

The Maple

Residences

W CITY OUG

KUALA LUMPUR



WELCOME TO A HOLISTIC LIFESTYLE

The Maple Residences is a freehold, vibrant residential enclave of WCity OUG @ Kuala Lumpur, a premier connected and sustainable mixed-use development. This is a place to call home, where the wonderful nuances of life can be savoured to the fullest.

FREEHOLD





A SELF-SUSTAINING CITY WITHIN A CITY

WCITY OUG
KUALA LUMPUR

The
Maple
Residences



63-Acre Neighbourhood Connected Community Hub |
Premium Residences

WCity OUG @ Kuala Lumpur is designed as a composition of residential, mixed commercial and public spaces that are focused on connected living. As a vibrant destination, the development will shape new ways to live, socialise, work, shop and be entertained at the convenience of a single location.

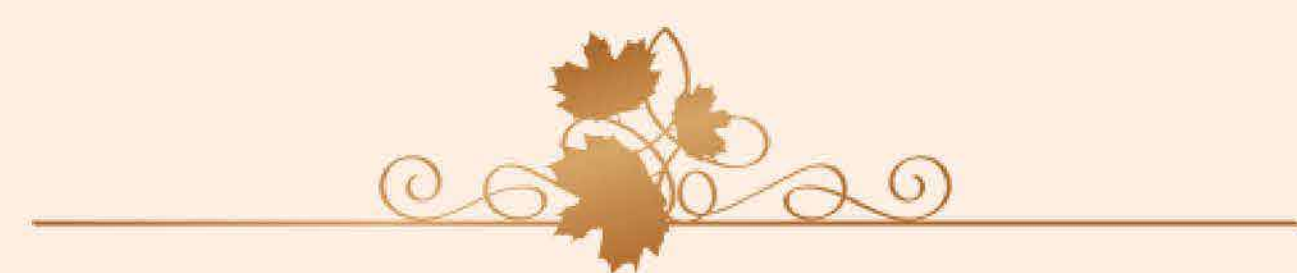


OUG'S PREMIER INTEGRATED DEVELOPMENT



The GreenRe award was given to the consideration of aspects, such as Energy Efficiency, Water Efficiency and Environmental Protection. You can enjoy the epitome of luxury living, while prioritising a greener and more environmentally-conscious living space.





DISTINCTIVE URBAN LIVING



SERVICES



ENTERTAINMENT



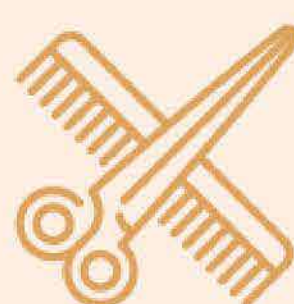
RETAIL



HEALTHCARE



DINING



BEAUTY &
WELLNESS



EDUCATION




YOUR GRAND WELCOMING



Tower A Drop-off

Come home to warmth and elegance when you walk through the immaculately designed grand lobby. High ceilings and sleek finishes make the lobby lounge a true entrance statement. Generous glass walls allow ample natural lighting and calming green views.



FACILITIES PLAN

GROUND FLOOR - THE OASIS GARDEN



- | | | | |
|-----------------------------------------|----------------------------------------|------------------------|-------------------------------|
| 1 Entrance with 3-lane Ingress & Egress | 6 Space for Kindergarten | 11 Guard House | 16 Garden Terrace |
| 2 Dedicated Delivery Waiting Area | 7 Space for Nursery | 12 260m Linear Park | 17 Lush Oasis Green Garden |
| 3 Surau | 8 Multipurpose Hall | 13 260m Jogging Track | 18 Community Function Deck |
| 4 Space for Laundrette | 9 Visitor Lift | 14 Resting Bench | 19 Green Trail/Green Frontage |
| 5 Management & Maintenance Room | 10 Covered Walkway Connecting 3 Towers | 15 Oxygen Grove Garden | 20 Cozy Garden |

FACILITIES PLAN

LEVEL 7 - THE ELEVATED DECK GARDEN



- | | | | |
|-----------------------------|------------------------------|----------------------------|-------------------------------|
| 1 50m Infinity Pool | 7 BBQ Terrace | 13 Aromatic Herb Garden | 19 Games Room |
| 2 Pool Step | 8 Covered Walkway to Tower A | 14 Reflexology Path | 20 Interactive Kids Play Zone |
| 3 Sun Deck with Sun Lounger | 9 Sheltered Terrace | 15 Meditation Deck | 21 Function Room |
| 4 Whirlpool Garden | 10 Reading Deck | 16 Outdoor Fitness Station | 22 Indoor Gym |
| 5 Kid's Water Play Area | 11 Flower Garden | 17 Reading Room | 23 Sauna & Steam Rooms |
| 6 Kid's Pool Slide | 12 Green Lawn Garden | 18 Yoga Room | |






