

MiLANDSCITY DEVELOPMENT.



ABOUT US

FACT SHEET.

DEVELOPER

Midlands City Sdn Bhd

LOCATION

Jalan Broga, Semenyih

LAND SIZE

5.869 acres

LAND TITLE & TENURE

Commercial, Freehold

PROPERTY TYPE

SoHo, Serviced Apartment and Retails

SCHEDULE OF PAYMENT

Schedule H - HDA

EXPECTED COMPLETION DATE

Q3 2023

TYPE & SIZE

TOWER A and B | Soho – 450 sft (772 Units)

TOWER C | Serviced Apartment – 750 sqft (224 Units)

ABOUT US

PROPERTY TYPE.

6 LEVELS RETAIL MALL

SERVICED
APARTMENTS
BLOCK C

DUAL
KEYS
SOHO
BLOCK B

DUAL
KEYS
SOHO
BLOCK A



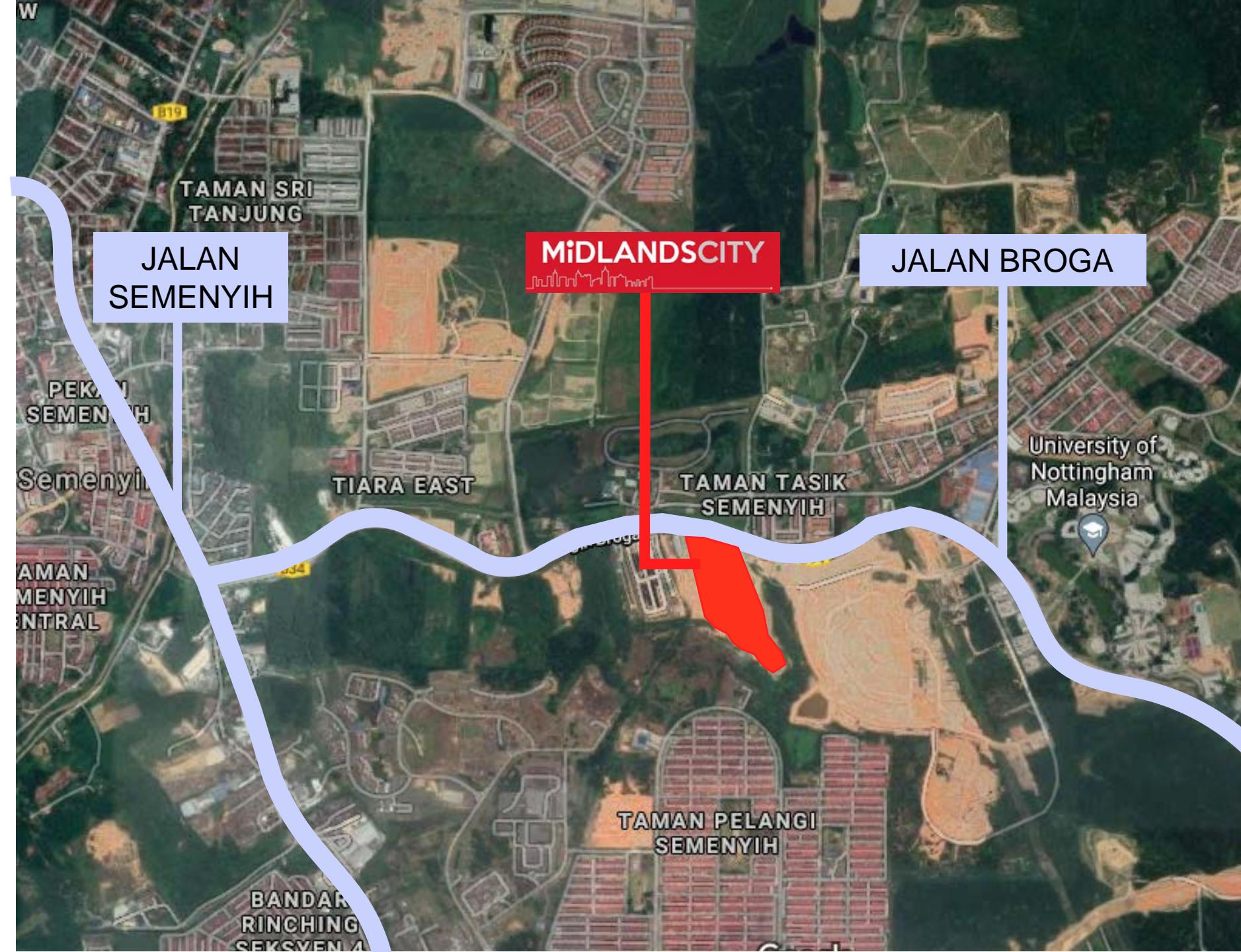
LOCATION

SURROUNDING DEVELOPMENT.



LOCATION

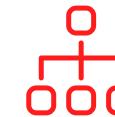
GOOGLE MAP.



WHY MIDLANDS CITY.



Freehold Property



Comprehensive Lifestyle Facilities



Good Location And Easy Accessibility



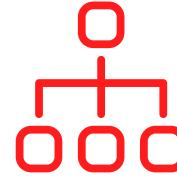
Ready Tenant



A Self Sustainable Development –
Commercial, College Within Development & Hospital



Experienced And Professional
Property Management Team



COMPREHENSIVE LIFESTYLE FACILITIES.

Tourist Attraction

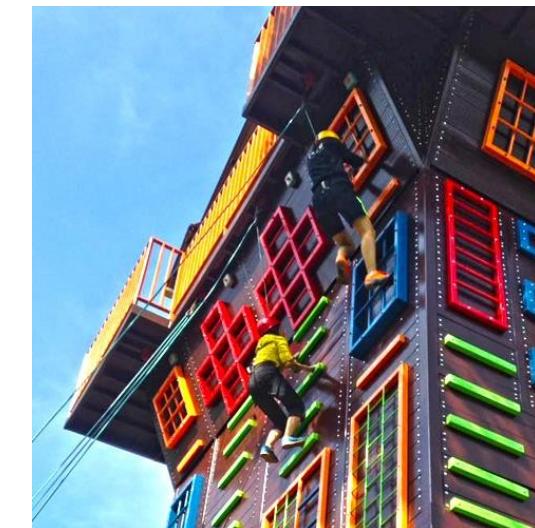
BROGA HILL



SEK DATO TEMPLE



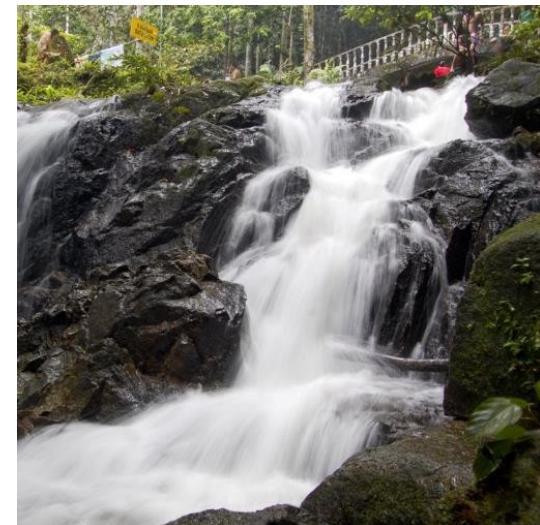
PARADISE VILLAGE BROGA

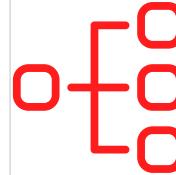


OSTRICH WONDERLAND SHOWFARM



SUNGAI TEKALA RECREATIONAL FOREST





COMPREHENSIVE LIFESTYLE FACILITIES.

ACCESSIBILITIES, AMENITIES AND INFRASTRUCTURE

Major Expressways

- Kajang-Seremban Highway (LEKAS)
- Kajang Dispersal Link Expressway (SILK)
- Cheras-Kajang Expressway (Grand SAGA)
- Sungai Besi Expressway (BESRAYA)
- Maju Expressway (MEX)
- Kuala Lumpur-Seremban Expressway (KLS)
- South Klang Valley Expressway (SKVE)
- North-South Expressway Central Link (ELITE)

Public Transport

- Kajang MRT Station
- Stadium Kajang MRT Station
- Kajang Komuter Station
- Semenyih Bus Station
- Kajang Bus Station

Malls & Hypermarkets

- Tesco Semenyih
- The Store Semenyih
- My Mydin Semenyih
- Billion Semenyih
- Mydin Mall Semenyih
- Metro Point Kajang
- Plaza Metro Kajang
- Tesco Extra Kajang
- Giant Kajang
- Bangi Gateway Mall
- Kip Mall Bangi
- Econsave Bangi
- Aeon Cheras Selatan
- IOI City Mall
- Alamanda Shopping Centre
- The Mines Shopping Mall
- South City Plaza

Leisure & Recreational

- Broga Hill
- Gunung Tok Wan
- Sukida Resort
- Asli Farm Resort
- Rabbit Fun Land
- LadyBird Organic Farm
- Semenyih Eco Venture Resort
- Batangsi Waterfall
- Sungai Lalang Hotspring
- Achuan Durian Orchard
- Paradise Valley
- Excel Training Resorts
- Outbac Broga
- Agriculture Heritage Park Putrajaya
- Taman Wasasan Putrajaya
- Putrajaya Challenge Park
- Megalith Park Putrajaya
- Botanical Garden Putrajaya
- Putrajaya Lake Club
- Wetland Putrajaya
- Semenyih Lake Country Club
- Danau Golf Club UKM Bangi
- Bangi Golf Club
- UPM Golf Club
- Impian Golf & Country Club
- The Mines Resort & Golf Club
- Ilsas Golf Club

Schools

- SK Bandar Sunway Semenyih
- SK Semenyih
- SJK(C) Kampung Baru Semenyih
- SMK Bandar Rinching
- SK Bandar Rinching
- Tenby International School Setia EcoHill
- SK Bandar Tasik Kesuma
- SMK Bandar Tasik Kesuma
- SK Rinching Hilir
- SMK Jalan Reko
- SMK Kajang Utama
- SM Teknik Kajang
- SMK Taman Jasmin
- Eaton International School
- Tanarata International Schools
- SJK(C) Kung Man
- SM Desa Serdang
- SMK Saujana Impian
- SRJK(C) Sungai Chua

Institute of Higher Learning

- University of Nottingham Malaysia Campus
- Kolej Professional MARA Beranang
- Vocational Education Training Academy (VETA)
- Universiti Putra Malaysia (UPM)
- The National University of Malaysia (UKM)
- New Era University College
- Universiti Tenaga Nasional (UNITEN)
- Infrastructure University Kuala Lumpur (IUKL)
- German Malaysian Institute (GMI)
- Kolej Poly-Tech MARA Bangi
- Heriot-Watt University Malaysia
- Universiti Kuala Lumpur Malaysia France Institute (UniKL MFI)
- Kolej Universiti Islam Antarabangsa Selangor (KUIS)

Hospitals

- Hospital Kajang
- Hospital Serdang
- KPJ Kajang Specialist Hospital
- Kajang Plaza Medical Centre
- Columbia Asia Hospital - Cheras
- Hospital Pakar An-Nur Hasanhah
- Az-Zahra Islamic Hospital

Industrial Parks

- Hi-Tech 6 Industrial Park
- Sri Haneco Industrial Park
- Villaraya Industrial Park
- Beranang Industrial Park
- Mahkota Industrial Park



GOOD LOCATION AND EASY ACCESSIBILITY.

