activities. Essential amenities such as kitchen cabinet, hood, hob, and air conditioning to ensure move-in convenience to kick-start your dream home.

Type A/A1

1,364 SQFT

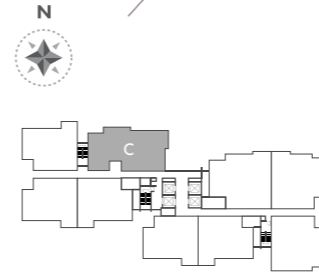


3 Bedrooms + 1 Utility
2 Bathrooms

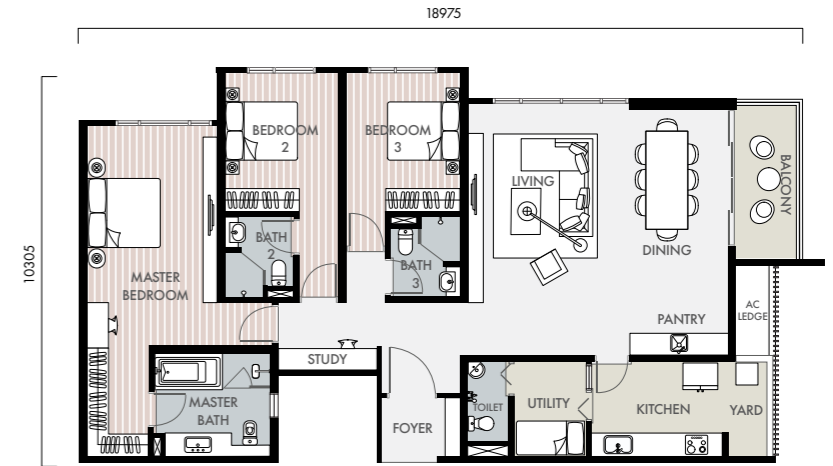


Type C

1,828 SQFT

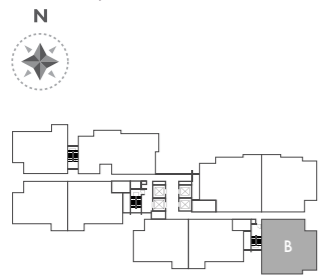


3 Bedrooms + 1 Utility
3 Bathrooms + 1 Toilet

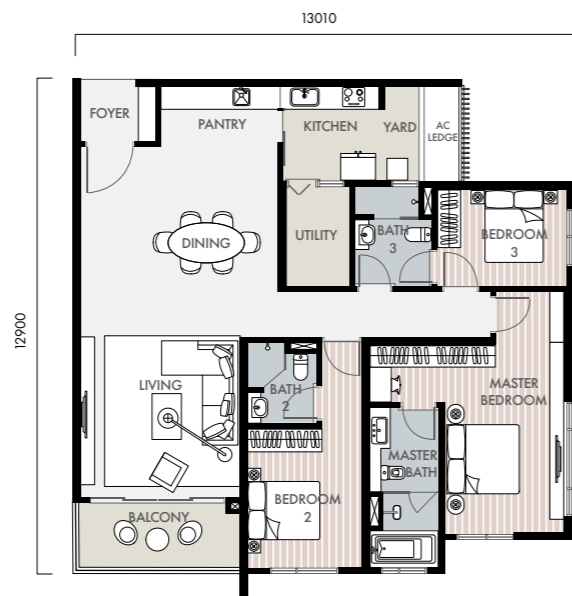


Type B

1,656 SQFT

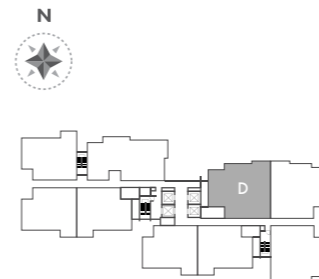


3 Bedrooms + 1 Utility
3 Bathrooms

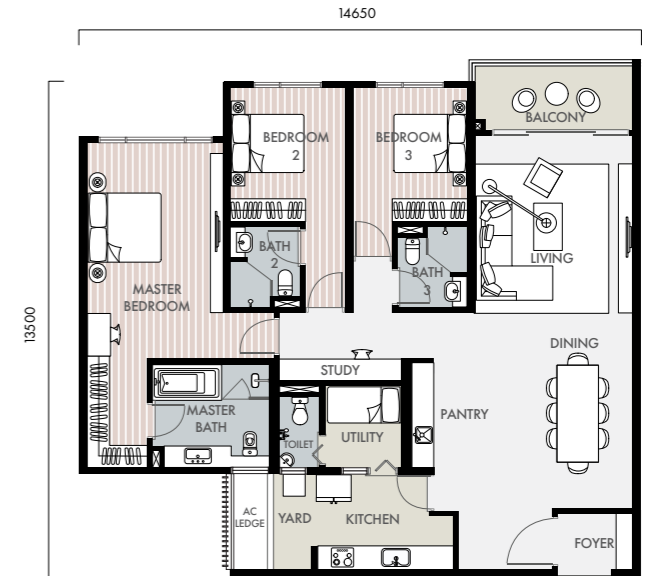


Type D

1,859 SQFT

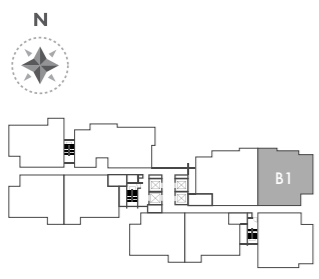


3 Bedrooms + 1 Utility
3 Bathrooms + 1 Toilet

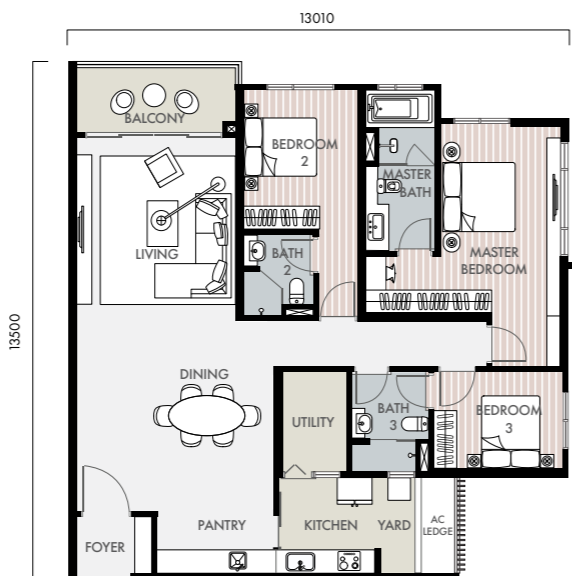


Type B1

1,685 SQFT

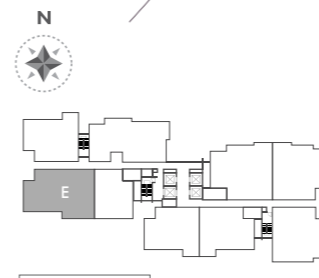


3 Bedrooms + 1 Utility
