



# SENNA HEIGHTS

Damansara Damai

Living in the Rhythm *of* Nature



Property

GREENCOVE SDN BHD (202101018356 / 1418656-K)  
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[www.kpproperty.com.my](http://www.kpproperty.com.my)

[www.sennaheights.com.my](http://www.sennaheights.com.my)

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NO LESEN PEMAJU: 30945/01-2030/0001(N) TEMPOH SAH: 02/01/2025 - 01/01/2030 NO PERMIT IKLAN DAN JUALAN: 30945-1/01-2029/0023(N)-(S) TEMPOH SAH: 06/01/2026-05/01/2029 PIHAK BERKUASA: MAJLIS BANDARAYA PETALING JAYA (MBPJ) NO RUJUKAN BAGI PELAN BANGUNAN: MBPJ/120100/7/P10/1262/2040(10) TARIKH DIJANGKA SIAP: DISEMBER 2029 PEGANGAN: PAJAKAN (26/2/2116) BEBANAN: TIADA JUMLAH UNIT: 780 UNIT HARGA BLOK A: MIN RM629,970 MAK RM1,122,170 BLOK B: MIN RM629,970 MAK RM1,153,220 LUAS BINAAN: 64 - 135 METER PERSEGI DISKAUN BUMIPUTERA: 7% SEKATAN KEPENTINGAN: TANAH INI TIDAK BOLEH DIPINDAHMILIK, DIPAJAK ATAU DIGADAI MELAINKAN SETELAH MENDAPAT KEBENARAN PIHAK BERKUASA NEGERI.

IKLAN INI TELAH DILULUSKAN OLEH JABATAN PERUMAHAN NEGARA.

MAKLUMAT PEMAJUAN DAN IKLAN YANG DILULUSKAN BOLEH DISEMAK DI PORTAL TEDUH.KPKT.GOV.MY



# Welcome to Senna Heights

Imagine waking up every day in a home that perfectly balances modern living with the tranquility of nature. Senna Heights, nestled in the vibrant heart of Damansara Damai, offers you this unique lifestyle. With seamless access to major highways, MRT stations, and all essential amenities like shopping malls, business centers, schools, and medical facilities, Senna Heights ensures you're always connected to what matters most.

At Senna Heights, breathtaking views of lush forests from our two 39-level towers inspire peace and serenity. Every detail of this prestigious development has been thoughtfully designed to blend elegance and comfort, creating a sanctuary where you can truly thrive. Embrace eco-friendly living with sustainable features, enjoy top-tier security for your peace of mind, and personalize your space to reflect your unique style. Welcome to Senna Heights - where urban sophistication meets natural beauty.



THE TALLEST  
RESIDENTIAL TOWER IN  
DAMANSARA DAMAI



OVER 60 LIFESTYLE  
FACILITIES



ADVANCED 5-TIER  
SECURITY SYSTEM



MIXED DEVELOPMENT  
WITH RETAIL & DINING



PANORAMIC  
FOREST SCENERY



SEAMLESS ACCESS  
TO MAJOR HIGHWAYS  
& MRT STATIONS







Artist's impression only



Enjoy stunning views from our  
two towers, each 43 levels high.  
Your home will be a timeless escape  
with beautiful forest scenery.





Artist's impression only



Proudly designed to achieve the GreenRE Gold Award, offers sustainable living with cost-saving, eco-friendly, and future-ready features.



# 1

## ENERGY-EFFICIENT DESIGN

- Thermal-reducing building design to lower heat gain and cut air-conditioning costs.
- Ample natural daylight in living spaces to reduce artificial lighting.
- LED lighting in all common areas.
- Naturally ventilated carparks for reduced energy use.



# 2

## WATER EFFICIENCY

- Water-efficient fittings to lower bills and conserve resources.
- Reduced water heating and pumping needs, further saving energy.



# 3

## HEALTHIER INDOOR ENVIRONMENT

- Natural cross-ventilation in every home.
- 5-Star energy-rated appliances in each unit.
- Low-VOC paints and eco-friendly building materials for cleaner indoor air.
- Naturally ventilated refuse chambers and pneumatic waste disposal system.
- Recycling bins to promote waste segregation.



