



Mirage by the lake's distinctive curvilinear arrangement is its signature layout. It creates a unique architectural experience to the two condominium blocks and lends a special ambience to the landed parcels of the villa arrangements as designed by the award-winning architect from Singapore, Crossscape and interior design firm from Milan, Saporiti Italia.

The external steel metal louvers on the facade of the condominiums speak elegantly of their role to provide shade to the tall extensive glass surfaces and also to allow the buildings the optimal thermal and wind performance. Solid end walls contrast against generous glass panels to give striking building forms that are pleasing and unique.

All these units are arranged in pure geometric forms superimposed onto fan-shaped parcels that are interspersed with pockets of green that incorporate contemporary 'smart tropical' expressions.

It is 'smart tropical' in terms of the development's sensitivity to the tropical heat-downpour cycle that is an indelible character of our local climate and the design philosophy takes into cognisance contemporary concerns regarding the climate change in the tropics.

This challenge is addressed by integrating the unique pocket gardens and courtyards into a comprehensive system of intermeshing mini climates that allow natural ventilation across the buildings; breathing via its lush 'green lung' landscaping ideas by Seksan Design.

Special features such as the signature horizontal fins, deep balconies and planters counter the heat and at the heart of the development is a series of ponds and intricate wetland ecosystem, which nurture the landscapes from within, with gentle flowing water just by the doorstep providing a restorative and therapeutic environment to the residents.

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Mirage by the lake

SECLUSION AGAINST THE MODERN SKYLINE OF CYBERJAYA

Reflected on the water and viewed against the towering skyline of Putrajaya lake's east shore, Mirage by the lake in Cyberjaya hints of a virtual dimension existing within the Multimedia Super Corridor.

The development's visage of an island of seclusion hidden away in the midst of this smart city speaks of its moniker as "The Mirage" and is a character built into the overall layout of this 12.14-acre freehold development by OSK Property.

It sits within Perdana Lakeview West and Cyberjaya's exclusive mansion plots, occupying the highest and most prestigious residential plot in this major development with its visage reflected across the lake towards Putrajaya and Kuala Lumpur.

01 International award-winning masterpiece

02 150,000 sq ft unique landscape designed by Seksan

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MIRAGE BY THE LAKE



03 Lake villa living hall view
04 Luxurious lake villa
05 Aerial view of Mirage by the lake



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The resulting environment created is a clever and novel shelter-and-canopy design amidst greenery that maximises the experience of a sheltered life amidst a vibrantly green tropical landscape.

ACCESSIBLE AND SECURE COMMUNITY

Supported by state-of-the-art amenities like 2 resident clubhouses, SKYgym, SKYgarden, salt water pool, lap pool and children pool, broadband connectivity and 24-hour security provision, Mirage by the lake takes on both form and function, enabling a balanced and luxurious lifestyle. Ample facilities are available for tennis, badminton, squash and ping pong with changing rooms provided for males and females. A library and child care centre provides a change in the tempo while a yoga centre is a magnet for a different outlook on leisure.

A multitude of facilities for gathering, leisure, sport and recreation are an intrinsic part of life within this exclusive community where the neighbourhood comes to life in BBQ areas or congregate at a dedicated surau; it is the perfect place where family, friends and neighbours come together.

The networks of landscaped parkways intertwine and interconnect with seemingly randomly placed activities nodes throughout that bring people together in a sanctuary where security is monitored



via CCTV at a three-storey guard house at the entrance of this fully fenced development. Living with a strong sense of community brings out the sense of security in the residents, strengthened with security features provided by a fully-integrated security system by GDSS System Sdn Bhd.

IN THE NEIGHBOURHOOD

As with the rest of Putrajaya and Cyberjaya, Mirage by the lake is accessible via Maju Expressway, the LDP, Elite Highway, South Klang Valley Expressway and the Pintasan Dengkil Bypass and is equidistant from KL City Centre (32km) and KLIA (33km). Puchong is closer at 15 km, while Petaling Jaya is 26km away. The Alamanda shopping area is in the vicinity at Putrajaya Precinct 1 while a quick drive via the highways to Subang Jaya and USJ opens up more shopping locations at Sunway Pyramid, Subang Parade, Summit USJ, Giant and Carrefour. Tertiary institutions and secondary school are

located within several minutes' drive including Lim Kok Wing University, Multimedia University, Cyberjaya University College of Medical Sciences, ELC International School, Nexus International School, Sri Putri Cyberjaya Secondary School, Cyberjaya Primary School.

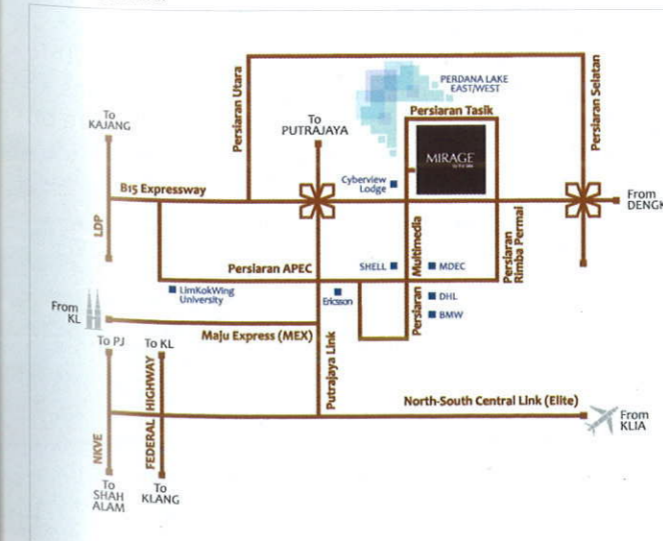
Apart from the modern government Putrajaya Hospital, other first class medical centres are within relatively short distances and include Sunway Medical Centre, Sime Darby Medical Centre and Columbia Asia Hospital.

Hotels and leisure facilities are within the neighbourhood close to the Mirage by the lake and include the Palm Garden Golf Club, Cyberview Lodge Resort & Spa, Marriott Hotel, Shangri-La Hotel and the Pullman Hotel.

Multinational companies such as DHL, DELL, Ericsson, Shell, Motorola, IBM and others share the adjacent Cyberjaya neighbourhoods and are mere minutes away. 📍

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LOCATION MAP



PROJECT LISTING

QuickPro No: NC2002
Project Name: Mirage by the lake
City: Cyberjaya, Selangor
Property Type: Condominium & Villas
Land Title: Residential
Tenure: Freehold
Built Up: 1,060 - 1,496 sq ft & 4,733 - 4,800 sq ft
Listing Price: From RM545,800 & RM2.4mill
Total Units/Lots: 481
Bumi Discount: 7%

Developer:
Jelang Vista Sdn Bhd
9th Floor, Plaza OSK,
Jalan Ampang
50450 Kuala Lumpur.
Tel: (603) 8318 6618 / (603) 8318 6613
Fax: (603) 8318 6612
Website: www.miragebythelake.com.my

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