INDULGE THE MIND & BODY

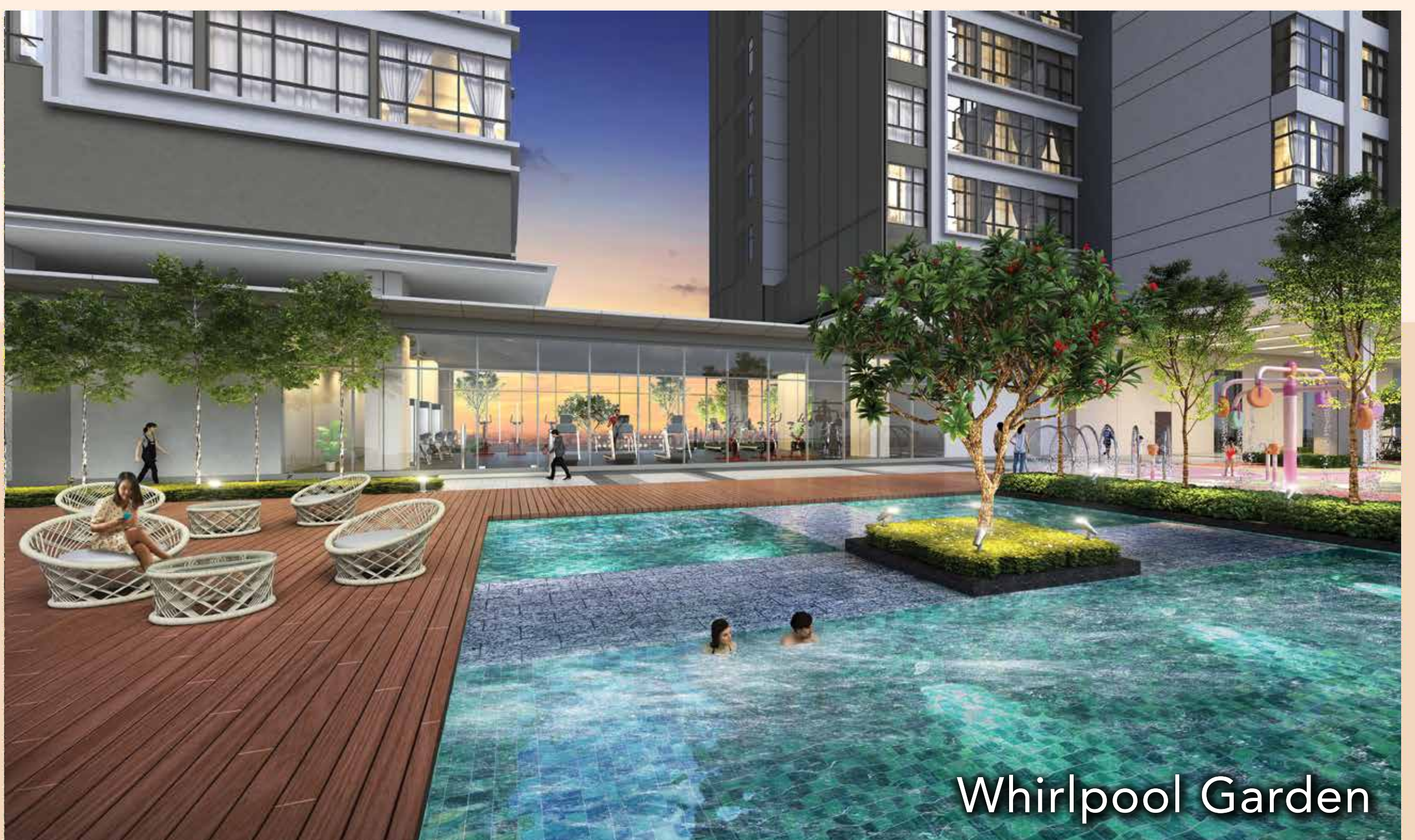


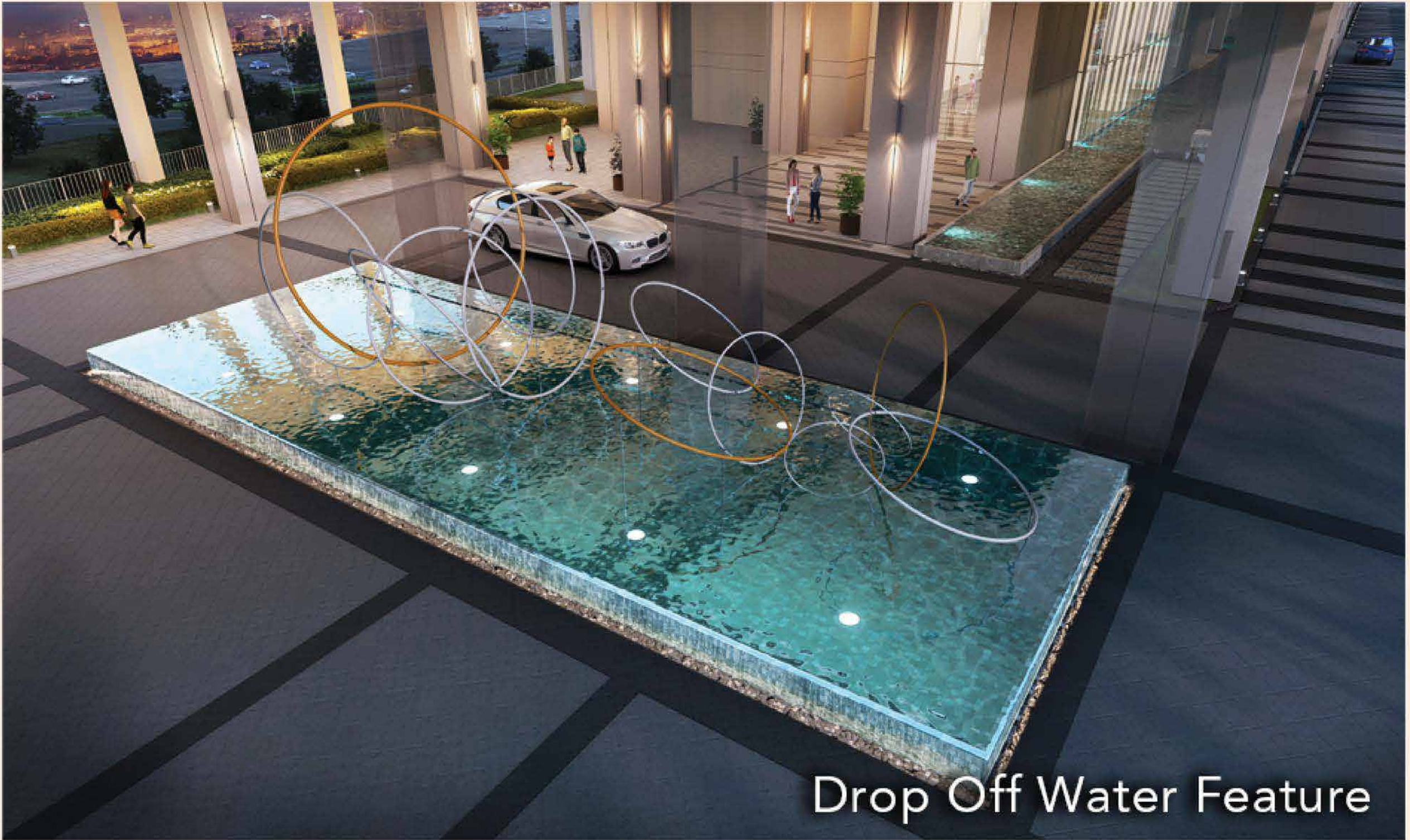
3.3 Acres of Luxurious Landscaped Facilities |
Multi-Generational Living | Generous Garden Spaces

Life is thoroughly enriched at The Maple Residences.
It features a 50-metre Infinity Pool that overlooks
the Bukit Jalil Recreational Park and the Bukit Jalil
Golf & Country Resort - amongst a plethora
of lifestyle facilities.



