

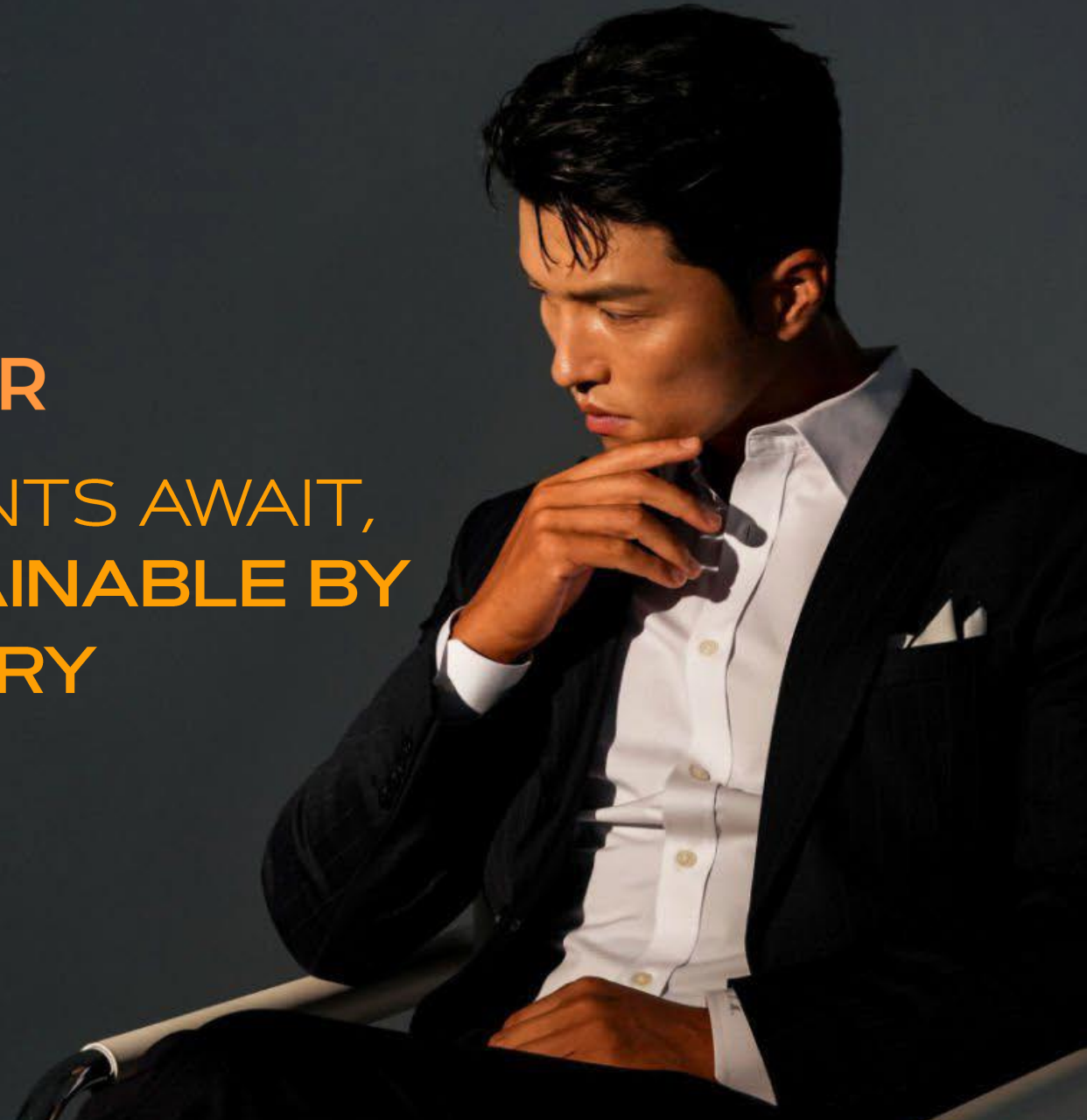


TRÉSOR



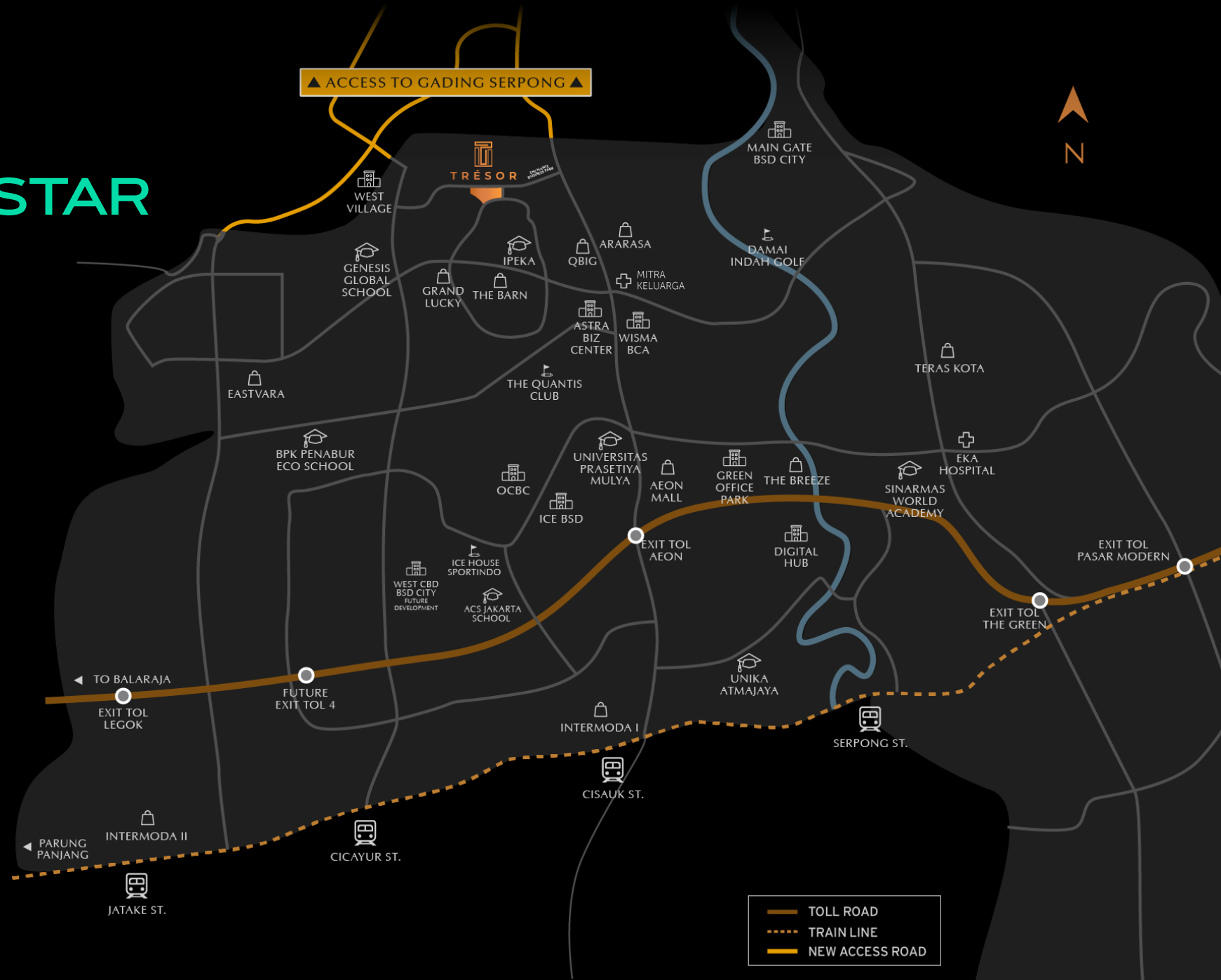
TRÉSOR

OUR LIMITED PRESENTS AWAIT,
A TREASURE **UNATTAINABLE BY**
THE ORDINARY



THE BRIGHTEST STAR OF BSD CITY

-  **HOSPITAL**
EKA HOSPITAL
-  **SHOPPING MALL / ENTERTAINMENT**
GRAND LUCKY
THE BARN
Q BIG CITY
EASTVARA
AEON MALL
THE BREEZE
-  **SCHOOL & INSTITUTION**
IPEKA
GENESIS GLOBAL SCHOOL
ACS JAKARTA SCHOOL
SINARMAS WORLD ACADEMY
PRASETIYA MULYA
UNIKA ATMAJAYA
-  **VENUE SITE / BUILDINGS**
ENCHANTE BUSINESS PARK
ICE BSD
WEST VILLAGE
ASTRA BIZ CENTER
WISMA BCA
GREEN OFFICE PARK
DIGITAL HUB
OCBC SPACE
-  **RECREATION**
DAMAI INDAH GOLF
THE QUANTIS CLUB
ICE HOUSE SPORTINDO





ARTIST IMPRESSION

**THE MAGNIFICENT ENTRANCE TO YOUR
EXCEPTIONAL LIFESTYLE**

THE GRAND ENTRÉE TO THE TOP-NOTCH LIVING TAPESTRY,
WITH 24 HOURS SECURITY AND PANIC BUTTON
CONNECTED TO EVERY UNITS.

