

# RIVER PARK

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BANGSAR SOUTH



# Connectivity, LIFESTYLE & ENTERTAINMENT

Have it all and more at River Park – this is your home in a neighbourhood that puts connectivity and convenience first. Bangsar South is surrounded by a wealth of lifestyle amenities so that you can do more, see more, and experience more.



Direct access via Federal Highway & NPE



Covered walkway to Angkasapuri KTM Station (300m)



A stone's throw away from Mid Valley City



Residential titled condominium



Electric Vehicle (EV) charging station



Partially furnished

## RIVER PARK

BANGSAR SOUTH



Bangsar South

Pantai Hospital Kuala Lumpur

Bukit Damansara

Bangsar

KTM Angkasapuri

Merdeka 118

KL Tower

KLCC

Pavilion KL

Mid Valley City

TRX

Tower A

Tower B

Tower C

Federal Highway

New Direct Access via Federal Highway/NPE

New Pantai Expressway (NPE)



# YOUR LIFESTYLE, *Your Way*

River Park is your sanctuary set amidst a vibrant and connected neighbourhood. With layout options to suit everyone, make this home an oasis of your own, all as you are surrounded by the endless possibilities of everything outside your front door.





# WELCOME *Home*

Come home in style and ease to a robust 3-tier security system and a double-volume lobby for a touch of everyday luxury.



*Artist's Impression*



*Artist's Impression*



*Artist's Impression*

## FIND YOUR *Balance*

Embrace a lifestyle of holistic balance through River Park's curated facilities. From a refreshing swimming pool to active zones for exercising and facilities crafted for young ones, enjoy the breathtaking views and landscaped greenery that surrounds you.



# A SUSTAINABLE *Lifestyle*



GreenRE Certified  
(Provisional)  
Residential Category

At River Park, your lifestyle is designed to minimise environmental impact while maximising your comfort. As a GreenRE certified residence, you can experience practical sustainability that paves the way for a greener and more sustainable future.

- Minimise heat with the usage of Low E Glass & CSG Grey Glass
- Cross ventilation at home
- Rainwater harvested for irrigation of landscape
- River Park is located close to public transportation options: a bus stop and KTM station
- Water usage monitoring (sub-metering) and detecting leaks
- Energy-efficient lighting minimises energy consumption by more than 30%

## FACILITIES PLAN - LEVEL 9



### LEGEND

- |                           |                             |                                    |                              |
|---------------------------|-----------------------------|------------------------------------|------------------------------|
| 01. Leisure Pool          | 09. Scented Gardens         | 17. BBQ                            | 25. Entertainment Room       |
| 02. Sun Deck              | 10. Outdoor BBQ / Islet Bar | 18. Exercise Lawn                  | 26. Games Room               |
| 03. Jacuzzi               | 11. Infinity Lap Pool       | 19. Central Park (G Floor)         | 27. Indoor Kid's Play Room   |
| 04. Kid's Pool            | 12. Sun Bath Decks          | 20. Circle Gateway (G Floor)       | 28. Gymnasium                |
| 05. Kid's Play Area       | 13. Bubbly Jacuzzi / Cabana | 21. Four Seasons Gardens (G Floor) | 29. Therapy Room             |
| 06. Play Lawn             | 14. Islet Deck              | 22. Toilet                         | 30. Library / Virtual Office |
| 07. Pavilion              | 15. Shallow Pool            | 23. Multi-purpose Hall             | 31. Reading Room             |
| 08. Strolling Garden Path | 16. Dining Lounges          | 24. Kitchen / Prep Room            | 32. Steam Room               |



