



TROPICANA
GRANDHILL
GENTING HIGHLANDS



服务式公寓

永久产权
FREEHOLD



建筑外观
TwinPines facade

动静之间 心驰神往

大自然与大都会最美好的恩赐
全球度假与旅居胜地

Chillin' *in the Clouds*

**Layered & full of surprises,
a place for every shade of off-duty mood.**

The first residential development of
Tropicana Grandhill, with a full range
of leisure facilities and retail goodness.

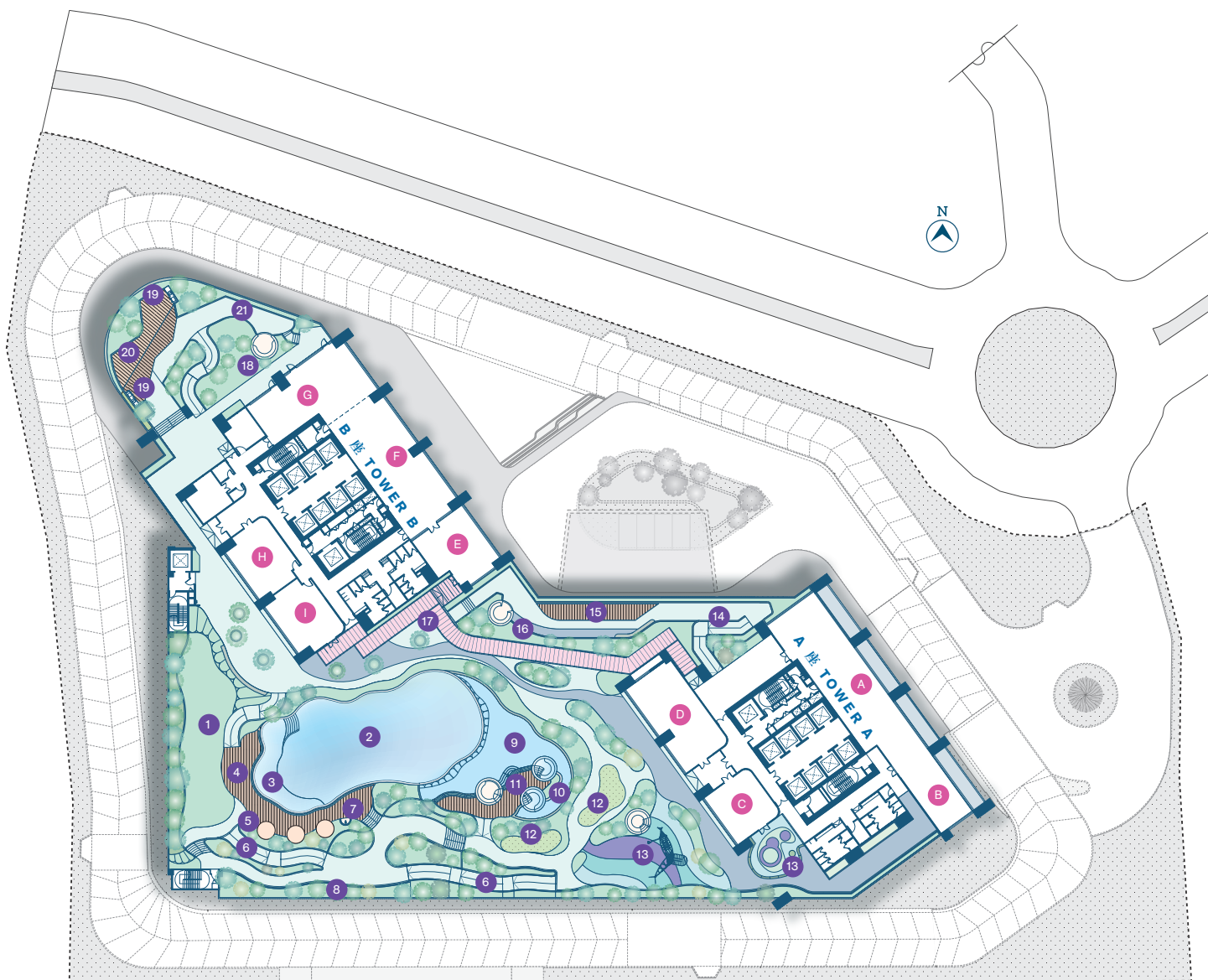
A 云顶山顶景观恒温泳池 Heated Pool with Genting Highlands Views **B** 儿童游乐场 Children's Playground



