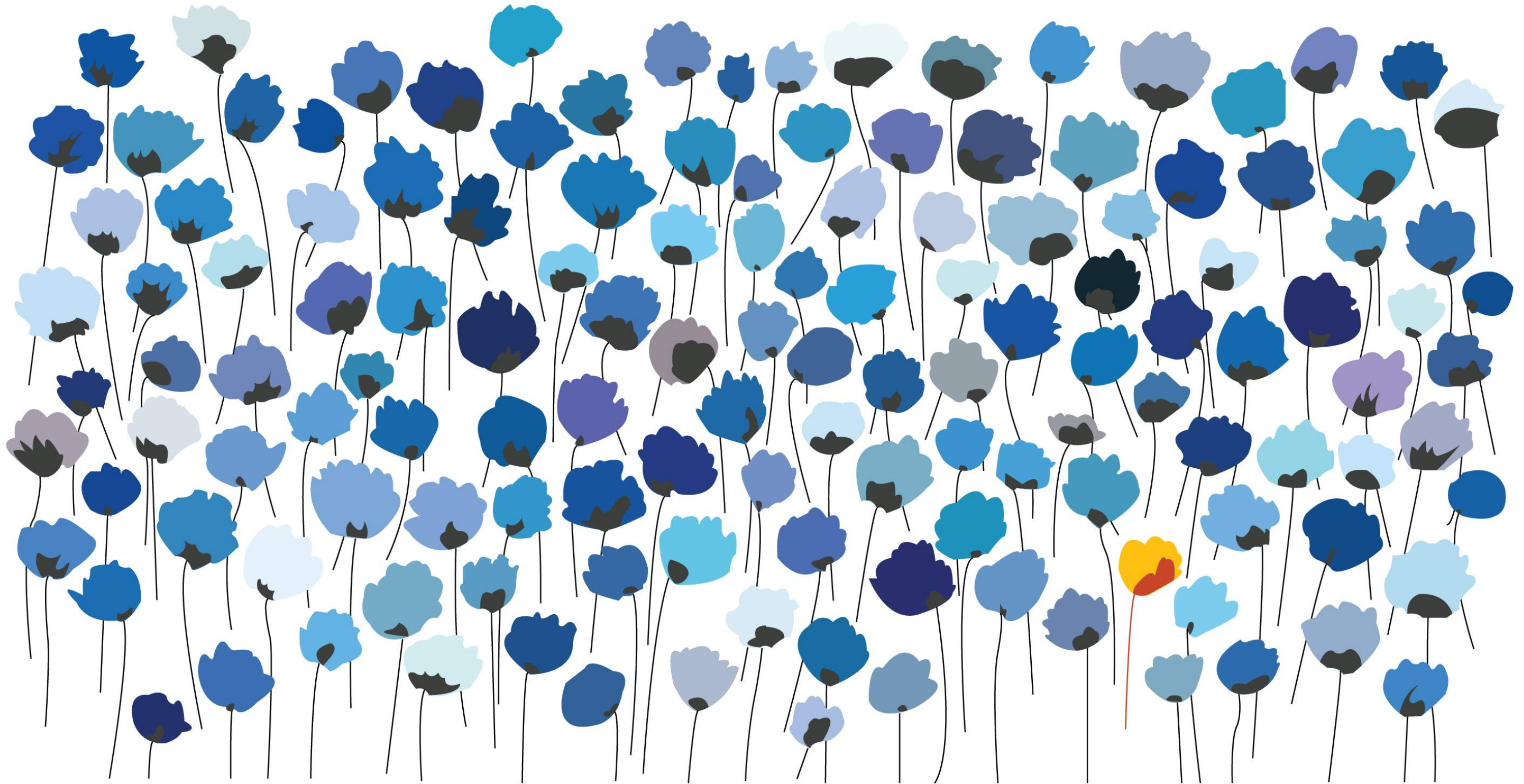


AMAZING BUKIT PUCHONG

The Good Life Starts Here





The Good Life Starts Here

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Editorial by the GM

Hello there! The year 2014 has progressed quite rapidly and in just a flash, we are at the threshold of the last quarter of the year. The term "time flies when you're having fun" has never rung more true for us at BHD. Indeed, these are exciting times for us, having accomplished so much within a short span of time.