# 4

## ECO-FRIENDLY CONSTRUCTION

- Use of green-certified materials such as low-VOC skim coat, waterproofing, exterior paint, tile adhesive, and sealants to reduce environmental impact.



# 5

## OTHER GREEN LIFESTYLE FEATURES

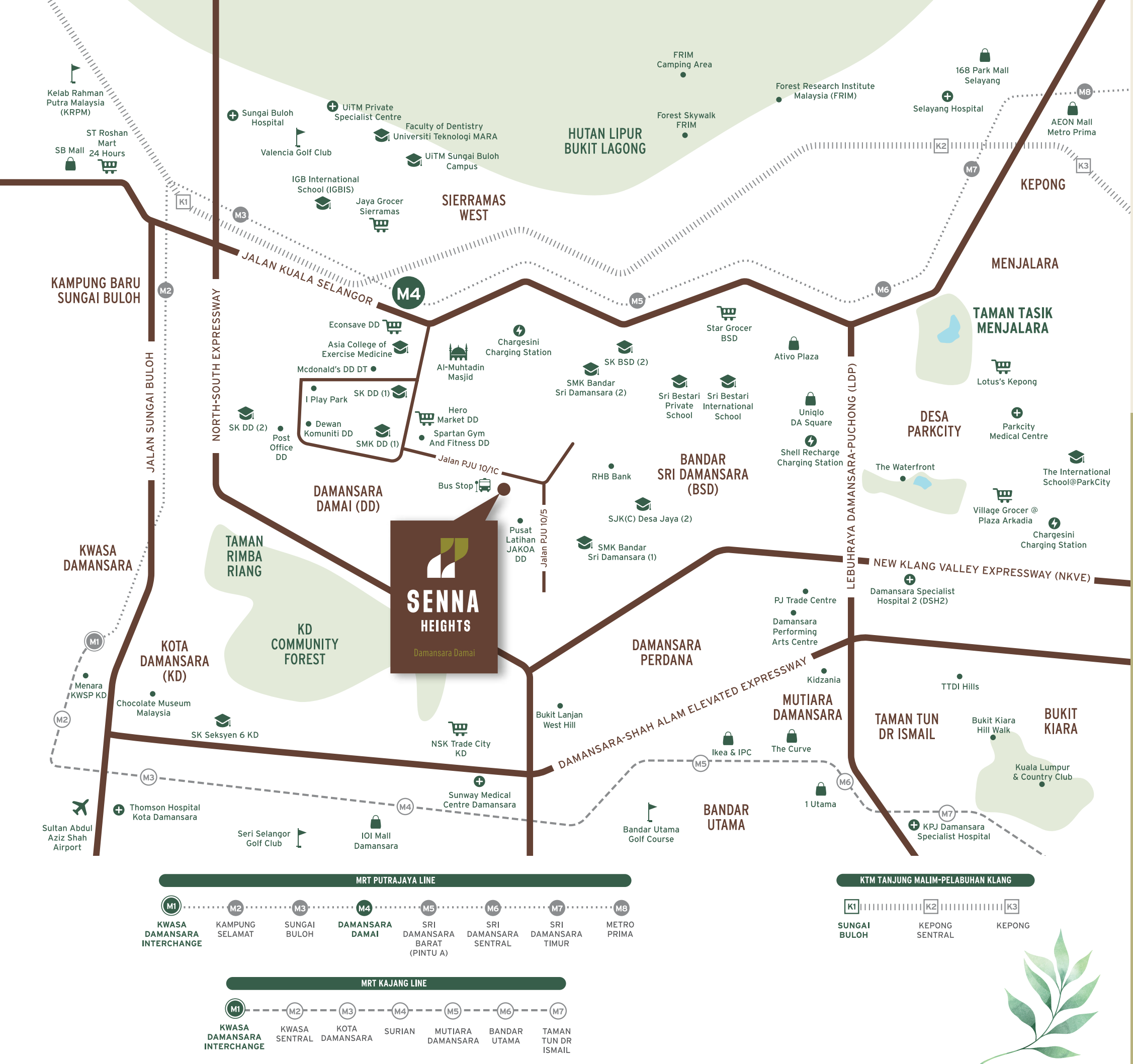
- Strategic location with walking access to amenities.
- EV charging stations.
- High-speed internet for remote work and learning.
- Bicycle parking racks to encourage eco-friendly commuting.