A



B



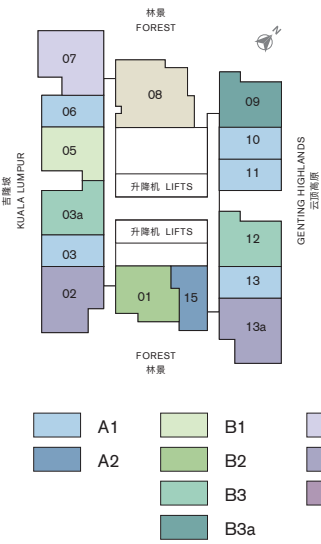
设施层平面图

FACILITIES LEVEL

- | | | |
|------------------------|-----------------------------|-----------------------|
| ① 活动草坪 | ⑪ 下沉式座椅 | Ⓐ 健身房 |
| ② 恒温泳池 | ⑫ 高尔夫球轻击区 | Ⓑ 瑜伽室 |
| ③ 浅池休憩区 | ⑬ 儿童游乐场 | Ⓒ 儿童游乐室 |
| ④ 泳池甲板 | ⑭ 芬芳公园 | Ⓓ 管理室 |
| ⑤ 凉亭 | ⑮ 瑜伽冥想区 | Ⓔ 前厅 |
| ⑥ 无障碍坡道 | ⑯ 足底按摩步道 | Ⓕ 多功能礼堂 |
| ⑦ 户外淋浴 | ⑰ 有盖行人道 | Ⓖ 烹饪厨房 |
| ⑧ 花丛公园 | ⑱ 香草公园 | Ⓖ 多媒体室 |
| ⑨ 嬉水池 | ⑲ 烧烤区 | Ⓖ 游戏室 |
| ⑩ 按摩浴 | ⑳ 有盖花棚 | |
| | ㉑ 观景台 | |
| ① Event Lawn | ⑪ Sunken Seat | Ⓐ Gymnasium |
| ② Heated Swimming Pool | ⑫ Putting Green | Ⓑ Yoga Studio |
| ③ Shallow Lounge | ⑬ Children's Playground | Ⓒ Children's Playroom |
| ④ Pool Terrace | ⑭ Fragrant Garden | Ⓓ Management Office |
| ⑤ Gazebo/Cabana | ⑮ Retreat Space | Ⓔ Pre-Function |
| ⑥ Disabled Ramp | ⑯ Wellness Path/Reflexology | Ⓕ Multipurpose Hall |
| ⑦ Outdoor Shower | ⑰ Covered Walkway | Ⓖ Gourmet Kitchen |
| ⑧ Blossom Garden | ⑱ Herbs Garden | Ⓖ Multimedia Room |
| ⑨ Wading Pool | ⑲ BBQ | Ⓖ Games Room |
| ⑩ Spring Jacuzzi | ⑳ Trellis with Shade | |
| | ㉑ Viewing Terrace | |

