



Crafted for the Discerning





Kepayang *Haven*

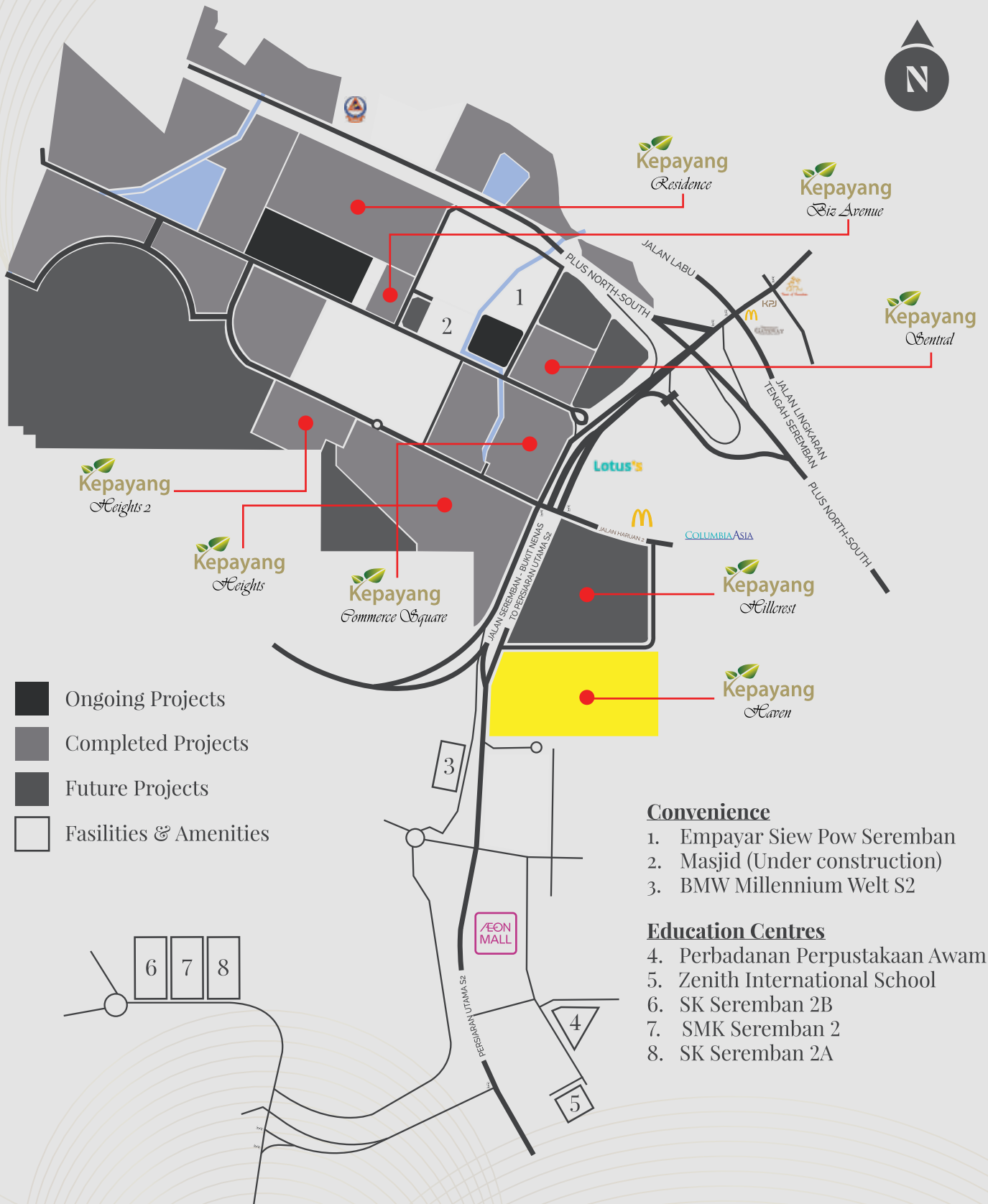


Make Kepayang Haven Your Home

Don't miss the opportunity to own one of these rare, luxury homes. Contact our team today for a private viewing and discover how Kepayang Haven can elevate your lifestyle.

Location, Connectivity, and Security

Ideally situated, Kepayang Haven connects you seamlessly to major routes like the North-South PLUS and Seremban-Bukit Nenas highways, ensuring smooth commutes to Seremban and beyond. Designed with peace of mind in mind, our community features a secure, gated entrance and 24/7 guarded access, creating a safe environment where families can truly relax and enjoy their surroundings.



A Legacy of Craftsmanship

Spanning 24.73 acres, Kepayang Haven offers 2-storey and 3-storey homes with ample space, modern design, and lush surroundings. With 188 units across three types (RB1, RB2, RB3), our community is perfectly positioned near key highways and city conveniences, blending urban access with peaceful living.



