



BUKIT BINTANG
CITY CENTRE

SWNK
HOUSE

time is of the
essence

everything is mere minutes away

时间是关键

一切近在咫尺



ALL THAT YOU NEED AND DESIRE IS JUST A ONE-MINUTE WALK FROM SWNK HOUZE: LALAPORT BBCC, KL'S LONGEST GOURMET STREET AND A 3-RAIL TRANSIT HUB. CRAVE ENTERTAINMENT? WORLD-CLASS SONY ZEPP CONCERT HALL, MALAYSIA GRAND BAZAAR AND GOLDEN SCREEN CINEMAS ARE JUST FOUR MINUTES AWAY.

您的一切所需，距离SWNK HOUZE只要1分钟步行时间：三井啦啦宝都购物公园、吉隆坡最长美食街与3条轻快铁线的交通枢纽。对娱乐有所渴望？世界级索尼ZEPP音乐厅、MALAYSIA GRAND BAZAAR 艺术商城与嘉通院线影院只需4分钟即达。



INTRODUCING BUKIT BINTANG
CITY CENTRE'S SWANKY NEW
RESIDENTIAL TOWER

向您呈现武吉免登城中城的
时髦新住宅大楼

*attainably
yours*

kl city's most strategic serviced residences

可望可及

吉隆坡市最具投资潜力
的服务式公寓

WELL-PLACED AT THE HEART OF KUALA LUMPUR CITY CENTRE, THIS RIVETING RESIDENTIAL TOWER WILL BOLDLY STAMP ITS MARK ON THE SKYLINE. CONTEMPORARY AND CHIC, SWNK HOUEZ IS POISED TO SET A NEW PRECEDENT OF STYLE AND CONVENIENCE FOR URBANITES.

位于吉隆坡市中心。这座引人注目的大楼将在市中心的天际线烙下印记。
别致现代，SWNK HOUEZ为都市人开创的最新首选，时尚及便捷。

*the status
symbol*

you have been waiting for

您所期望的

身份象征

A STUNNING ENTRANCE STATEMENT BEFITTING
TRENDY AND SOPHISTICATED CITY DWELLERS

令人惊艳、适合时尚又精致城市人的公寓入口



STYLISHLY LUXE, FEEL RIGHT AT HOME
FROM THE MOMENT YOU ARRIVE

时尚奢华，从抵达的那一刻，就使您宾至如归

*the
fabulous
life* shaped to perfection

美好生活

塑造完美

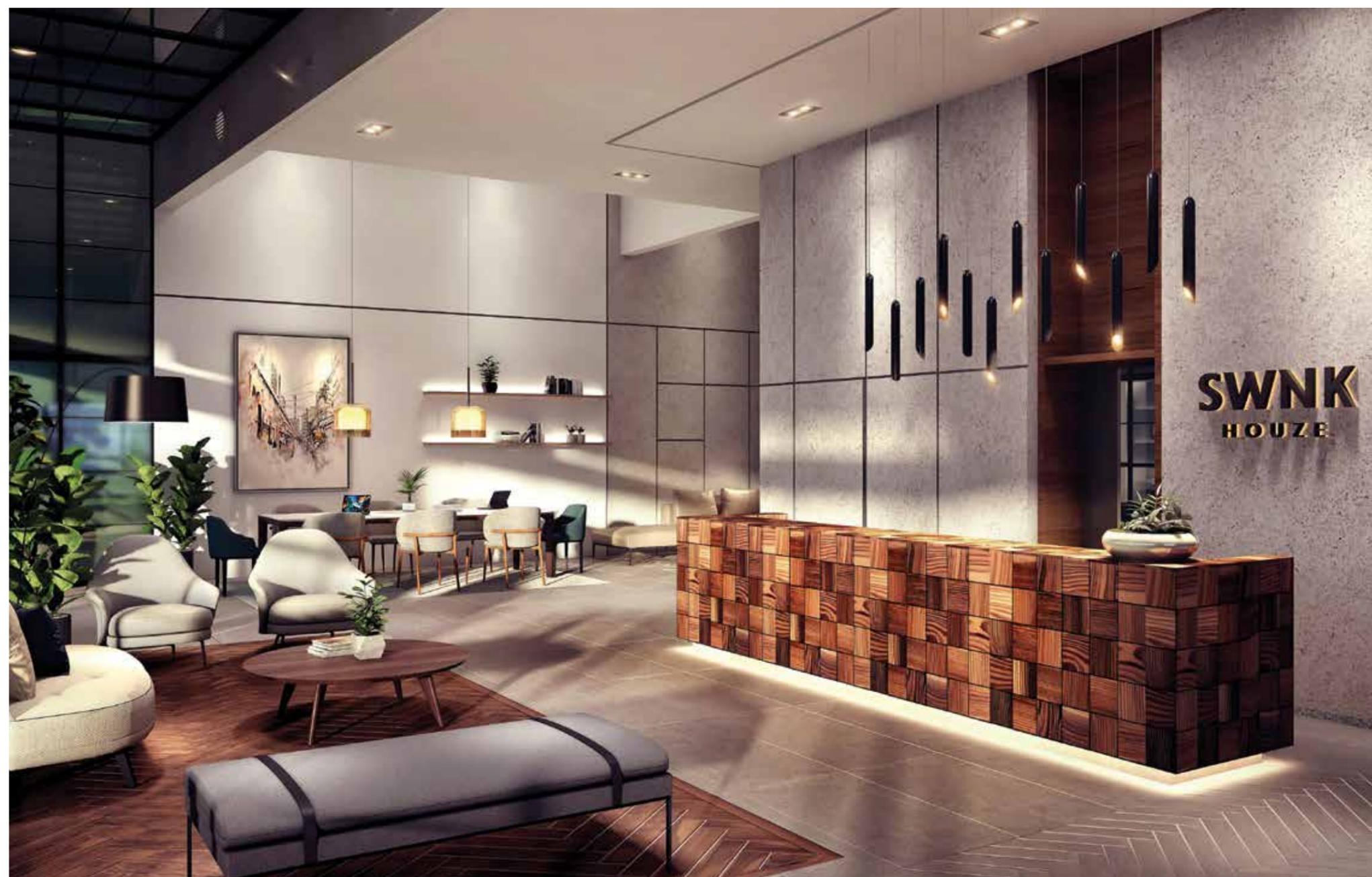
AN ODE TO THE FINER SIDE OF LIFE,
SWNK HOUZE'S INVITING LOBBY IS
BOUND TO CAPTIVATE. FASHIONED AS
AN AIRY, SOCIETY LIVING ROOM, IT IS
SMARTLY FINISHED WITH COMFORTABLE
SEATING AREAS AND A COSY WORKSPACE
THAT IS IDEAL FOR RELAXED
CONVERSATION OR QUICK MEETS.