In early 2012, we sparked excitement and buzz in the Puchong area with the announcement of BP Newtown – the new town centre of Bukit Puchong. Now, less than three years later, we are in the process of handing over units in Phase 1 to their respective investors and dwellers. Consisting of 3-storey and 4-storey shop offices, BP Newtown was constructed with a GDV of RM270 million and is poised to be the commercial hub of Bukit Puchong.

This May, we launched Epic Suites to overwhelming reception from the public. In just two days, more than 70% of the first phase was sold out, cementing our position as a developer which puts value above all, as can be attested to the handsome ROI garnered from earlier properties. Consisting of 21 floors of serviced apartment, Epic Suites will feature, among other amenities, an infinity and wading pool, a playground gym, a sitting put, a nursery, a library and a breezy garden.

BHD's flagship project, Foreston, has also kicked off and is well underway, affording prospective residents with lush living in a serene environment. With a starting price of RM2.7 million, each exclusive unit, made up of 3-storey semi-Ds, linked bungalows and bungalows, boasts a large built up area starting at 4,250 square feet. Furnished with modern chic finishing and fittings, Foreston renders a lifestyle unlike anything before in Bukit Puchong.

Indeed, these are busy times for us at BHD, but we are nowhere near done. With the influx of major retail and education players into Bukit Puchong, we have switched gears, moving forward on new momentum for the future development of Bukit Puchong's remaining 600 acres of freehold land.

Already, Parcels 3 and 4 of BP Newtown are slated for development with a combined GDV estimated at more than RM500 million. These include the development of 3-storey and 4-storey shop offices in Parcel 3 and a commercial lot, high-rise serviced apartments and SOHO units slated for Parcel 4.

Indeed, we are truly proud to be part of this positive transformation of Bukit Puchong and Puchong in general. We are confident that with the strong support and loyalty from our investors, both existing and new, there are definitely greater times ahead in store for 2015 and beyond.

Till the next issue, happy reading!

Edward Lee

The Singapore Connection



Singaporeans got an insight of Bukit Puchong's offerings during the recent Singapore Expo on 31 August 2014. So taken were they with what they discovered that 30 of them immediately registered their interest for BHD properties. In all, over 100 attendees made a stop at the BHD booth, which kept the five-member sales and marketing team on their toes throughout the event.



Event Calendar for 2014

Epic Suites Block B Sales Preview	27 Sep
Getting Festive About Foreston	18 Oct
Bukit Puchong Community Football 2014	26 Oct
Blood Donation Campaign	22 Nov

Dining Out

Restaurants around Bandar Bukit Puchong not to be missed!



Ikram Bistro

Quality, fast and delicious food is served at Ikram Bistro which specialises in mamak mee goreng, nasi goreng, roti canai, roti telur and a variety of Malay mixed rice dishes suitable for the voracious palate. Nasi Briyani is a speciality on Fridays if you want something hearty!

Opening Hours:
Monday to Saturday, 7.00am – 1.00am | Sunday, 7.00am – 7.00pm



Rahimah's Kitchen

Rahimah's kitchen serves authentic Terengganu cuisine comprising Nasi Kerabu, Nasi Dagang Terengganu, Nasi Minyak, Nasi Kukus and various other Terengganu fare in a quaint and cosy setting

Opening Hours:
Monday to Saturday, 7.00am – 6.30pm | closed on Sundays



Wok in Kopitiam

If you're feeling peckish for Chinese food and looking for something economical, check out Wok in Kopitiam, serving a wide selection of Pan Mee noodles, fried rice and a wide variety of dishes ranging from vegetables to seafood and meat.

Opening Hours:
Monday to Friday, 9.00am – 8.00pm | Saturday, 9.00am – 4.00pm | closed on Sundays.

A BALL OF A TIME WITH **ABBAS SAAD**

Footie personality graces clinic for Puchong youth

The enthusiasm in their young faces said it all. It was exciting enough getting to play football all day. But for over 70 youth from Puchong aged 10 to 15, even more thrilling was the opportunity to get up close and personal with football pundit and former Australia and Singapore national player Abbas Saad, dubbed "the Asian Beckham".

Such was the scenario at a football clinic recently organised by BHD, in collaboration with the Puchong Rovers Football Club.

Together with the Puchong Rovers' coaches, Abbas Saad imparted practical and useful pointers to improve the kids' game and also demonstrated some cool tricks to the delight of participants. After the educational yet fun clinic sessions, a friendly mini tournament was held, during which the youths took on the challenge to put into practice their newly learnt skills.

