RIA

SUNSURIA

The Joy of Living


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A FUTURE-READY TOWNSHIP

An integrated masterplan thoughtfully shaped for long-term liveability, seamless connectivity and enduring value.

Integrated Masterplanning

A comprehensively planned master development where residential, commercial, and green spaces are integrated into a cohesive ecosystem, featuring a mixed-use environment, pedestrian-friendly planning, and well-connected green corridors and open spaces.

Strategically Connected

Centrally positioned between key urban centres, the location offers efficient connectivity to Kuala Lumpur, Petaling Jaya and surrounding growth corridors, supported by an MRT interchange, direct highway access, and close proximity to major urban destinations.

Built for Long-Term Liveability

Infrastructure, amenities, and community spaces are thoughtfully planned to evolve with future needs, supporting long-term lifestyle quality and property value through community-focused facilities, sustainable planning principles, and a well-designed public realm.

Balanced Urban Environment

A township that brings together accessibility, tranquillity and functionality to ease daily routines and enhance overall well-being, featuring integrated landscapes, walkable conveniences, and spaces for work and leisure.

Excellent Road Network Accessibility

Well-connected to major highways, ensuring smooth travel for daily commutes and long-term mobility.

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MRT Interchange–Led Development

Direct access to the Kwasa Damansara MRT interchange, connecting residents to multiple rail lines and major employment hubs.

Extensive Green & Open Spaces

Large tracts of landscaped parks and green corridors integrated throughout the township to support healthier, more balanced living.

Established Surrounding Neighbourhoods

Located amidst matured residential areas, educational institutions and commercial centres – offering immediate convenience without waiting for township maturity.

Aerial View of RIA's Strategic Location

Artist's impression only

Strategically Connected.
Naturally Liveable.









EDUCATION

TLS International School	5.4km
Sri KDU International School	5.6km
SEGi University & Colleges	5.9km
Malaysia University of Science and Technology	5.9km
IGB International School	6.7km
HELP International School & University	7.6km
The International School @ ParkCity	12.8km

SHOPPING

Urban Eats @ Kwasa Damansara	1.0km
Kwasa Damansara City Centre	1.6km
Star Avenue Lifestyle Mall	5.0km
Sunway Giza Mall	5.3km
Strand Mall	5.6km
IOI Damansara Mall	6.3km
IPC / IKEA Damansara	8.7km
The Curve	9.0km
Uniqlo DA Square	10.2km
1 Utama Shopping Centre	10.9km
Hextar World at Empire City	11.2km
CITTA Mall	11.6km

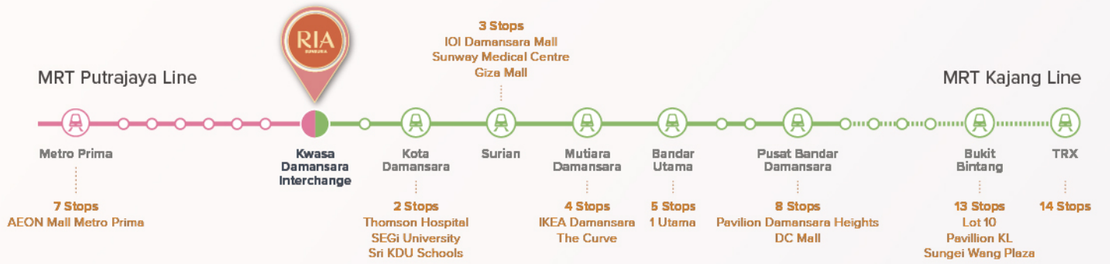
HOSPITAL

Thomson Hospital Kota Damansara	5.3km
Sunway Medical Centre Damansara	5.8km
Sungai Buloh Hospital	7.3km
Damansara Specialist Hospital	11.1km
Ara Damansara Medical Centre	11.9km
ParkCity Medical Centre	12.7km

PARK & RECREATION SPOTS

Taman Bandar @ Kwasa Damansara	600m
Denai Tiga Puteri Peak Entry Point	3.6km
Kota Damansara Community Forest Reserve	3.6km







Signature Entrance & Lifestyle Pavilion

Artist's impression only

Wellness, Thoughtfully Designed.

