

KL48
SERVICED APARTMENT

FREEHOLD

Anything
&
Everything

A M TO P M

2 KM
MERDEKA 118

3.1 KM
KL TOWER

3.7 KM
KLCC

2.8 KM
TRX

EXPECTED
COMPLETION

by

MARCH
2026

★ ★ ★
LIMITED UNITS
for SALE

THE
VIBRANT
CITY HOME
THAT
HAS IT ALL



Welcome to KL48, the ultimate address for modern urban living in Kuala Lumpur. Nestled within the city's vibrant districts, this Transit-Adjacent Development (TAD) offers unfettered access to major public transport routes and lifestyle amenities. With a free shuttle service, 3-tiered security, and just 500 metres from the LRT station, residents can enjoy a luxury experience in the most connected location. Come and experience the true essence of city living at KL48 today.



THE LEADING
ADDRESS IN KL



WELL
CONNECTED



3-TIERED
SECURITY



500M TO
LRT STATION



FREE
SHUTTLE SERVICE



THE BARGAIN OF A LIFETIME

Take advantage of an affordable urban home built by a reputable developer.

FACILITIES PLAN
LEVEL 8
8 樓設施圖



Thrive in the city centre of KL's premier address and hotspot with boundless access to a variety of trendy and great dining, entertainment, and shopping experiences. There's never a dull moment for residents at KL48.



CITY
LIFESTYLES



NEARBY
AMENITIES



INFINITY
POOL



SKY FACILITIES
(SKY GYM &
SKY LOUNGE
@ LEVEL 46 & 47)



VERSATILE
LAYOUTS
(2 AND
3 BEDROOMS)

Elevate your lifestyle with stunning panoramic views of the city skyline while you workout at the Sky Gym and unwind in style at the sophisticated Sky Lounge with refreshing beverages.



Artist's Illustration Only



**SKY LOUNGE &
SKY GYM**
Level 46 & 47

Artist's Illustration Only



Artist's Illustration Only

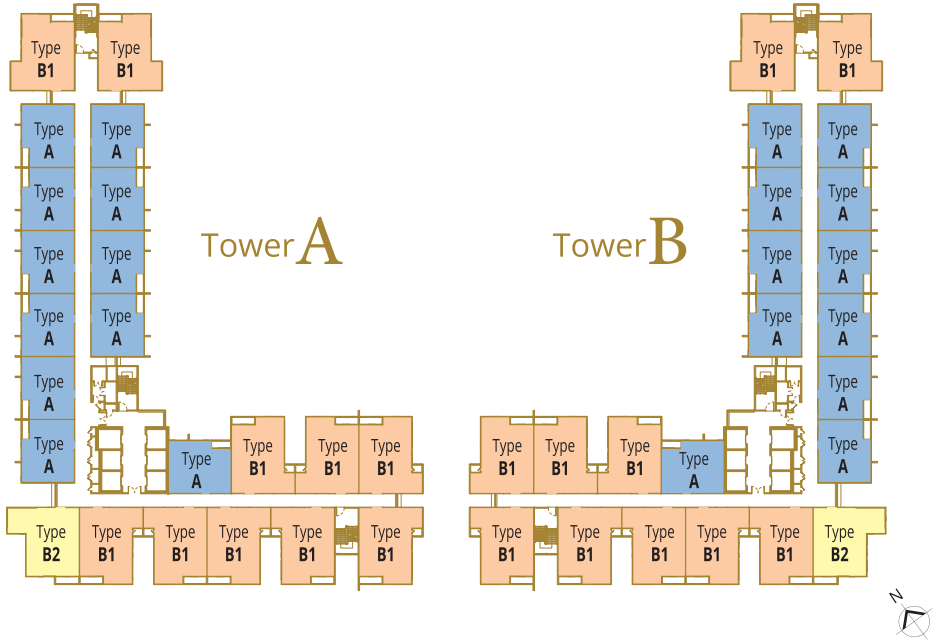
CHIC & COSY SUITES

Move-in Condition

Every residence is meticulously designed with aesthetically pleasing layouts that allow maximum space utilization.



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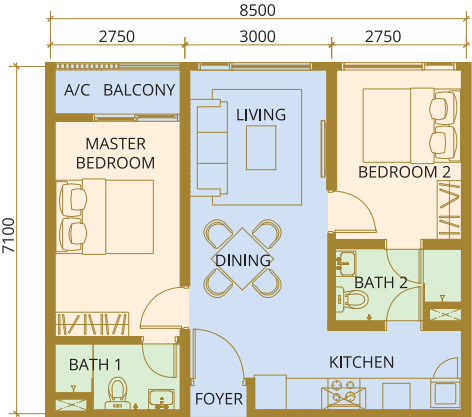