- A 座 TOWER A -

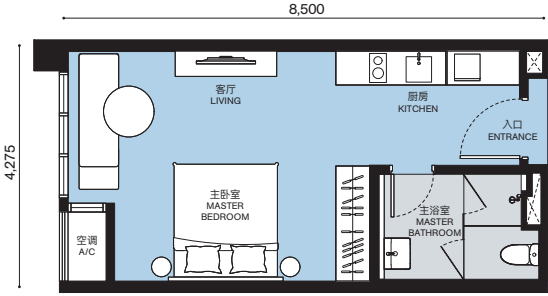
- B 座 TOWER B -



建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

379 - 407 sf
35.2 - 37.8 sm

A1
套房 Studio

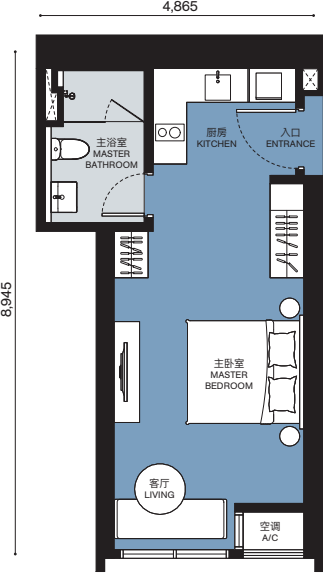


A2
套房 Studio



建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

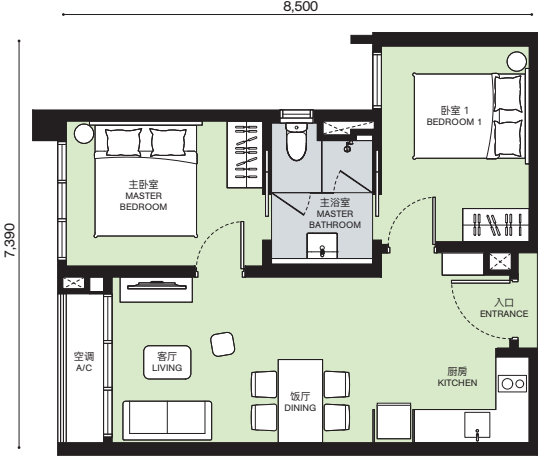
384 - 395 sf
35.7 - 36.7 sm



建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

564 - 580 sf
52.4 - 53.9 sm

B1

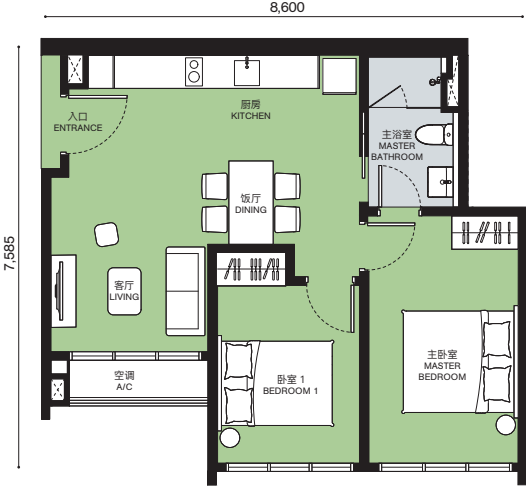


B2



建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

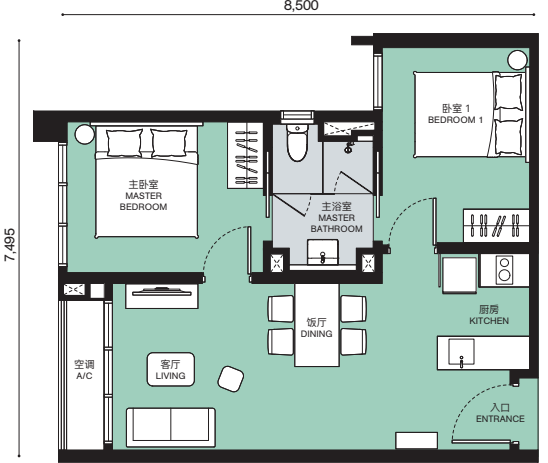
603 - 617 sf
56.0 - 57.3 sm



建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

574 - 600 sf
53.3 - 55.7 sm

B3



布局配置, 尺寸和面积因单位而异。如有要求, 发展商可提供任何单位的实际配置和测量结果计划副本。
The layout configuration, dimensions and area vary from unit to unit. A copy of the plan showing the actual configuration and measurements of any lot can be made available upon request.

575 - 586 sf
53.4 - 54.4 sm



751 - 753 sf
69.8 - 70.0 sm



731 - 746 sf
67.9 - 69.3 sm



739 - 756 sf
68.7 - 70.2 sm



布局配置, 尺寸和面积因单位而异。如有要求, 发展商可提供任何单位的实际配置和测量结果计划副本。
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D1