Kepayang
Haven

Type **RB1**

Freehold

2-Storey Semi-D House

Land size: 40' x 87.5' | Built up: 3,241 sq. ft.



4 Bedrooms



4 + 1 Bathrooms

Style, Space, and Comfort for Families

The spacious living and dining areas flows seamlessly a private backyard, creating the perfect space for family gatherings and moments of relaxation.

Floor Plans



First Floor



Ground Floor

Specifications

General

Structure	Reinforced Concrete Frame
Wall	Clay Bricks
Roof Covering	RC Flat Roof
	Metal Deck Roofing
Roof Structure	Metal Roof Truss System
Ceiling	Plasterboard
	Skim Coat
Windows	Aluminium Frame Window
Doors	Timber flush door for entrance door
	Plywood Flush Door
	Aluminium Frame Glass Door
Ironmongery	Quality Locksets
Wall Finish	Tiles To Bathrooms
	2.4m Heights Tiles To Dry Kitchen
	Plaster & Paint
Fencing	1.5m High Brickwall / Mild Steel

Flooring Finishes

Entry Court / Living / Dining / Dry Kitchen	Tiles
Bathrooms	Tiles
Master Bedroom / Bedrooms / Family	Timber Strip Flooring
Bedroom 1	Tiles
Utility / Patio / Drying Yard / Balcony	Tiles
Car Porch	Concrete Imprint / Shanghai Plaster Border

Sanitary Fittings

Pedestal WC	5 Units
Wash Hand Basin	6 Units
Shower Head	4 Units
Kitchen Sink	1 Units
Hand Bidet	5 Units

Electrical Installation

Lighting Point	36 Units
Fan Point	7 Units
TV Point	2 Units
FWS Point	1 Units
Network Point	1 Units
Telephone Point	1 Units
Power Point	27 Units
Air Cond. Point	6 Units
Solar Heater Point	1 Units
Door Bell Point	1 Units
Booster Pump	Provided
Auto Gate Point	Provided



Kepayang *Haven*



Type **RB2**

Freehold

3-Storey Semi-D House

Land size: 40' x 87.5' | Built up: 4,100 sq. ft.



5 + 1 Rooms



5 + 2 Bathrooms

Designed for Family Life on Every Level

Build for modern family living, it includes a family area and a private outdoor space for relaxation and entertainment.

Floor Plans



First Floor



Second Floor



Ground Floor

Specifications

General

Structure	Reinforced Concrete Frame
Wall	Clay Bricks
Roof Covering	RC Flat Roof
	Metal Deck Roofing
Roof Structure	Metal Roof Truss System
Ceiling	Plasterboard
	Skim Coat
Windows	Aluminium Frame Window
Doors	Timber flush door for entrance door
	Plywood Flush Door
	Aluminium Frame Glass Door
Ironmongery	Quality Locksets
Wall Finish	Tiles To Bathrooms
	2.4m Heights Tiles To Dry Kitchen
	Full Height Tiles To Wet Kitchen
	Plaster & Paint
Fencing	1.5m High Brickwall / Mild Steel

Flooring Finishes

Entry Court / Living / Dining / Dry Kitchen	Tiles
Bathrooms	Tiles
Master Bedroom / Bedrooms / Family	Timber Strip Flooring
Utility / Patio / Drying Yard / Balcony	Tiles
Laundry / Wet Kitchen	Tiles
Car Porch	Concrete Imprint / Shanghai Plaster Border

Sanitary Fittings

Pedestal WC	7 Units
Wash Hand Basin	7 Units
Shower Head	6 Units
Kitchen Sink	2 Units
Hand Bidet	7 Units

Electrical Installation

Lighting Point	50 Units
Fan Point	8 Units
TV Point	3 Units
FWS Point	1 Units
Network Point	2 Units
Telephone Point	2 Units
Power Point	38 Units
Air Cond. Point	8 Units
Solar Heater Point	1 Units
Door Bell Point	1 Units
Booster Pump	Provided
Auto Gate Point	Provided
Home Lift	Optional

For avoidance of doubt on the unit layout, specification and development status, please always refer to your Sales & Purchase Agreement.



Office & Sales Gallery

GUH PROPERTIES SDN. BHD.

(197801007022 (44037-D))

32 & 33, Jalan MPK 6, Medan Perdagangan Kepayang,
70200 Seremban, Negeri Sembilan Darul Khusus.

☎ 06 - 6333 327 📠 06 - 6333 317 📱 012 - 7853 327

🌐 www.guh.com.my ✉ guhproperties@guh.com.my



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