Major Highway

Kajang – Seremban Highway (LEKAS)

Kajang Dispersal Link Expressway (SILK)

Cheras - Kajang Expressway (Grand SAGA)

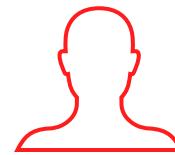
Sungai Besi Expressway (BESRAYA)

Maju Expressway (SKVE)

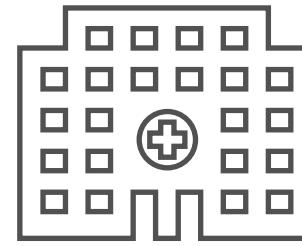
Kuala Lumpur – Seremban Expressway (KLS)

South Klang Valley Expressway (SKVE)

North – South Expressway Central Link (Elite)



SOURCE OF RENTAL INCOME & POTENTIAL TENANT.



EMPLOYEES
1500

Employees from
Private Hospital



VISITORS
360

Rooms Needed by
Patients' Family



STUDENTS
1000

Students from within
Midlands City



STUDENTS
5000

Students from The
University of Nottingham



- The University of Nottingham Malaysia Campus opened in 2000 and is the first British University campus branch established outside of the UK.
- The Malaysia campus was the first campus of British University
- in Malaysia and one of the first to open outside Britain.
- The Malaysia campus moved to a new built up 125 acres campus in Semenyih.
- The university has a total of 5,000 students.
- It offer 4 Pre-university courses, 38 Degree courses, 55 Master course and 30 PHD.

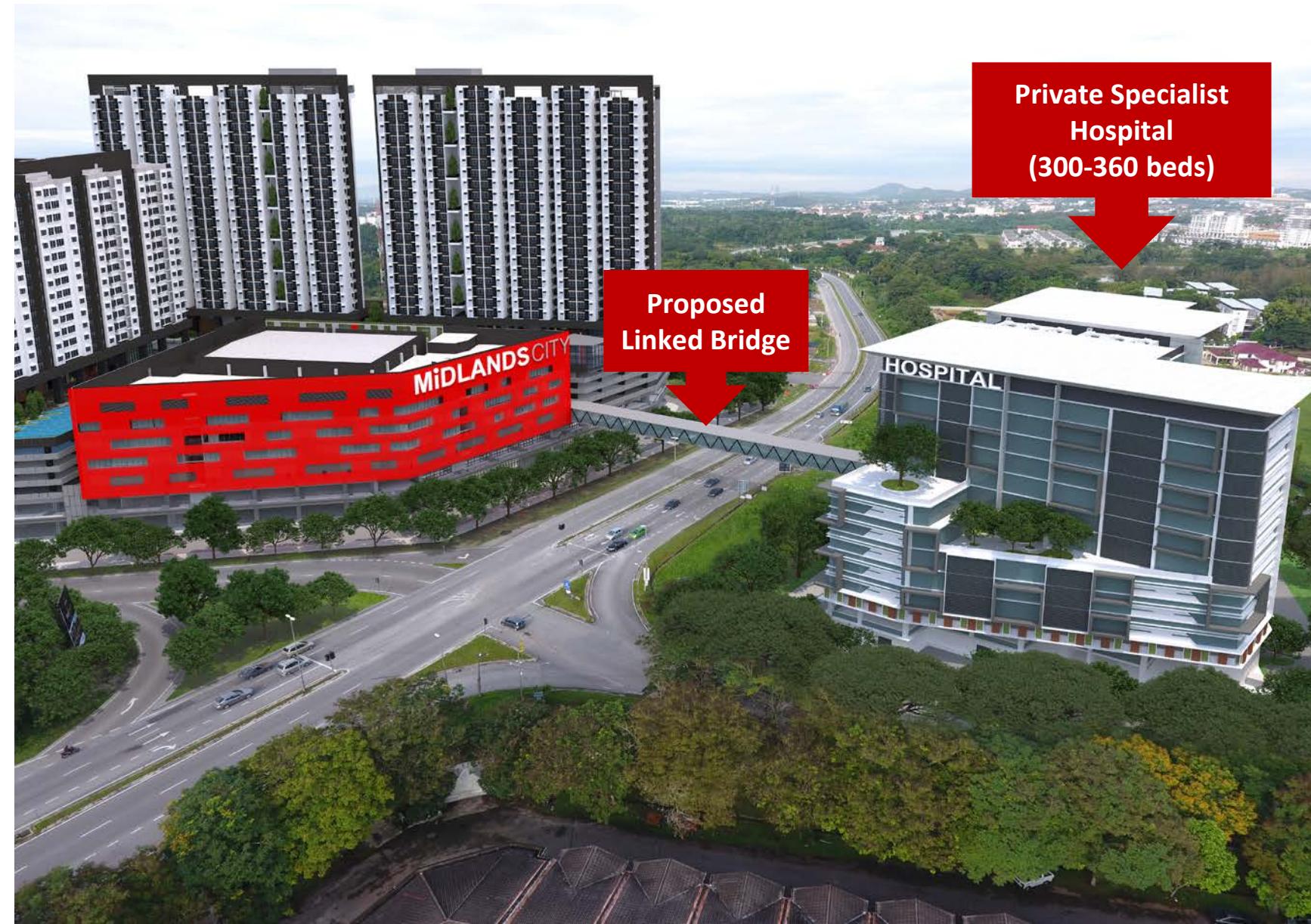
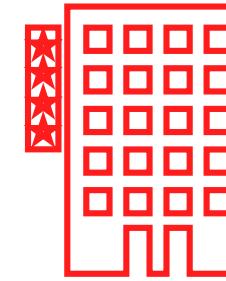
OVERVIEW.

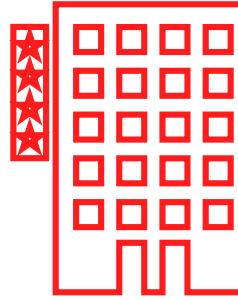
The University of Nottingham
Malaysia Campus



A SELF SUSTAINABLE DEVELOPMENT

Hospital





A Self Sustainable Development

The Development



772

Units

SOHO

224

Units

Services
Apartment

62

Units

Retail

FACT SHEET.

	SOHO	Serviced Apartment
Total Units	772 (386 Per Tower)	224
Total Floors	28 Floors	21 Floors
Units Per Floor	19	16
Lifts Per Floor	3 + 1	2 + 1
Residential CP	Level 3 to Level 6	Level 3 to Level 6
Commercial & Visitor CP	Basement, Level 1, Level 2	Basement, Level 1, Level 2
Estimate Maintenance Fee	RM 0.33 (Incl. Sinking Fund)	RM 0.28 (Incl. Sinking Fund)
Facility	Level 7 & Level 28	Level 7
Car Park	1 unit	2 units

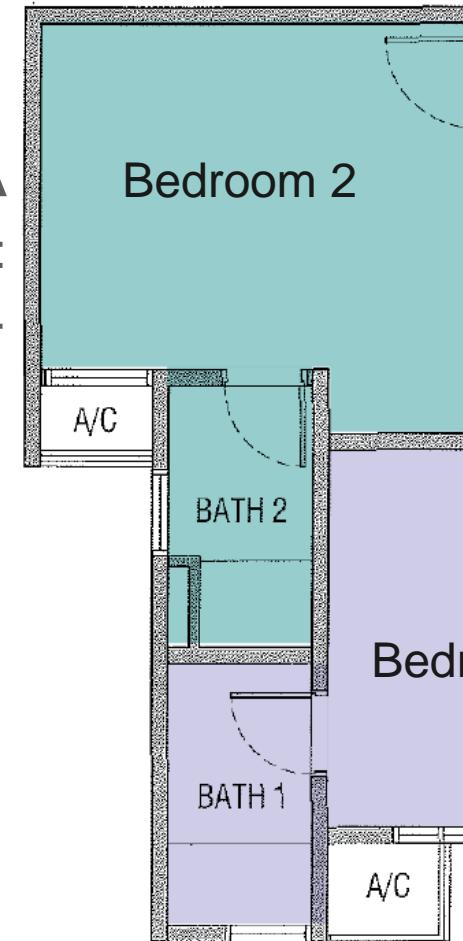
LAYOUT PLAN.

SOHO : 450 sq.ft.

Block : A & B

Type A

Floor Area:
41.80sqm / 450 sq.ft.



ENTRANCE

ENTRANCE

Bedroom 2

Bedroom 2

A/C

BATH 2

BATH 1

Bedroom 1

A/C

A/C

BATH 2

BATH 1

Bedroom 1

A/C

Type B

Floor Area:
41.80sqm / 450 sq.ft.