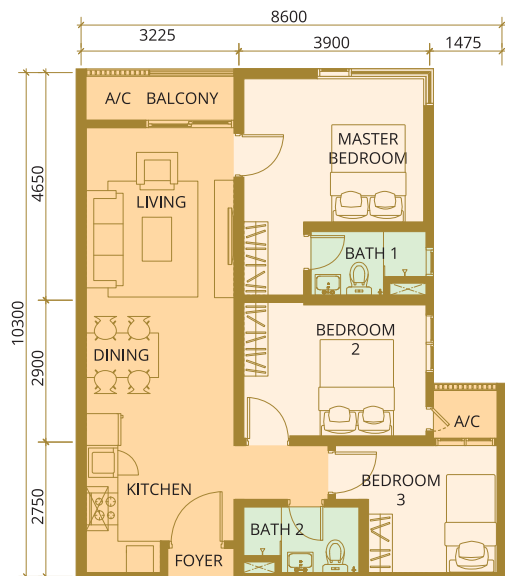
Type A

650 sq.ft.
Approx.
60 sqm.

2 BEDROOMS

2 BATHROOMS





Type **B1**

850 sq.ft.

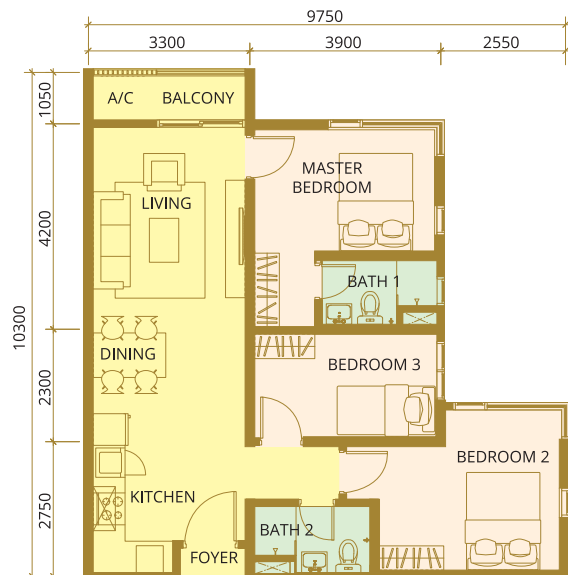
Approx.
79 sqm.



3 BEDROOMS



2 BATHROOMS



Type **B2**

850 sq.ft.

Approx.
79 sqm.



3 BEDROOMS



2 BATHROOMS

SPECIFICATIONS 交樓規格

STRUCTURE	Reinforced Concrete Frame / Shear Wall		
WALL	Reinforced Concrete Frame / Shear Wall / Brick Wall / Precast Concrete Panel		
ROOF	Reinforced Concrete Slab		
CEILING	Skim Coat & Paint / Fibrous Plaster & Paint		
WINDOWS	Aluminium Frame Glass Panel		
DOOR	Fire Rated Door / Timber Flush Door / Aluminium Sliding Glass Door		
IRONMONGERY	Selected Lock Set		
WALL FINISHES	General Kitchen Bathrooms	Skim Coat / Cement & Sand Plaster Selected Tiles Between Top and Bottom Cabinet Selected Tiles Up To Ceiling Height	
FLOOR FINISHES	Living / Dining / Kitchen / Foyer Bedrooms Bathrooms Balcony / AC Ledge	Selected Tiles Selected Tiles Selected Tiles Selected Tiles / Cement Render	
PAINTING	External Internal	Weather Resistant Paint Emulsion Paint	
SANITARY FITTINGS	Type A	Type B1	Type B2
Water Closet	2 Nos.	2 Nos.	2 Nos.
Hand Wash Basin	2 Nos.	2 Nos.	2 Nos.
Tissue Holder	2 Nos.	2 Nos.	2 Nos.
Basin Tap	2 Nos.	2 Nos.	2 Nos.
Shower Tap	2 Nos.	2 Nos.	2 Nos.
Bib Tap	3 Nos.	3 Nos.	3 Nos.
Sink Tap	1 No.	1 No.	1 No.
Kitchen Sink	1 No.	1 No.	1 No.
ELECTRICAL INSTALLATIONS			
Lighting Point	11 Nos.	13 Nos.	13 Nos.
Ceiling Fan Point	1 No.	1 No.	1 No.
Air Conditioner Point	3 Nos.	4 Nos.	4 Nos.
13A Socket Point	11 Nos.	13 Nos.	13 Nos.
15A Socket Point	1 No.	1 No.	1 No.
SMATV Point	1 No.	1 No.	1 No.
Water Heater Point	2 Nos.	2 Nos.	2 Nos.
INTERNAL TELECOMMUNICATION TRUNKING AND CABLING			
Fiber Wall Socket	1 No.	1 No.	1 No.

Note: The Vendor shall at its own cost and expenses install or construct all of the items listed above in accordance to the description out save for the item or items marked with and which may be deleted if not applicable.



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