



A glorious
life
awaits

Double Storey
Link Home

22'x75'

Discover life in full bloom at Golden Fields when you make Marigold2 your home. A modern and stylish double-storey link home with four generous-sized bedrooms and plenty of bright living spaces, here is where dreams come true and the best memories are made.

Marigold2 also offers enough room and flexibility for every member of the family with its spacious, light-filled kitchen, and an open-plan living and dining area.

A welcoming development which offers a real sense of community, Golden Fields offers you the convenience of having schools, banks and AEON shopping mall nearby.

4 3

Min RM413,800
Max RM915,800

Freehold



*7% discount for Bumiputera on Bumiputera lots

SPECIFICATIONS (Intermediate Unit)

Built Up - 1778 sq ft/ 1805 sq ft

Structure Reinforced concrete frames
Wall Burnt clay bricks
Roof Cement roofing tiles on steel trusses
Ceiling Plaster ceiling, skim coat or ceiling board
Windows Anodised aluminium frame windows

Doors
Main Entrance Decorative timber door
Others Timber composite door & PVC door
Living Aluminium frame sliding door
Backdoor MS Door
Ironmongery Approved Quality Lockset

Wall Finishes
External Wall Plaster and paint
Internal Wall Plaster and paint
Toilet Ceramic tiles (Approx. 7' high)
Kitchen Ceramic tiles (Approx. 5' high)

Floor Finishes
Living, Dining, Bedrooms, Foyer, Car Porch, Bathroom & Kitchen Porcelain or Ceramic Tiles
Others Porcelain or Ceramic Tiles & Cement Rendering

Staircase Timber Handrail with M.S. Balustrade

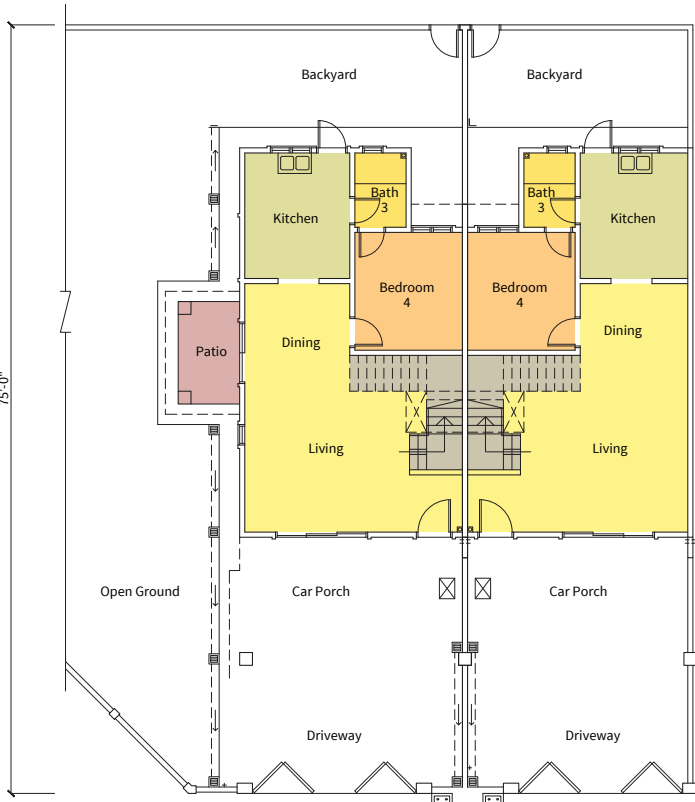
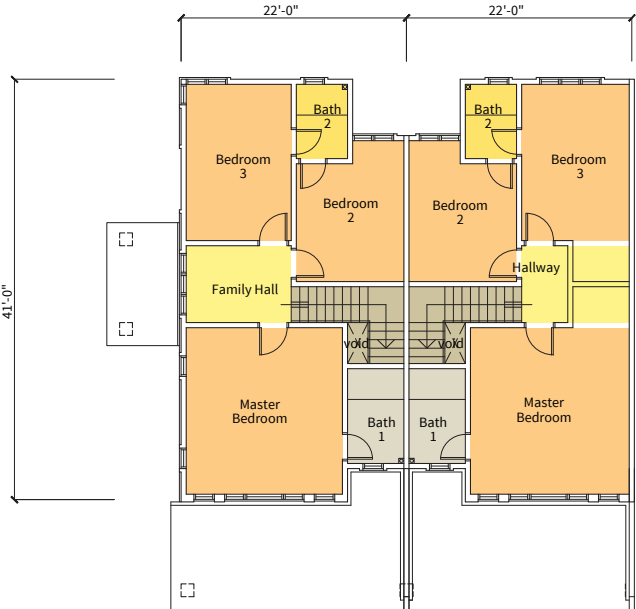
Sanitary And Plumbing Fittings	Intermediate	Corner
Bathroom		
Wash Basin & Tap	3	3
W.C. Fitting	3	3
Shower Rose	3	3

Other	Intermediate	Corner
Kitchen Sink & Tap	1	1
Bib Tap	4	4
Garden Tap	1	1

Electrical Installation	Intermediate	Corner
DB	3-Phase	3-Phase
Lighting point	21	22
Air-Cond point	2	2
Ceiling Fan point	6	6
Fiber wall socket	1	1
13A Socket point	13	14
TV Point	1	1
Water Heater Point	1	1

Painting
Internal Emulsion Paint or Equivalent
External Weatherbond Paint
Timber/ Metal Gloss Paint

Gate and Fencing
Entrance Gate M.S. Folding gate with letter box
Front, Side, Rear Brickwall Fence



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Developer Licence: 8456/12-2028/1416(R)
Licence Validity Period: 11/12/2023 to 10/12/2028
Advertising Permit:
Permit Validity: 03/04/2024 - 02/04/2026
Expected Completion Date: Sept 2026
Balance Units: 35

Land Encumbrances: NIL
Land Tenure: Freehold
Price: Min RM413,800 Max RM915,800
Approved Plan No.:
Bill(15)dlm.MBI OSC(049-A)/L/B/1/14/148/23
Approving Authority: Majlis Bandaraya Ipoh

Sekatan Kepentingan :
Tanah ini hanya boleh dipindahkan atau dipajak dengan kebenaran bertulis oleh Pihak Berkuasa Negeri. Sekatan ini dikecualikan kepada kaum Bumiputera bagi pindaan milik kedua dan seterusnya.

IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA
MAKLUMAT PEMAJUAN DAN IKLAN YANG DILULUSKAN BOLEH DISEMAK DI PORTAL TEDUH.KPKT.GOV.MY

A Premier Development by:

KINTA[®]
PROPERTIES

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