A/C Ledge Area:
1.95qm / 20 sq.ft.

LAYOUT PLAN.

Serviced Apartment: 750 sq.ft.

Block : C

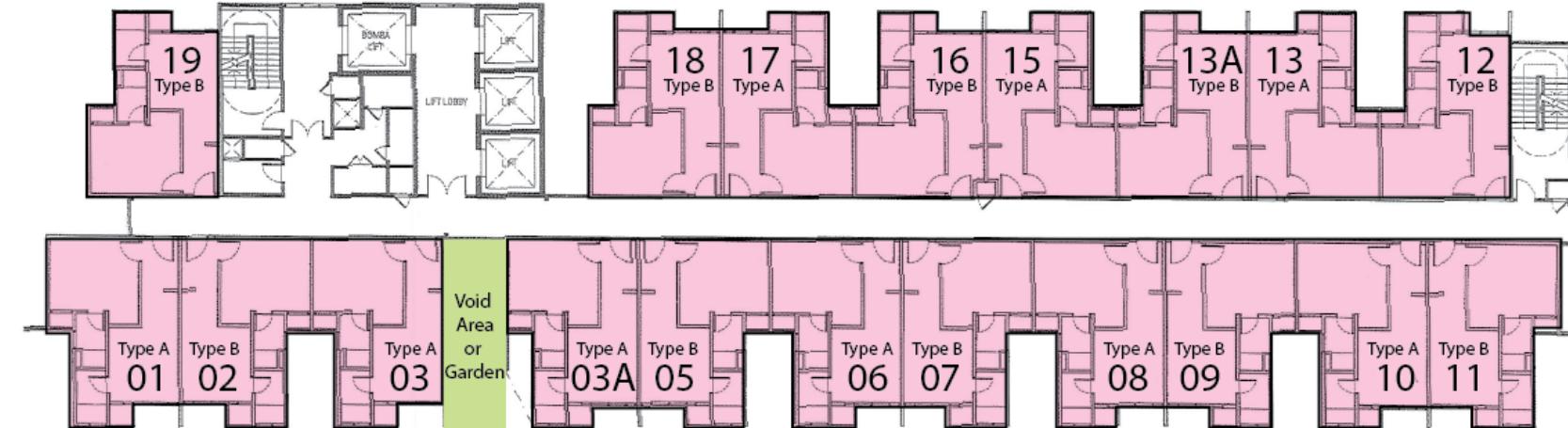


A/C Ledge Area:
2.63qm / 28 sq.ft.

FLOOR PLAN.

SOHO (Level 8 - 27)

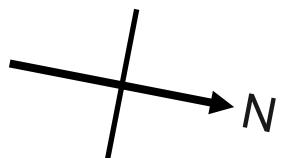
Block A



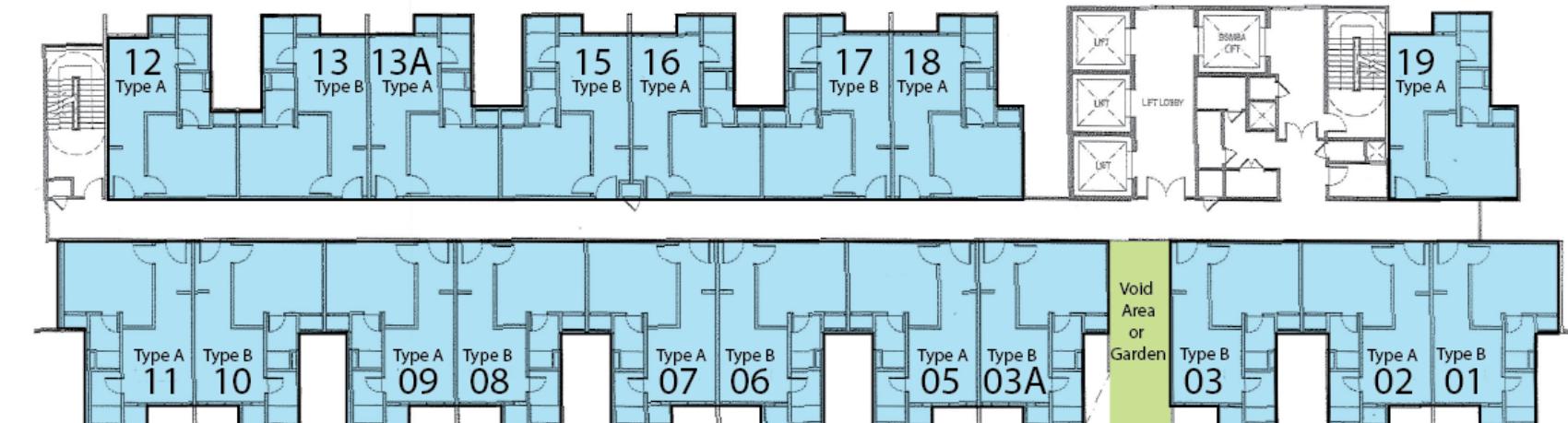
Forest View



Swimming Pool View



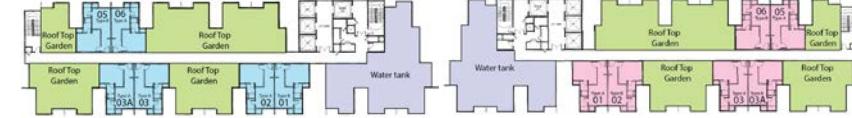
Block B



FLOOR PLAN.

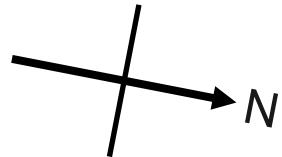
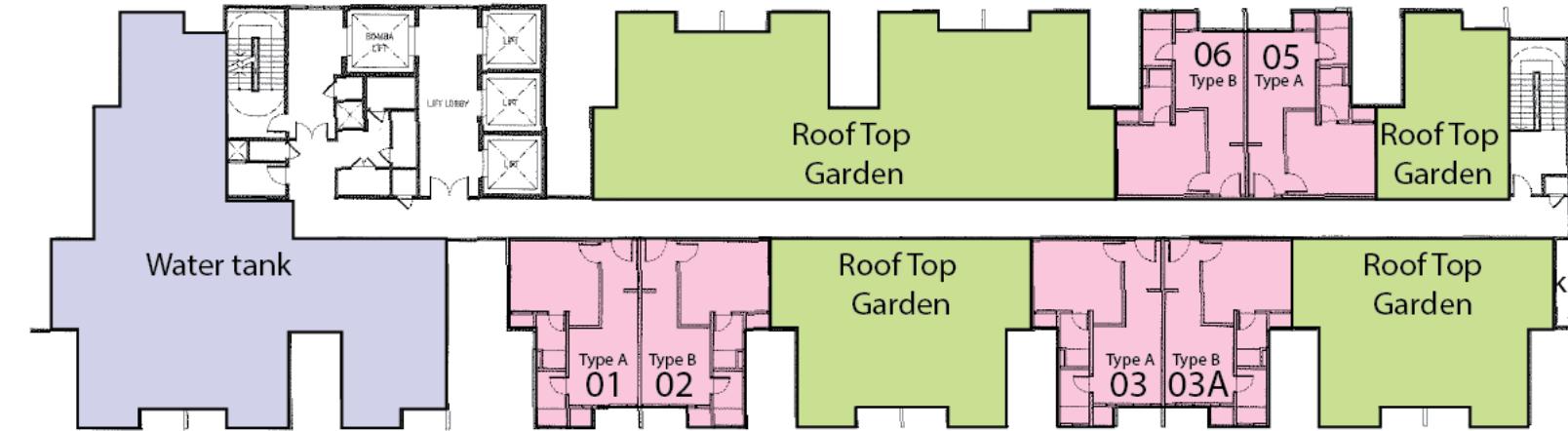
SOHO Level 28

