



TRÉSOR

EXQUISITE MAJESTY



# “RESERVED ONLY FOR THE FEW”

CELEBRATE YOUR JOURNEY WITH ULTRA-LIMITED TREASURES  
EACH PIECE A CHAPTER, YOUR STORY IN UNPARALLELED EXCLUSIVITY

TRÉSOR  
Exquisite Majesty

01



TRÉSOR

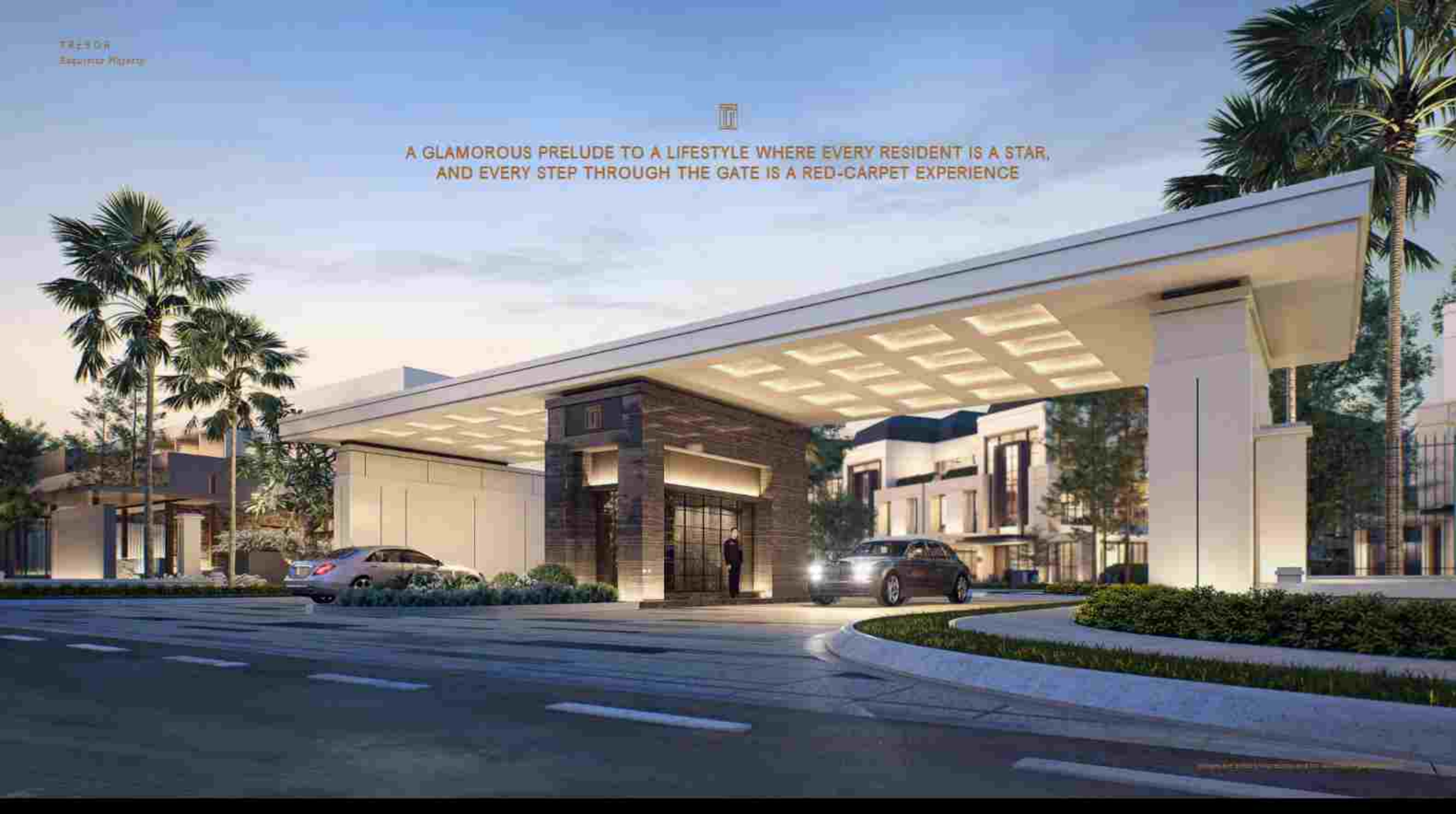
EXQUISITE MAJESTY

Embark on the journey of success, where accomplishments take you around the globe and extraordinary experiences become the norm. In the tapestry of the uncommon, reward yourself with exclusivity. Our limited present awaits, a treasure unattainable by the ordinary – a symbol of your unique journey, where every step echoes the exceptional path you've paved. Indulge in the extraordinary, for those who achieve greatness deserve a reward beyond the commonplace.\*