# A Greener Home for a *Smarter* Future







# Damansara Damai: Where Community *and* Convenience Flourish

Nestled on the fringe of vibrant Petaling Jaya, Damansara Damai is a township in graceful transition – where the pulse of progress meets the warmth of everyday living. Once a quiet corner, it is now awakening with renewed energy, guided by thoughtfully designed homes, modern conveniences, and lush green pockets that breathe life into the city.

Damansara Damai is not just a township – it's a growing tapestry of lives, stories, and opportunities, where modern living is grounded in a sense of place and purpose.

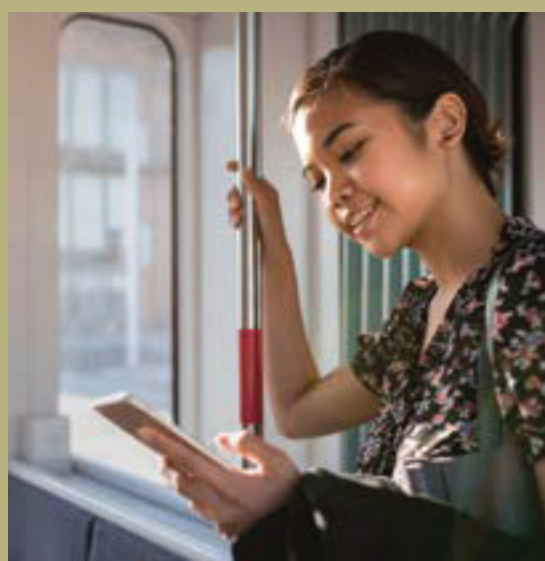


## 1 HIGHWAYS

- LDP
- NSE
- DUKE
- NKVE
- MRR2

## MRT STATION

- MRT Damansara Damai • 3 km
- MRT Sungai Buloh • 5.5 km





## 2

### FOREST WALK & PARKS

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Urban Park 2 • 0.4 km  
Taman Tasik Menjalara • 6.7 km  
Taman Rimba Riang • 7.2 km  
Kota Damansara Community Forest park • 10.1 km  
Frim Kepong • 10.7 km  
TTDI Hills • 11.7 km  
Bukit Lagong Forest Reserve • 15.0 km

## 3

### LEISURE & GOLF COURSES

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I Play Park • 1.1 km  
Spartan Gym & Fitness • 2.1 km  
Sutera Bella Spa • 2.3 km  
Sports Centre • 2.7 km  
Valencia Golf Club • 5.0 km  
Kelab Rahman Putra Malaysia • 8.2 km  
Kidzania • 10.5 km  
Seri Selangor Golf Club • 12.1 km

## 4

### LEISURE FOOD

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Paradise Cafe & Patiserie • 0.6 km  
McDonald's • 1.0 km  
Roti Boy Cafe • 1.9 km  
Orange Marmalade Bakers • 2.1 km  
Domino's Pizza • 2.4 km  
KFC • 2.8 km





# 5

## SHOPPING & GROCER

- KK Super Mart • 1.9 km
- Hero Market • 2.1 km
- 99 Speedmart • 2.2 km
- Jaya Grocer Sieramas • 3.5 km
- Ativo Plaza • 5.6 km
- Uniqlo DA Square • 5.8 km
- Lotus's Kepong • 7.6 km
- AEON Mall Metro Prima • 8.4 km
- Village Grocer @ Plaza Arkadia • 8.8 km
- IKEA Damansara • 10.5 km
- 1 Utama Shopping Centre • 11.8 km

# 6

## SCHOOL

- SK Damansara Damai (2) • 1.6 km
- SK Damansara Damai (1) • 1.9 km
- Asia College of Exercise Medicine • 2.1 km
- SMK Damansara Damai (1) • 2.2 km
- SMK Bandar Sri Damansara ( 2) • 5.9 km
- SK Bandar Sri Damansara (2) • 6.0 km
- SJK (C) Desa Jaya (2) • 6.8 km