ONE OF A KIND ARCHITECTURE MASTERPIECE

CROWN ROOF

HIGH CEILING
WITH SPECTACULAR GLASS WALL

SKY BALCONY

PRIVATE ELEVATOR

MARBLE FLOOR*

SMART HOME SYSTEM

MOTORIZED
GARAGE DOOR





THE 61

CLUB HOUSE

THE 61

CLUB HOUSE

THE 61

CLUB HOUSE



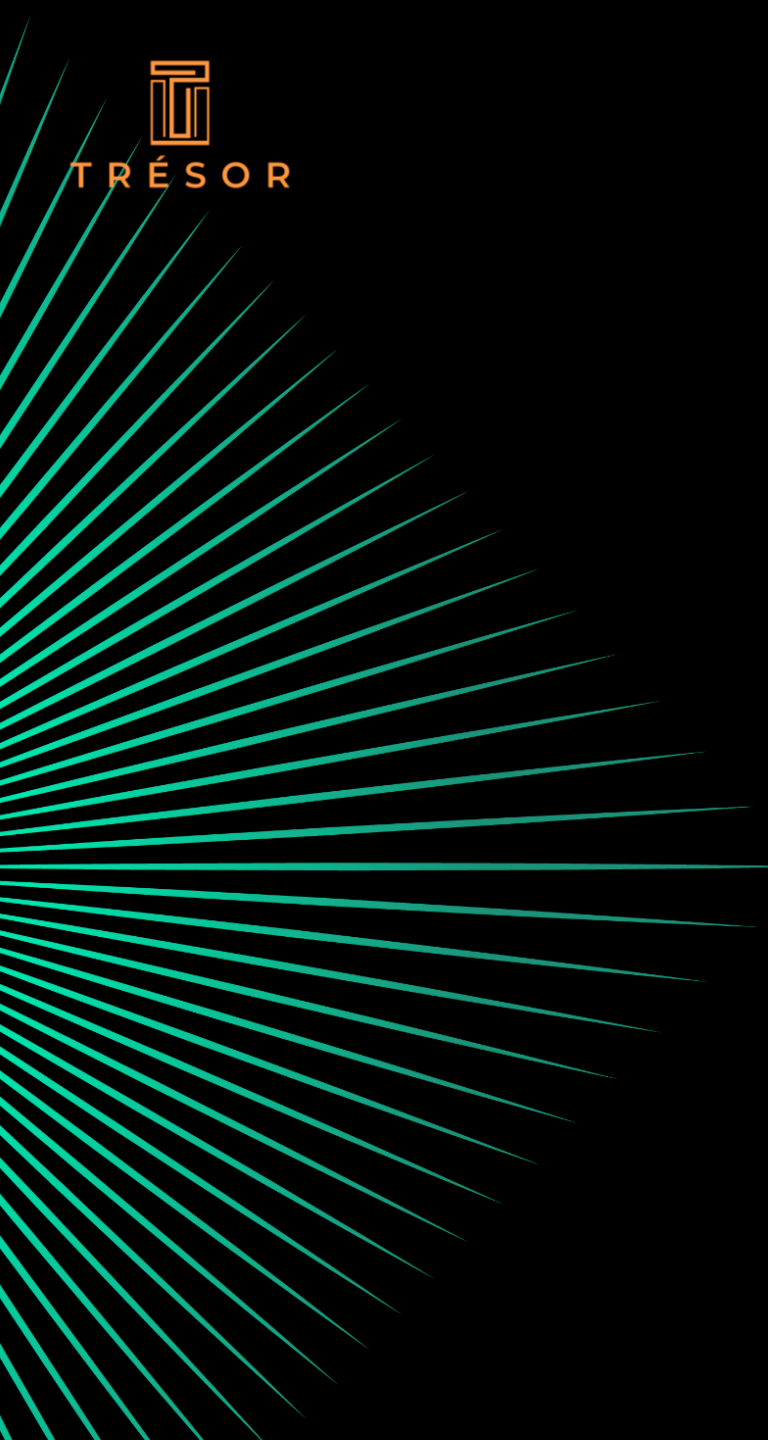
THE 61

CLUB HOUSE

- SWIMMING POOL
- MINI GOLF AREA
- GYM
- MULTI FUNCTION
- PLAYGROUND
- LOUNGE AREA

WILL BE READY
IN Q2 2026

ARTIST IMPRESSION



WELCOMING THE ULTIMATE PHASE OF TRESOR



ALTAIR



TRÉSOR



ALTAIR ✨

ALTAIR REDEFINES THE EPITOME OF LIVING, SYMBOLIZING
THE TRIUMPHS OF YESTERDAY AND FOUNDING THE PATH
TO GREATER VICTORIES OF TOMORROW.