Artist's Impression

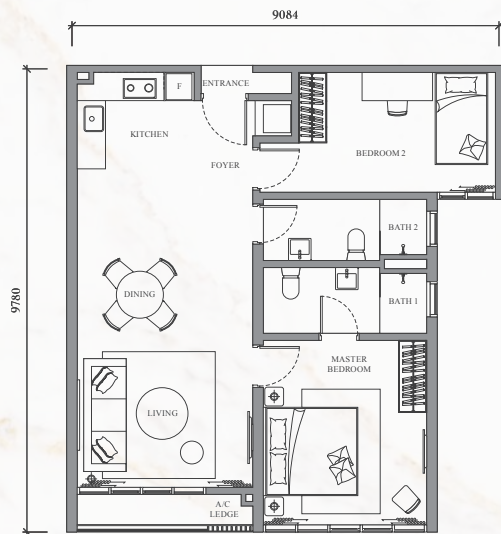


Artist's Impression

# FLOOR PLANS

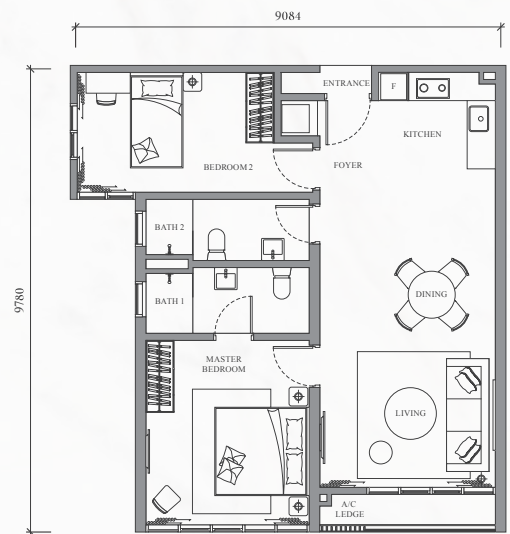
## TYPE A1 | 812 sq ft

2 Bedrooms 2 Bathrooms 2 Car Parks



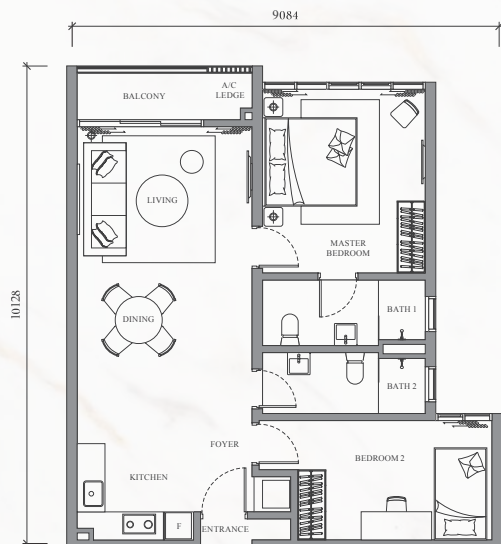
## TYPE A2 | 812 sq ft

2 Bedrooms 2 Bathrooms 2 Car Parks



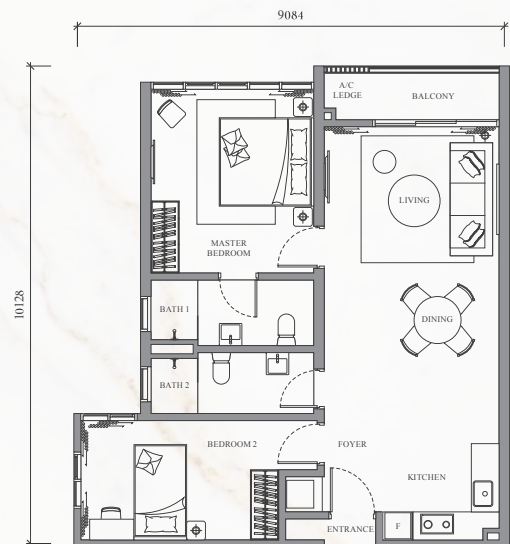
## TYPE A3 | 861 sq ft

2 Bedrooms 2 Bathrooms 2 Car Parks



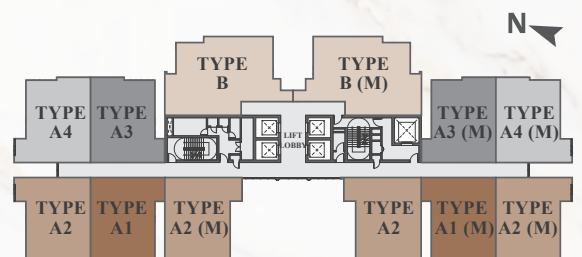
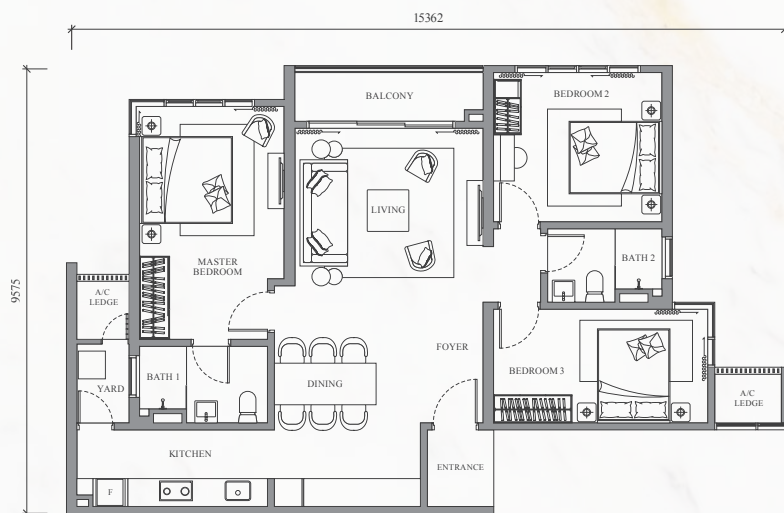
## TYPE A4 | 861 sq ft