TRUSSARDI  
Residence Palazzo



A GLAMOROUS PRELUDE TO A LIFESTYLE WHERE EVERY RESIDENT IS A STAR,  
AND EVERY STEP THROUGH THE GATE IS A RED-CARPET EXPERIENCE



[www.trussardiresidencepalazzo.com](http://www.trussardiresidencepalazzo.com)

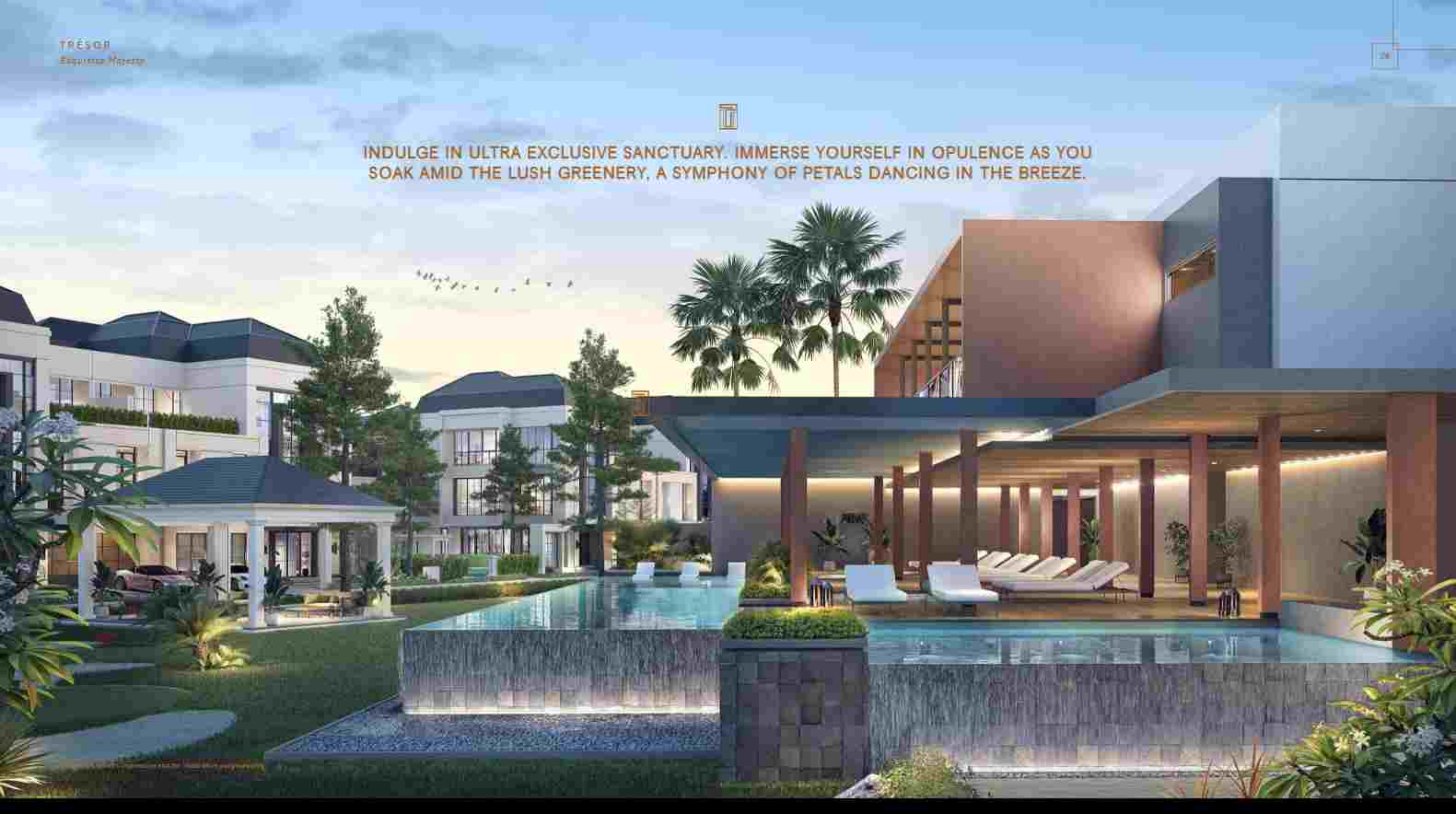


IMMERSE YOURSELF IN THE EXCLUSIVITY OF A PRIVATE SPORT CLUB, UNWIND BY THE OPEN SWIMMING POOL, PERFECT YOUR GOLF SKILLS AT THE PUTTING GREEN, TAKE A LEISURELY JOG ALONG THE DEDICATED TRACK, AND FIND SERENITY IN THE CHARMING GAZEBOS SCATTERED THROUGHOUT – A CURATED LIFESTYLE DESIGNED FOR THOSE WHO APPRECIATE THE FINEST IN RECREATION AND RELAXATION





INDULGE IN ULTRA EXCLUSIVE SANCTUARY. IMMERSE YOURSELF IN OPULENCE AS YOU  
SOAK AMID THE LUSH GREENERY, A SYMPHONY OF PETALS DANCING IN THE BREEZE.





WELCOME TO A  
COMMUNITY WHERE  
EVERY MOMENT IS  
ELEVATED TO AN  
EXTRAORDINARY  
EXPERIENCE



A SYMBOL OF SOPHISTICATION FOR THOSE WHO REDEFINE ACHIEVEMENT



## HIGHLIGHTS



## MAJESTIC VISUAL PRESENCE

Gracefully dominating the landscape, the facade that commands attention with a captivating visual presence. A symphony of architectural brilliance, its grandeur unfolds in every meticulously crafted detail. Majestic and inviting, the exterior of this home is not merely a structure but a poetic expression of luxury, welcoming you with open arms into a world where aesthetics meet grandeur.

## RADIANT LIVING SPACE

Characterized by soaring ceilings and expansive wall-to-wall glass windows, offering a bright and airy haven bathed in natural light. Casting an ethereal glow on the expanse within, becomes a portal to natural splendor. Ascend through each level of the house and witness the world below from the sky balcony; a private garden retreat elevated above the surrounding.