## INTERNATIONAL SCHOOL

- Q-dees Damansara Damai • 1.1 km
- IGB International School • 3.8 km
- Sri Bestari Int' Schools • 5.2 km
- Vocational College Sungai Buloh • 7 km
- Premfield International School • 8.0 km
- The International School @ Park city • 8.4 km
- Sekolah AI - Faizeen Kota Damansara • 10.8 km
- Sri KDU International School Kota Damasara • 12.1 km
- Honsbridge International School • 12.1 km

# 7

## MEDICAL

- Qualitas Health Clinic Damai • 0.8 km
- Clinic Damai Putra • 1.3 km
- Klinik Mediviron • 1.4 km
- Clinic Wellcare • 1.4 km
- Damai Veterinary Clinic • 1.9 km
- Damansara Damai Medical Centre • 2.6 km
- Hospital Sungei Buloh • 5.9 km
- UiTM Private Specialist Centre • 7.8 km
- Hospital Pusrawi Kota Damansara • 8.0 km
- Park City Medical Centre • 8.2 km
- KPJ Damansara Specialist Hospital (2) • 9.1 km
- Selayang Hospital • 11.8 km
- KPJ Damansara Specialist Hospital • 13.1 km

# 8

## CO-WORKING OFFICES

- Colony Co Working Space -  
Mutiara damansara • 10.3 km
- SPEWCO • 12.4 km
- Unicorn Hub • 13.6 km





Artist's impression only

Enter a realm of elegance through our grand entrance, where every detail exudes sophistication. At Senna Heights, top-tier security ensures your peace of mind, allowing you to truly relax and enjoy the sanctuary of your home. Experience a lifestyle where luxury and safety blend seamlessly.

# Grand Entrance Secure Living



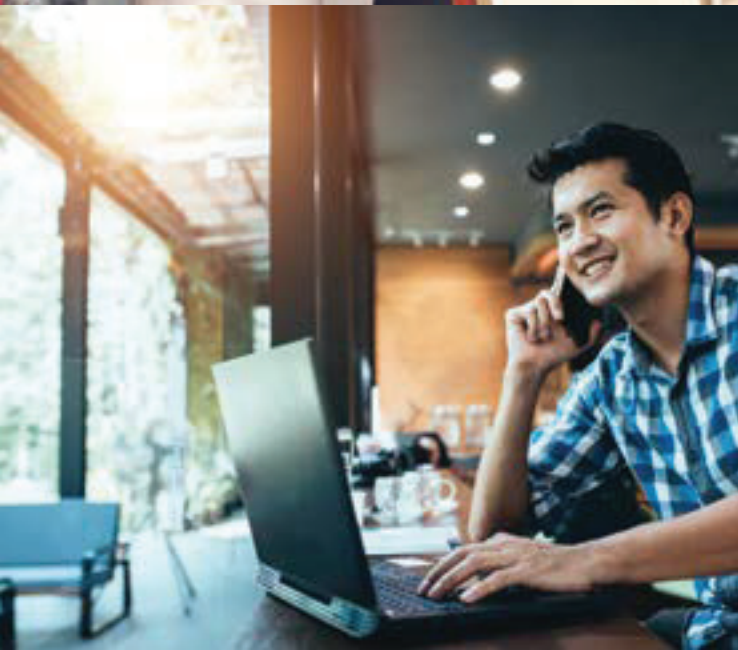
Artist's impression only



# The Pulse of Daily Life

Life feels simpler when everything you need is within easy reach. Enjoy a curated selection of cafés, grocers, and lifestyle stores located just downstairs – perfect for a quick coffee, last-minute essentials, or a casual catch-up with friends.

From fresh produce to everyday conveniences, your home is seamlessly connected to a world of comfort and ease, making daily living more effortless than ever.