Forest View

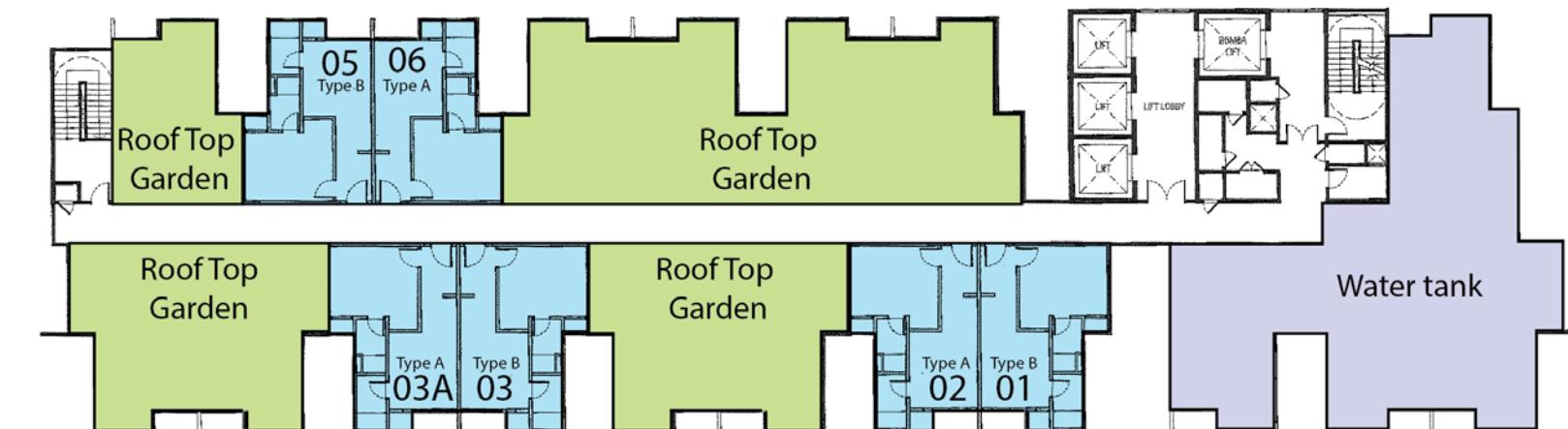


Swimming Pool View

Block A



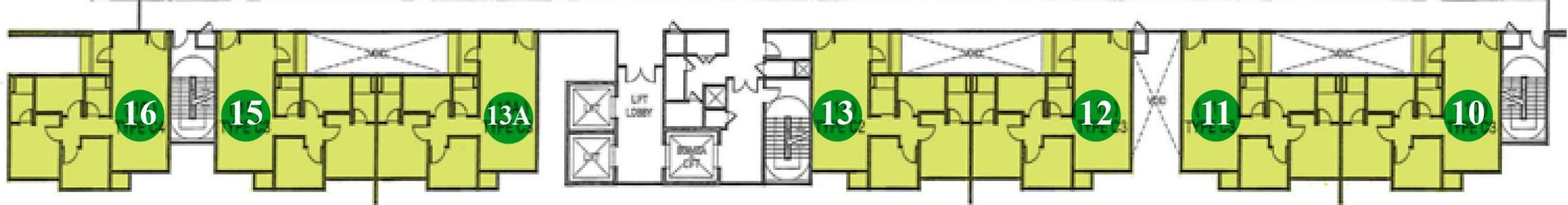
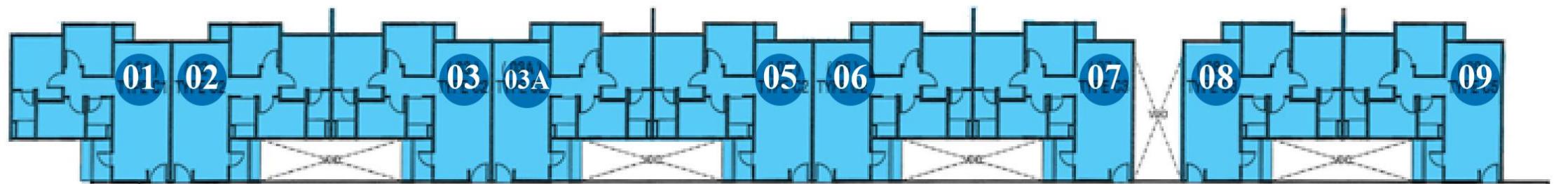
Block B



FLOOR PLAN.

Serviced Apartment

Facing North / Pool View

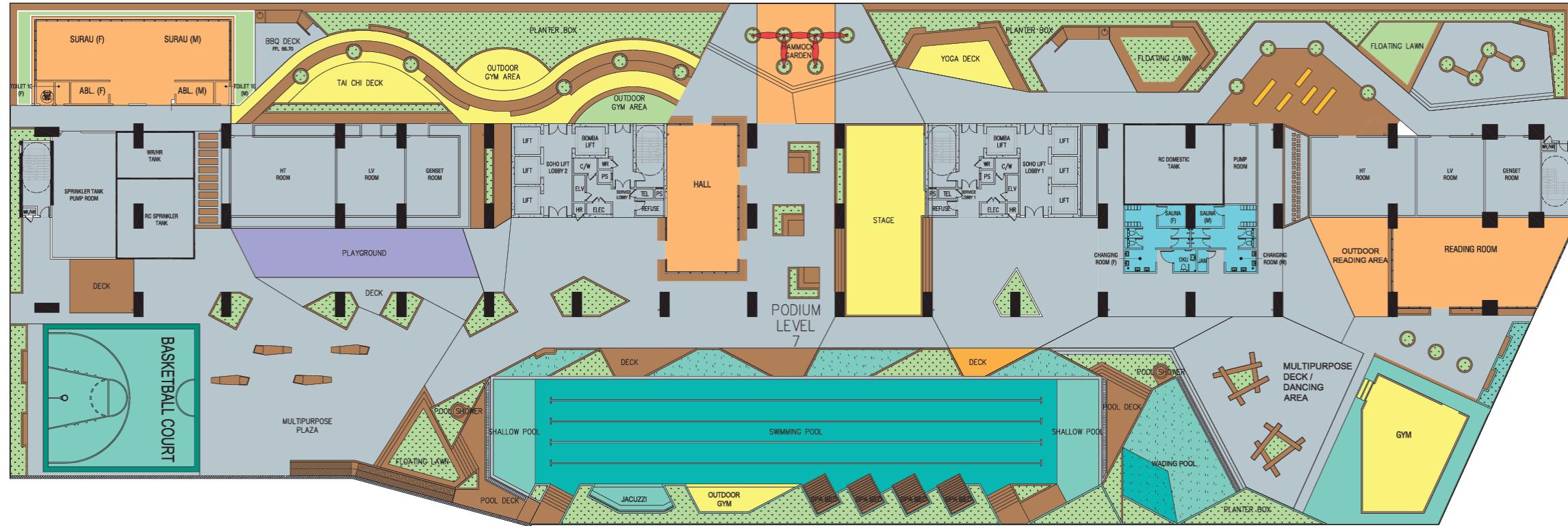


Facing South



FACILITY.

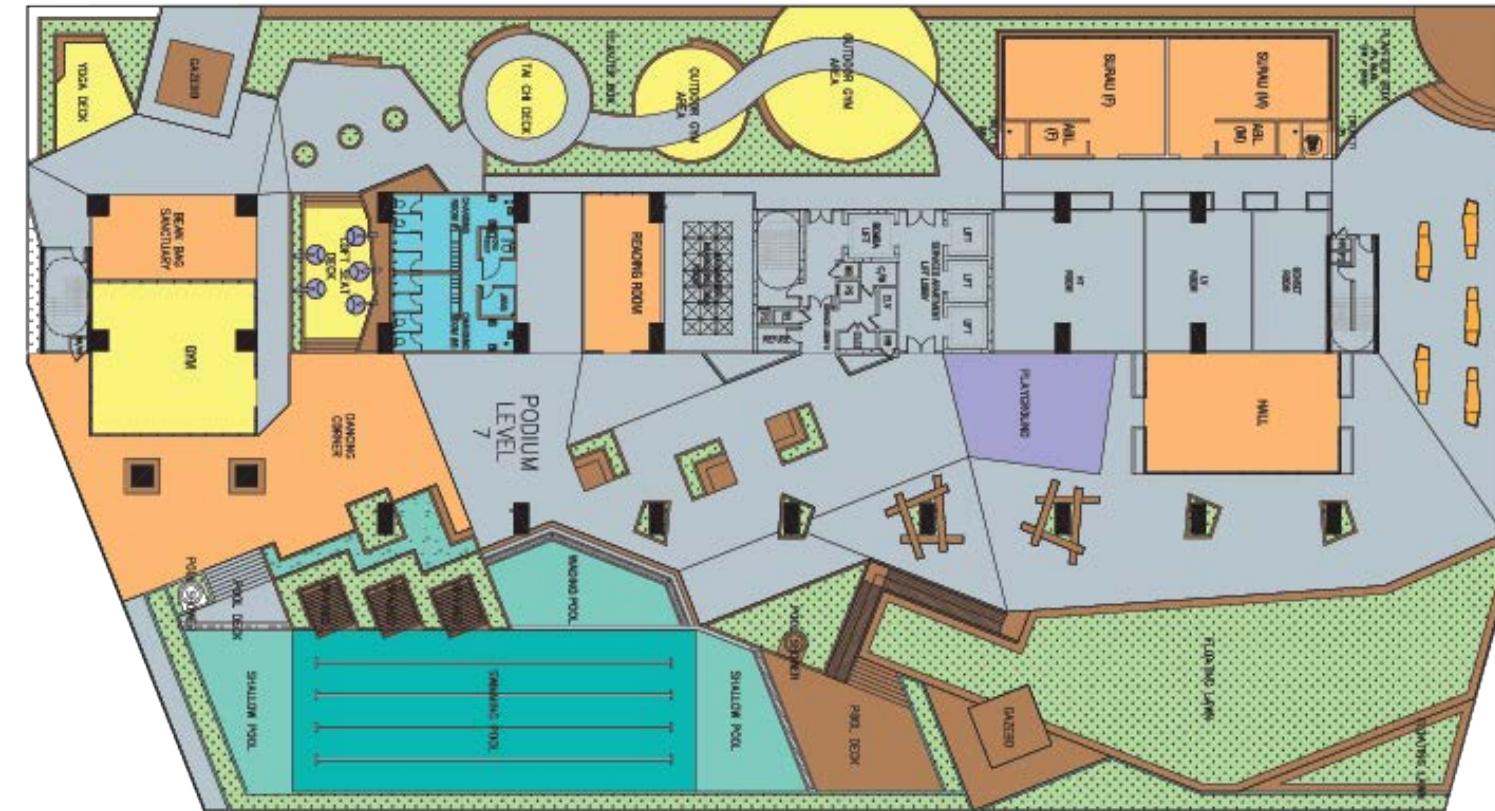
SOHO



Surau	Multipurpose Plaza	Jacuzzi	Hammock Garden	Sauna
BBQ Deck	Yoga Deck	Event Hall	Outdoor Gym	Changing Room
Taichi Deck	Pool Deck	Viewing Deck	Gym	Reading Room
Basketball Court	Playground	Shallow Pool	Swimming Pool	Floating Lawn

FACILITY.