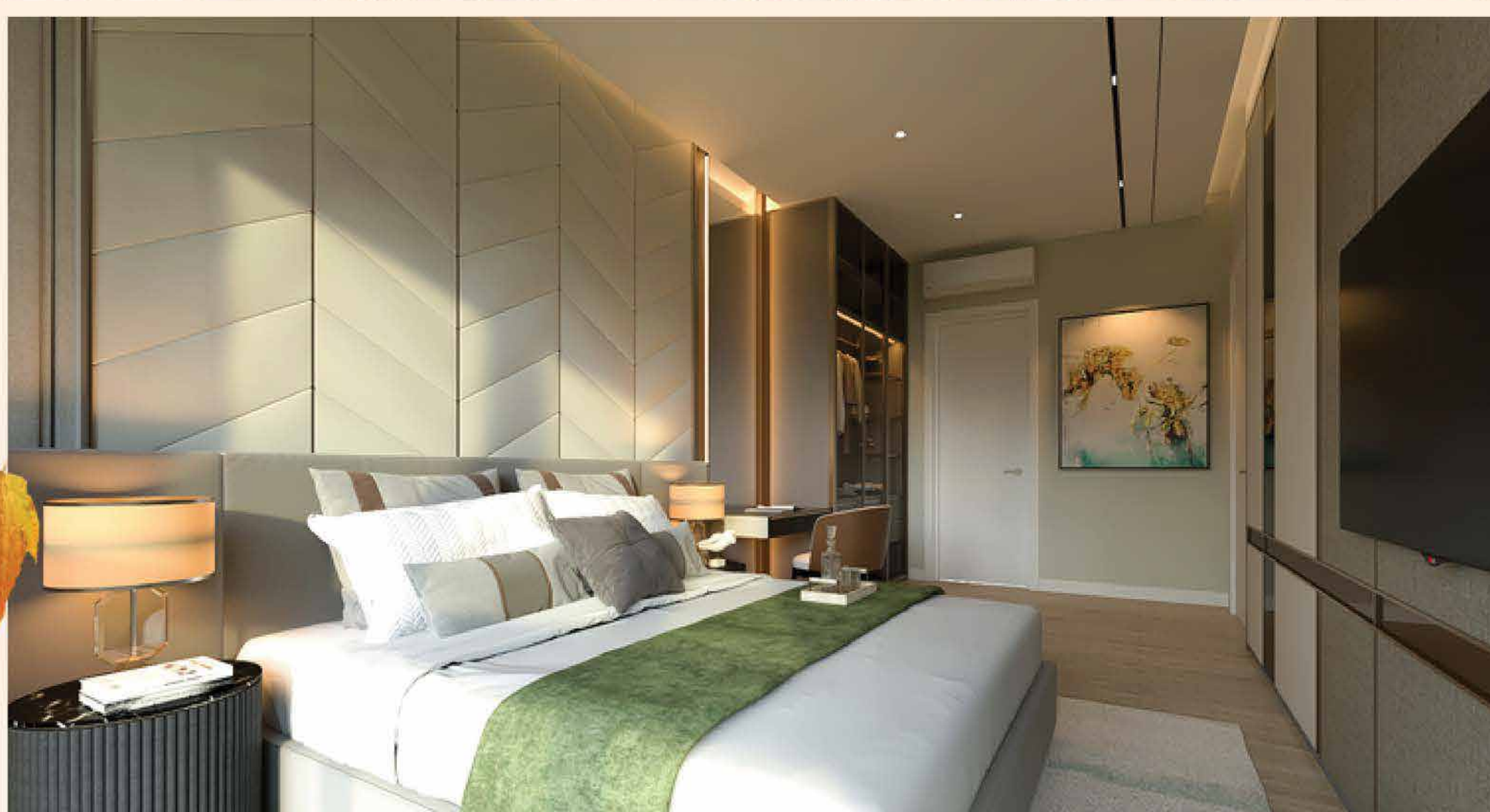
LANDSCAPED COMMON AREAS





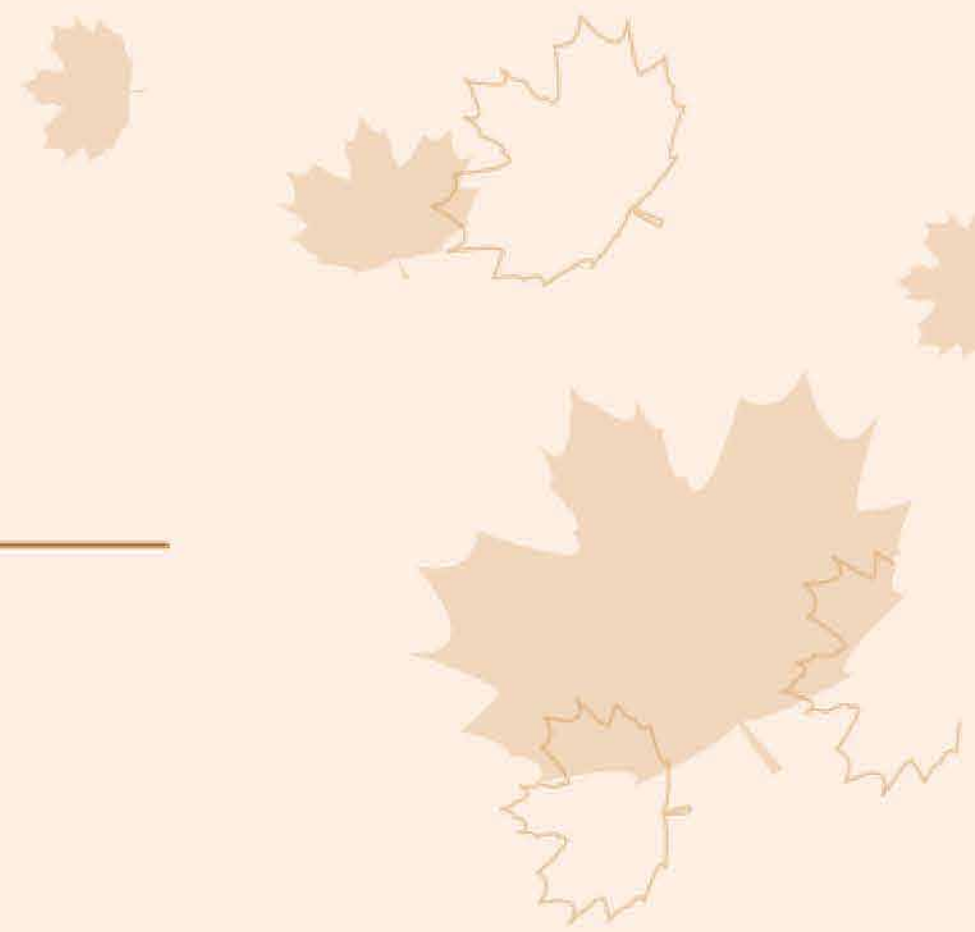


DESIGNED TO INDULGE



808 sq.ft. - 1,378 sq.ft. | Only 8 - 10 Units Per Level
Privacy Zoning | 6 - 8 Lifts Per Level | Dual-Key Option

Choose from a prime selection of eight unit layouts.
Each home offers three bedrooms, with the dual-key
unit being an exception, offering four bedrooms.



