



KOTA KINABALU

*Highland Retreat Living
At Its Finest*

GAMUDA LAND

The Highland Retreat You Call Home

Welcome to your home, nestled at a scenic lookout amidst the lush green hills of Bukit Bantayan, Inanam. Topped with the view of a picturesque mountain range and a horizon that binds the ocean with the cityscapes of Kota Kinabalu.


EBENA
TOWER


DILENIA
TOWER


CEMARA
TOWER

Enjoy a variety of facilities and amenities spanning across 1.9 acres of elevated podium space, catering to multi-generational lifestyle needs.



Sunrise View at the Pool
Artist's Impressions Only



Village Square at Facility Podium Floor
Artist's Impressions Only



3-Tier Security
Artist's Impressions Only



Residence Management App
Artist's Impressions Only



Sunset View from Balcony
Artist's Impressions Only

Village Square

- Convenience Store
- Saloon
- Child Learning Center
- Cleaning Services
- Childcare
- Dessert House
- F & B
- Laundrette Services
- Air-cond Retailer & Services
- Reflexology & Massage
- Tenant Management Services

Amenities Plan & Retail Lots



- 1 Village Square
- 2 Reflexology Path
- 3 Children's Playground
- 4 Sun Deck
- 5 BBQ Area
- 6 Wading Pool
- 7 50m Infinity Pool
- 8 Floating Lounger
- 9 Yoga Deck
- 10 Gazebo
- 11 Badminton, Basketball Court, Community Hall & Gymnasium
- 12 Management Office
- 13 Sauna / Changing Rooms
- 14 Green Canopy Walk

GAMUDA LAND

RESIDENCE MANAGEMENT APP

The Residence Management App fosters a more engaging relationship between the management office and you, our esteemed resident. With just a tap on your phone, you can attain the latest news and updates, keep track of your utility and maintenance fee billings as well as perform more residential activities easily and efficiently.

Key Features :

- Signature Service: Booking of Service Providers such as cleaners & handyman
- Community Chat
- Announcements/ Minutes of Meetings
- Visitor Registration via QR Code
- Panic Button that is connected to the Security Office
- Report Defect/ Feedback of Common Facilities to Management Office
- Statement of Accounts/ Billings
- Download Forms
- Booking of Facilities



Bukit Bantayan Residences has been awarded the StarProperty.my 2018

The Borneo Star Award (Excellence) for the Best East Malaysia Development

Master Layout Plan



Unit Floor Plan



- TYPE A -
1,100 SQ. FT.



- TYPE B -
1,100 SQ. FT.



- TYPE C -
1,007 SQ. FT.



- TYPE D -
904 SQ. FT.



- TYPE E -
1,100 SQ. FT.

GAMUDA LAND

Our Story

For over two decades, Gamuda Land has been building up a proven track record of delivering innovative developments and creating holistic, sustainable townships and vertical communities – in Malaysia and across the regions.

As a town maker, we create places that people will call home, want to be a part of, grow up and grow old in.

A town can mean different things to different people. What's important is that a town has to be about special places, great placemaking; when we create great gathering places, when we lay out the parks and lakes to open up to each neighbourhood, when we apply architecture and craft beautiful streetscapes, when we have a town square that draws people together. We start to create a personality for the town and vertical communities. So, when people move in and live there, they'll experience a real difference. They'll get a feel for the place and want to be a part of it.

An important part of our master planning is listening to what the land has to tell us. Our land has blessed us with many resources – rolling terrain, beautiful hills, lush wetlands. So, we are able to work with nature. We bring the water that runs off the land to flow it into natural ravines between hills to create lakes. We preserve the hills in our towns so we are able to have hilltop homes just as we have lakeside homes. As such, the essence of the place remains unchanged, only enhanced. By listening to the land, it allows us to create enchanting opportunities.