双钥匙 Dual Key

3 2

建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

946 - 961 sf
87.9 - 89.3 sm



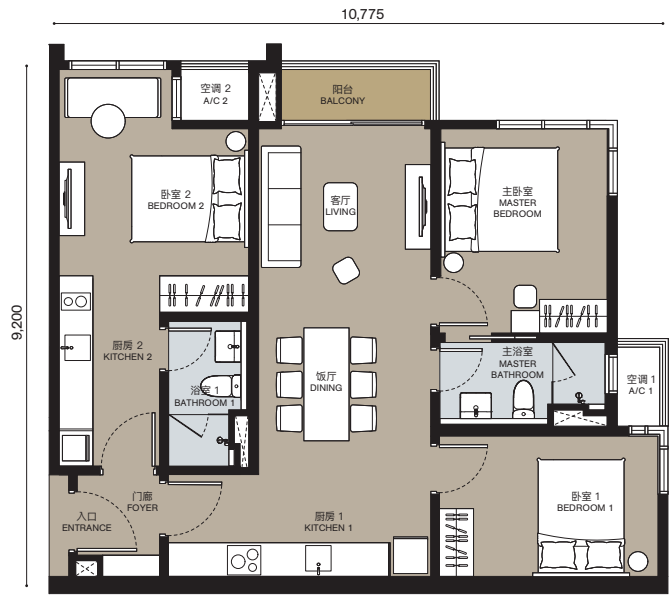
D2

双钥匙 Dual Key

3 2

建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

954 - 968 sf
88.6 - 89.9 sm



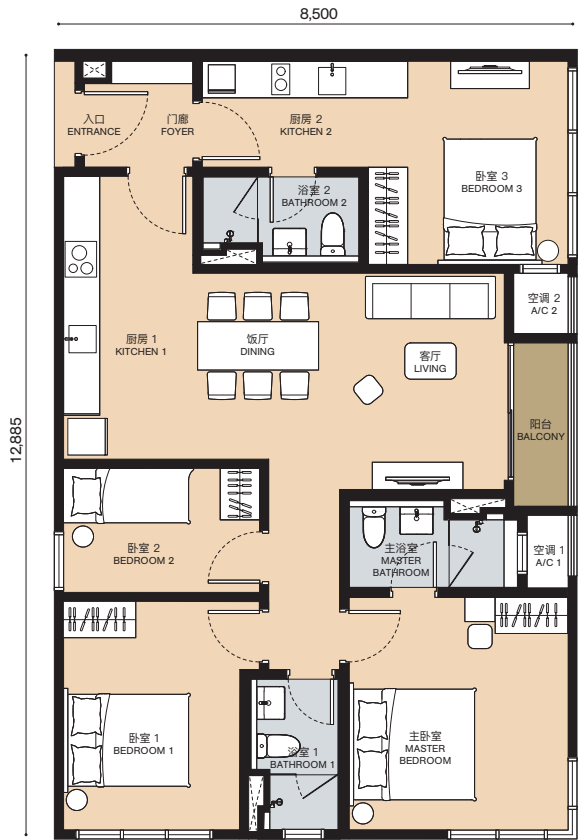
E

双钥匙 Dual Key

4 3

建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

1,154 - 1,168 sf
107.2 - 108.5 sm



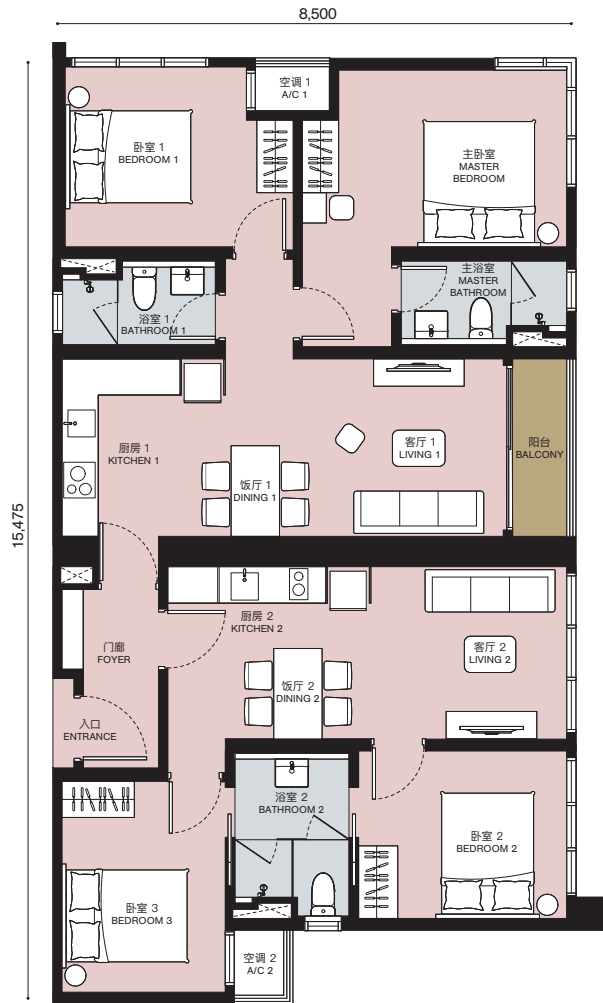
F

双钥匙 Dual Key

4 3

建筑面积 BUILT-UP
(平方英尺/sf • 平方米/sm)