High Ceiling



Solid Timber Flooring to All Bedrooms



TYPE A1

Built-Up 808 sq.ft.
3 Bedrooms + 2 Bathrooms



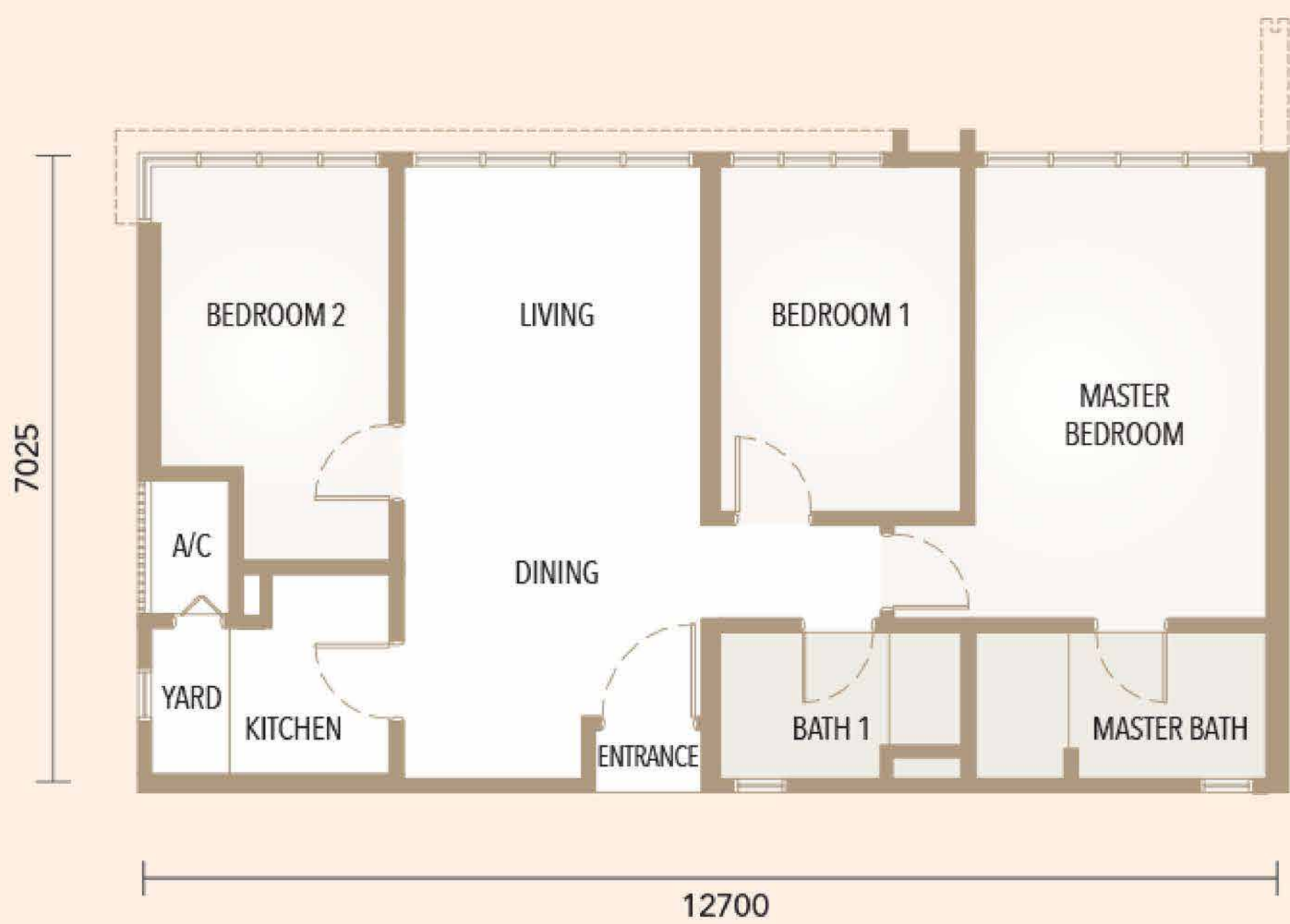
TYPE A2

Built-Up 808 sq.ft.
3 Bedrooms + 2 Bathrooms



TYPE B1

Built-Up 958 sq.ft.