Artist's impression only

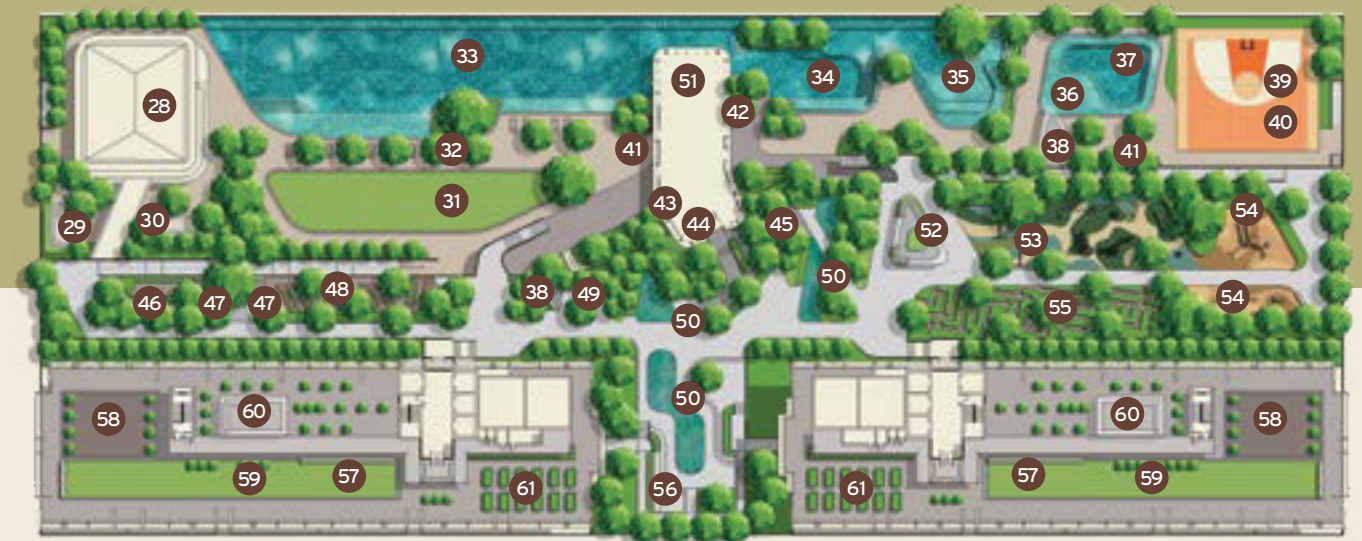


# Over 60 Exclusive Facilities



## GROUND FLOOR

- |                       |                             |                      |
|-----------------------|-----------------------------|----------------------|
| 1 Guard House         | 10 Resident Visitor Parking | 19 Theatre           |
| 2 Wellness Circle     | 11 Resident Drop-Off        | 20 Mail Room Tower A |
| 3 Kiddo Lawn          | 12 Serenity Lounge          | 21 Lobby Lounge A    |
| 4 Leisure Trail       | 13 Playscape Park           | 22 Lobby Lounge B    |
| 5 Whisper Pavilion    | 14 Gourmet Atelier          | 23 Mail Room Tower B |
| 6 Commercial Parking  | 15 Activities Room          | 24 Management Office |
| 7 Motorcycle Parking  | 16 Darts Corner             | 25 Surau             |
| 8 Commercial Drop-Off | 17 Games Room               | 26 Nursery           |
| 9 EV Charging Bay     | 18 Reading / Tuition Room   | 27 Kindergarten      |