GROUND FLOOR
ASTONISHING FOYER

1ST FLOOR
PANORAMIC LIVING & DINING ROOM

1ST FLOOR
PANORAMIC LIVING & DINING ROOM

2ND FLOOR
COMMON AREA

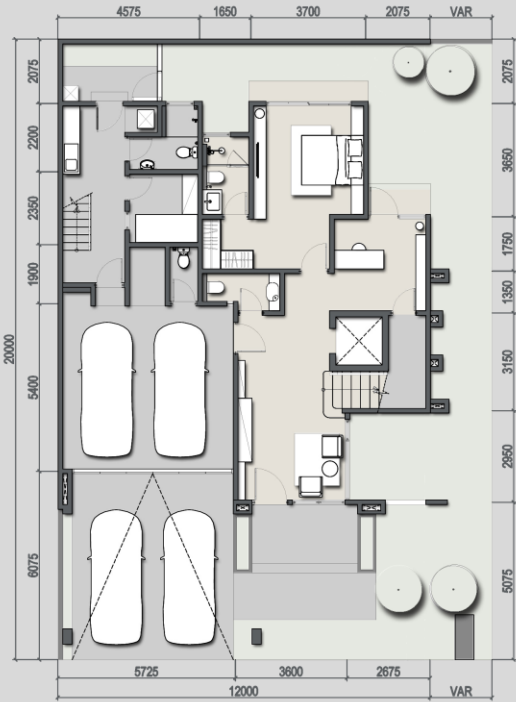


2ND FLOOR
GRAND MASTER BEDROOM WITH
MAGNIFICENT VIEW

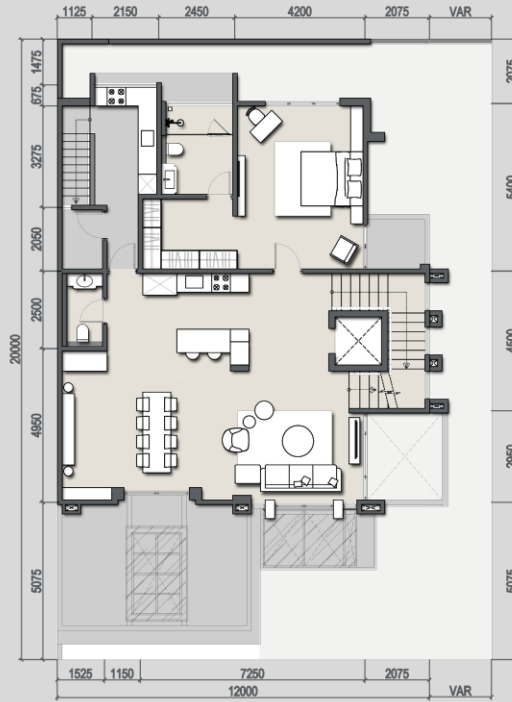
2ND FLOOR
GRAND MASTER BEDROOM
WITH MAJESTIC VIEW