3 Bedrooms + 2 Bathrooms
+ Yard



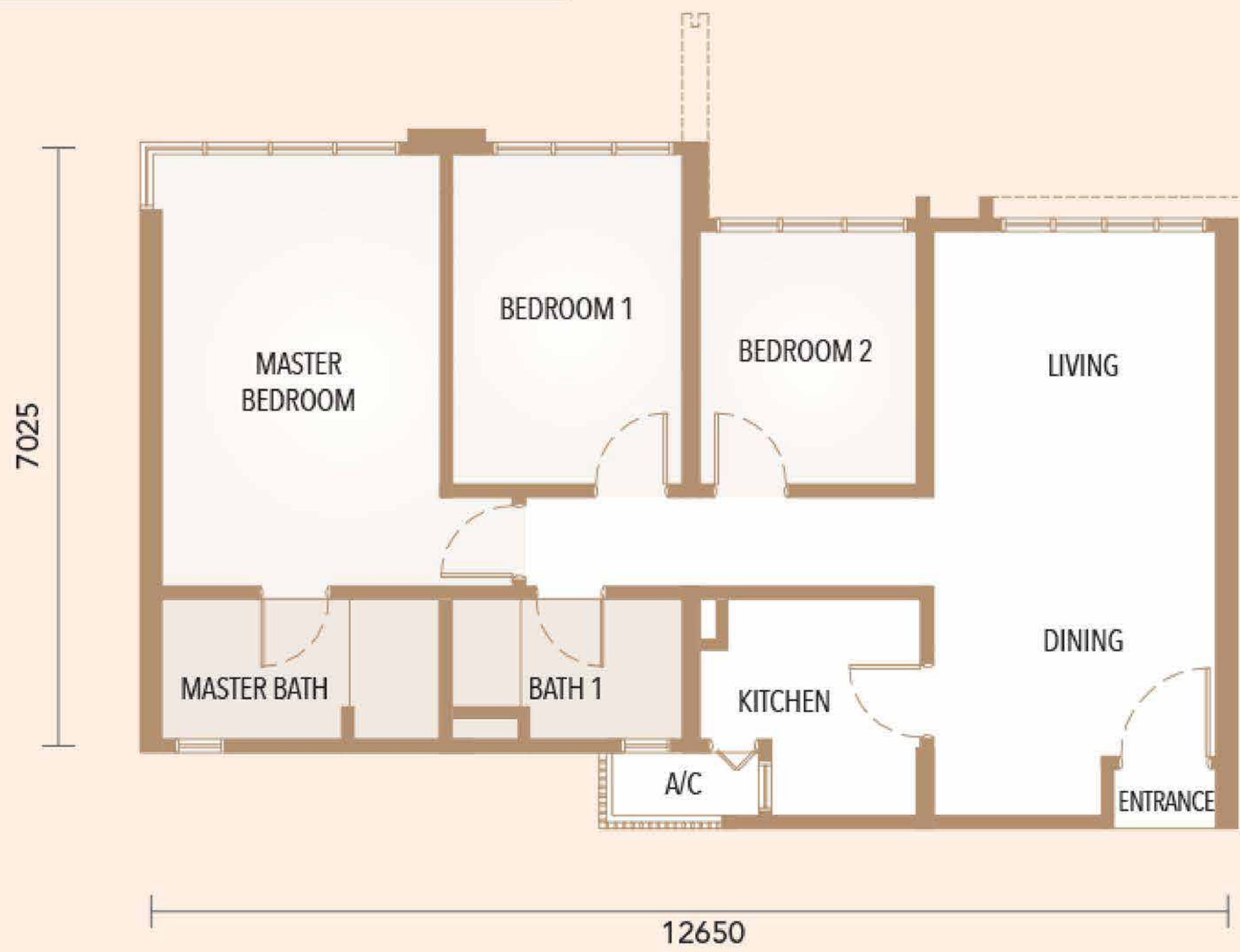
TYPE B2a

Built-Up 958 sq.ft.
3 Bedrooms + 2 Bathrooms



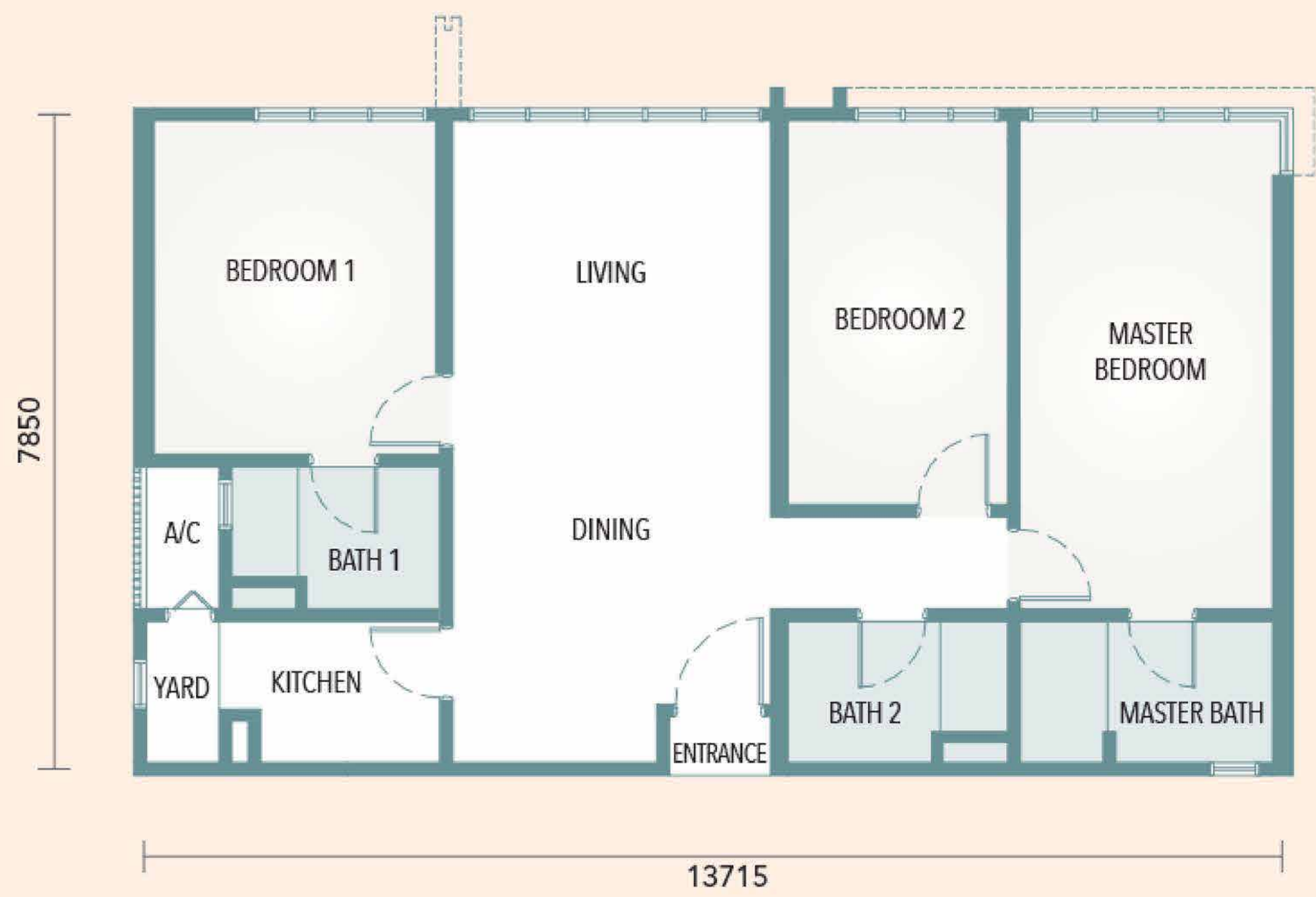
TYPE B2b

Built-Up 958 sq.ft.
3 Bedrooms + 2 Bathrooms



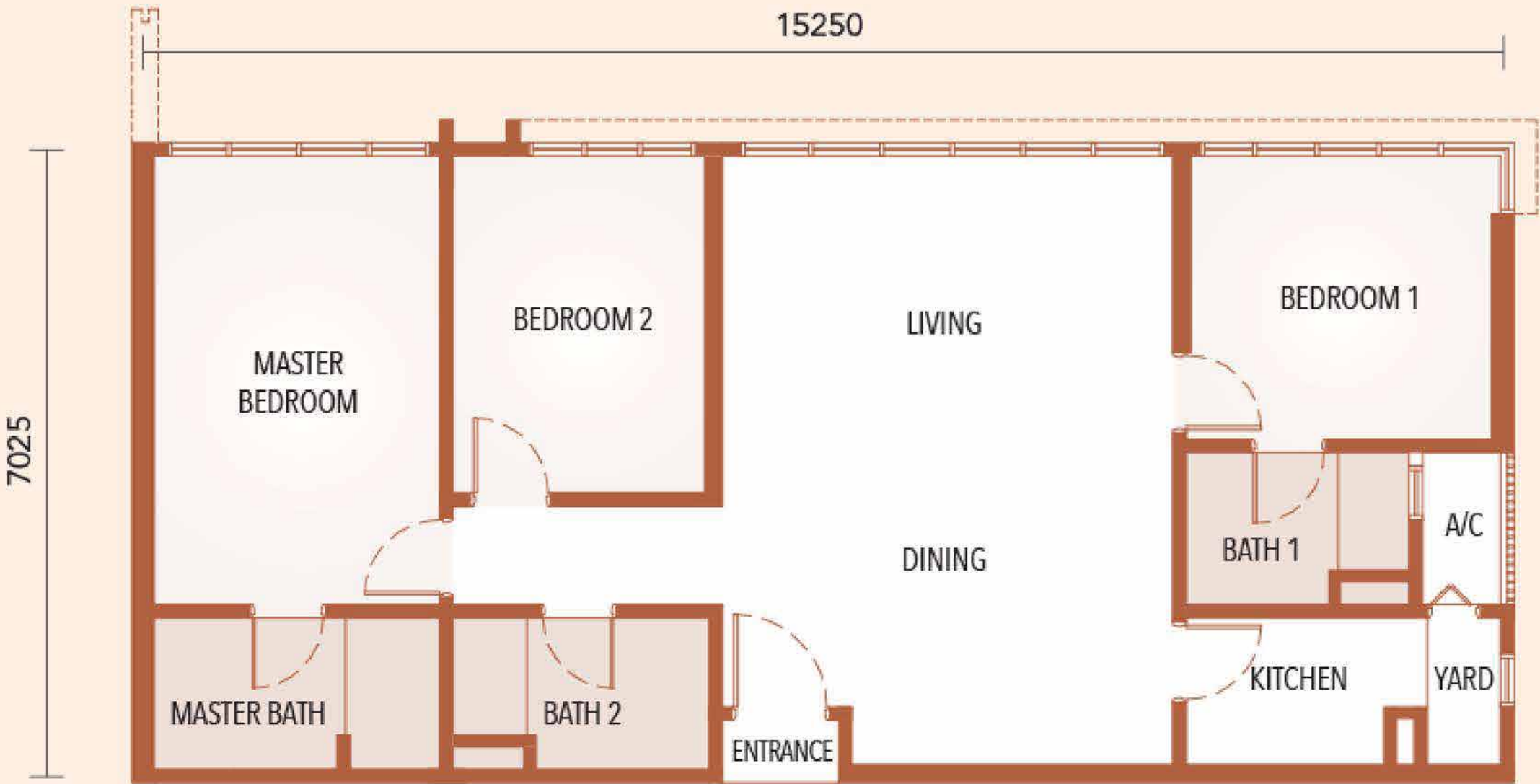