Serviced Apartment

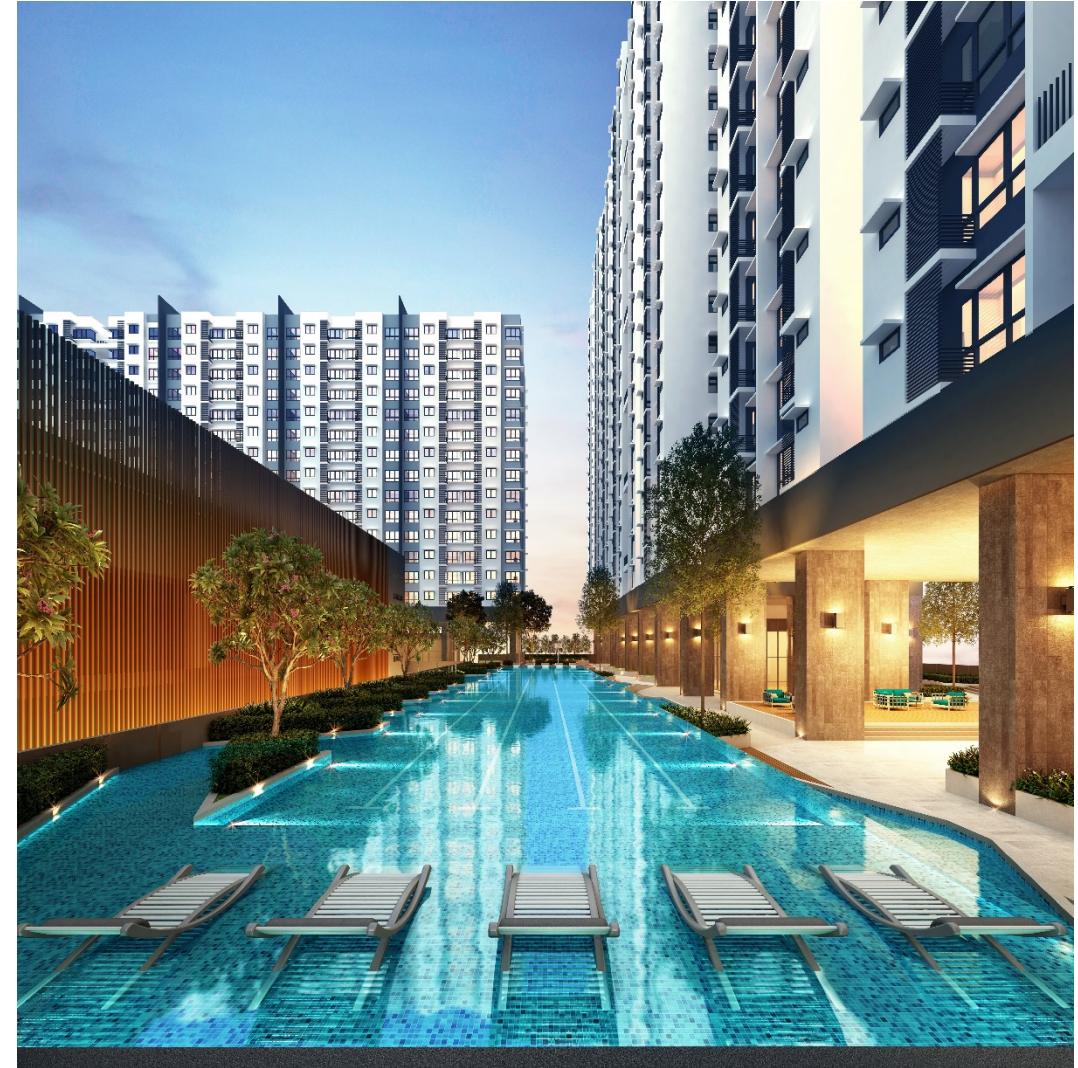


Surau	Playground	Swimming Pool	Tai Chi & Yoga Deck	Dancing Corner
Event Hall	Gazebo	Wading Pool	Reading Room	Changing Rooms
Floating Lawn	Pool Deck	Loft Seat Deck	Outdoor Gym	
Multipurpose Plaza	Shallow Pool	Gym	Bean Bag Sanctuary	

FACILITIES.



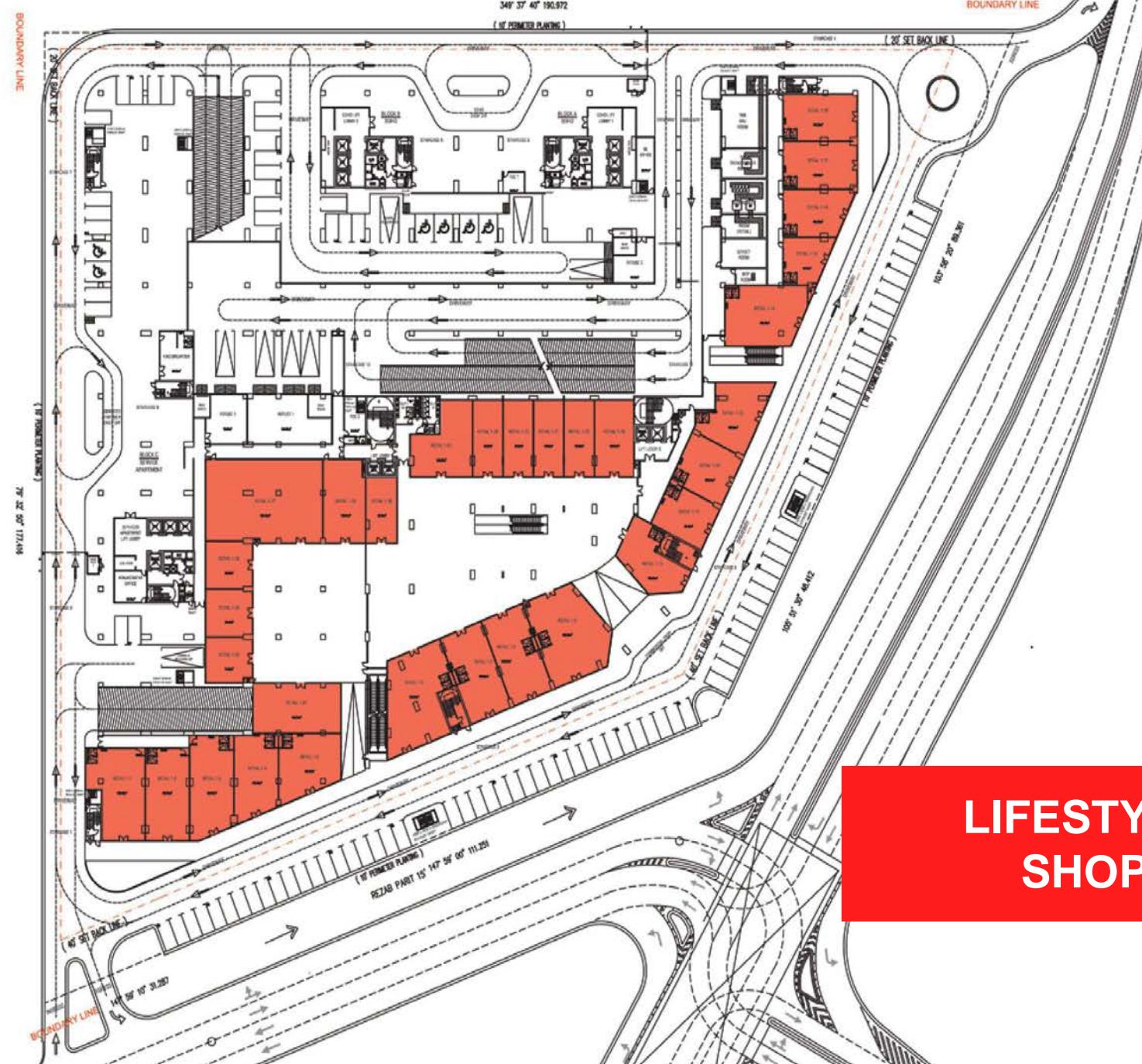
FACILITIES.



FACILITIES.