歌颂美好的生活，SWNK HOUZE的大堂，一定会令人着迷。

作为一个通风的社交客厅，它巧妙地实现了舒适休息区与工作空间，非常适合轻松交谈或商务短会。

A COSY RECEPTION FOR
MEETS & GREETINGS

适合会面与闲聊问候的舒适接待处



*expand
your horizons*

multifaceted facilities to suit any desire

扩展视野

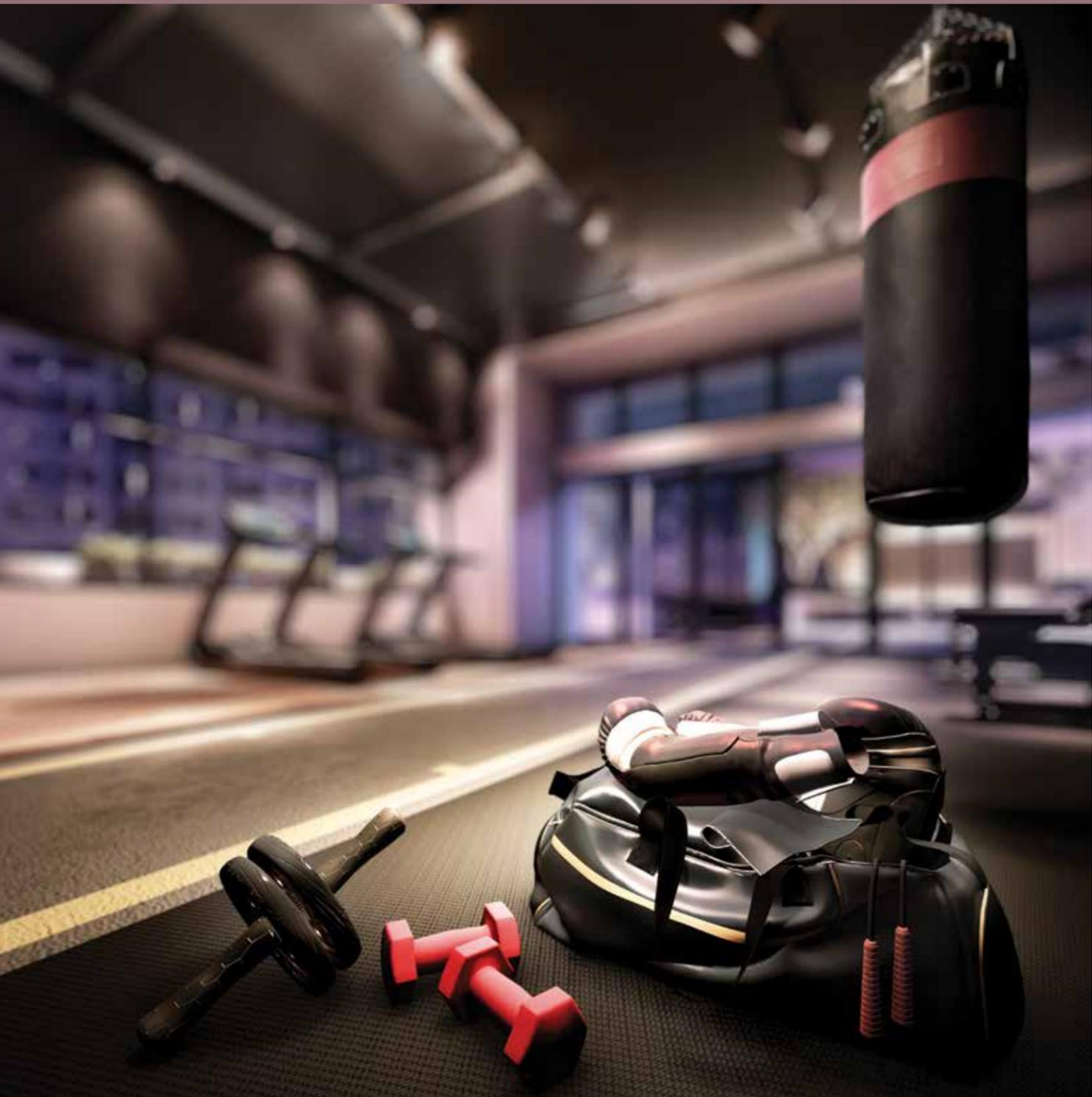
满足任何需求的多功能设施

THE WELL-PLANNED LEVEL 3 FACILITIES DECK
WILL COMPLETE YOUR ROUTINE

精细规划的3楼设施裙楼，可满足您的日常活动需求

EXPECT A GREAT WORKOUT EVERY TIME
AT THIS INTIMATE, EQUIPPED GYM

每次踏入这个设备齐全的健身房内，都能
期待一次出色的锻炼

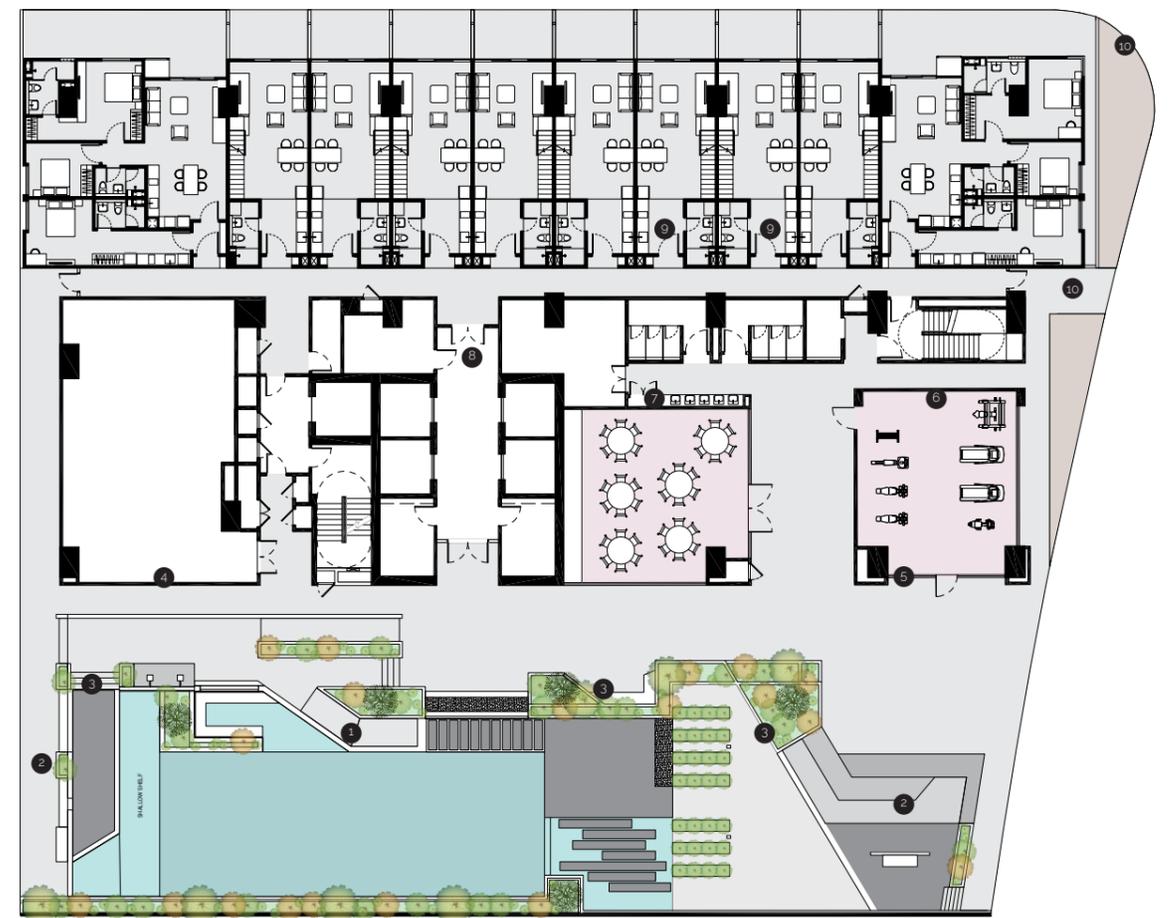


level 3 第3楼

PODIUM DECK 裙楼设施分布

LEGEND 图例

- | | | |
|--------------------------|-----------------------------|--------------------------------------|
| ① Swimming Pool
泳池 | ⑤ Chillout Lounge
休息室 | ⑨ Toilet / Changing Area
卫生间/更衣区域 |
| ② BBQ Area
烧烤区 | ⑥ Gymnasium
健身房 | ⑩ Herb Garden
草本园 |
| ③ Pool Deck
泳池甲板 | ⑦ Multipurpose Hall
多功能厅 | |
| ④ Outdoor Shower
户外淋浴 | ⑧ Lift Lobby
电梯大堂 | |



sights to behold

encounters to remember



HAPPY HOUR, BBQ OR BOTH,
YOU CAN DO IT ALL HERE

欢乐时光，又或是烧烤，
您可以在这一同进行

RAISE THE TEMPERATURE OR CHILL OUT
IN STYLE BY THE POOL DECK

享受欢乐的升温，又或在泳池
甲板上放松身心

THE WONDERFUL SPECTRUM OF FACILITIES, FROM A LAP POOL TO BBQ NOOKS AND CHILLOUT LOUNGE CREATE A COSMOPOLITAN ATMOSPHERE MORNING TO NIGHT, ALL DAY, ALL WEEK, ALL YEAR-ROUND JUST OUTSIDE YOUR DOOR.

完备的设施，从小型游泳池到烧烤角落，再到休息室，从早到晚、日日、月月、年年都在您的门外营造出国际化的氛围。