TYPE C1

Built-Up 1,163 sq.ft.
3 Bedrooms + 3 Bathrooms
+ Yard



TYPE C2

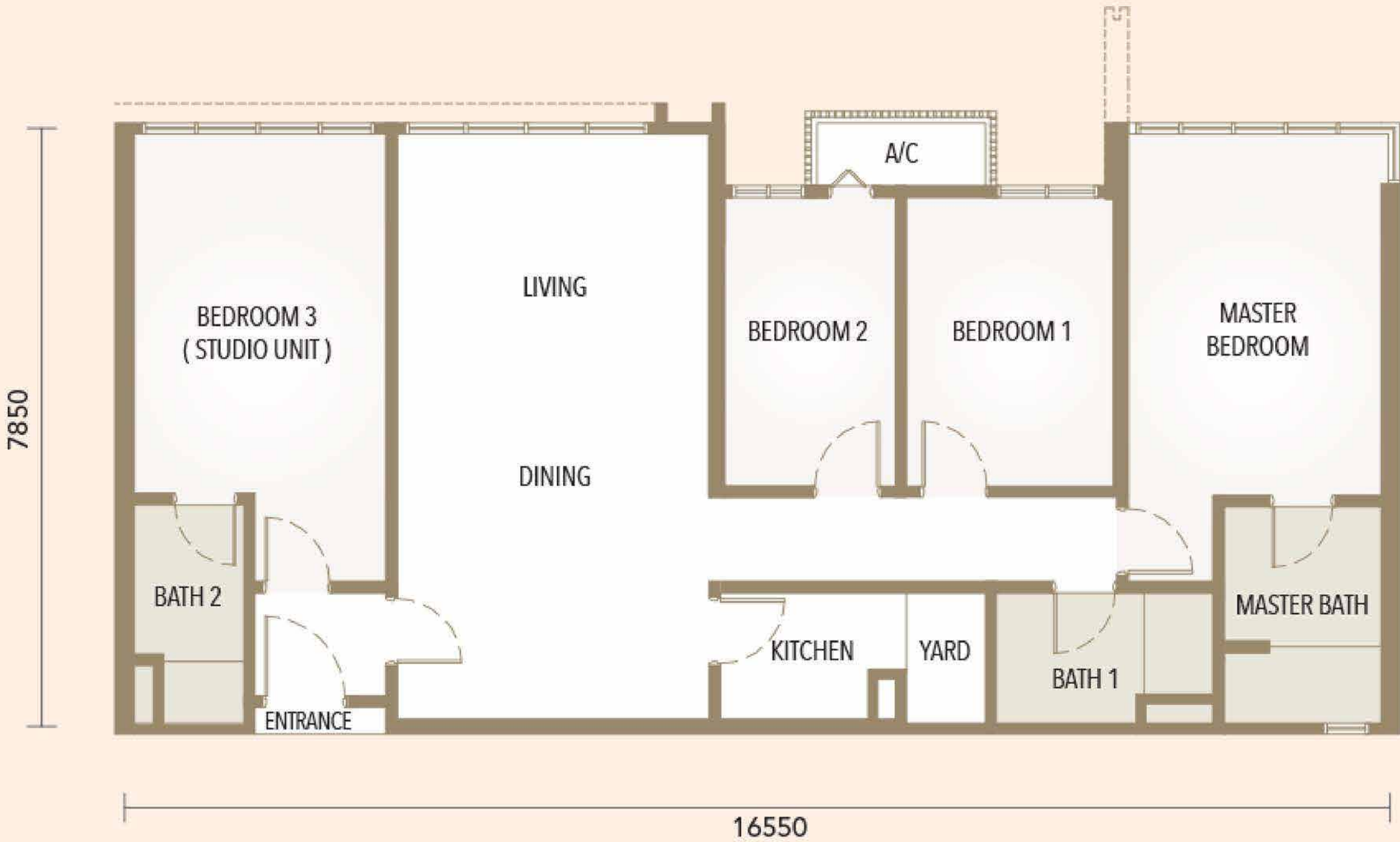
Built-Up 1,152 sq.ft.
3 Bedrooms + 3 Bathrooms
+ Yard



TYPE D1

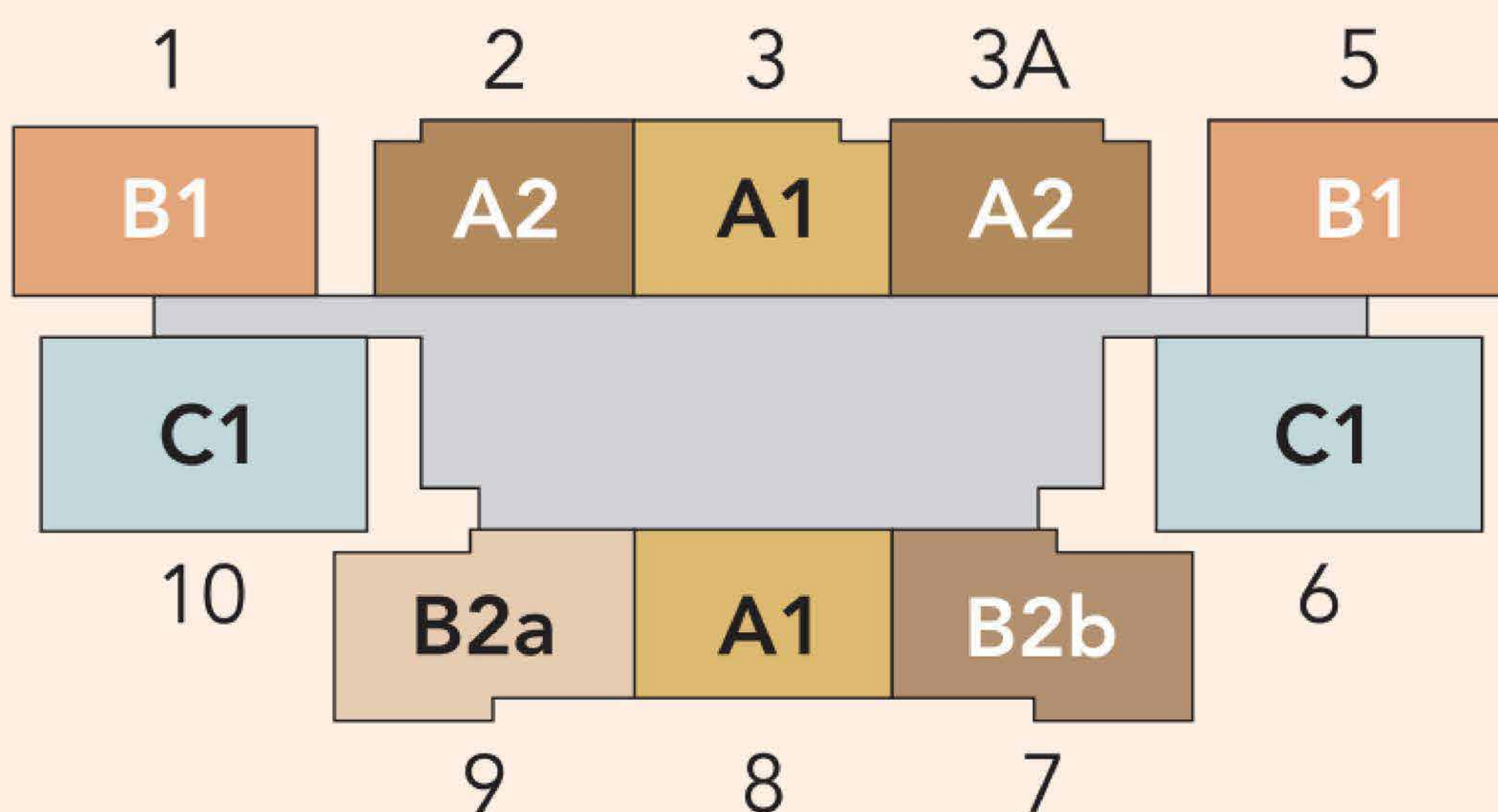
(Dual-Key Unit)