3 Bathrooms

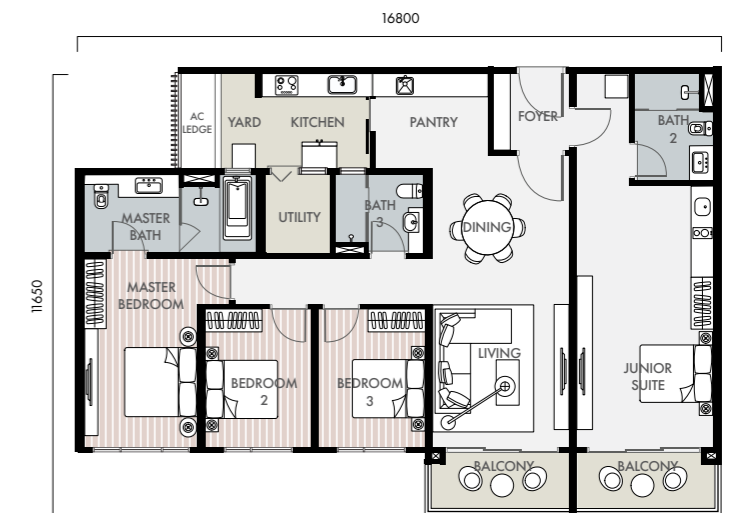


Type E

1,840 SQFT



4 Bedrooms + 1 Utility
3 Bathrooms



Live Among the Stars

Uncover the fullness of upscale urban living in Mont'Kiara – a vibrant neighbourhood strategically located in the vicinity of Kuala Lumpur and Petaling Jaya, complete with a myriad of shops, eateries, shopping avenues and international schools.



- LEGENDS**
- EDUCATION
 - RETAIL & SHOPPING
 - CULTURAL & RECREATIONAL
 - LANDMARKS
 - MEDICAL CENTRE



ASTREAMONTKIARA.COM

Developer:
Milik Harta Sdn Bhd (434100V)
Level U2, Block C5, Solaris Dutamas,
No.1, Jalan Dutamas 1,
50480, Kuala Lumpur, Malaysia

FOR MORE INFORMATION
1800 888 008
uemsunrise.com



fb.com/uemsunrise



instagram.com/uem_sunrise

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with you and for you.