超凡脱俗

的景观值得缅怀的相遇

SUITED TO A FULL AND ACTIVE LIFESTYLE,
THE URBANE AMENITIES OF SWNK HOUZE ARE
METICULOUSLY CURATED AS AN EXTENSION
OF THE HOME SO YOU CAN RECHARGE AND
REJUVENATE WITH EASE AND CONVENIENCE.

SWNK HOUZE的都市设施适合充实且
活跃的生活，经过精心设计，可作为家
庭的延伸，让您轻松便捷地恢复活力。

*a pleasure
affair*

life as it is meant to be

美好愉悦

的事物是生活应有的



TALL GLASS DOORS EXTEND THE GYM OUT
TO INCLUDE AN OPEN-AIR EXERCISE SPOT

高大的玻璃门将健身房的空间延伸到户外运动场所

THE MULTIPURPOSE HALL IS A CHOICE VENUE
TO HOST PARTIES AND SPECIAL EVENTS

多功能厅是举办派对和特别活动的理想场所



the
trendsetter's
way to stay & play

时尚潮流

潮人的住宿与娱乐方式

EXUDING A RELAXED
LIVEABILITY, SWNK HOUZE'S
RANGE OF SIGNATURE
SERVICED RESIDENCES
OFFERS RICH, LAYERED
LIVING EXPERIENCES WITH
JUST THE RIGHT MIX OF THE
CITY'S ESSENCE AND LUXE
EXCLUSIVITY. YOU WILL NOT
WANT FOR MORE HERE.

SWNK HOUZE标志性服务式公寓，
散发着轻松宜居氛围、提供丰富、有层
次的生活体验，恰到好处地融合了城市
的精髓与奢华的独特性。夫复何求。



THERE IS NO BETTER PLACE TO
SPEND A LAZY WEEKEND IN
没有比这里更好度过慵懒周末的地方



COOK UP A STORM OR RELAX
WITH A CUPPA IN STYLE

无论是繁琐的烹调方式，还是
宁静地享用一杯茶皆相宜

A PLACE OF COMFORT IN THE CITY
WHERE YOU CAN STAY HIP TO THE TIMES

城市中的舒适之地，让您与时俱进



EVERY ASPECT OF SWNK HOUZE IS TAILORED TO THE BUSY URBANITE'S LIFESTYLE. INDIVIDUAL AESTHETICS PAIRED WITH PRACTICAL LAYOUTS CREATE VERSATILE SPACES THAT ALLOW YOU TO LIVE YOUR BEST LIFE.