1,328 - 1,330 sf
123.4 - 123.6 sm



布局配置, 尺寸和面积因单位而异。如有要求, 发展商可提供任何单位的实际配置和测量结果计划副本。
The layout configuration, dimensions and area vary from unit to unit. A copy of the plan showing the actual configuration and measurements of any lot can be made available upon request.

一般规格

GENERAL SPECIFICATIONS

结构 Structure	钢筋混凝土 Reinforced Concrete												
屋顶覆盖物 Roof Covering	钢筋混凝土 Reinforced Concrete												
屋顶框架 Roof Framing	钢筋混凝土 Reinforced Concrete												
墙壁 Wall	钢筋混凝土/砖墙/干式墙 (如适用) Reinforced Concrete/Brickwall/Drywall (Where Applicable)												
窗 Window	铝框玻璃窗 Aluminium Framed Glass Window												
门 Doors	主要入口 Main Entrance							经核准防火木门 Approved Fire Rated Timber Door					
	卧室/浴室/门廊 Bedroom/Bathroom/Foyer							平开木门 (如适用) Timber Flush Door (Where Applicable)					
	客厅 Living							铝框架玻璃推拉门 (如适用) Aluminium Frame Glass Sliding Door (Where Applicable)					
五金 Ironmongery	优质锁具 Quality Locksets												
天花板饰面 Ceiling Finishes	卧室/客厅/饭厅 Bedroom/Living/Dining							薄涂层/石膏天花板和油漆 (如适用) Skim Coat/Plaster Ceiling & Paint (Where Applicable)					
	阳台/空调壁架 Balcony/Aircond Ledge							薄涂层和油漆 (如适用) Skim Coat & Paint (Where Applicable)					
	厨房/浴室/门廊 Kitchen/Bathroom/Foyer							石膏天花板/油漆 (如适用) Plaster Ceiling/Paint (Where Applicable)					
地板饰面 Floor Finishes	卧室/客厅/厨房/饭厅/浴室/阳台/门廊 Bedroom/Living /Kitchen/Dining/Bathroom/Balcony/Foyer							瓷砖 (如适用) Porcelain Tiles (Where Applicable)					
	空调壁架 Aircond Ledge							水泥整平板 Cement Screed					
墙壁饰面 Wall Finishes	卧室/客厅/厨房/饭厅/阳台/门廊/空调壁架 Bedroom/Living/Kitchen/Dining/Balcony/Foyer/Aircond Ledge							薄涂层/石膏/油漆 (如适用) Skim Coat/Plaster/Paint (Where Applicable)					
	浴室 Bathroom							瓷砖 Porcelain Tiles					
房型 Type	A1	A2	B1	B2	B3	B3a	C1	C2	C3	D1	D2	E	F
卫浴和水管装置 Sanitary & Plumbing Finishes													
水槽水龙头 Sink Tap	1	1	1	1	1	1	1	1	1	2	2	2	2
洗手盆 Wash Basin	1	1	1	1	1	1	2	2	2	2	2	3	3
面盆龙头 Basin Tap	1	1	1	1	1	1	2	2	2	2	2	3	3
厨房水槽 Kitchen Sink	1	1	1	1	1	1	1	1	1	2	2	2	2
洗衣机水龙头 Washing Machine Tap	1	1	1	1	1	1	1	1	1	2	2	2	2
坐浴盆 Hand Bidet	1	1	1	1	1	1	2	2	2	2	2	3	3
手持花洒套装 Hand Shower Set	1	1	1	1	1	1	2	2	2	2	2	3	3
淋浴花洒套装 Rain Shower Set	-	-	-	-	-	-	1	1	1	1	1	1	1
电气安装 Electrical Installations													
电灯点 Lighting Point	7	8	12	13	13	13	18	18	17	21	21	26	30
13A 插座 13A Socket Outlet	12	12	14	14	14	14	14	14	14	23	24	24	26
13A 插座 + USB 接口 13A Socket Outlet + USB Outlet	2	2	3	3	3	3	3	3	3	4	4	5	6
20A 插座 20A Socket Outlet	2	2	2	2	2	2	2	2	2	4	4	4	4
风扇点 Fan Point	1	1	3	3	3	3	3	3	3	4	4	5	6
排气扇点 Exhaust Fan Point	1	1	-	1	-	-	-	-	1	1	1	1	-
热水器点 Water Heater Point	1	1	1	1	1	1	2	2	2	2	2	3	3
光纤壁式插座 Fibre Wall Socket	1	1	1	1	1	1	1	1	1	1	1	1	1
卫星电视点 SMATV Point	1	1	1	1	1	1	1	1	1	3	3	3	4
空调点 Aircond Point	1	1	3	3	3	3	3	3	3	4	4	5	6
门铃点 Door Bell Point	1	1	1	1	1	1	1	1	1	1	1	1	1
配电板 Electrical Distribution Board	1	1	1	1	1	1	1	1	1	1	1	1	1
电话点 Telephone Point	1	1	1	1	1	1	1	1	1	2	2	2	2