## À PRESTIGE SHOWCASE

For the elite connoisseurs who revel in showcasing their treasures, the innovative see-thru garage seamlessly integrates your prized possession into the living space, putting your collection on display. This is where the fusion of automotive passion and refined living reaches new heights.



## STUNNING SPA GARDEN

Indulge in a sanctuary of tranquility where the allure of water meets the enchantment of nature. Our master bathtub, strategically positioned to unveil a private garden vista, transforms every moment into a poetic escape.



WELCOME TO TRÉSOR,  
WHERE LIFE ARE CURATED WITH  
A TOUCH OF MAGIC,  
TRANSFORMING YOUR DAILY  
ROUTINE INTO A GLAMOROUS  
AFFAIR, AND EVERY EXPERIENCE  
IS A SPARKLING ODE TO LUXURY





## GALLANT

A radiant haven with elevated ceilings and vast glass walls, where the seamless fusion of brightness and openness transforms your living space into a celestial retreat. Each facet of the roof exudes an air of sophistication, transforming the house into a modern palace where luxury meets architectural artistry.

# GALLANT

|                        |   |
|------------------------|---|
| BEDROOM ENSUITE        | 4 |
| RESTROOM               | 4 |
| POWDER ROOM            | 2 |
| LIVING ROOM            | 1 |
| MULTIFUNCTION ROOM     | 1 |
| DINING ROOM + PANTRY   | 1 |
| WET KITCHEN            | 1 |
| TERRACE                | 1 |
| GUEST AREA + LIFT HALL | 1 |
| PRIVATE ELEVATOR       | 1 |
| SKY BALCONY            | 1 |
| SPA GARDEN             | 1 |
| STORAGE ROOM           | 3 |
| GARAGE                 | 2 |
| CARPORT                | 2 |
| MAID ROOM + TOILET     | 1 |
| MAID KITCHEN           | 1 |
| DRIVER TOILET          | 1 |
| LAUNDRY AREA           | 1 |



TRÉSON  
*Enquiree Majesty*



DISCOVER THE ART OF MAXIMIZING LUXURY AND NATURE, AS EVERY INCH OF YOUR GARDEN BECOMES A REFLECTION OF YOUR REFINED LIFESTYLE, WHERE THE POSSIBILITIES ARE AS EXPANSIVE AS THE LANDSCAPE.