The common ground for everyone in a town is the community, where people know one another, where they live and play together, where they look out for each other. As a town maker, we are creating a place for everybody. They can be growing families, retirees, young married couples, single adults and busy people in the workforce. Because a town is all about people and diversity. That is why our planning principles – from the masterplan to architectural design – allow for these interactions and promotes that connectivity to others. You will know your neighbours.

Ultimately, a good town is a happy community. A good town is where its community is proud to call home.

Our International Projects

Australia



Singapore



Hanoi



Ho Chi Minh City



Our Malaysian Projects



Our Prestigious Awards



Location Map



SEARCH FOR **BUKIT BANTAYAN KOTA KINABALU** ON WAZE OR GOOGLE MAPS



All around you

Public Amenities

- 2.5km to
- Pasar Tamu Inanam
 - Post Office Inanam

Recreation

- 6.5km to Bukit Padang Park
- 7km to Sabah Golf & Country Club

Medical / Healthcare Centre

- 8km to Kota Kinabalu Specialist Centre
- 9km to KPJ Specialist Hospital (Damai)
- 11km to Queen Elizabeth Hospital

Banks

- 2.5km to
- CIMB Bank Inanam
 - Public Bank Inanam
 - Hong Leong Bank Inanam
 - Maybank Inanam

Shopping

- 4km to Giant Hypermarket Inanam
- 11km to Suria Sabah Shopping Mall
- 12km to Imago Shopping Mall
- 12km to 1 Borneo Shopping Mall

Schools / Colleges

- 2km to Yik Nam Chinese Primary School
- 6km to Sayfol International School
- 9.4km to TAR University College
- 11km to Stamford College

Others

- 3km to Inanam Town
- 12km to Kota Kinabalu City Centre
- 15km to Kota Kinabalu International Airport

Developed by

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For More Information

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Ebena Tower Developer License No.: (100-24/1202/1/1)/12-2018/05214 • Validity Date: 07.12.2015 - 06.12.2018 • Advertisement & Sales Permit No.: (100-24/1202/1/1)/12-2018/04359 • Validity Date: 07.12.2015 - 06.12.2018 • Land Tenure Leasehold (99 years) • Land Encumbrances: Nil • Approving Authority Development & Building Plan: Kota Kinabalu City Hall • Approved Building Plan No.: BP/178/06.16/S/353 • Expected Date of Completion: 2019 • Total Unit: 296 units • Price: RM397,800 (min) - RM578,800 (max) • Bumiputera Discount: 5% • 30% Reserved for Bumiputera

Cemara Tower Developer License No.: (100-24/1202/1/2)/12-2019/05462 • Validity Date: 15.12.2016 - 14.12.2019 • Advertisement & Sales Permit No.: (100-24/1202/1/2)/12-2019/04476 • Validity Date: 15.12.2016 - 14.12.2019 • Land Tenure Leasehold (99 years) • Land Encumbrances: Nil • Approving Authority Development & Building Plan: Kota Kinabalu City Hall • Approved Building Plan No.: BP/178/06.16/S/353 • Expected Date of Completion: 2020 • Total Unit: 296 units • Price: RM441,800 (min) - RM671,800 (max) • Bumiputera Discount: 5% • 30% Reserved for Bumiputera

Dilenia Tower Developer License No.: (100-24/1202/1/3)/01-2022/05659 • Validity Date: 08.01.2018 - 07.01.2022 • Advertisement & Sales Permit No.: (100-24/1202/1/3)/01-2022/04576 • Validity Date: 08.01.2018 - 07.01.2022 • Land Tenure Leasehold (99 years) • Land Encumbrances: Nil • Approving Authority Development & Building Plan: Kota Kinabalu City Hall • Approved Building Plan No.: BP/178/06.16/S/353 • Expected Date of Completion: 2021 • Total Unit: 320 units • Price: RM493,800 (min) - RM730,800 (max) • Bumiputera Discount: 5% • 30% Reserved for Bumiputera

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