SWNK HOUZE的方方面面都是为忙碌生活方式的都市人量身定做的。独特美学与实用布局相结合，打造多功能空间，让您过上最美好的生活。

EVERY ROOM IS A MASTERPIECE OF CAREFULLY SELECTED MATERIALS AND FINISHINGS

每个房间都是用上精心挑选的材料与装饰的杰作



GENEROUS WINDOW OPENINGS BRING IN NATURAL LIGHT AND CITY VIEWS

宽敞的窗户为您带来自然光照与都市景观



A SENSE OF PLACE MATTERS, SO YOU WILL FIND IT IN EVERY ROOM OF SWNK HOUZE

空间仪式感很重要，您在SWNK HOUZE里的每个格局都能感受到

*a fine
balance*

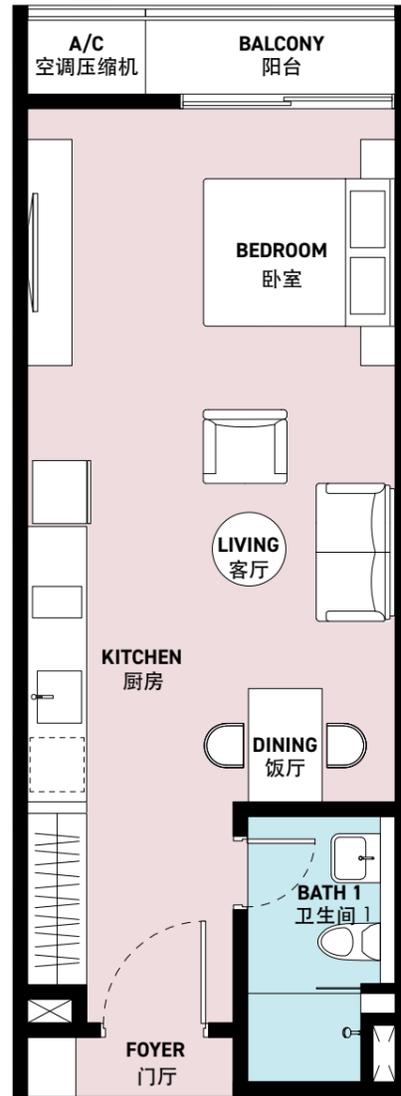
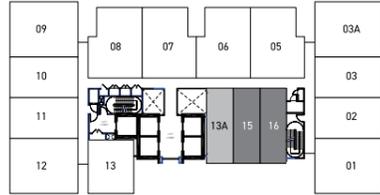
of function and finesse

功能与巧妙设计的

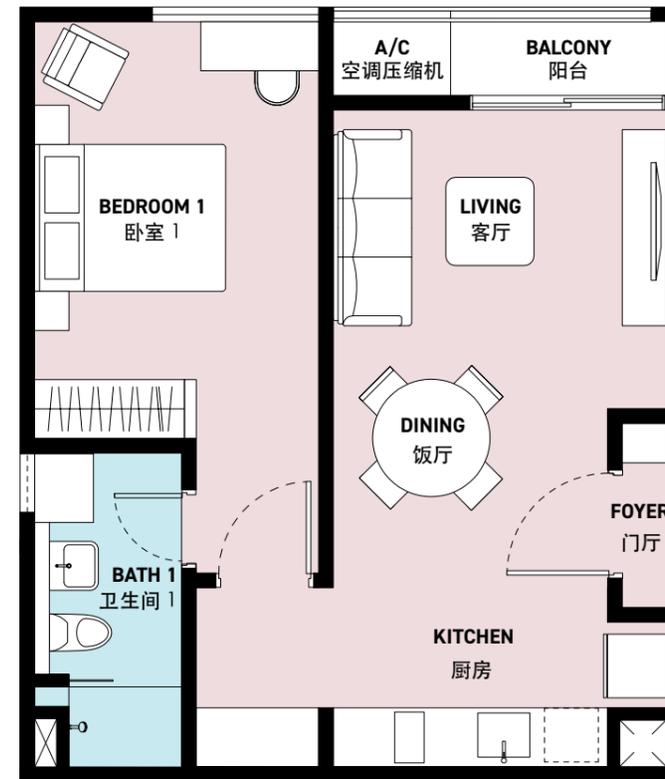
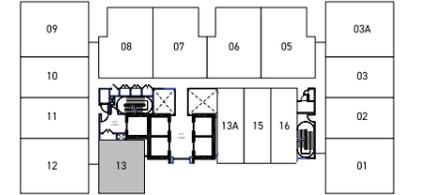
完美平衡



STUDIO 463 sq.ft.
套房式 463 平方英尺 / 43 平方米

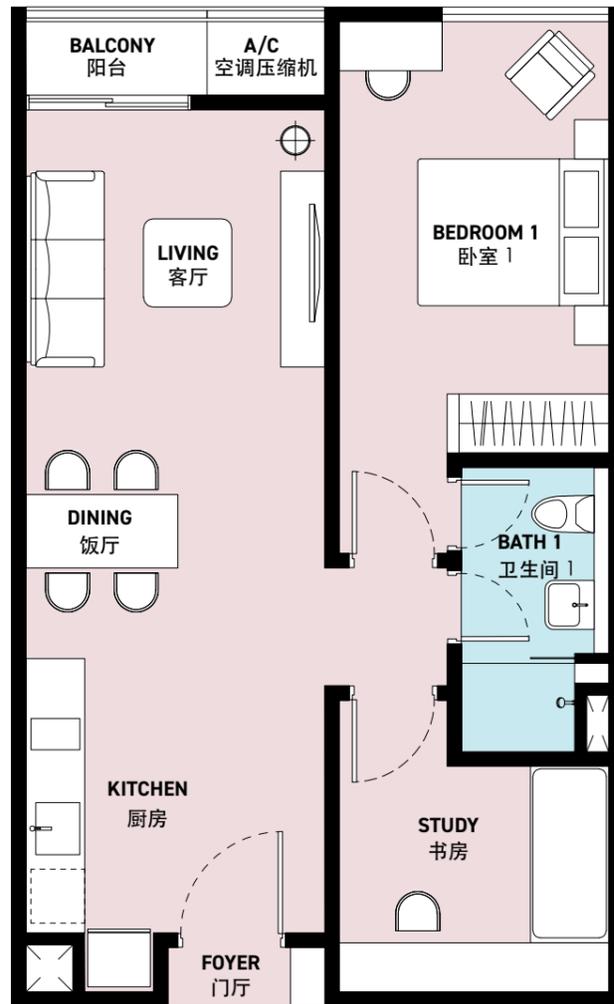
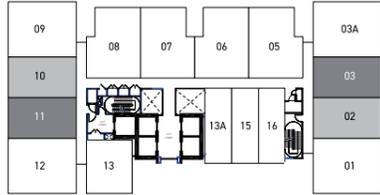