RIA's facilities are thoughtfully curated to support residents of all ages – encouraging meaningful interaction while preserving moments of privacy.



Grand Entrance Drop-Off

Artist's impression only

The facilities layout is guided by a clear intention – to create spaces where connections form naturally and community life thrives.



/ Garden Pool Retreat



Facilities

1. Cabana
2. Landscape Area
3. Swimming Pool
4. Reading Room (Space Provision)
5. Wading Pool
6. Children Playground
7. Senior Citizen/Activity Lounge
8. BBQ Area
9. Water Feature
10. Pickleball/Badminton Court (Carpark Podium Level 3)
11. Basketball Court (Carpark Podium Level 3)
12. Mail & Parcel Room
13. Laundry (Space Provision)
14. Kindergarten (Space Provision)
15. Gym
16. Multipurpose Hall
17. Surau
18. Pavilion
19. Pet Recreation Area

/ Gym





Pavillion & Family Recreation Area

Artist's impression only

From shared recreational spaces to quiet corners for rest and reflection, RIA's facilities are thoughtfully curated to support both connection and personal retreat.

Designed for Everyday Living.

Every element is shaped to nurture a lifestyle that feels complete – physically, emotionally and practically.

Simple.
Thoughtful.
Joyful.



Lake View Balcony

Artist's impression only

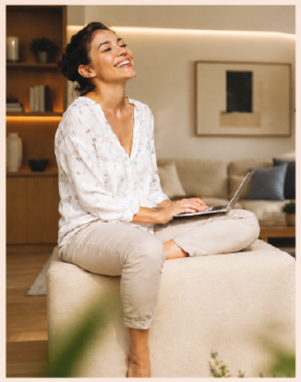


Nature here is not ornamental.
It is part of everyday life.

At RIA, landscaped spaces are designed not just for leisure, but for living – supporting moments of relaxation, casual recreation and quiet retreat within the community.





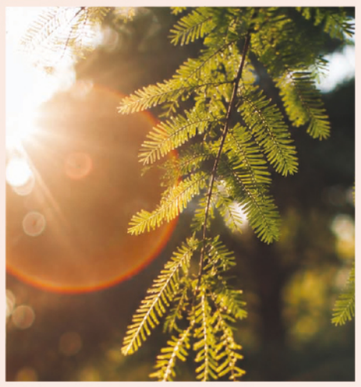


The residences at RIA are thoughtfully planned with practicality and flexibility in mind –

where natural light, ventilation and efficient layouts come together to create interiors that feel open and easy.

Comfort, Considered.

As lifestyles evolve, these homes remain adaptable, offering enduring comfort within a well-managed development.





Living Space Overlooking Family Recreation

Artist's impression only

Homes,
Thoughtfully Planned.

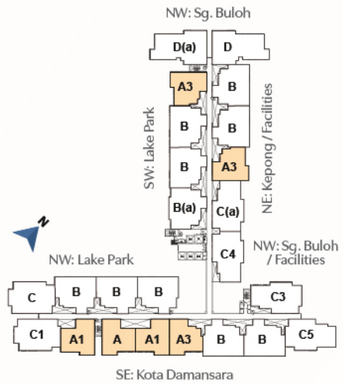
TYPICAL FLOOR PLANS

TYPE A

Built-Up Area: 1,195 sq.ft.

Main Parcel: 1,173 sq.ft.
Accessory Parcel: 22 sq.ft.

