



# The Leroy

AT SEQUOIA HILLS

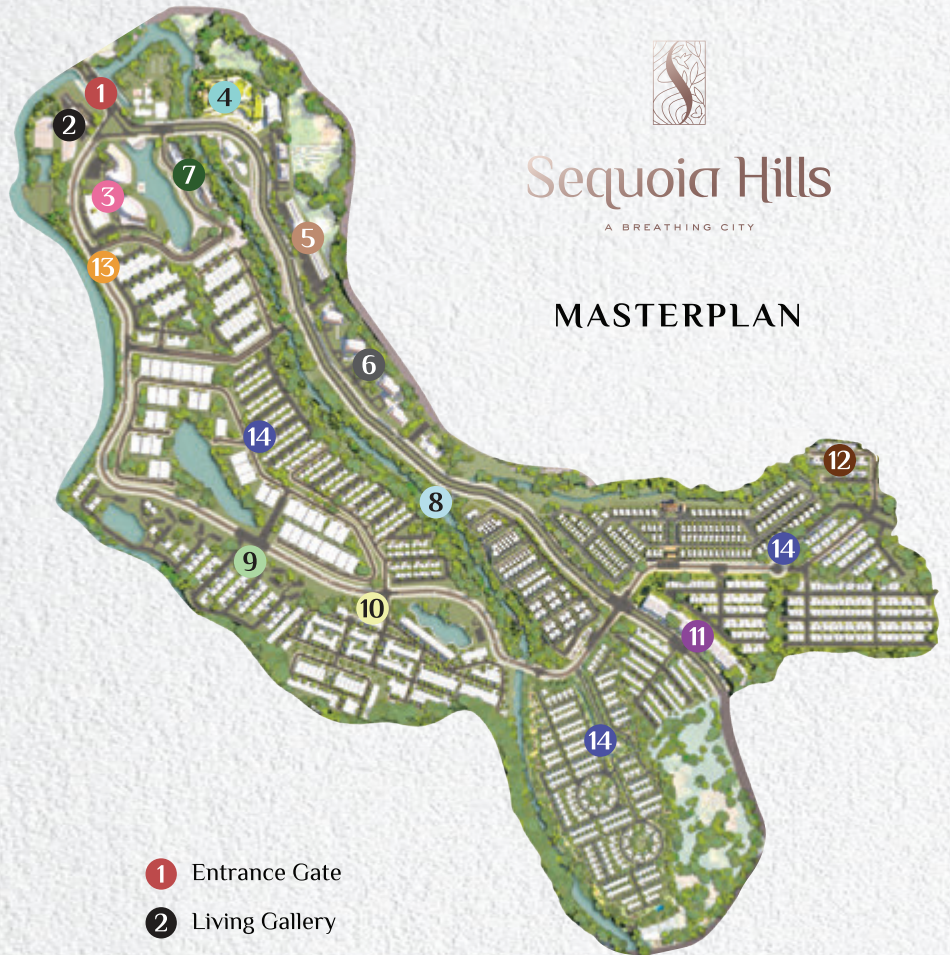
A BREATHING  
CITY



# Sequoia Hills

A BREATHING CITY

## MASTERPLAN



- 1 Entrance Gate
- 2 Living Gallery
- 3 Country Club
- 4 Sequoia Falls Food Adventure
- 5 Commercials
- 6 Condovilla
- 7 Botanic Garden
- 8 River Park and Trails
- 9 Forest Park
- 10 Organic Market
- 11 Commercial Mixed-Use
- 12 Wellness Center
- 13 Bicycle Loop
- 14 Landed Houses









 Main Gate



Engage with sophistication from the very threshold as our opulent main gate beckons, offering entry to a realm of refined elegance and timeless allure

## SITE PLAN

-  Type 10
-  Type 10 Corner
-  Type 12
-  Type 12 Corner
-  Type 12 Kavling
-  Type 12 Kavling Corner

-  COMMUNITY CENTER
-  JOGGING TRACK





## Type 10 | 10 x 18



Land Area : 180 sqm  
Building Area : 249 sqm

3+1  
3+1

## Type 12 | 12 x 18



Land Area : 216 sqm  
Building Area : 311 sqm

4+1  
4+1



## SPECIFICATION

### Material - Type 8, 10, and 12

FOUNDATION	: Mini Piles	WINDOW	: General	: Glass with Aluminium Frame in Powder Coated Finishes
MAIN STRUCTURE	: Reinforced Concrete			
WALL FINISHES	: Exterior and Interior : Light Brick Wall in Painted Finishes	FLOOR FINISHES	: Carport	: Textured Homogenous Tile
	: Bathroom : Homogenous Tile		: Service Area	: Ceramic Tile
	: Service Bathroom : Ceramic Tile		: Interior General & Bathroom	: Homogenous Tile
CEILING	: Exterior : GRC Board		: Bedroom	: Engineered Wood in Laminate Finish
	: Interior : Gypsum Board		: Sky Deck	: Wood Engineering or Equivalent
ROOF	: Corrugated Metal Roof with Lightweight Roof Structure	SANITARY WARES	: Sanitaries	: Grohe or Equivalent
DOOR	: Main Entrance Door : Solid Engineered Wood		: Fitting	: Grohe or Equivalent
	: Interior Door : Engineered Wood	WATER		: PDAM
	: Service Door : Aluminum Door	ELECTRICITY	: Type 8	: 4.400 VA
	: Garage Door : Folding Perforated Steel with Frame		: Type 10	: 5.500 VA
KITCHEN	: Top Table Finished Engineered Marble		: Type 12	: 6.600 VA
		SMART HOME SYSTEM		: Smart Home System (Solar Panel, Smart Door Lock, Light Sensor & CCTV)

CLUB HOUSE



Redefined Luxury -  
Your Exclusive Clubhouse Getaway

INNER COURTYARD



Private Sanctum  
with Inner Courtyard Bliss

SPLIT LEVEL



Unprecedented Heights  
with Split-Level Living



MARKETING GALLERY

Palm Hill Golf Kelurahan Kadumanggu, Kecamatan Babakan Madang, Kabupaten Bogor, Propinsi Jawa Barat.



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