1 BEDROOM 549 sq.ft.
1室1厅 549 平方英尺 / 51 平方米

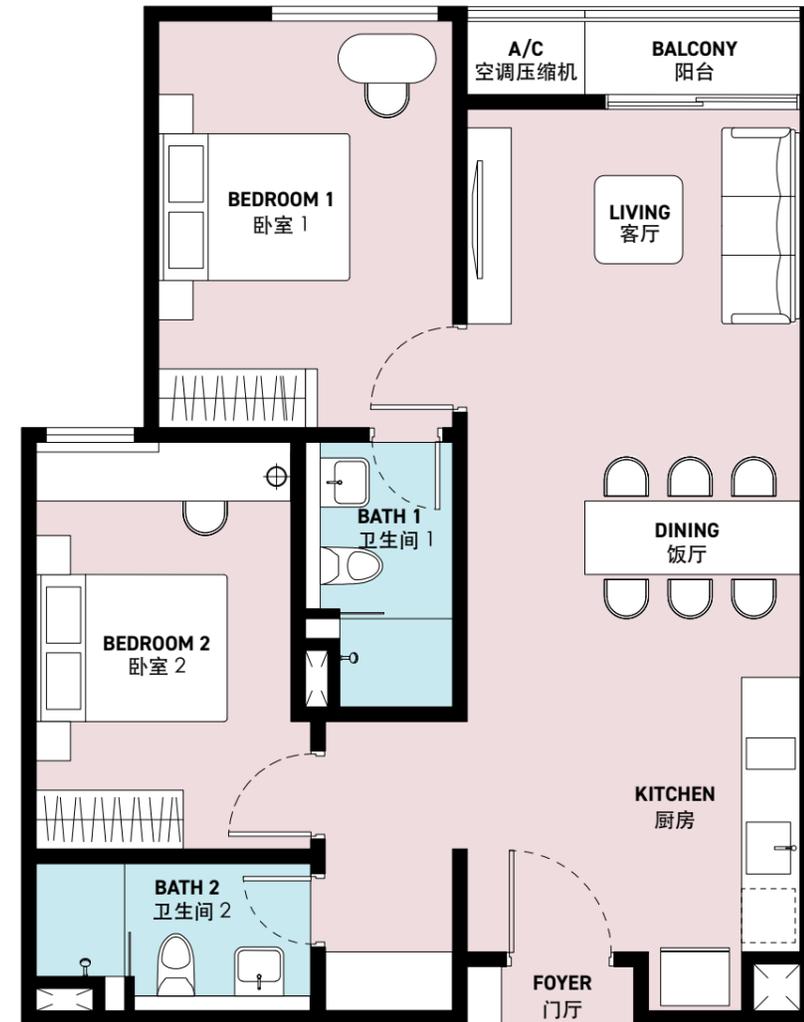
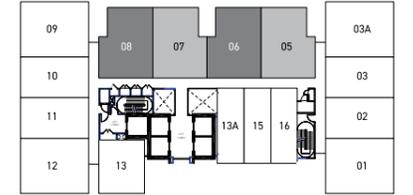




1+1 BEDROOM 657 sq.ft.
1室1厅+1书房 657 平方英尺 /
61 平方米

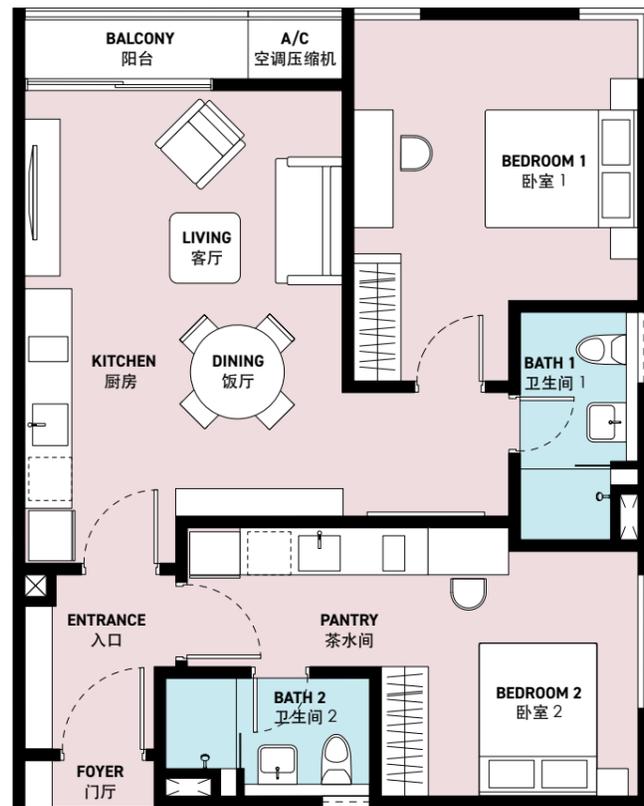
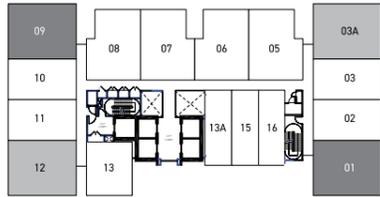