上等优势地

在游客居民络绎不绝的云顶高原里, 享受所有现代生活应有的便利和高品质的服务设施。丽阳云尚距离山顶仅二十分钟车程, 可及性相当高, 轻而易举就可到达各景点、教育机构、购物场所和医疗中心。

Coveted Location at Mid-Hill

Situated in the established township of Genting Highlands, Tropicana Grandhill is equipped with all the necessities and conveniences of modern life outside of its master plan. From schools, cultural destinations to shopping centres, Tropicana Grandhill is the starting point for a fulfilling time in Genting Highlands, with only 20 minutes' drive to the mountain's peak.



- 1 阿娃娜高尔夫球场

2 云天缆车

3 云顶高原名牌城

4 云顶草莓农家乐

5 梧桐再也商圈

6 云顶世界

7 清水岩庙

8 高原国际寄宿学校

9 云顶半山腰商圈

10 快乐蜂农场
- 1 Awana Genting Highlands Golf & Country Resort

2 Awana SkyWay Station

3 Genting Highlands Premium Outlets

4 Genting Strawberry Leisure Farms

5 Gohtong Jaya Retail Shops

6 Resorts World Genting

7 Chin Swee Temple

8 Highlands International Boarding School

9 Genting Permai Retail Shops

10 Happy Bee Farm & Insect World



018 390 9988
tropicana-grandhill.com

发展商
DEVELOPER
Tropicana Sierra Sdn. Bhd.
Unit 1301, Level 13,
Tropicana Gardens Office Tower
No. 2A, Persiaran Surian, Tropicana Indah
47810 Petaling Jaya, Selangor Darul Ehsan

丽阳云尚销售展示厅
TROPICANA GRANDHILL PROPERTY GALLERY
Jalan Permai 2, Genting Permai Avenue,
69000 Genting Highlands, Pahang.



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Developer: Tropicana Sierra Sdn. Bhd. (289863-A) • Developer's Address: Unit 1301, Level 13, Tropicana Gardens Office Tower, No. 2A, Persiaran Surian, Tropicana Indah, 47810 Petaling Jaya, Selangor • Developer's License No.: 19893-1/03-2023/01402(L) • Validity: 03/03/2022 – 02/03/2023 • Advertising & Sale Permit License No.: 19893-1/03-2023/01402(P) • Validity: 03/03/2022 – 02/03/2023 • Approval Authority: Majlis Perbandaran Bentong • Building Plan Reference: MPB/JKB/GH/4/26/2019 • Expected Date of Completion: 60 Months from Date of SPA (May 2026) • Land Tenure: Freehold • Land Encumbrances: Nil • Type of Property: Serviced Apartment • Total Units: 1,443 Units • Block A: 795 Units; Block B: 648 Units • Selling Price: Block A RM477,000 (Min.) - RM1,154,000 (Max.); Block B RM593,000 (Min.) - RM1,954,000 (Max.) • Built-up Area: Block A 379 sf (Min.) - 961 sf (Max.); Block B 381 sf (Min.) - 1,330 sf (Max.) • 5% Bumiputera Discount • Express Condition: The Land cannot be transferred, leased, or charged except with the consent of the State Authority.