



CITRA GARDEN SERPONG

ELAIA ULTIMATE



Discover A World Unveiled As You Step Outside

Experience comfort and convenience with everything you need right at your doorstep. Live a life of ease and elegance with these fantastic amenities close to home.



SITE PLAN

ELAIA ULTIMATE

LEGEND

- ULTIMATE 4 - 4 x 10

ULTIMATE 5 - 5 x 12

ULTIMATE 6 - 6 x 12

ULTIMATE 8 - 8 x 12
- ELAIA ORIGIN

ELAIA

LAKEPARK
RESORT & SPORTS



A CLUSTER GATE



B PAVILION PARK



C COMMUNITY PLAYGROUND

SPECIFICATION

PONDASI	BETON BERTULANG	
STRUKTUR	BETON BERTULANG	
DINDING	BATA DIPLESTER ACI FINISH CAT DINDING PEMBATAS PAGAR TAMAN BELAKANG/SAMPING CAT EXTERIOR CAT INTERIOR ORNAMEN FACADE	:DOUBLE DINDING BATA :BATA DIPLESTER ACI FINISHING CAT :EX. PROPAN / SETARA :EX. PROPAN / SETARA :FIBERCEMENT / GRC MOTIF KAYU EX SHERA / ELEPHANT / SETARA
PLAFOND	RUANG DALAM RUANG LUAR	:GYPSUM :GYPSUM WATER RESISTANT
LANTAI	LANTAI UTAMA TERAS DEPAN LANTAI KAMAR MANDI UTAMA DINDING KAMAR MANDI UTAMA CARPORT TERAS BELAKANG	:HOMOGENOUS TILE 60X60 CM, EX. VALENTINO GRESS / SETARA :KERAMIK 60X15CM, EX. ROMAN / SETARA :HOMOGENOUS TILE 60X60CM, EX. SANDIMAS / SETARA :HOMOGENOUS TILE 60X60CM, EX. SANDIMAS / SETARA :KERAMIK 30X30CM, EX. MULIA / SETARA :KERAMIK 30X30CM, EX. MULIA / SETARA
SANITAIR	SHOWER WASTAFEL CLOSET DUDUK	:EX. TOTO :EX. TOTO :DUAL FLUSH EX. TOTO
ATAP	RANGKA ATAP PENUTUP ATAP	:BAJA RINGAN :GENTENG BETON DATAR, EX. CISANGKAN / SETARA
PINTU	KUSEN DAUN PINTU UTAMA DAUN PINTU KAMAR TIDUR DAUN PINTU KAMAR MANDI DAUN PINTU GESER	:ALUMINIUM POWDER COATING, EX. YKK / SETARA :ENGINEERING DOOR LAPIS HMR FIN. PVC SHEET :ENGINEERING DOOR LAPIS HMR FIN. PVC SHEET :ENGINEERING DOOR LAPIS HMR FIN. PVC SHEET :ALUMINIUM POWDER COATING, EX. YKK / SETARA
JENDELA	KUSEN DAUN JENDELA	:ALUMINIUM POWDER COATING, EX. YKK / SETARA :ALUMINIUM POWDER COATING, EX. YKK / SETARA
INSTALASI LISTRIK	PLN PLN PLN PLN	:ULTIMATE 4 - 3500 WATT :ULTIMATE 5 - 3500 WATT :ULTIMATE 6 - 3500 WATT :ULTIMATE 8 - 3500 WATT
INSTALASI AIR	AIR BERSIH STANDARD PAM CONCRETE GROUND WATER TANK KAPASITAS 1,5 M ³ , FIN. KERAMIK (TERMASUK POMPA TRANSFER) 1 UNIT DARI GWT	
INSTALASI TELEPON & INTERNET	TRIPLE PLAY SUPPORT (FIBER OPTIC)	
INSTALASI AC	RUANG TIDUR 1PK UNIT AC TIDAK TERMASUK	
PEMANAS AIR	INSTALASI PEMANAS AIR LISTRIK 2 TITIK	:KAMAR MANDI UTAMA (UNIT TIDAK TERMASUK) :KAMAR MANDI LANTAI 2 (UNIT TIDAK TERMASUK)
FITUR SMART HOME	PINTU UTAMA CCTV SMART SWITCH SMART IR REMOTE	:DIGITAL SMART DOOR LOCK :2 TITIK (TERAS DEPAN & RUANG KELUARGA) :2 TITIK (LAMPU TERAS, LAMPU RUANG KELUARGA) :1 TITIK (RUANG KELUARGA)
SPESIFIKASI LINGKUNGAN	KAWASAN TANPA PAGAR INSTALASI JARINGAN LISTRIK DALAM TANAH INSTALASI KABEL FIBER OPTIC BAWAH TANAH SALURAN DRAINASE TERTUTUP JALAN CLUSTER FINISH PAVING BLOCK, EX. CISANGKAN / SETARA ROW 23 (DENGAN MEDIAN), BADAN JALAN 6M ROW 8, BADAN JALAN 5M ROW 7, BADAN JALAN 5M	
FITUR GREEN CONCEPT	LAMPU PENERANGAN JALAN UMUM LED BIOLOGICAL SEPTICTANK CAT RAMAH LINGKUNGAN, SERTIFIKAT GREEN LABEL CLOSET DUAL FLUSH DUAL TRASH BIN	



ULTIMATE 4

4x10

LB : 72 m² | LT : 40 m²



4



2+1



1



SMART DOOR LOCK (MAIN DOOR)



SMART HOME SYSTEM



LANTAI 1



LANTAI 2



LANTAI 3



ULTIMATE 5

5x12

LB : 94 m² | LT : 60 m²



4



4



1



SMART DOOR LOCK (MAIN DOOR)



SMART HOME SYSTEM



LANTAI 1



LANTAI 2



LANTAI 3



ULTIMATE 6

6x12

LB : 118 m² | LT : 72 m²



4



4



2



SMART DOOR LOCK (MAIN DOOR)



SMART HOME SYSTEM



LANTAI 1



LANTAI 2



LANTAI 3



ULTIMATE 8

8x12

LB : 153 m² | LT : 96 m²



4+1



4+1



2



SMART DOOR LOCK (MAIN DOOR)



SMART HOME SYSTEM



LANTAI 1



LANTAI 2



LANTAI 3

Strategic Location




CITRAGARDEN SERPONG



Marketing Office

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