Images are artist's impression and for illustrative purposes only.



INDULGE YOUR GUESTS IN A HAVEN OF EXCLUSIVITY, BOASTING PRIVATE GARDENS THAT OFFER A SERENE SANCTUARY AWAY FROM THE HUSTLE AND BUSTLE, ENSURING AN UNFORGETTABLE STAY

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TRÉSOR  
Exquisite Majesty



EXPERIENCE THE WARMTH OF SPACIOUS LIVING  
FLOODED WITH BRIGHT NATURAL LIGHT – WHERE EVERY  
ACTIVITY IS BATHED IN SUNSHINE AND SERENITY





 CREATE CHERISHED MEMORIES WITH EVERY FAMILY MEMBER, WHERE COMFORT, WARMTH,  
AND TOGETHERNESS CONVERGE TO NURTURE MOMENTS THAT LAST A LIFETIME



DISCOVER THE EPITOME OF ABUNDANT LIVING WITH THE EXPANSIVE  
MASTER BEDROOM, WHERE INDULGENCE MEETS FUNCTIONALITY



STEP INTO SPACIOUS  
LUXURY WITH WALK-  
IN CLOSETS – WHERE  
EVERY OUTFIT FINDS  
ITS PERFECT HOME



# GALLANT

TYPICAL & CORNER

LAND PARCEL

15 M X 27 M / VAR.

LAND AREA

405 - 480 SQM

BUILDING AREA

527 SQM



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

These drawings are for informational purposes only. They are not to be used for construction or other purposes without the written consent of the architect. The architect assumes no responsibility for the accuracy or completeness of the information provided in these drawings. The architect's office is located at 1000 15th Street, Suite 100, Denver, CO 80202. The architect's phone number is 303.733.1234. The architect's fax number is 303.733.1235. The architect's email address is info@treson.com. The architect's website is www.treson.com.



## MONTEZ

Its contours mimic the majestic elegance of a crown, adorned with glistening materials that catch the sunlight. As if crafted by the hands of royalty, the intricate details and luxurious finishes seamlessly blend into a coronet of grandeur, crowning the dwelling with an undeniable sense of prestige.