2ND FLOOR
LUXURIOUS MASTER BATHROOM

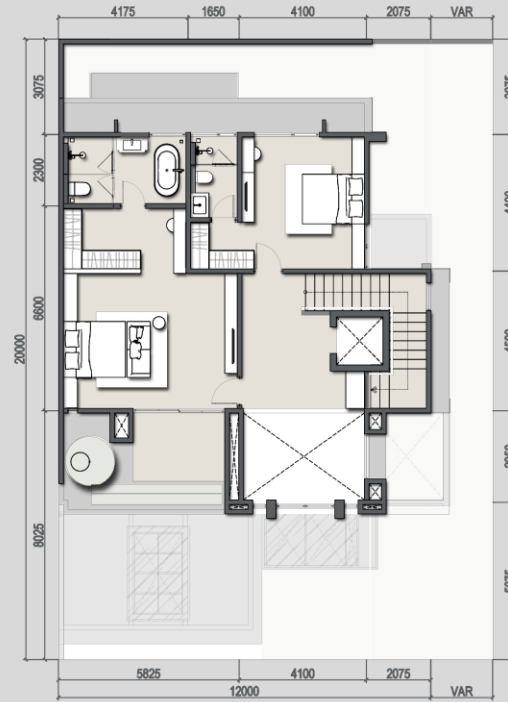
UNIT PLAN



GF



1F



2F

LAND PARCEL 12 M x 20 M / VAR. | LAND AREA 240 - 400 SQM

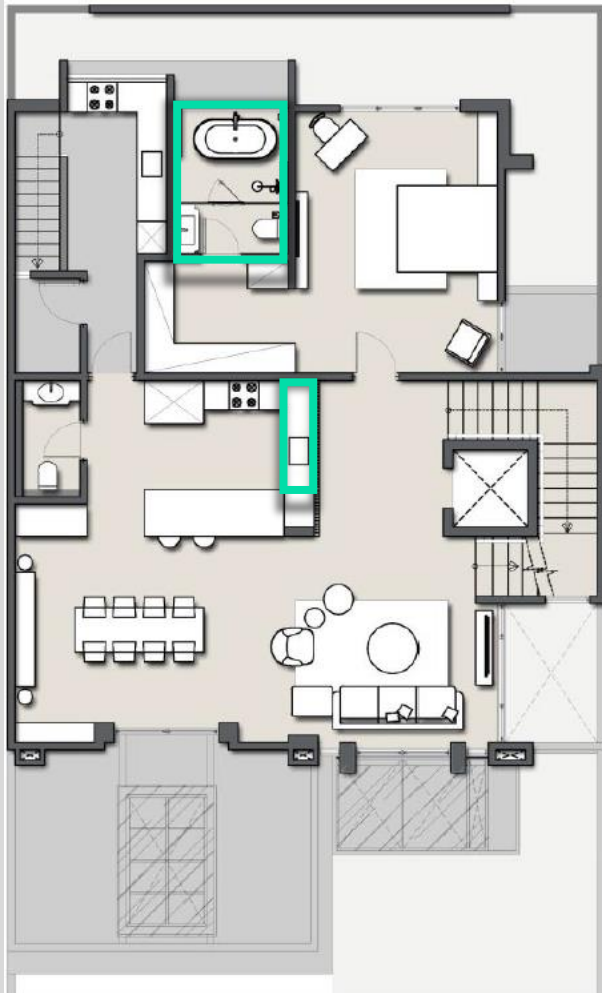
BUILDING AREA 412 SQM

- 4 ENSUITE BEDROOMS
- 4 BATHROOMS
- 3 LIVING ROOMS
- 2 POWDER ROOMS
- 1 PRIVATE ELEVATOR
- 1 SKY BALCONY
- 2 STORAGE ROOMS
- 2 GARAGE
- 2 CARPORTS
- 1 WET KITCHEN
- 1 MAID ROOM
- 2 SERVICE BATHROOMS