Built-Up 1,378 sq.ft.
4 Bedrooms + 3 Bathrooms
+ Yard

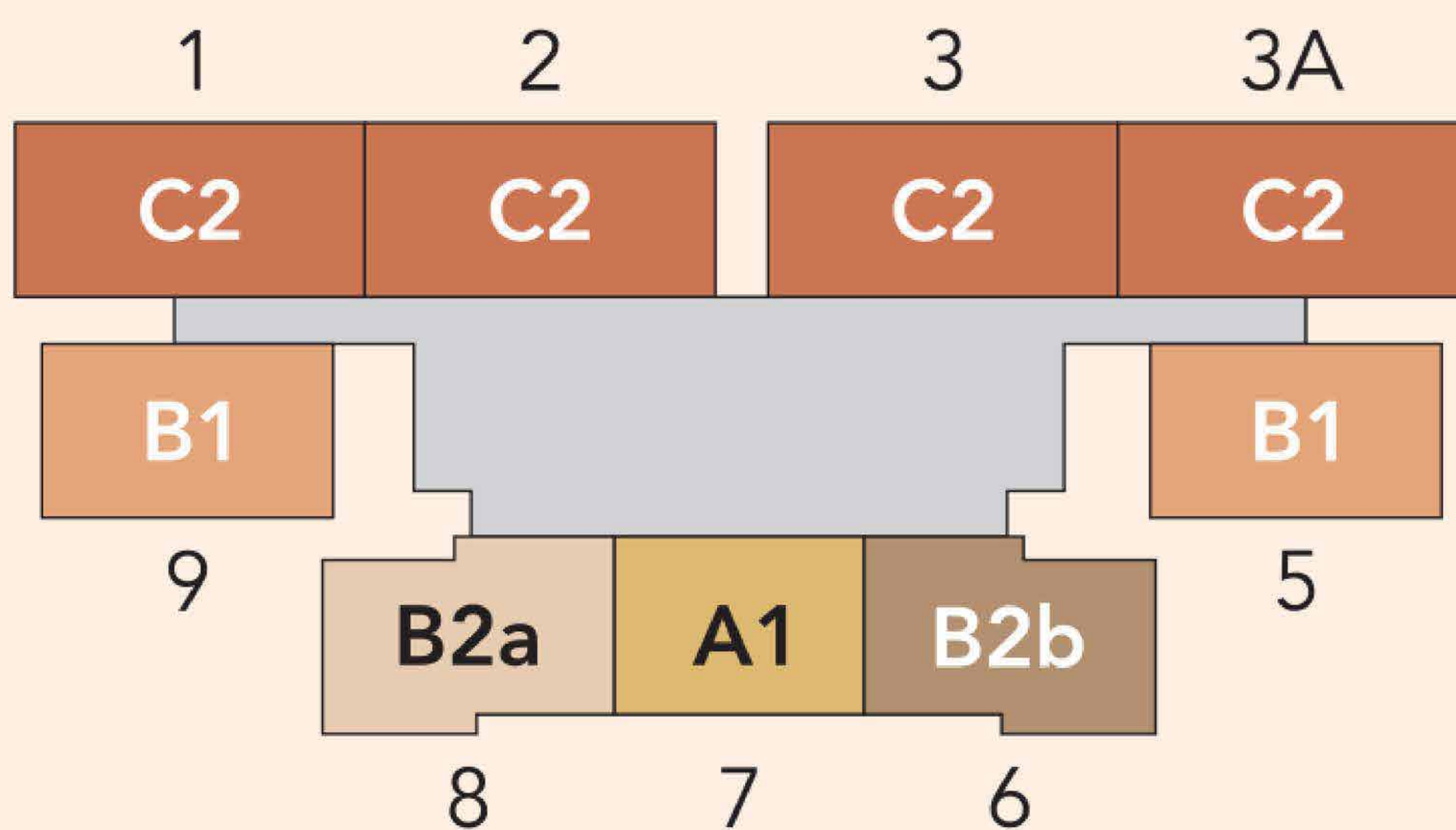




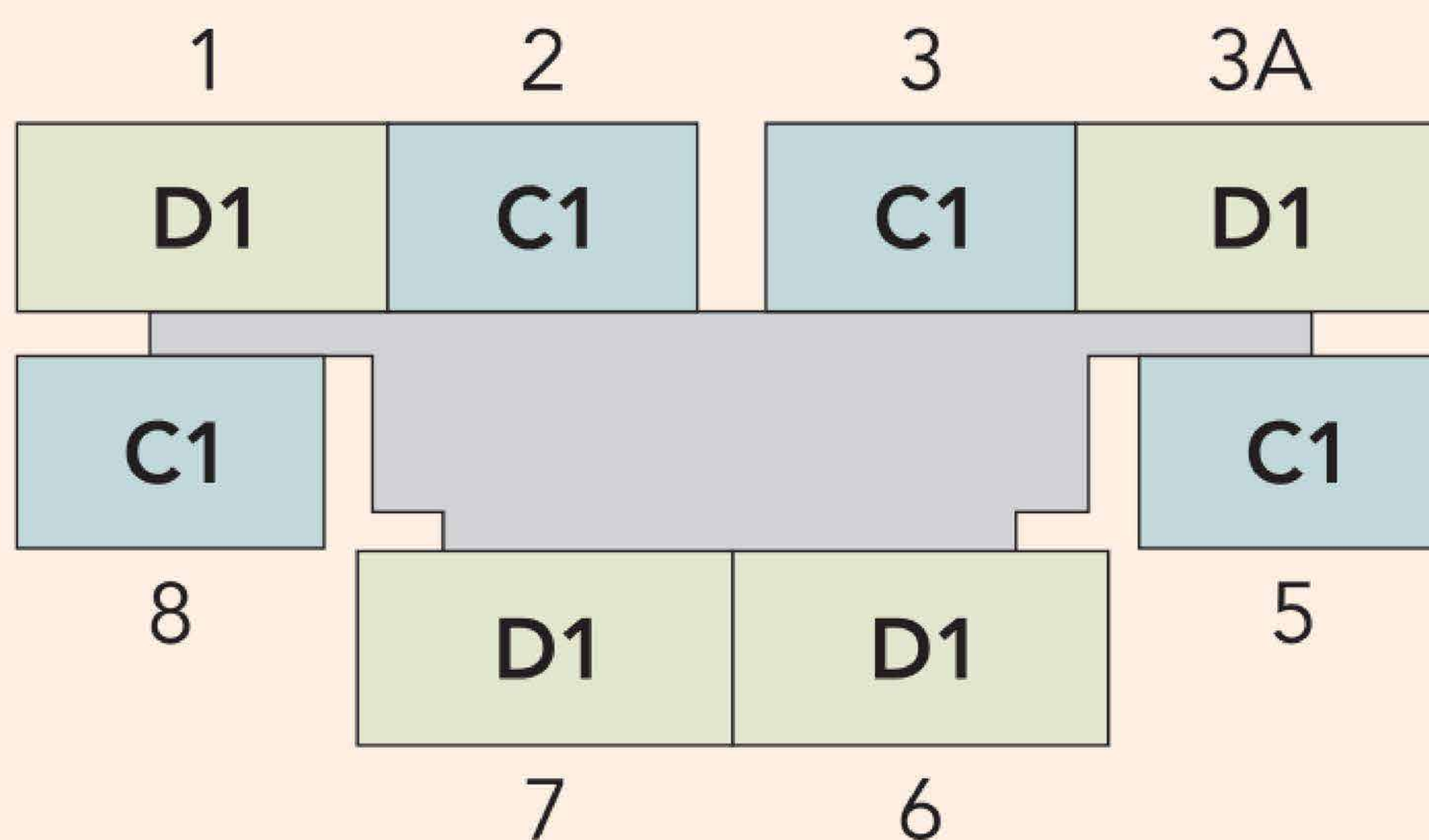
TOWER A



TOWER B



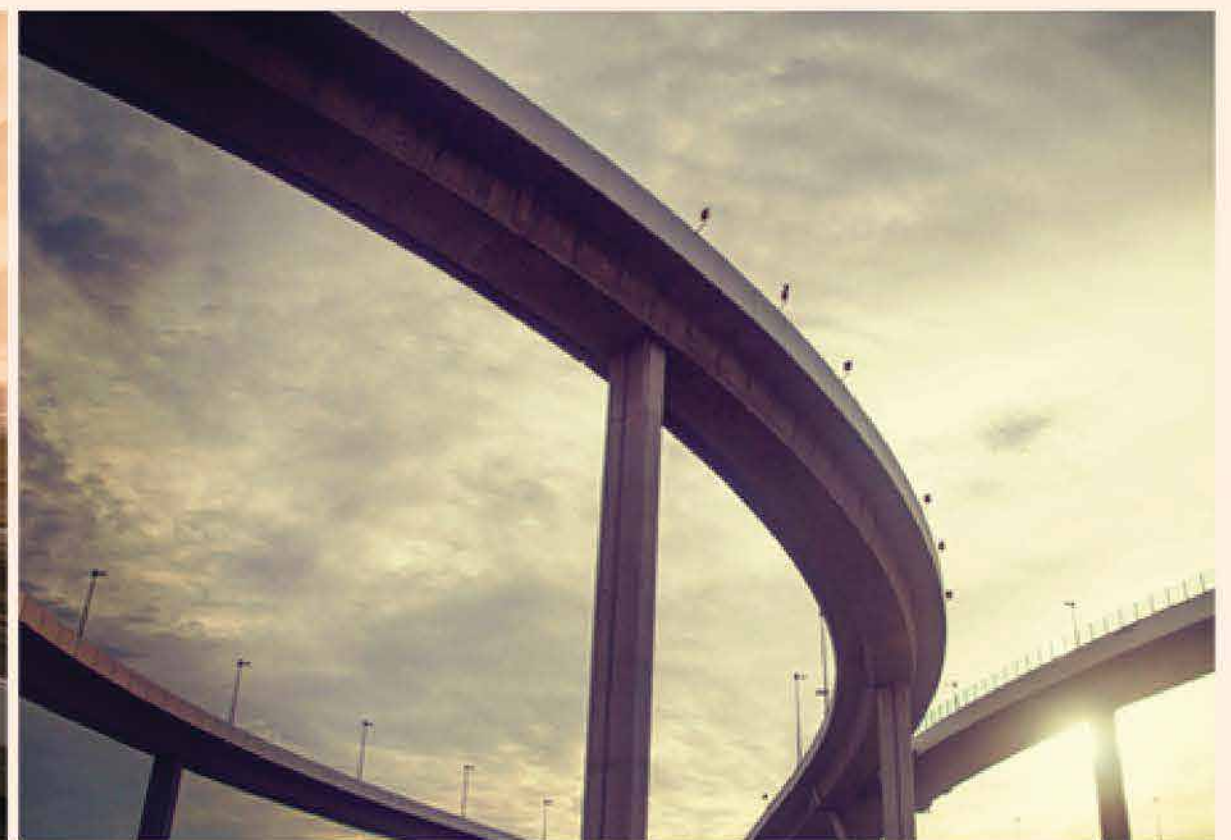
TOWER C





A COVETED ADDRESS

Situated at one of the most strategic points in OUG, The Maple Residences is an address that offers great convenience. It is well-connected to all of Kuala Lumpur's major transit hubs and business points. Residents will enjoy easy access to the surrounding major highways, and a relatively short drive to Petaling Jaya and KL City Centre.



HIGHWAY

KESAS Highway

MRR2

Maju Expressway (MEX)

Bukit Jalil Highway

KL-Seremban Highway



Kuala Lumpur
Int. Airport (KLIA)

35 km



Sri Petaling
LRT Station

2.1 km



Awan Besar
LRT Station

2.5 km



Terminal Bersepadu
Selatan (TBS)

5.3 km



Education (National)

- 1 SJK(C) Yoke Nam
- 2 SJK(C) La Salle
- 3 SK Seri Indah
- 4 SJK(C) Lai Meng
- 5 SJK(C) Yak Chee Puchong

Education (Private)

- 1 International Medical University (IMU)
- 2 Asia Pacific University of Technology & Innovation (APU)
- 3 Kingsgate Int. School
- 4 Tzu Chi Int. School
- 5 Taylor's University
- 6 Sunway Int. School

Shopping

- 1 Endah Parade
- 2 Pavilion Bukit Jalil
- 3 Pearl Shopping Gallery
- 4 Parkson OUG
- 5 Mid Valley Megamall / The Gardens Mall
- 6 IOI Mall Puchong
- 7 Sunway Pyramid
- 8 The Food Merchant

Recreation

- 1 KL Sports City
- 2 Bukit Jalil Golf & Country Resort
- 3 Bukit Jalil Recreational Park
- 4 Kinrara Golf Club

Healthcare

- 1 IMU Healthcare
- 2 IMU Medical Centre
- 3 Taman Desa Medical Centre
- 4 Sunway Medical Centre