2 BEDROOMS 818 sq.ft.
2室1厅 818 平方英尺 / 76 平方米

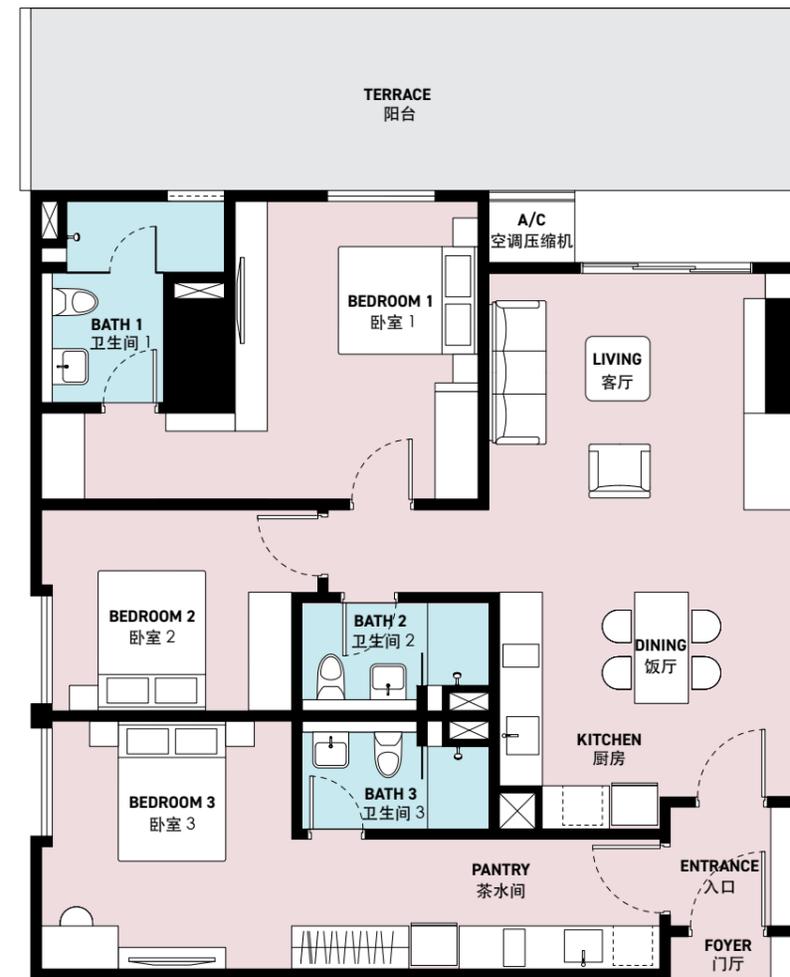
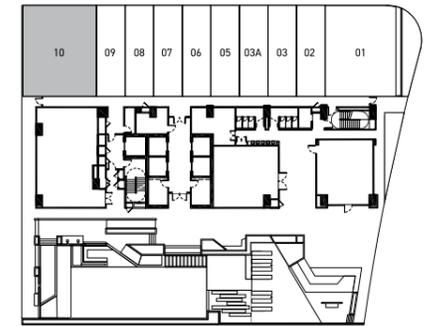




DUAL KEY (2 BEDROOMS) 861 sq.ft.
 2 室 1 厅 / 双钥匙 861 平方英尺 /
 80 平方米



DUAL KEY (3 BEDROOMS)
 1,238 sq.ft. Garden Area (AP)¹ 301 sq.ft.
 3 室 1 厅 / 双钥匙
 1,238 平方英尺 / 115 平方米
 阳台: 301 平方英尺 / 28 平方米



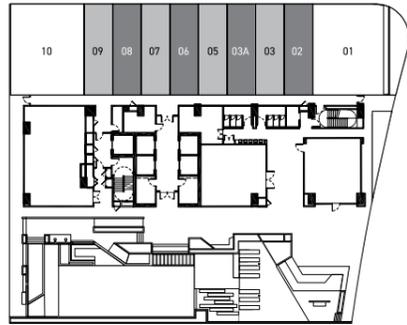
¹AP - Accessory Parcel



STUDIO 667 sq.ft. Garden Area (AP*) 118 sq.ft.

复式套房单位 667 平方英尺 / 62 平方米

阳台: 118 平方英尺 / 11 平方米



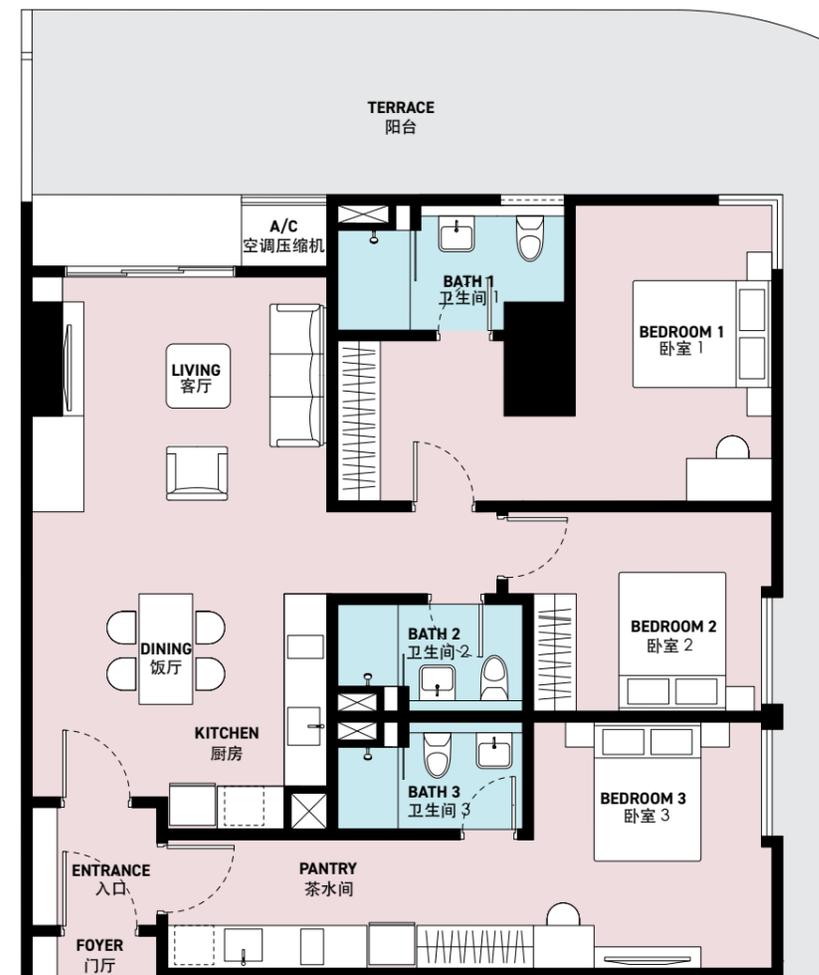
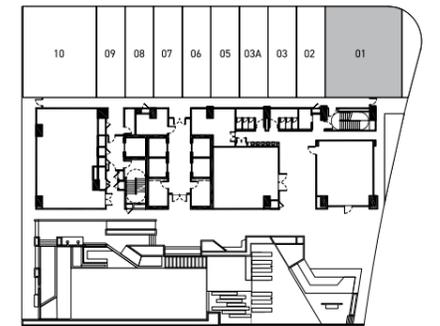
DUAL KEY (3 BEDROOMS)

1,227 sq.ft. Garden Area (AP*) 409 sq.ft.