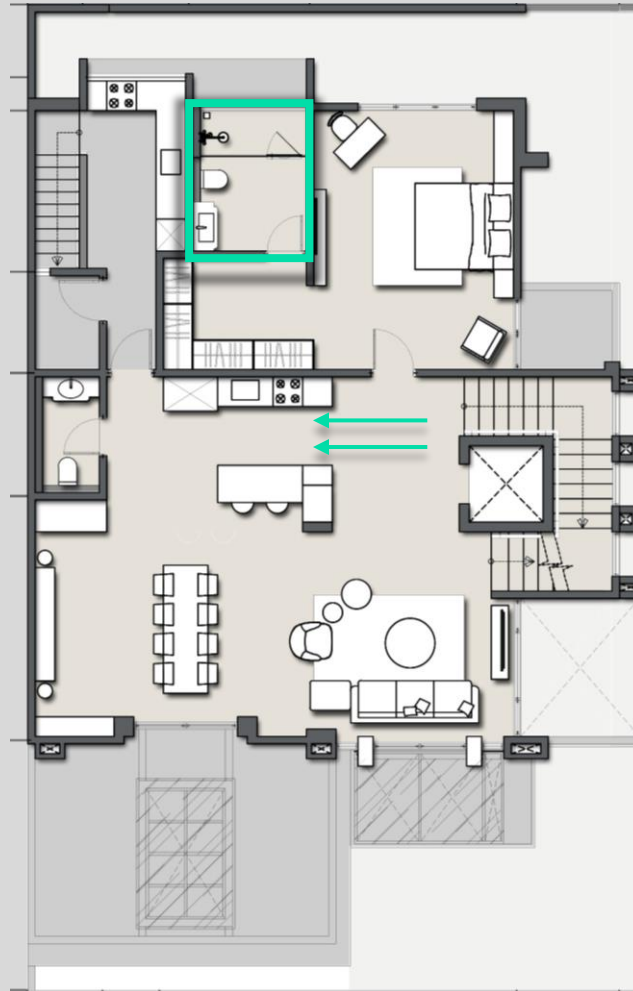
LAYOUT COMPARISON

EXISTING



1F

ALTAIR



1F

IMPROVED LAYOUT

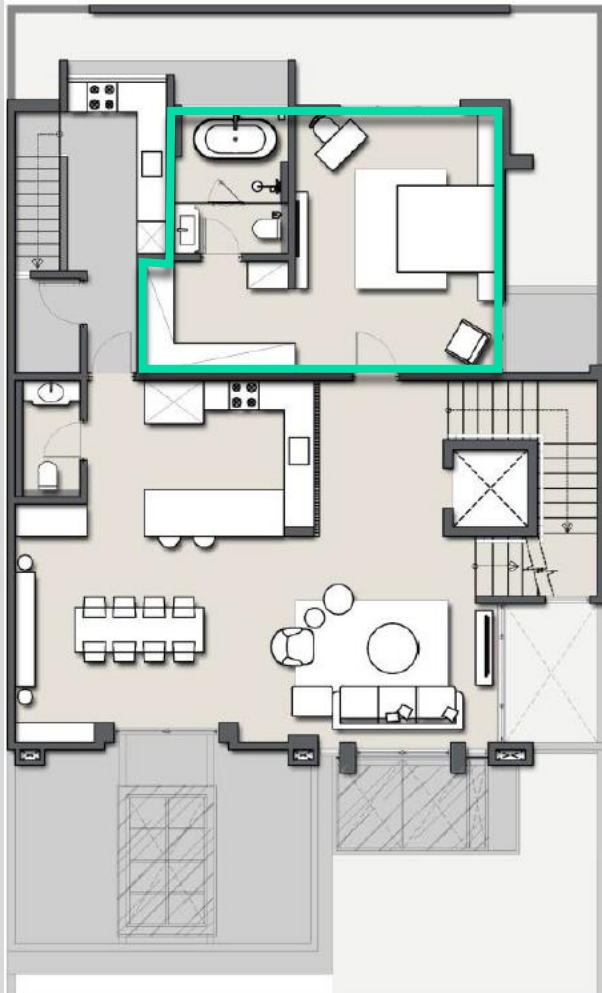
OPEN CONNECTIVITY FROM
COMMON AREA TO THE
KITCHEN AND DINING AREA

BATHTUB MOVED TO THE NEW
ENSUITE BEDROOM ON 2F



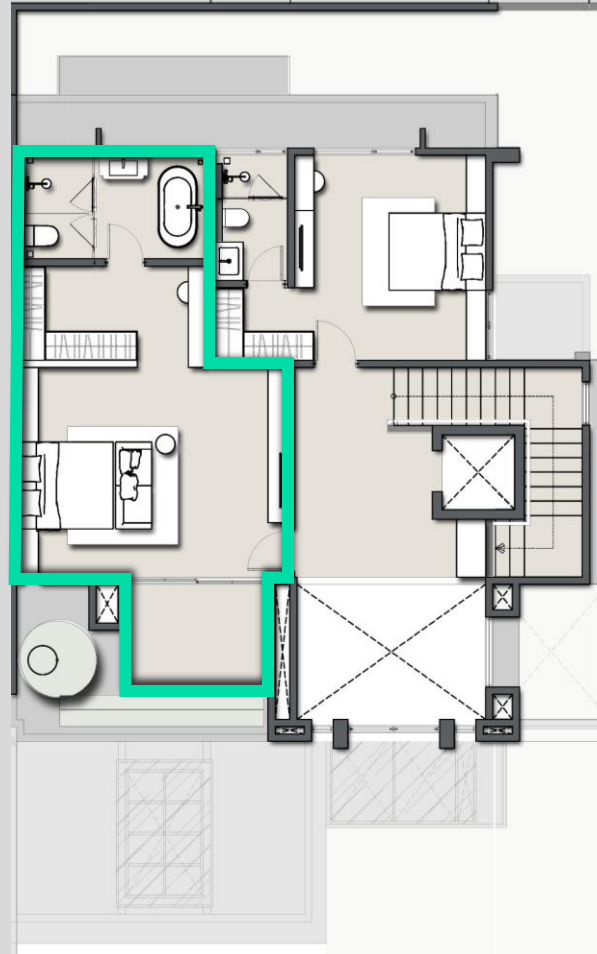
LAYOUT COMPARISON

EXISTING



1F

ALTAIR



2F

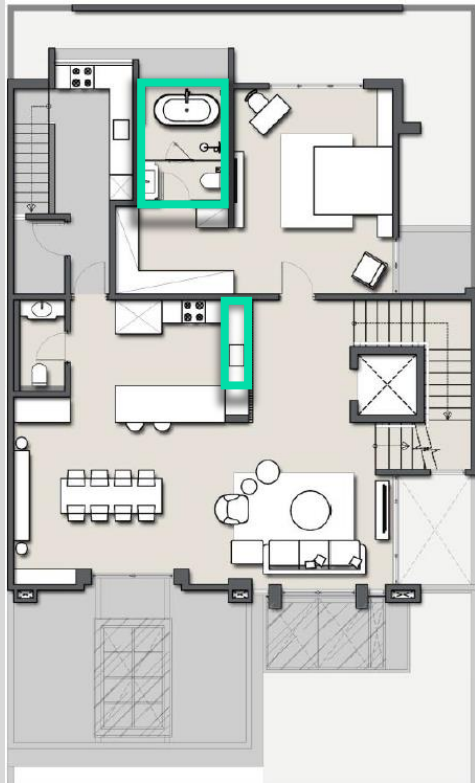
NEW MASTER BEDROOM LAYOUT

RELOCATED TO THE 2F WITH
MORE SPACE THAN THE
PREVIOUS LAYOUT

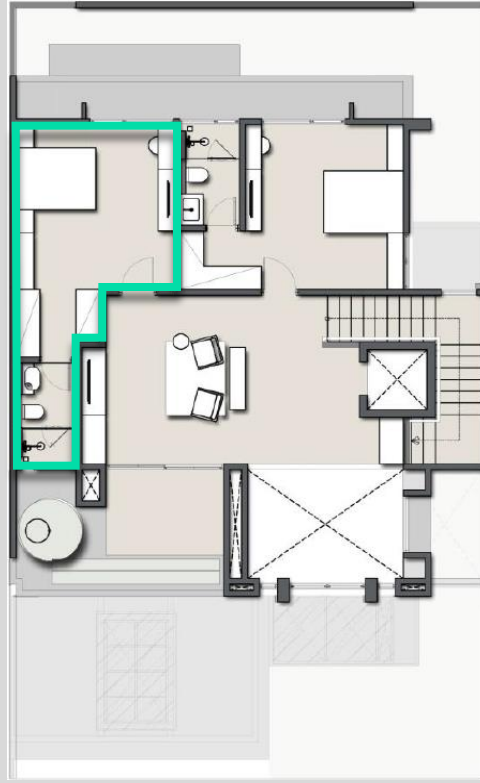


LAYOUT COMPARISON

EXISTING

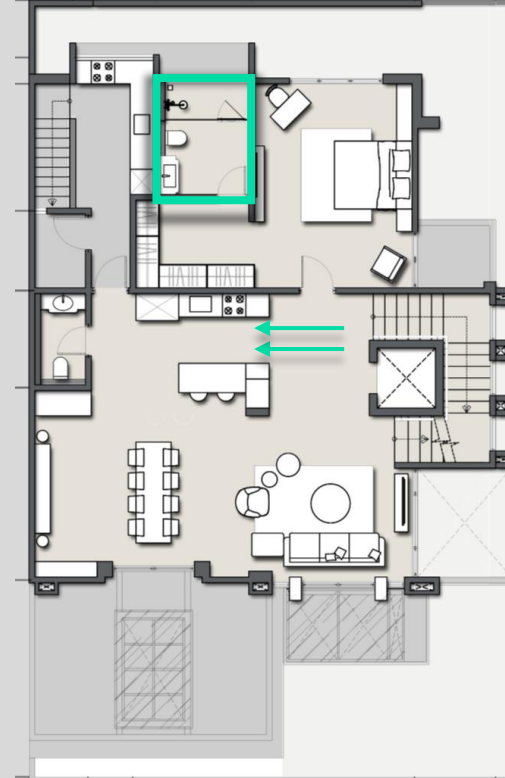


1F

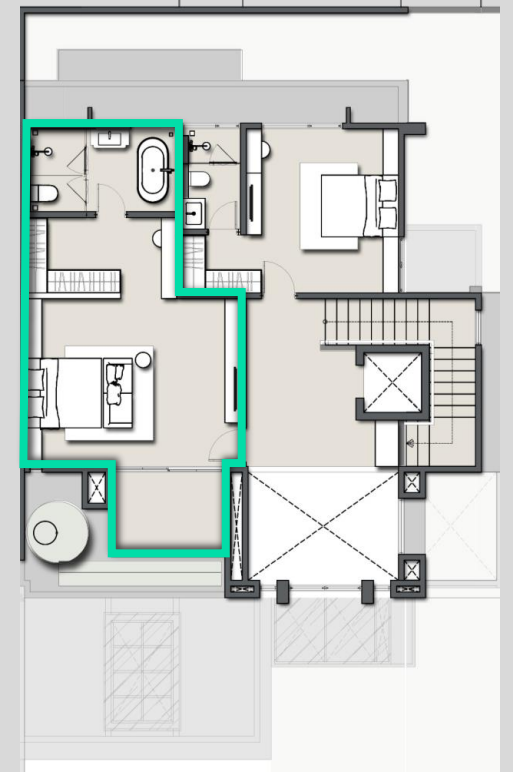


2F

ALTAIR



1F



2F



SMART DOOR LOCK



DIRECT PANIC
BUTTON



SMART HOME
WALL PAD



HOME ELEVATOR



CENTRALIZED AC



SOLAR WATER
HEATER



SANITARY BY
KOHLER



BATHROOM VANITY



SMART TOILET



IMPORTED MARBLE



KITCHEN SET



DRIVER'S TOILET &
SERVICE AREA



EV CHARGER
INSTALLATION READY



5 CCTV POINTS*



MOTORIZED GARAGE



EXCLUSIVE
MAIN GATE



24 HOURS SECURITY



SWIMMING POOL



PUTTING GOLF



GYM



SUNKEN PLAZA



RESIDENTS BOULEVARD



PEDESTRIAN
TRACK



- A** CLUB HOUSE
- B** PUTTING GOLF
- C** PAVILION
- D** SUNKEN PLAZA
- E** GARDEN PAVILION
- F** PEDESTRIAN TRACK

SPECIFICATIONS

Foundation: Mini Piles

Main Structure: Reinforced Concrete

Wall: Lightweight Bricks Full System

Interior Wall Finishes

General Wall: Plaster & Paint

Master Bathrooms: Marble

Powder Room, Kids & Guest Bathroom: Homogeneous Tiles

Wet Kitchen: Solid Surface and Homogeneous Tile Backsplash

Maid's & Driver's Toilet: Ceramic Tiles

Exterior Wall Finishes

Plaster & Paint

Ceiling: Gypsum Board in Paint Finish

Roof

Concrete Roof Tiles with Lightweight Steel Structure
for Pitched Roof; Concrete Flat Roof

Door

Main Entrance Door: Solid Engineered Wood
with Digital Door Lock

Interior Door: Engineered Wood

Sliding Door: Aluminium Frame with Glass

Garage Door: Motorized Metal Framed System

Window: Aluminium Frame with Glass

Sanitary and Fitting

Master Bathroom: Kohler/ Equivalent