Bedrooms: 3 | Bathrooms: 3 | Balcony: 1



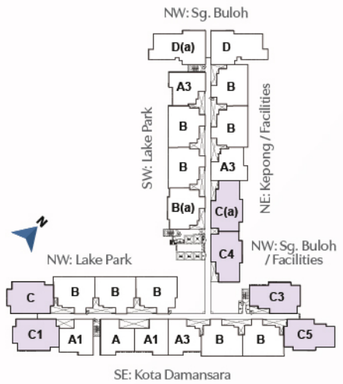


TYPE C

Built-Up Area: 1,604 sq.ft.

Main Parcel: 1,604 sq.ft.
Accessory Parcel: -

Bedrooms: 4 | Bathrooms: 4 | Balcony: 1 | Study/Utility: 1



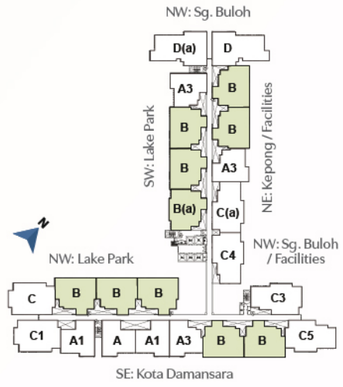


TYPE B

Built-Up Area: 1,486 sq.ft.

Main Parcel: 1,475 sq.ft.
Accessory Parcel: 11 sq.ft.

Bedrooms: 4 | Bathrooms: 4 | Balcony: 1



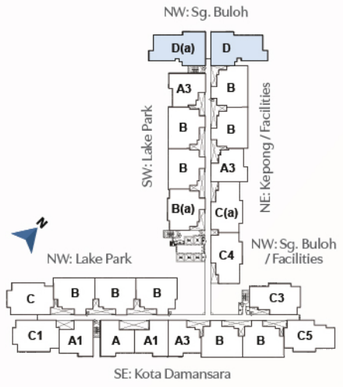


TYPE D

Built-Up Area: 1,841 sq.ft.

Main Parcel: 1,830 sq.ft.
Accessory Parcel: 11 sq.ft.

Bedrooms: 4 | Bathrooms: 5 | Balcony: 1 | Study/Utility: 1





Live Happy

SUNSURIA

BUILDING TODAY CREATING TOMORROW

DEVELOPER: SUNSURIA DAMANSARA SDN. BHD. 198401002785 (115303-K), SUITE 8, MAIN TOWER SUNSURIA AVENUE, PERSIARAN MAHOGANI KOTA DAMANSARA PJU 5,47810 KOTA DAMANSARA, SELANGOR, MALAYSIA | CONTACT NO: +603-6145 7777 | DEVELOPER LICENSE NO.: 31293/02-2031/0040(N) | VALIDITY PERIOD: 12/02/2026 -11/02/2031 | ADVERTISING & SALES PERMIT NO.: 31293-1/08-2029/0590(N)-(S) | VALIDITY PERIOD: 07/08/2026 - 06/08/2029 | BUILDING PLAN NO.: MBSA/BGN/BB/600-1(PS)/SEK.U4/473-2026 | APPROVING AUTHORITY: MAJLIS BANDARAYA SHAH ALAM | EXPECTED COMPLETION: JAN 2030 | LAND ENCUMBRANCES: HONG LEONG BANK BERHAD (97141-X) | LAND TENURE: FREEHOLD | TYPE OF PROPERTY: CONDOMINIUM | TOTAL UNITS: 494 UNIT | BUILT-UP: 1,195 SQ.FT. (MIN) - 1,841 SQ.FT. (MAX) | SELLING PRICE: RM850,000 (MIN) - RM1,691,000 (MAX) | BUMIPUTERA DISCOUNT: 7% | Disclaimer: The information herein is subject to change and cannot form an offer or contract, and all illustrations/pictures are artist's impression only. The developer reserves the right to modify any part of the buildings, developments and/or units prior to completion and as directed and/or approved by the architects and/or the relevant authorities. While every reasonable care has been taken in preparing this advertisement, the developer cannot be held responsible for any inaccuracies.

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