GROUND FLOOR



LIFESTYLE
SHOP

**FIRST
FLOOR**



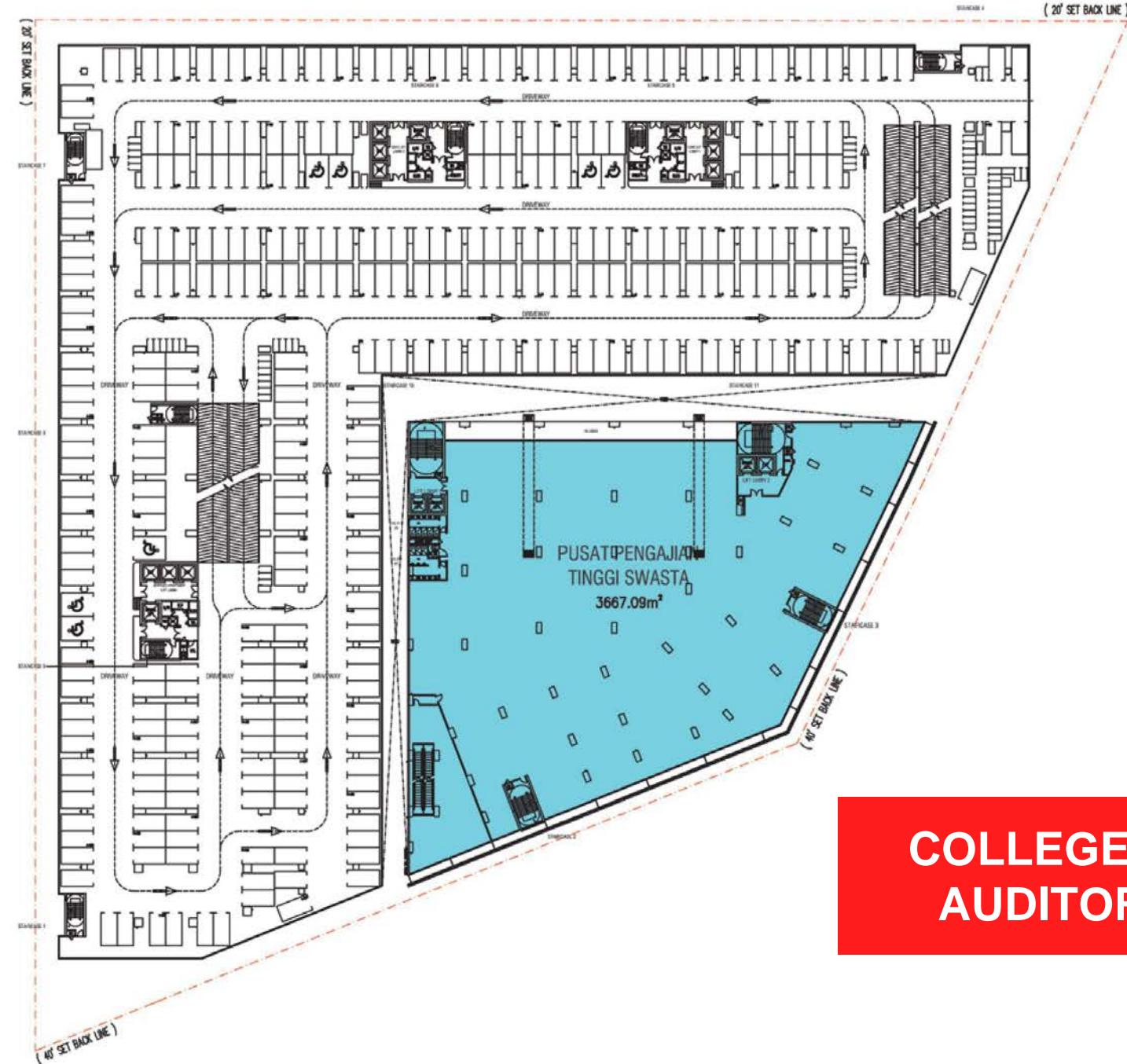
LIFESTYLE SHOP

SECOND FLOOR



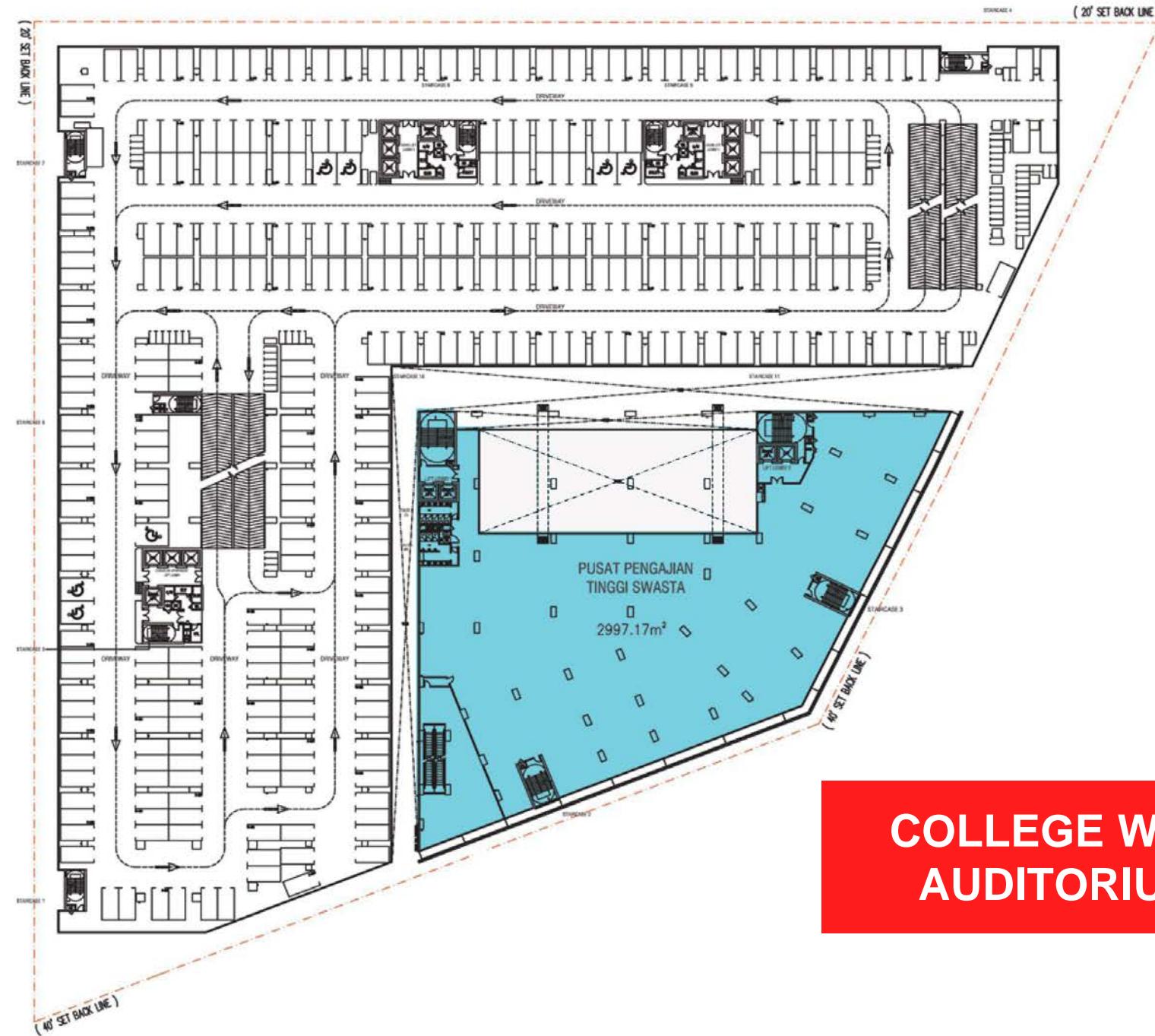
**WELLNESS
CENTER**

THIRD FLOOR



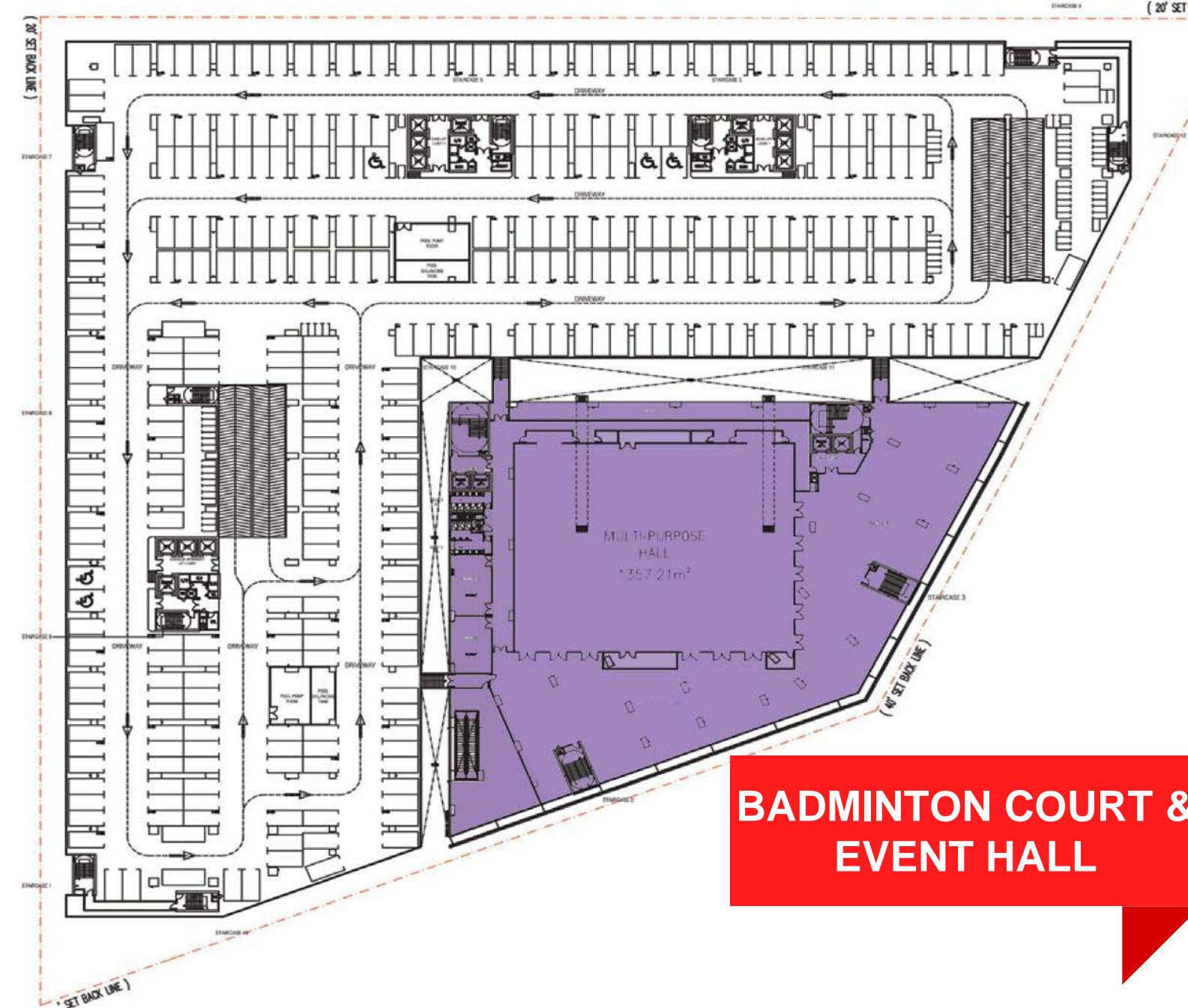
COLLEGE WITH
AUDITORIUM

FOURTH FLOOR



**COLLEGE WITH
AUDITORIUM**

FIFTH FLOOR



TENANTS.

PUSAT HEMODIALISIS DATO LEE KOK CHEE - PMKL HEMODIALYSIS CENTER


PUSAT HEMODIALISIS DATO' LEE KOK CHEE - PMKL
 No 332A-3.23, Tingkat 3, Plaza Ampang City, Jalan Ampang, 50450 Kuala Lumpur.
 Tel: 03 4252 4211 / 03 4265 7580 Fax No: 03 4252 0211
 Email: medifund.kl@gmail.com

12 Julai 2021

To Whom It May Concern,

Midlands City (Development Site)
 Jalan Broga, 834, 43500 Semenyih,
 Selangor Darul Ehsan.

[PROPOSE TO OPEN A HEMODIALYSIS CENTER AT MIDLANDS CITY.](#)

Refer to above subjects; we are interested to open a hemodialysis center at Midlands City.

1. The width of the hemodialysis center is estimated to be roughly around 3000 square/feet.
2. The purpose to open this hemodialysis center is to helping Malaysian from all races and religions, who suffering from End Stage Kidneys Failure (ESKF) and do not have an access to or cannot afford to get dialysis treatment due to high costs either in private or public healthcare.
3. For further information regarding this matter, you may contact Dato' Eric Ong Chen Huing.