Bathtub: Kohler/ Equivalent

Bathroom & Powder Room: Kohler/ Equivalent

Kitchen Sink & Faucet: Franke/ Equivalent

Floor Finishes

Terrace: Homogenous Tiles

Living & Dining, Common Corridor & Main Staircase: Marble

Master Bathroom: Marble

Bathroom & Powder Room: Homogenous Tiles

Bedroom: Laminate Flooring.

Garage, Wet Kitchen & Service Area: Homogenous Tiles

Maid's & Driver's Toilets: Ceramic Tiles

Kitchen Provisions

Wet Kitchen: Storage Cabinet System
with Engineered Stone Countertop

Sink & Faucet: Franke/ Equivalent

Other Provisions

Bathrooms: Vanity Cabinet with Mirror for All Bathrooms
except for Maid's & Driver's Toilets

Smart Home System

Lights Control at Foyer and Car Porch Area

Video Intercom with Panic Button Connected to Guardhouse CCTV

Lift: Schindler, Capacity: 320kg/ 4 Persons

Electricity: 13,200 VA

MEP Provisions

Lighting Points

Concealed AC for Living & Dining

Solar Water Heater

Roof Tank with Booster Pump

Security

CCTV and 24-Hours Security Services

Panic Button Connected to Guardhouse



Disclaimer: neither the developer nor its agents will be held responsible for any inaccuracies or omissions in the information contained in this brochure. The developer does not accept responsibility for any errors or omissions or for any losses suffered by any person or legal entity resulting from the use of the information contained in this brochure, howsoever caused. The statements, visual representations, models, show units, displays and illustrations, photographs, art renderings and other graphic representations and references are intended to portray only artist impressions of the development and decor and cannot be regarded as accurate or representations of fact. All areas and other measurements are approximate measurements and are subject to change and final survey. All plans and models are not to scale unless expressly stated and are subject to amendment. All information, specifications, renderings, visual representations, measurements and plans are subject to change as may be required by us and/or the relevant