## LEVEL 4

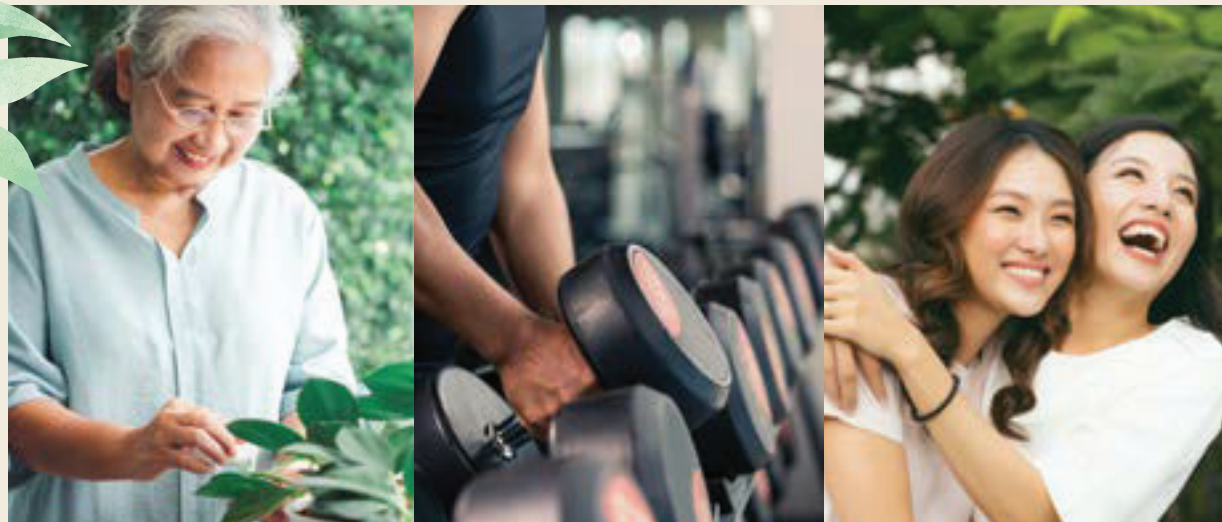
- 28 Multipurpose Hall
- 29 BBQ Pavilion
- 30 Halal BBQ Pavilion
- 31 Play Lawn
- 32 Pool Deck
- 33 Swimming Pool
- 34 Family Pool
- 35 Aqua Yoga
- 36 The Little Lagoon
- 37 Kiddie Splash Pool
- 38 Family Pavilion
- 39 Half Basketball Court
- 40 Pickleball Court
- 41 Outdoor Shower
- 42 The Hammock Grove
- 43 The Social Lounge
- 44 Golden Lounge
- 45 His & Her Changing Rooms

## LEVEL 5

- 46 Pebble Wellness Walk
- 47 Seating Area
- 48 Scented Flower Grove
- 49 Sensory Garden
- 50 Biopond Garden
- 51 Skyline Fitness Gym
- 52 Panoramic Garden Pavilion
- 53 Adventure Playground
- 54 Urban Outdoor Gym
- 55 Secret Maze Garden
- 56 Courtyard Garden

## ROOFTOP

- 57 Skyline Seating
- 58 Yoga Deck
- 59 Sky Lawn
- 60 Sky Pavilion
- 61 Community Farm







Experience a state-of-the-art gym with scenic views, a maze play garden for adventurous exploration, and an outdoor playground featuring diverse play structures.