2 Bedrooms 2 Bathrooms 2 Car Parks



## TYPE B | 1,180 sq ft

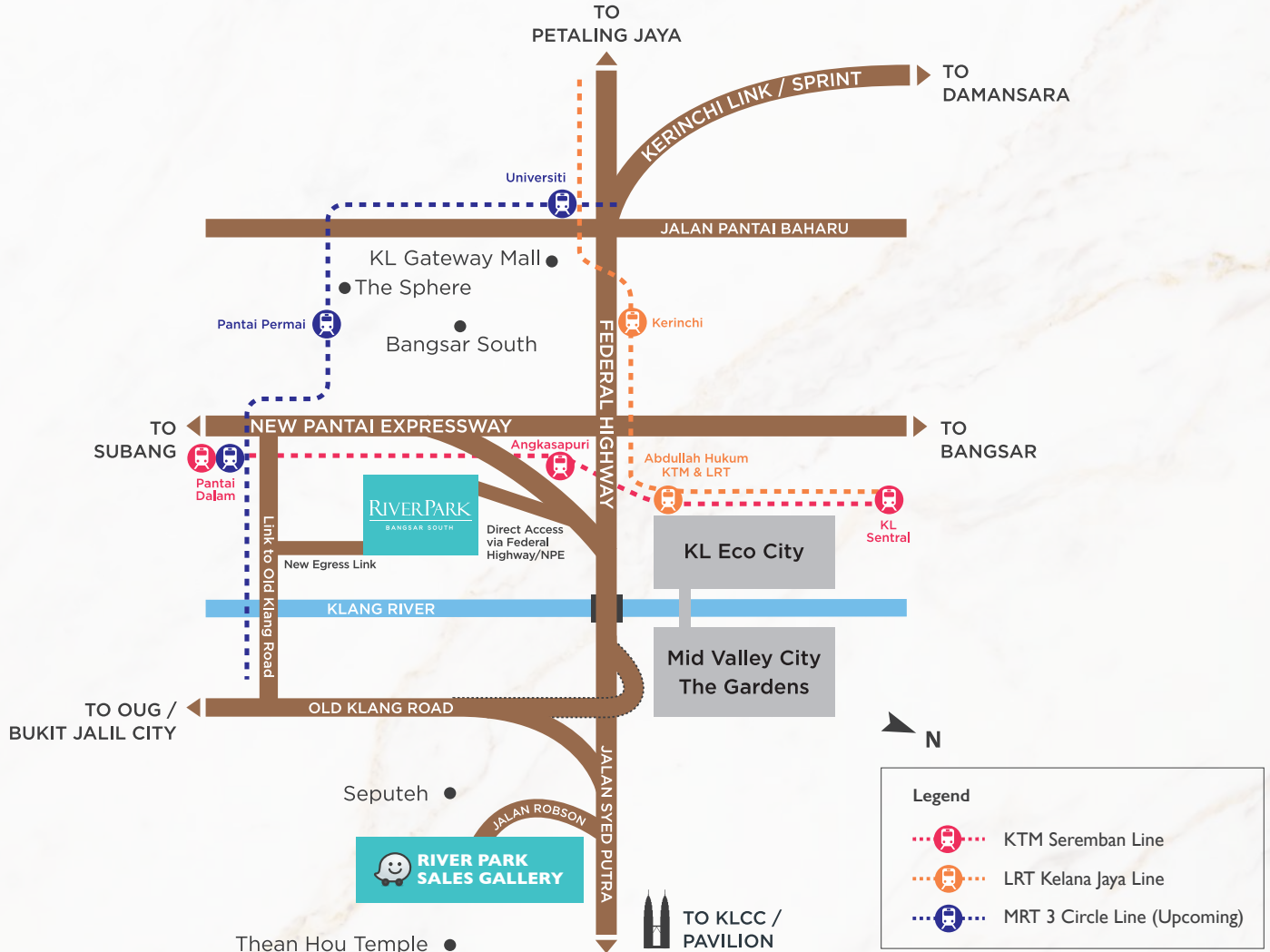
3 Bedrooms 2 Bathrooms 2-3 Car Parks





# CONNECTED TO Endless Possibilities

River Park is in the position to connect you to all of life's possibilities through both the NPE and Federal Highway for better connectivity, along with public transportation options through the pedestrian walkways that lead to Angkasapuri KTM only 300m away. Mid Valley City is just a stop away, and you are connected to the rest of the Klang Valley and beyond through LRT and MRT lines.



## TRANSPORTATION

Angkasapuri KTM	300 M
Pantai Permai MRT3 (upcoming)	800 M
Abdullah Hukum LRT & KTM	3.8 KM
KL Sentral (Transit Hub)	5.7 KM

## MEDICAL CENTRE

LifeCare Diagnostic Medical Centre	2.4 KM
Pantai Hospital Kuala Lumpur	3.8 KM
University of Malaya Medical Centre	5.1 KM

## EDUCATION

SJK (Cina) Choong Wen	6.3 KM
Kuen Cheng High School	7.5 KM
Stella Maris Int'l School	8.0 KM
Cempaka Int'l School	9.6 KM
Alice Smith School	10.3 KM

## SHOPPING & LEISURE

The Sphere	2.0 KM
Mid Valley City	3.7 KM
Bangsar Village	4.6 KM
Pavilion Bukit Jalil	8.8 KM
Pavilion KL	9.2 KM

## RECREATIONAL

Taman Rimba Kerinchi	3.3 KM
Perdana Botanical Garden	8.6 KM

**1700 82 5300**

**River Park Sales Gallery**  
Open Daily: 10am – 6pm

**MALTON**  
riverpark.com.my | f @ MALTON BERHAD

**GreenRE**  
GreenRE Certified  
(Provisional)  
Residential Category

**THE EDGE**  
Top Property  
Developers Awards  
2023