authorities. The sale and purchase agreement (spa, also known as ppjb) shall form the entire agreement between the developer and the purchaser and shall supersede all statements, representations or promises made prior to the signing of the spa and shall in no way be modified by any statements, representations or promises made by us or our agents which are not embodied in the spa, whether before or after the signing of the spa. Any explanation concerning the spa and the development (is for information purposes only and it is recommended that potential purchasers seek independent legal advice with regard to the proposed purchase. Marble and granite are natural stone materials containing veins with tonality differences. There will be colour and markings caused by their complex mineral composition and incorporated impurities. While such materials can be pre-selected before installation, this non-conformity in the marble or granite cannot be totally avoided. Granite tiles are pre-polished before laying and care has been taken for their installation. Hence some differences may be felt at the joints. The tonality pattern of marble or granite selected and installed shall be subject to availability. Timber is natural material containing veins and tonal differences. Thus IT is not possible to achieve total consistency of colour and grain in its selection and installation. Layout/location of kitchen cabinets, fan coil units and electrical points are subject to developer's sole discretion and final design. Where warranties are given by the manufacturers and/or contractors and/or suppliers of any of the equipment and/or appliances installed by the vendor at the unit, the vendor shall assign to the purchaser such warranties at the time when possession of the units is delivered to the purchaser. The brand and model of all equipment and appliances supplies shall be provided subject to availability. The developer reserves the right to substitute, without prior notice, other materials of comparable quality

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