3 室 1 厅 / 双钥匙

1,227 平方英尺 / 114 平方米

阳台: 409 平方英尺 / 38 平方米





SPECIFICATIONS

房屋规格

STRUCTURE 结构	REINFORCED CONCRETE STRUCTURE 钢筋混凝土结构								
WALL 墙壁	MASONRY WALL/ REINFORCED CONCRETE WALL (WHERE APPLICABLE) 砖墙/钢筋混凝土墙 (如适用)								
ROOF 屋顶	REINFORCED CONCRETE SLAB 钢筋混凝土板								
ROOF FRAMING 屋顶框架	REINFORCED CONCRETE SLAB 钢筋混凝土板								
CEILING 天花板	LIVING & DINING 客厅与饭厅	FIBROUS PLASTER & PAINT 纤维石膏和油漆							
	BEDROOM 卧室	FIBROUS PLASTER & PAINT 纤维石膏和油漆							
	UTILITY 杂物室	FIBROUS PLASTER & PAINT 纤维石膏和油漆							
	BATHROOM 卫生间	FIBROUS PLASTER & PAINT 纤维石膏和油漆							
	KITCHEN 厨房	FIBROUS PLASTER & PAINT 纤维石膏和油漆							
	BALCONY 阳台	SKIM COAT & PAINT 底灰与油漆							
WINDOWS 窗户	METAL FRAME GLASS WINDOWS 金属框架玻璃窗								
DOORS 门	ENTRANCE DOOR 大门	QUALITY FIRE RATED TIMBER DOOR 优质防火木门							
	INTERNAL DOOR 内门	QUALITY TIMBER DOOR 优质木门							
	BALCONY DOOR 阳台门	METAL FRAME GLASS SLIDING DOOR 金属框架玻璃推拉门							
IRONMONGERY 五金物件	QUALITY LOCK SETS & ACCESSORIES 优质锁具和配件								
WALL FINISHES 墙面饰材	LIVING & DINING 客厅与饭厅	PLASTER OR SKIM COAT & PAINT 石膏或底灰与油漆							
	BEDROOM 卧室	PLASTER OR SKIM COAT & PAINT 石膏或底灰与油漆							
	UTILITY 杂物室	PLASTER OR SKIM COAT & PAINT 石膏或底灰与油漆							
	BATHROOM 卫生间	QUALITY TILES OR SKIM COAT & PAINT 优质瓷砖或底灰与油漆							
	KITCHEN 厨房	QUALITY TILES OR PLASTER OR SKIM COAT & PAINT 优质瓷砖或石膏或底灰与油漆							
	BALCONY 阳台	PLASTER & PAINT 石膏与油漆							
FLOOR FINISHES 地板饰材	LIVING & DINING 客厅与饭厅	QUALITY TILES 优质瓷砖							
	BEDROOM 卧室	QUALITY TILES OR LAMINATED TIMBER 优质瓷砖或夹层木材							
	UTILITY 杂物室	LAMINATED TIMBER 夹层木材							
	BATHROOM 卫生间	QUALITY TILES 优质瓷砖							
	KITCHEN 厨房	QUALITY TILES 优质瓷砖							
	BALCONY 阳台	QUALITY TILES 优质瓷砖							
SANITARY & PLUMBING FITTINGS 卫生间与管道配件	QUALITY SANITARYWARE & FITTINGS 优质卫生洁具与配件								
	A1,A2,A3	B1	C1,C2	D1,D2	E1,E2	F1	G1,G2	H1	
ELECTRICAL INSTALLATION 电气安装									
Bell Point 门铃接线点	1	1	1	1	1	1	1	1	1
Distribution Board (DB) 配电板	1	1	1	1	1	1	1	1	1
Lighting Point 灯光接线点	10	15	17	18	22	27	14	27	27
Fan Point 风扇接线点	1	2	3	3	3	5	2	5	5
13A Socket Outlet Point 13A插座接线点	12	13	15	15	23	26	15	26	26
A/C Point 空调接线点	1	2	3	3	3	5	3	5	5
Water Heater Point 热水器接线点	1	1	1	1	2	3	1	3	3
Kitchen Hob Point 厨房电子炉灶接线点	1	1	1	1	2	2	1	2	2
INTERNAL TELECOMMUNICATION TRUNKING AND CABLING 内部电信线槽与接线									
Fiber Wall Socket (FWS) 光纤墙壁插座	1	1	1	1	2	2	1	2	2

primely located in the *heart of*
kl city centre

黄金地段

坐落于吉隆坡市中心

WELL-PLACED AT THE CENTRE OF THE GOLDEN TRIANGLE, A RIVETING URBAN LIFESTYLE OF CONVENIENCE CAN NOW BE YOURS, ONLY AT BBCC.

位于金三角中心的优越位置，引人入胜的便捷都市生活方式，尽在武吉免登城中城。

MERDEKA
PNB 118
(UNDER CONSTRUCTION)
默迪卡118 (建设中)

KL TOWER
吉隆坡塔

PETRONAS
TWIN TOWERS
(KLCC)

吉隆坡双子星塔



BUKIT BINTANG
CITY CENTRE

THE
EXCHANGE
106 (TRX)

106交易塔
(前称敦拉萨
国际贸易中心)



planned for

*integrated
perfection*

为

综合完善

而规划

DESTINED TO BE THE NEW HEARTBEAT OF KUALA LUMPUR, BBCC IS A VISIONARY, STATE-OF-THE-ART INTEGRATED DEVELOPMENT DESIGNED TO COMPLEMENT AND ENHANCE THE CITY'S COSMOPOLITAN VIBE. OFFERING EXTRAORDINARY SPACES FOR BUSINESS, RETAIL, ENTERTAINMENT AND LIFE, THE 19.4-ACRE BBCC PROMISES TO LIGHT UP THE GOLDEN TRIANGLE.