# MONTEZ

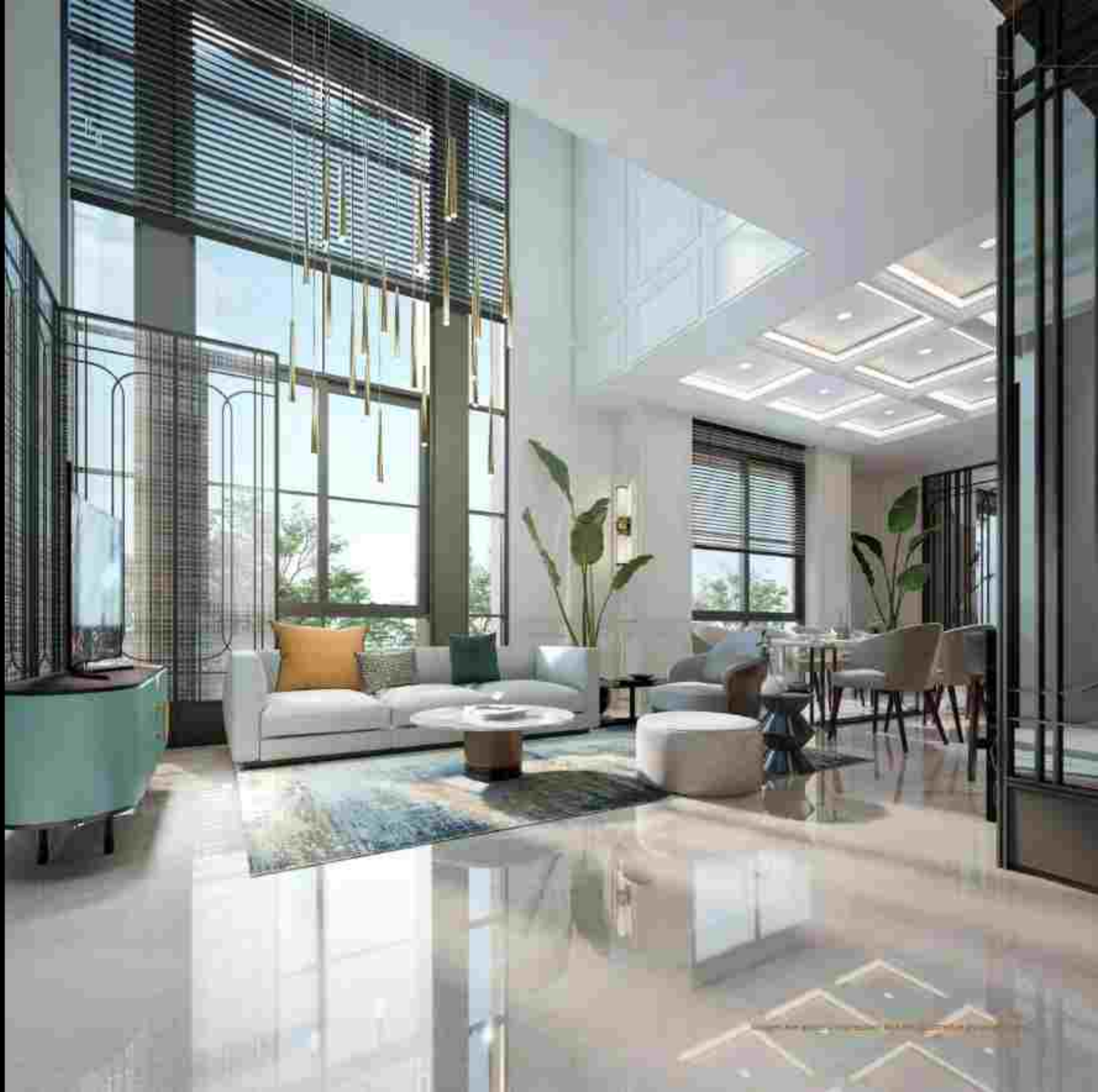
|                        |   |
|------------------------|---|
| BEDROOM ENSUITE        | 4 |
| RESTROOM               | 4 |
| POWDER ROOM            | 2 |
| LIVING ROOM            | 1 |
| MULTIFUNCTION ROOM     | 1 |
| STUDY ROOM             | 1 |
| DINING ROOM + PANTRY   | 1 |
| WET KITCHEN            | 1 |
| TERRACE                | 1 |
| GUEST AREA + LIFT HALL | 1 |
| PRIVATE ELEVATOR       | 1 |
| SKY BALCONY            | 1 |
| STORAGE ROOM           | 2 |
| GARAGE                 | 2 |
| CARPORT                | 2 |
| MAID ROOM + TOILET     | 1 |
| MAID KITCHEN           | 1 |
| DRIVER TOILET          | 1 |
| LAUNDRY AREA           | 1 |



TRÉSOR  
Exquisite Majesty



EXPAND YOUR HORIZONS WITHIN MONTEZ SPACIOUS AND  
AIRY LIVING, WHERE AMPLE SUNLIGHT INVITES LUSH PLANTS  
TO FLOURISH, ADDING A TOUCH OF NATURE'S TRANQUILITY  
TO YOUR DAILY LIFE



TRÉSOR  
Exquisite Majesty



THE SEAMLESS LIVING  
AND DINING ROOM  
PROVIDES THE PERFECT  
BACKDROP FOR  
STYLISH ENTERTAINING  
AND HARMONIOUS  
RELAXATION





SECLUDED GUEST ROOMS, WHERE TRANQUILITY AND COMFORT HARMONIZE TO  
CREATE AN UNFORGETTABLE RETREAT FOR YOUR ESTEEMED GUESTS

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BATHE IN BLISS WITH OUR TUBS OFFERING ENCHANTING  
OUTDOOR VIEWS, WHERE EVERY DIP IS A MOMENT OF  
RELAXATION ACCOMPANIED BY THE SOOTHING SIGHTS  
OF NATURE'S SPLENDOR



TRÉSOR



MULTIFUNCTION ROOM





FEEL THE COZY EMBRACE  
YOUR ROOMS, WHERE  
WARMTH PERMEATES  
EVERY CORNER, INVITING  
YOU TO UNWIND AND  
RELAX IN A COMFORTING  
ATMOSPHERE

# MONTEZ CORNER

LAND PARCEL  
12 M X 20 M / VAR.

