

New standard for luxury living

THE Ivory Properties Group has definitely redefined luxurious living with its upscale developments. Innovative in design and boasting the highest standard of workmanship, the masterpieces are all about sheer space, luxury and sophistication.

With strong commitment to excellence through research and development, all of Ivory always ensures all its projects are completed on or even ahead of schedule.

The company's enviable track record is attributed to its unique business model, branding strategy, choice project locations and freehold status of its projects.

The developer is the mastermind behind prestigious developments such as the iconic Penang Times Square, Aston Villa, Tanjung Park Condominium, Plaza Ivory, Palace Hill and The View Twin Towers.

Continuing with its signature focus on fresh lifestyle concepts, quality, timely delivery and superior customer service, Ivory will be showcasing a string of its mid to high-end projects comprising landed and high-rise residential as well as commercial property at the Star Property Fair.

Moonlight Bay

Touted as the most luxurious gated and guarded residential development on the scenic hills of Batu Ferringhi, the RM150mil project is a retreat for the body, mind and soul.

Overlooking the sea and sandy name-sake bay, the low-density Moonlight Bay was conceived to bring its residents closer to nature by celebrating the natural beauty of sun and sea coupled with strong emphasis on outdoor spaces.

It is inspired by the charm of southern European - Mediterranean towns where houses are built on different terraces to accord all residents an unobstructed vista of the panoramic sea.

This 14-acre freehold tropical sanctuary was created for exclusivity and a sophisticated resort lifestyle.

Plenty of privacy is guaranteed with only 70 four-storey villas and two blocks of 20 condovillas spread around the swimming pool.

Priced from RM2.7mil onwards, there are five uniquely architectural designed

villas of Adas, Basil, Cassia, Dafina and Eli with built-up areas ranging from 3,800sq ft to 5,500sq ft.

Many villas are scheduled to be handed over to purchasers next month.

There are only a limited number of villas left so hurry if you want to own a piece of your own private paradise.

The four-bedroom (including a maid's room) condovillas are stylishly designed with imported marble flooring (living and dining area). Residents can enjoy both sea and pool views.

There are only two units per level with the built-up areas ranging from 1,950sq ft to 2,200sq ft. Selling from RM1.28mil onwards, every unit comes with two car parks and each block is serviced with a centralised lift that opens to your doorstep.

Residents get to enjoy a fully equipped clubhouse. They can spend their evenings strolling in the hilltop garden with features such as water and wooden deck areas, nature pathways, tree house and canopy walk.

Other facilities include a swimming pool, children's playground, jacuzzi with wood, entrelis, waterfall, tower with elevator, community hall and jogging paths.

IO Island Resort

Located at the famed Miami Beach in Batu Ferringhi, this RM193mil condominium development is conceived to harmonise with a spectacular ocean-fronting hillside setting.

It is indeed hillside living with a difference in that the greatest care is taken to preserve the surrounding lush greenery while changes to the existing terrain are kept to the minimal.

Crafted by proven expertise and skill, the condominiums are spacious and luxurious with guaranteed unobstructed sea view for every unit.

There are three blocks of 33-storey condominiums (266 units) and an exclusively designed Resort Villas (16 units) featuring built-up areas from 3,850sq ft to 4,250sq ft.

The condominium density is low with only four units per level on the Typical Floor, two units on the Executive Floor and



A bedroom of an Island Resort condo unit.

one unit on the Penthouse Floor.

With living spaces ranging from 1,100 sq ft to 3,200 sq ft, the condominiums are priced from RM499,000 onwards.

Tagged between RM1.8mil and RM2.3mil, the Resort Villas offer the ideal home sweet home with its beautiful architectural design and innovative layout.

The targeted completion date is mid-2012. Facilities consist of a swimming pool, games room, karaoke room, gymnasium, sauna, BBQ area, reflexology path, life-size chess facility, aerobics room, community hall and children's playground.

The above is in addition to the Private Recreational Club that is located in a separate building and houses numerous food and beverage outlets, spa and sport amenities.

The Peak Residences

As the most affordable high-end condominium in the Tanjung Tokong area, the project offers not only a new home but also a new lifestyle with every amenity and amazing views.

Nestled in the valley of Mount Erskine at Lebuhraya Halia, this freehold development will comprise of 609 condominium suites as well as 30 double-storey commercial lots.

The spacious suites offer elegant entry galleries and well-planned transitions between the social and private spaces within.

All the units with built-up areas from 1,000sq ft onwards feature a dramatic yet graceful design.

This is yet another low-density development which is a trademark associated with Ivory, with six units on the Typical Floor and two units on the Penthouse Floor.

Another unique feature is the private garden complementing each of the Garden, Executive and Penthouse suite. Residents also get to enjoy a 20,000sq ft rooftop garden perched 500 feet above sea level.

A host of facilities and services are available at the commercial area in addition to the surrounding amenities located within a short five-minute drive down to the well-developed zones of Fettes Park, Tanjung Tokong and Gurney Drive.

Eateries, wet markets, schools, medical facilities, shopping malls namely Island Plaza and Gurney Plaza, are all readily available for one's daily convenience.

Facilities here include a four-season garden, reflexology path, BBQ area, swimming pool, wading pool, jogging track, children's playground, clubhouse, outdoor exercise station, jacuzzi and outdoor library.

Scheduled for completion in 2013, The Peak is already 90% sold due to its affordable pricing at RM334 per sq ft and strategic location.

For more information on all the projects, visit Ivory at the Star Property Fair or contact 04-2108000.



The spectacular view from a unit at The Peak Residences.