武吉免登城中城注定成为吉隆坡的新心脏，是一个有远见、最先进的综合发展项目，旨在补全和提升城市的国际化氛围。为商业、零售、娱乐和生活提供非凡的空间，19.4英亩的武吉免登城中城保证会点亮吉隆坡金三角地带。

MASTER PLAN 总体规划



PHASE I 首阶段 completion by 2022 于2022年完工

- Lucentia Residences 公寓
- The Stride Strata Office 分层办公大厦
- Transit Hub 交通枢纽
- Mitsui Shopping Park LaLaport BBCC 武吉免登城中城啦啦宝都购物公园
- Entertainment Hub 娱乐中心

PHASE II 第二阶段

- SWNK Houze Serviced Residences 服务式公寓
- Serviced Residences 服务式公寓
- Office Tower 办公大厦

PHASE III 第三阶段

- BBCC Signature Tower 武吉免登城中城标志大厦

first in
southeast
asia

more than a place, a destination

东南亚首家

这里不仅仅是一个地方，
或是一个目的地



EVERYTHING YOU NEED IS
LESS THAN 500 STEPS FROM HOME

所有您需要的，都不超过您的家
500步的距离

JUST A MINUTE'S WALK FROM SWNK HOUZE, THIS CENTREPIECE RETAIL MALL BOASTS A VARIETY OF INTERNATIONAL AND LOCAL BRANDS RANGING FROM HIGH-END TO DAILY ESSENTIALS. COMPLETE WITH CULTURE, HOBBY AND JAPANESE F&B ZONES, MITSUI SHOPPING PARK LALAPORT BUKIT BINTANG CITY CENTRE IS SET TO TAKE SHOPPING TO THE NEXT LEVEL.

从SWNK HOUZE步行1分钟即可达到这个购物中心，拥有从高端到日常必需品的各种国际与本地品牌。市集文化、爱好和日本餐饮区于一身，三井啦啦宝都购物公园将把购物体验提升到一个新水平。



KL CITY CENTRE'S FIRST HYBRID MALL TO COMBINE
OUTDOOR STREET STYLES IN AN INDOOR MALL

吉隆坡市中心首个混合了户外街头风格的室内购物中心。

ENJOY EVERYTHING YOU LOVE ABOUT
JAPAN HERE @ LALAPORT BBCC

在武吉免登城中城啦啦宝都购物公园享受您对
日本因素的热爱



HIGHLY ACCESSIBLE, SWNK HOUZE IS
RIGHT NEXT TO THE TRANSIT HUB

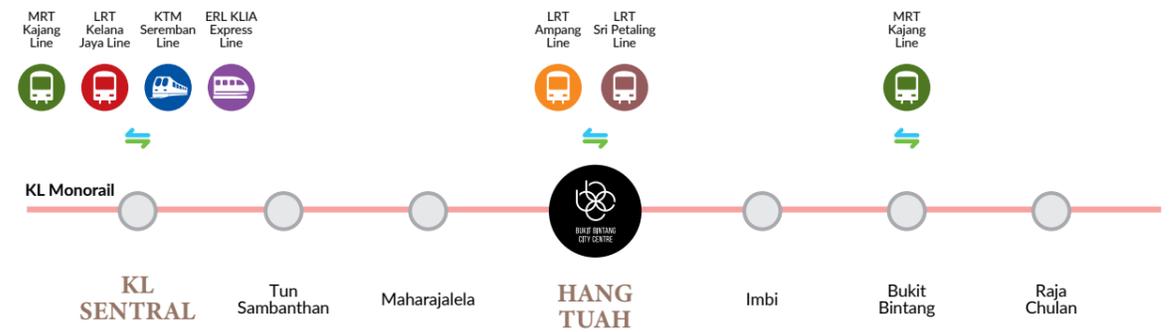
交通便利，SWNK HOUZE毗邻交通枢纽



blazing a trail

to the world

开辟
通往世界
的道路



STAY CONNECTED TO THE CITY AND THE WORLD AT
SWNK HOUZE VIA AN ANNEXED TRANSIT HUB THAT
ENCOMPASSES THE HANG TUAH MONORAIL, LRT AND
MERDEKA MRT STATIONS.

通过附属交通枢纽，SWNK HOUZE与城市和世界保持联系联通，
该枢纽包括单轨电车汉都亚站、轻快铁和捷运默迪卡站。

kl city's most strategic

integrated development

吉隆坡市精心规划的

综合发展项目

IMMERSE YOURSELF IN THE BEST OF CITY LIVING AT THIS HIGHLY PRIZED ADDRESS: SHOPPING, DINING, ENTERTAINMENT, ESSENTIALS, EVERYTHING! GREATER KLANG VALLEY IS EASILY REACHED VIA AMPLE AVENUES OF TRANSPORTATION AND ROAD NETWORKS.

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Development Manager:

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Building Plan Approving Authority: Dewan Bandaraya Kuala Lumpur - Approved Plan No.: BP T4 OSC 2021/1033 - Expected Date of Completion: 3 Dec 2026 (48 months) - Land Tenure: Leasehold (94 years), expires by 5 December 2110 - Restriction of Interest: The Land Cannot be Transferred, Leased and Charged without consent from Dewan Bandaraya Kuala Lumpur - Land Encumbrance: Nil - Developer Licence: 14510/03-2024/0214 (A) - Validity: 15/03/2022 - 14/03/2024 - Advertising Permit: 14510-2/03-2024/0214(A)(S) - Validity: 15/03/2022 - 14/03/2024 - Parcel: 5 Serviced Apartment (31 Storeys) (SWNK HOUSE) - Total Units: 441 - Selling Price: (Min) RM805,200 - (Max) RM2,482,800 - All illustrations, art renderings and photographs contained herein are artist's impressions only. All plans, layouts, drawings, specifications and information herein are subject to change and shall not be construed as an offer or contract or taken as the developer's representation of any information contained herein. The developer reserves the right to alter, change or modify any plans, layouts, drawings, specifications and information herein without prior notification. The developer shall not be held liable for any losses, damages, costs, expenses and liabilities that may be incurred, suffered or sustained arising from any reliance on any information contained herein or any part thereof. Please refer to the sale and purchase agreement of the actual unit purchased.

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