LAND AREA  
240 - 400 SQM

BUILDING AREA  
412 SQM



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

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# MONTEZ

TYPICAL

LAND PARCEL

12 M X 20 M

LAND AREA

240 SQM

BUILDING AREA

412 SQM



GROUND FLOOR



FIRST FLOOR



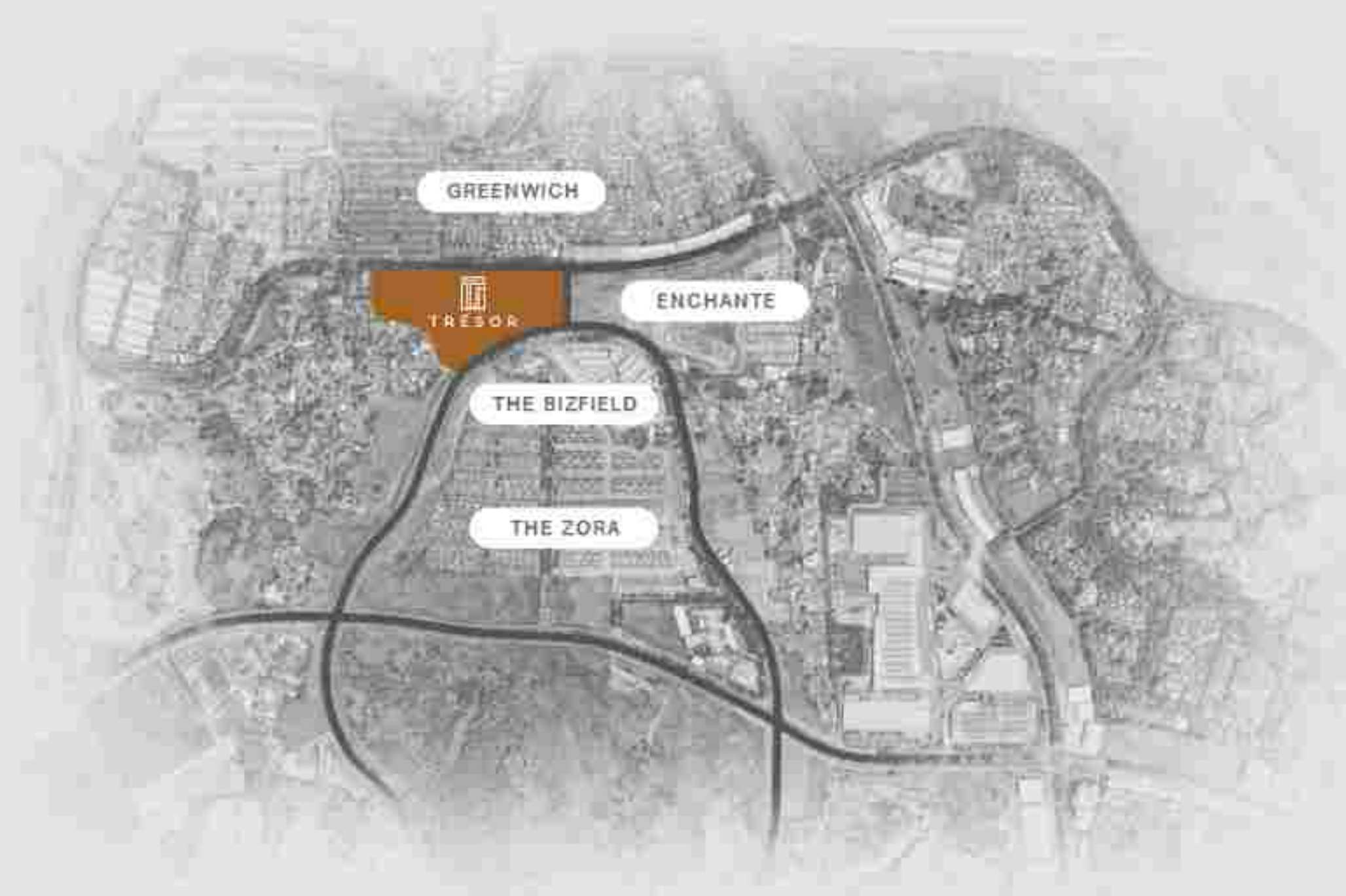
SECOND FLOOR

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## SURROUNDED BY A TAPESTRY OF PREMIUM RESIDENCES

Strategically nestled in the heart of exclusivity, a statement of refined living. Here, every glance reveals the elegance of your surroundings, setting the stage for a lifestyle where luxury is not just a choice but an immersive experience. Welcome to a community where premium meets perfection, and every address is a testament to elevated living.