Your kind consideration is highly appreciated.

Regards,


 Dato' Eric Ong Chen Huing
 Chairman

THE SANCTUARY CONFINEMENT CENTRE POST PARTUM CARE & RETREAT CENTRE


THE SANCTUARY
 Post-Partum Care & Retreat Centre

涵璧樓产后护理和调理中心
THE SANCTUARY POST-PARTUM CARE & RETREAT CENTRE
 您的月子，让我们与您携手同行！




**The Sanctuary Confinement
Centre 涵璧樓月子中心 -
Semenyih**
 Pregnancy care centre

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TENANTS.

YAKIN SPLENDOUR

WELLNESS CENTER

Consists of Stem Cell and Traditional Chinese Medicine Centre



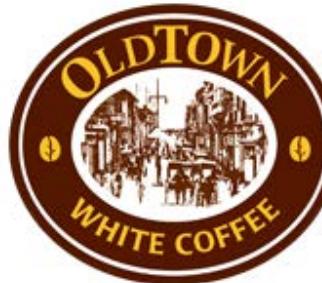
HOSPITAL.

AN-NUR SPECIALIST HOSPITAL

Shari'ah Compliant private hospital in Malaysia



POTENTIAL TENANTS.



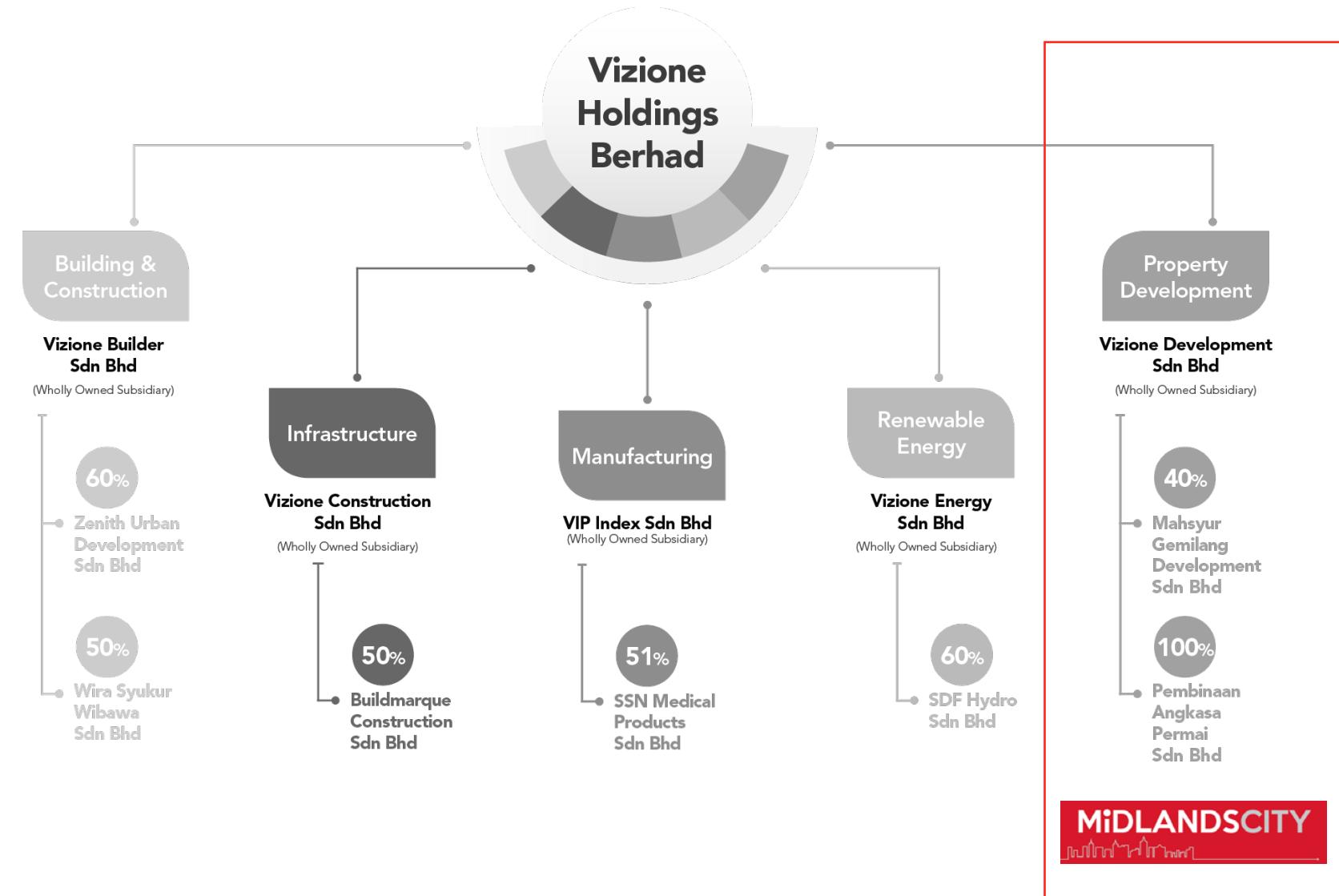
POTENTIAL TENANTS.

No.	Brand	Category
1	Dapur Penyet	Food & Beverages
2	Hot & Roll	Food & Beverages
3	Bubble Tea	Food & Beverages
4	Old Town White Coffee	Food & Beverages
5	Simple Sisters	Food & Beverages
6	Thai Thai	Food & Beverages
7	Burger King	Food & Beverages
8	The Coffee Bean & Tea Leaf	Food & Beverages
9	Tealive	Food & Beverages
10	Mamak Restaurant	Food & Beverages
11	Lulu Supermarket	Supermarket
12	Daily Fresh	Snacks & Desserts
13	Big Apple Donuts & Coffee	Donuts & Beverages
14	Baskin Robbins	Ice Creams
15	Cool Blog	Desserts & Beverages
16	Food Corner	Food Court
17	Family Mart	Convenient Store

No.	Brand	Category
18	7-Eleven	Convenient Store
19	Mynews.com	Convenient Store
20	MR. D.I.Y	Home Living
21	Our Story	Apparel
22	Nike, Adidas, Puma	Sport Wear & Accessories
23	e-Sport Centre	e-Sport
24	Borders	Book Store
25	Guardian	Health & Beauty
26	Bellezza Angel's	Beauty Services
27	Reform Hair Studio	Hair Saloon Services
28	Maxis	Maxis Services Centre
29	Samsung, Oppo, Huawei, Apple	Phone & Accessories
30	Laundry Café	Self Laundry Services
31	KL Dialysis Centre	Dialysis Centre
32	Black Bull, The Ballroom/ Optimal	Bar & Lounge/ Optical
33	Milano Eyes Fashion/ Bolton Optical/ Bolton Visioncare	Optical Products & Accessories

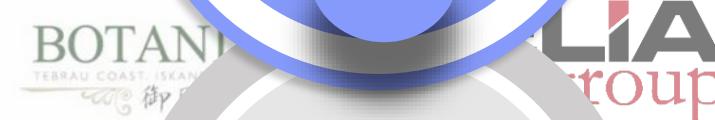
ABOUT US

COMPANY PROFILE.



ABOUT US

PAST TRACK RECORD.



MORE THAN
17
YEARS
Government Projects
Fast Track
Delivery

MORE THAN
24
YEARS
Overall Construction
Fast Track
Delivery

VIZIONE®

CLOSE TO
RM4
BILLION
Worth of
Projects
Secured



MEDIA WRITE-UP.

Midlands City

A self-contained development in Semenyih

By RACHEL LEE
citypropertyreview.com

Before the became one of the fastest growing areas in the south of Selangor, Semenyih was known for its rural character. Now, it has transformed into a vibrant, modern town with a mix of residential, commercial, and industrial developments.

In the past 10 years, the area has seen significant developments, particularly in the medical sector. In 2007, the Universiti Kebangsaan Malaysia (UKM) moved its main campus there. This has since led to the growth of various medical facilities and clinics in the area.

The developments have led to major changes in the landscape and residential offerings in the area. Connectivity has improved over time, with the opening of several major highways such as the North-South Expressway (NSE), the Federal Highway, and the Kelang-Rembau Expressway (KRE).

Local and international players have been involved in developing the area, including the likes of F Piau Sdn Bhd, PNB Holdings Sdn Bhd, and Wijaya Group & Faecal Group. Among them is Midlands City Sdn Bhd, which will complete 215 small offices for office seekers in three 25-storey blocks, and 245 service apartments in two 25-storey blocks.

The 400 sq ft offices are dual key and fully furnished, featuring a swimming pool, indoor gym area, barbeque deck, viewing deck, and parking bay.

Kok Kiang (left) and Lee (right) are offering something unique in the market – two small rooms in one unit, each will have its own entrance and can be used as two separate units or occupied by two university students, making it ideal for students who want to live near their university.

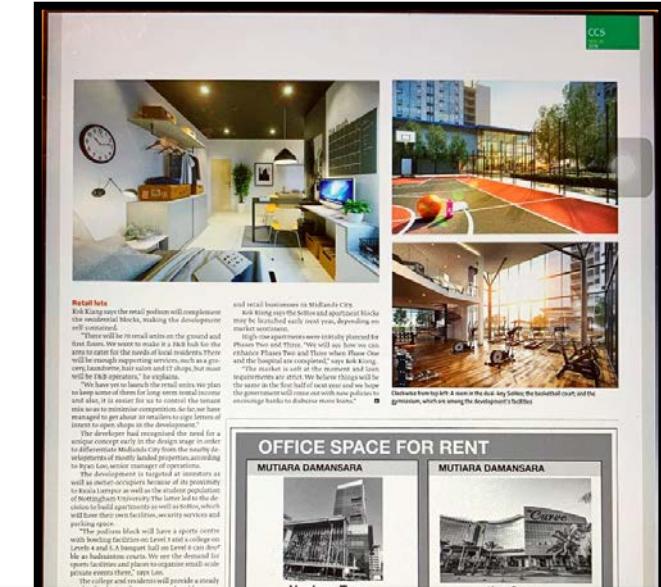
"The dual key design means there are two small rooms in one unit, and each will have its own entrance and can be used as two separate units or occupied by two university students, making it ideal for students who want to live near their university," says Kok Kiang.