Another Prestigious Development by:



BUILDING VALUES

Developed by:

WCT OUG Development Sdn Bhd (14216-V)

(A member of WCT Group)

B-19-1, Level 19, The Ascent, Paradigm, No.1,

Jalan SS7/26A, Kelana Jaya, 47301,

Petaling Jaya, Selangor Darul Ehsan, Malaysia

wct.com.my/property

W City OUG @ Kuala Lumpur Sales Gallery

Lot PT 15210, Jalan Awan Besar,

58200 OUG, Wilayah Persekutuan Kuala Lumpur, Malaysia

Tel: +(603) 7971 8333 Fax: +(603) 7971 9898

03-7971 8333

013-288 9988

www.themapleresidences.com.my

Developer License : 14379/09-2027/0809(R). Validity Period : 09 September 2022 - 08 September 2027.
Advertising & Sale Permit : 14379-2/09-2024/1413(R)-(S). Validity Period : 09 September 2023 - 08 September 2024. Approval Authority : DBKL. Land Encumbrances : Maybank Islamic. Tenure of Land : Freehold. Total Units : Block A : 303 units, Block B : 295 units, Block C : 342 units. Expected Completion : March 2025. Selling Price : Block A : Min RM765,900.00 - Max RM1,151, 150.00, Block B : Min RM803,850.00 - Max RM1 ,209,800.00, Block C : Min RM1,262,700.00 - Max RM1,664,050.00. Car Park Bay : 1 Unit : 2-3 Bays. Bumiputera Discount : 5%. Restriction in Interest : NIL. Type of Property : Condominium. Disclaimer : All plans and information contained herein are subject to change and/or amendments as required by the relevant authorities and cannot form part of an offer/or contract. All 30 renderings are only artist's impressions. While every reasonable care has been taken in providing the said information, the developer and its agent cannot be held responsible for any inaccuracies.