# SITEPLAN

ENTRANCE A

CLUBHOUSE B

PUTTING GOLF C

GAZEBOS D

SUNKEN PLAZA E

GARDEN PAVILLION F

PEDESTRIAN TRACK G

GALLANT ■

MONTEZ ■



### Expand to Majesty

## SURROUNDING



## HOSPITAL

EKA HOSPITAL  
RS MITRA KELUARGA  
RS MEDIKA



## SHOPPING

Q-BIG  
QUANTIS CLUB  
AEON MALL  
THE BREEZE  
PASARIN MODERN  
EASTVARA



## SCHOOL &amp; INSTITUTION

PRASETYA MULYA  
ATMA JAYA  
MONARCH UNIVERSITY  
SINARMAS WORLD ACADEMY  
GENESIS GLOBAL SCHOOL  
BPK PENABUR



## RECREATION

DAMAI INDAH GOLF  
OCEAN PARK  
XTREME PARK  
BSD CITY PARK



## VENUE SITE / BUILDINGS

ICE BSD  
ASTRA BIZ CENTER  
WISMA RCA  
BSD PLAZA  
CBD





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## SPECIFICATIONS

### Foundation

Mini Piles

### Main Structure

Reinforced Concrete

### Wall

Lightweight Bricks Full System

### Interior Wall Finishes

General wall : plaster & paint

Master Bathrooms : marble

Powder Room, Kids & Guest Bathroom : homogeneous tiles

Wet Kitchen : solid surface and homogeneous tile backsplash

Maid's & Driver's Toilet : ceramic tiles

### Exterior Wall Finishes

Plaster & paint

### Ceiling

Gypsum board in paint finish

### Roof

Concrete roof tiles with lightweight steel structure for pitched roof

Concrete flat roof

### Door

Main Entrance door: Solid engineered wood with digital door lock

Interior door: Engineered wood

Sliding door: Aluminium frame with glass

Garage door: Motorized metal framed system

### Window

Aluminium frame with glass

### Floor Finishes

Terrace: Homogenous tiles

Living & Dining, Common Corridor & Main Staircase: marble

Master Bathroom : marble

Bathroom & Powder Room : homogenous tiles

Bedroom: Laminate flooring

Garage, Wet Kitchen & Service Area: homogenous tiles

Maid's & Driver's Toilets: Ceramic tiles

### Sanitary and Fitting

Master Bathroom: Kohler/equivalent

Bathtub : Kohler/equivalent

Bathroom & Powder Room: Kohler/equivalent

Kitchen sink & faucet: Franke/equivalent

### Kitchen Provisions

Wet Kitchen: Storage cabinet system with engineered stone Countertop

Sink & faucet: Franke/equivalent

### Other Provisions

Bathrooms: Vanity cabinet with mirror for all bathrooms except for Maid's & Driver's Toilets

### Smart Home System

Lights control at Foyer and Car Porch Area

Video intercom with panic button connected to Guardhouse CCTV

### Lift

Schindler, capacity : 320kg/4 persons

### Electricity

Gallant : 16,500 VA

Montez : 13,200 VA

### MEP Provisions

Lighting points

Concealed AC for Living & Dining

Solar water heater

Roof tank with Booster Pump

### Security

CCTV and 24-hour security services

Panic button connected to Guardhouse



*Sinar Mas Land - Indonesia Operation, owns around 10,000 hectares of strategic land bank (as of 2011) with projects in city development, township, residential, commercial, retail, industrial, estate, and hospitality properties, including property-related services, is undoubtedly the largest and most diversified property company in Indonesia.*

[sinarmasland.com](http://sinarmasland.com)





# TRÉSOR

EXQUISITE MAJESTY

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# TRÉSOR

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