To date, the project has sold 100 units, with more units being sold every day. The facilities, which will be separated from those of the apartment tower, include a swimming pool, indoor gym area, barbeque deck, viewing deck, and parking bay.

Midlands City

Midlands City Sdn Bhd

Project Details:
Address: Jalan 1/100A, Seksyen 17, 43300 Semenyih, Selangor
Area: 215 small offices, 245 service apartments
Completion: Q3 2020
Price: RM 1.2 million to RM 2.5 million per unit
Contact: +60 3-9011 5000



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ADVANTAGES OF BUYING NEAR A HOSPITAL

What happens to surrounding property values when a new hospital is built? Usually, the surrounding area gets a spike or multiple ones. Certainly, there will be a positive effect in that part of town.

POSITIVE IMPACT

- More retail opportunities, both mid-term and short-term. The first group consists of food courts and restaurants while the second group is made up of visiting family members at the hospital.
- Other developers will now try to build commercial and residential spaces.
- Doctors and other related services will start to set up shop nearby. They include clinics, medical supply companies, books and magazines, medical equipment, and repair shops for medical services.
- Hospital projects often involve enormous amounts of construction and therefore generate large numbers of construction-related jobs, such as labourers, drivers, and so on. Once a hospital is finished, hospitals still require many permanent and part-time jobs making the area attractive to people who are looking for positions in areas such as administration, cleaning, IT, security, accounts, legal, marketing, and HR. Jobs attract people and naturally increase the demand for housing.

INJECTING LIFE

As can be seen, there are more positive than negative impacts from a new hospital in the long run. In the short term, however, a hospital's arrival can prove to be less instantaneous. The biggest profits are reaped by those investors who get involved early before or while the hospital is being built.

The opening of a new hospital attracts people beyond the hospital itself. With its large workforce and ability to attract people from a wide area, a hospital can have a tremendous impact on the community in which it is located. It can also bring in non-hospital related businesses.

SUNWAY VELVET TWO

This increased economic activity not only injects life into an area and makes it more appealing, it also creates more jobs.

MALAYSIAN EXAMPLES

This can be seen in several areas in the Klang Valley, the most obvious being Kuning Sari Dayi Health Care (formerly known as Sabang Jaya Medical Centre or SJMC). The earliest built hospital in the Klang Valley, Sunway Velocity Two is the latest addition to the medical cluster in the area.

SUNWAY VELVET TWO

Residents of Sunway Velocity Two will have access to the amenities at Sunway Velocity Two by just walking across the connecting bridge to the medical cluster.

CONCLUSION

In conclusion, a new hospital can certainly change the economic landscape of an area and therefore have a significant impact on the local economy.



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REVIEW

REAL ESTATE AS FINANCIAL INSTRUMENTS
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CHINA'S GHOST CITIES STILL HAUNT? Pg 50

SIZZLING SUKHUMVIT Pg 24

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'TOKENISATION' WHAT? Pg 20
OVERSUPPLY BENEFITS KL AIRBNB Pg 38

E02

Midlands City

综合发展新貌

项目概况

麦隆市开发项目，许多房屋建设，香港士元月发展属潜力。九月完成住宅地，吸引买家的青睐，无论本地或国际买家，纷纷争购。

项目名称

麦隆市（Midlands City）是麦隆公司自有的综合发展项目，以多层住宅形式，为士元月未来提供高品质的生活。项目位于吉隆坡北面的公馆中环区（Kepong Central），占地15.5公顷，总楼面面积达100万平方尺，其中包含3000间住宅单位、商业及零售空间、休闲设施、公园、学校、医疗、娱乐、餐饮、酒店、服务式公寓、以及大型购物商场。

项目亮点

麦隆市项目将打造一个综合性的社区，集居住、工作、购物、娱乐、餐饮、酒店、服务式公寓、以及大型购物商场于一体。项目目前距离吉隆坡国际机场仅10分钟车程，附近有多个公共交通站点，方便居民出行。此外，项目还配备了先进的基础设施，如雨水回收系统、太阳能发电系统等，致力于打造一个绿色、可持续发展的居住环境。

项目优势

麦隆市项目的优势在于其独特的地理位置，位于吉隆坡北面的公馆中环区，交通便利，周边配套设施完善，未来发展潜力巨大。此外，项目还拥有良好的物业管理，以及完善的售后服务，确保居民能够享受到高品质的生活。

MEDIA WRITE-UP.



MIDLANDS CITY CREATING A NEW CATALYST FOR SEMENYIH

Midlands City's foresight in building a hospital and a college within their new development promises to be a gamechanger in Semenyih.

For years, Semenyih has been off the radar for investors except for hikers and those in search of costumes such as emerald rings in bromeliads. Then along came the world-renowned University of Nottingham setting up shop on 125 acres of land in the small town in 2005.

Realising a big demand for accommodation coming up with the university as the focal point, several big developers including two from China descended upon the quiet town and started acquiring acres of land to build houses.

Within a few years, at least 12 dormitory housing projects were built and built. Most were double-story terrace houses, with some semi-detached bungalows completing the development mix.

Most of the university students had to rent outside its campus if the on-campus accommodation was

full. As there were only landed properties available, they had to rent those houses. Rentals were a "fixable as occupied were still low at the time. In 2016, the estimated student population was about 5,000.

Realising that there was a gap in the supply of accommodation specifically targeted at students, spacious and comfortable, self-sufficient and fully furnished units in a condo with full-fledged facilities for a student environment, Chinese developer Ming Kiat Group decided to build another residential project. But Midlands City would just be another residential block. The mixed development is thoughtfully designed to be a home for both students, professionals and the occasional short-term renters.

In view of helping just no students from the University of Nottingham, Malaysia, the developer, Midlands City Sdn Bhd figured they would

also hold a college within the Midlands City development, to cater for a different segment of the student population.

NEW CATALYST

Further, they will go beyond the emphasis on providing residential units. They have approached the development in a 2.66-acre site. Taman Permai Semenyih Specialist Hospital, it will be a 300-bed private hospital that's expected to create almost 2,000 jobs, including those related to the hospital industry.

"The title of director from Midlands City Sdn Bhd, comprising Executive Chairman and Director Dr Jack Yew Junn Boon, Managing Director and Superintendent Dr Ng Kok Kiang, and Executive Director Ting Hing Khok believe that the hospital will be the new catalyst in Semenyih."

"We believe the hospital will have a lot of multiplier effects and will create a more vibrant township as more people migrate to this area to take up jobs. It can even attract more businesses to set up shop here," endorses MDCN's Kok Kiang.

"He engineer is confident that the hospital and college, both of which will be operated by third established operators, will create a lot of clever accommodations. This will cause rents and values to rise thus benefiting any investors."

He adds that currently residents in Semenyih have to travel at least 10km to Sungai Buloh for the nearest hospital. Some might even have to go to Serdang, Nibong or Semenyan. The Kajang hospitals are full. Hence, the existence of a hospital in Semenyih will fill a gap for specialised medical services in the area.

"In 3-4 years' time when almost all the houses are completed and upgrades from the surrounding areas come and occupy the houses here, we expect a big influx. The hospital will even have more than enough patients."



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The existence of a hospital in Semenyih will fill a gap for specialised medical services in the small town. **”**

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TALLEST TOWERS

Occupying four of 22 acres, Midlands City will comprise 772 small offices/home offices (Swabis) in two 21-storey blocks (Phase 1), and 224 serviced apartments (Phase 2) in a 14-storey block on top of a 7-storey retail podium.

Phase 1 & 2 will encompass 5.8 acres and have an estimated gross development value of RM420 mil.

The 450 sq ft Swabis are dual key and fully furnished, and come at an average price of RM280,000.

"The dual key design means there are two small rooms in one unit, and each will have its own laundry and bathroom," explains Ryan Loo, Senior Operations Manager.

“
Investors are also at liberty to rent out to short-term renters through online platforms like Airbnb. **”**



Ryan Loo

Phase 2 which is targeted more at working professionals are almost double in size at 750 sq ft.

The dual compartments will have a lot of cutters, a balcony, a living room, a kitchen, a double door washroom, a study room and a bedroom. "There will be enough supporting services, such as a grocery, laundrette, hair salon and IT shops, but most will be F&B operators," says Loo.

For recreation, residents can avail themselves of the Olympic-size (50m) swimming pool, Jacuzzi, sauna, outdoor gym and the garden area located at every third floor.

For the students' transportation needs, Midlands City provides a regular shuttle bus service to the university. Each unit also comes with a free car park. Nottingham University has estimated that not more than 30% of its students have cars.



Phase 1 & 2 and the hospital are expected to be completed in 2021 with construction currently underway. "One year before completion, sometime in 2020, we will have a marketing campaign especially among first year students of the university," reveals Kok Kiang.

In addition, investors are also at liberty to rent out to short-term renters through online platforms like Airbnb. The units are almost double the size of the units in Phase 1.

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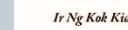
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THE PERSONALITIES



Dato' Ng Ann Iloo
Dato' Ng is the Managing Director and substantial shareholder of Vizion Holdings Berhad, a real estate listed company with a market capitalisation of over RM500 million and with order book of over RM1.5 billion. Midlands City being one of his private projects is committed to him and his shareholders.



Ir Ng Kok Kiang
Managing Director, Ir Ng Kok Kiang is a certified professional engineer with 27 years of experience in the property development industry, engineering consulting, construction and project management. He has completed 17 projects with a total GSV of RM1.5 billion.



Ting Hing Khok
Armed with a degree in Finance and Economics from Curtin University of Technology, Ting Hing Khok began his career in the construction industry from 1989 to 1997. From 1997, he has managed the sales and marketing arm and operations of over 4 successful projects with a total value of 1,000 property transactions with a gross development value of RM1 bil.