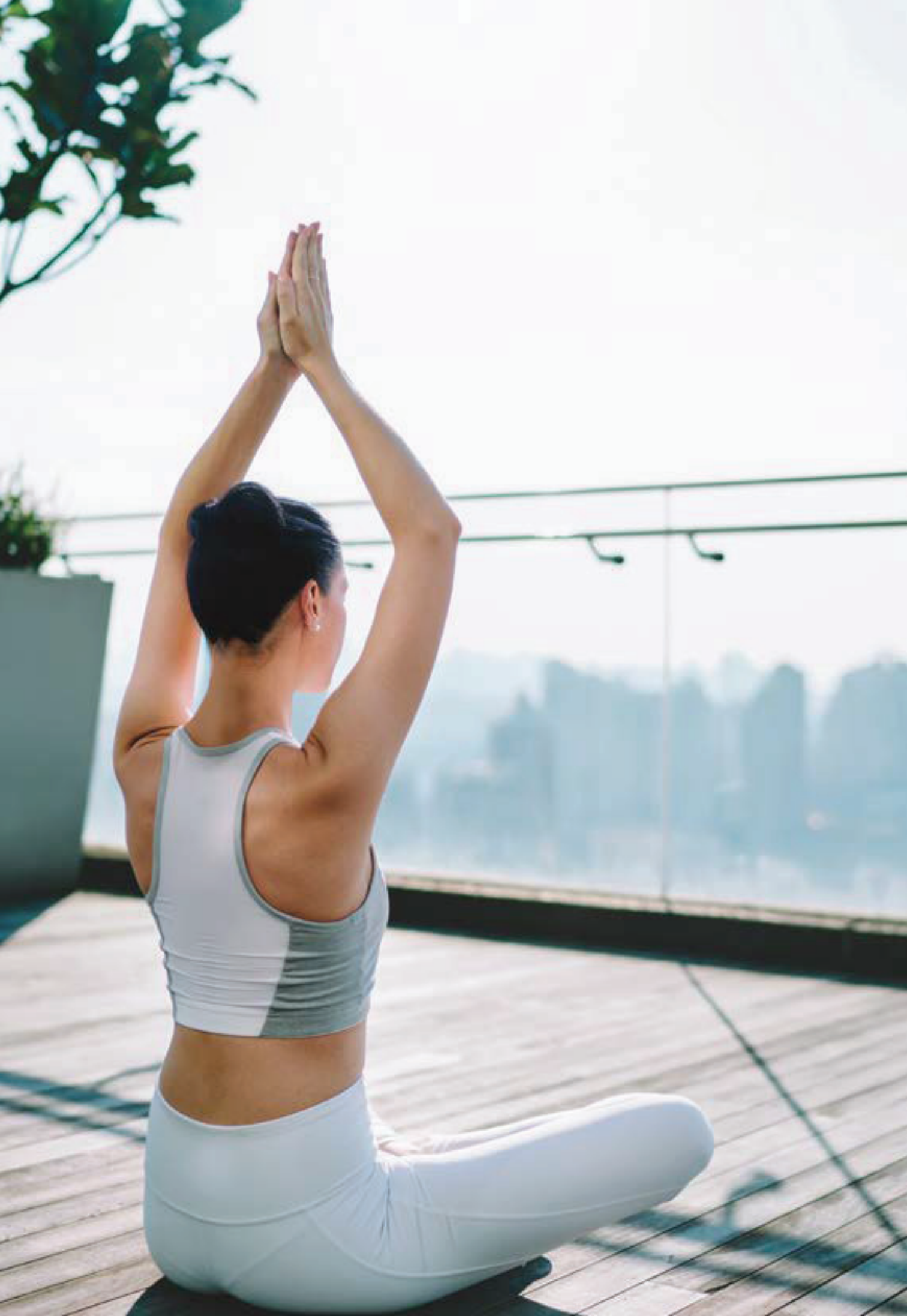
Artist's impression only



Active Living  
Redefined







At Senna Heights, life unfolds with ease, energy, and connection. Mornings begin with open-air yoga or café strolls; afternoons drift between laughter on the playground and quiet time in gardens. Whether you're chasing childhood joy, pursuing wellness, or savouring slower moments, the rhythm here embraces every age and every mood – with comfort, community, and nature always within reach.



Artist's impression only





Family Harmony  
*in* Open Spaces





# Step *into* Your Private Wonderland

Showcasing a sleek, open-concept living space with a minimalist kitchen leading to a cozy living room. Large windows invite natural light and offer views of lush greenery. The modern design and inviting atmosphere are perfect for relaxation and family gatherings. It's a serene escape within your home.



Artist's impression only





# Building Specifications

<b>STRUCTURE</b> Reinforced Concrete Framework	
<b>WALL</b> Concrete Wall* / Brick Wall* / Dry Wall* (*where applicable)	
<b>ROOFING COVERING</b> Reinforced Concrete Roof	
<b>ROOFING FRAMING</b> Reinforced Concrete	
<b>CEILING</b> Skim Coat with Paint* / Plaster Ceiling with Paint* (*where applicable)	
<b>WINDOWS</b> Aluminium Framed Glass Window	
<b>DOORS</b> Main Entrance Bedrooms & Bathrooms Others	Timber Fire Rated Door Timber Flush Door Sliding Door with Glass Panel* / Timber Flush Door* (*where applicable)
<b>IRONMONGERY</b> Selected Quality Locksets	
<b>WALL FINISHES</b> Internal/ External / Others	Plaster with Paint* / Tiles* / Mirror* (*where applicable)
<b>FLOOR FINISHES</b> Internal	Laminated Timber Flooring / Tile* (*where applicable)
<b>SANITARY AND PLUMBING FITTINGS</b> Selected Quality Sanitary Wares and Fittings	
<b>ELECTRICAL INSTALLATION</b> Adequate Electrical Points	
<b>INTERNAL TELEPHONE TRUNKING AND CABLING</b> Fibre Wall Socket	