Developer: Kumpulan Gapadu Sdn Bhd (199601000702) • Address: Level 19, Pavilion Tower, No.75, Jalan Raja Chulan 50200 Kuala Lumpur, Malaysia • Developer License No.: 14035/02-2029/0042(R) • Validity: 25/02/2024 – 24/02/2029 • Advertising & Sales Permit No.: Block A & C: 14035-4/02-2025/0173(R)-(S) • Validity: 25/2/2024 – 24/02/2025 • Approving Authority: Dewan Bandaraya Kuala Lumpur (DBKL) • Building Plan Approval No.: (30) dlm. BP S1 OSC 2021 0590 • Land Tenure: Leasehold 99 years (Expiring 28 July 2118) • Type of Property: Condominium • Number of unsold units: 388 units • Tower A (440 units) • Built-Up Area: Type A1 and A2 – 812 sqft (218 units); Type A3 and A4 – 861 sqft (148 units); Type B – 1,180 sqft (74 units) • Selling Price: (Min) RM720,000 – (Max) RM1,226,400 • Tower C (440 units) • Built-Up Area: Type A1 and A2 – 812 sqft (218 units); Type A3 and A4 – 861 sqft (148 units); Type B – 1,180 sqft (74 units) • Selling Price: (Min) RM744,000 – (Max) RM1,246,800 • Bumiputera Discount: 5% • Land Encumbrances: Ambank (M) Berhad • Expected Date of Completion: September 2026 • IKLAN INI DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA.

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Disclaimer: The information contained herein is subject to change and cannot form part of an offer or contract. All renderings are artist's impressions only. All measurements are approximates. While every reasonable care has been taken in providing the contained, the developer cannot be held responsible for any inaccuracy. All the above items are subject to variations, modifications and substitutions as may be required by the Authorities or recommended by the Architect or Engineer.