BUKIT PUCHONG COMMUNITY FOOTBALL 2014



A Day In The Life Of....

Leong Kok Sing and family

An Assistant Unit Manager with AIA, Leong Kok Sing and wife Chen Chew Feng, with sons Kai Sheng and Kai Jun, have been residing at Park Villa in Bukit Puchong for three years in an environment that breathes tranquillity and security. Kok Sing's mother occasionally visits, giving her the opportunity to bond with her grandsons, spending quality time at home or enjoying a game of badminton in one of the beautifully-landscaped parks in the area.

Kok Sing has persuaded many of his friends to purchase Bukit Hitam's units as he is strongly convinced that Bukit Puchong is emerging as the new growth centre for Puchong.

"I bought my first home at Bukit Hitam's Park Villa. It is so convenient for me and my family and located in such a strategic location with basic facilities surrounding us. I am confident that Bukit Hitam will come up with more bright developments and Puchong will be the future," says Kok Sing.

7.00 am
Off to School



7.30 am
Filling up at the
nearby petrol station



8.00 am
Meeting with
a client



10.00 pm
Family time before bed



8.00 pm
Dinner time



2.00 pm
The convenience of a Pos
Malaysia within Bukit Puchong



6.00 pm
Bonding time in
the park



7.00 pm
Shopping at the
nearby Tesco



Getting Festive About Foreston

The Foreston “Green Garden” exclusive preview was truly a night to impress – and impress BHD did with an event which featured a 3-piece jazz mode live acoustic band, a harpist and delectable cocktails.

Select registrants, members of the media as well as bloggers had a sneak preview of Bukit Puchong’s up-and-coming exclusive Foreston project, featuring 46 elite semi-detached, linked bungalow and bungalow units. The privileged few got a glimpse of what can be expected at Foreston, which promises an all-encompassing lifestyle for residents. Already in its final phases of construction and pending launch, Foreston is now open for sale.



Epic Suites Block B Sales Preview

Discerning property-hunters recently had the pleasure of being specially invited to the exclusive preview of Bukit Hitam’s sought-after Epic Suites development in Bukit Puchong.

The development features a two-block, 21-storey serviced apartments project in Bukit Puchong set on 2.3 acres of prime, freehold land amidst retail and commercial development.

Potential purchasers invited had the privilege of being among the first to choose from a fresh collection of Epic Suites units in the newly introduced Block B. With selling prices from RM330k onwards, invitees were able to select from 150 units of nine different designs with built-up areas ranging from 624 to 2,475 square feet.



Bukit Hitam in the News

Bukit Hitam rides on Puchong’s soaring property perform

In the past three years, property prices in Puchong have increased by 30% and the figure is still expected to increase to 40% within the next two years. Riding on the upswing, the Park Villa townhouses developed by Bukit Hitam Development launched in 2008 with built-up areas between 1,200sq ft and 1,600sq ft that were priced at RM200,000 have been snapped in the secondary market recently at RM300,000. Similar to the medium-end Bukit Villa townhouses, the medium-end Bukit Villa townhouses, which were priced at RM200,000, have been snapped in the secondary market recently at RM300,000. The medium-end Bukit Villa townhouses, which were priced at RM200,000, have been snapped in the secondary market recently at RM300,000.



Bukit Puchong continues to grow

By LIM WING HOI
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BUKIT Puchong, a 1,290-acre township comprising a well-balanced mix of private residential, commercial, industrial properties and public facilities saw the launch of the Epic Suites serviced apartments by Bukit Hitam Development (BHD) Sdn Bhd recently. With more than 70% of the first block of 150 units booked in two days ahead of the launch, BHD’s general manager Edward Lee said the response was better than expected.



Epic Suites at Bukit Puchong Receives Positive Response

Positioned and prime location in the township for attractive freehold property, the Epic Suites serviced apartments at Bukit Puchong recently received a positive response from potential buyers. The response was better than expected, with more than 70% of the first block of 150 units booked in two days ahead of the launch.



MALAYSIAN RESERVE (NEWS)

THE STAR (METROBIZ)

IPROPERTY.COM (HAPPENINGS)



Good response for Epic Suites at Bukit Puchong

NEW SARAWAK TRIBUNE (TRIBUNE BUSINESS)



NEW SARAWAK TRIBUNE (TRIBUNE BUSINESS)



THE EDGE MALAYSIA (CITY & COUNTRY)