



# Saujana *Dermai*

Secured Living In Beauty

**Luxury Double Storey Cluster Homes**



The logo for Saujana Permai features a stylized sunburst or starburst pattern composed of numerous small white dots, arranged in a circular shape. Below this pattern, the name "Saujana Permai" is written in a white, elegant, cursive script font.

Saujana Permai

# Your Happiness Begins Here

Discover true happiness in our exclusive gated and guarded community featuring double storey cluster homes. SP Saujana Permai is designed to offer you the perfect balance of luxury and security, so you can live your life to the fullest. Imagine waking up every day in your dream home, surrounded by a safe and welcoming community. Our homes offer spacious living areas, modern designs, and high-quality finishes, all of which are crafted with your happiness in mind.





\*All images shown are for illustration purpose only.



# Welcome to Exclusivity

Discover the epitome of luxury living in our gated and guarded community, where stunning homes with private gardens meet exclusivity and security like nowhere else. Impeccable attention to detail and only the finest finishes are what set our homes apart, ensuring you invest in the very best. Don't wait, come experience the ultimate in luxury living and make our community your perfect place to call home.

Welcome to *Saujana Permai*



# The Choice Is Yours

Live in a home that epitomises our decades of design expertise in perfecting spaces for multi-generation living. In Eliana, you'll have a spacious room on the ground floor to suit your family's different needs. Whether it's going to be a study for the kids, suite for the seniors or secret home gym, the choice is yours.



A



B

- A** Spacious living room on the ground floor perfect for family bonding
- B** Unique dining experience with direct access to private garden
- C** Super exclusive master bedroom on the 1st floor for homeowner's privacy
- D** Resort-like ensuite bathroom in the master bedroom with bathtub complete with courtyard and natural sunlight



D



C

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# ELIANA

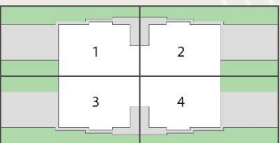
© SP SAUJANA PERMAI

## DOUBLE STOREY CLUSTER HOMES

45' x 90' | 2,998 sqf

4+1 4

- Perfect for Families with Seniors
- Elderly-friendly Feature
- Super Exclusive Master Bedroom
- Bathtub Included
- 3 Ensuite Bedrooms on Ground floor
- Private Garden
- Parking Spaces Up to 4 Cars



Ground Floor Plan



First Floor Plan





## Larger Spaces For Happier Family

Elle provides you with large bedrooms and a private garden that is perfect for creating cherished family memories and a happier family life. With ample space for relaxing, entertaining, and enjoying the outdoors, it's the ideal home for anyone looking for a comfortable and spacious family living.



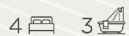
A

**ELLE**  
@ SP SAUJANA PERMAI

### DOUBLE STOREY CLUSTER HOMES

32' x 70' | 2,390 sqf

Corner Lot | 2,309 sqf



- Perfect for Families with Growing Kids
- Elderly-friendly Feature
- Spacious Bedrooms
- Private Garden
- Parking Spaces Up to 2 Cars



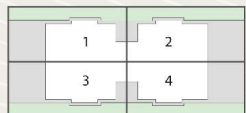
Ground Floor Plan

First Floor Plan



Ground Floor Plan (Corner Lot)

First Floor Plan (Corner Lot)



B



D

- A Roomy living room on the ground floor. Perfect for family activities
- B Unique dining experience with direct access to private garden
- C Functional and flexible kitchen space to channel your inner chef spirit
- D Dual master bedrooms upstairs perfect for multi-generational families



C





## DOUBLE STOREY BUNGALOW

Land Size From **5,775 sqf** | Built Up **3,194 sqf**

4 5

- Extravagant Layout Plan Suitable for Big Family
- Family Hall Upstairs for Extra Activity Areas



## All the Right Features to Make Your Home Even More Special

- A** Parking space up to 4 cars\*
- B** 5' Brick wall fencing
- C** Alarm system
- D** Internet fibre connection point
- E** Spacious master bedroom with ensuite bathroom
- F** Space for walk in wardrobe
- G** Bathtub with courtyard and natural sunlight\*
- H** Multi-generation layout on ground floor
- I** Elderly-friendly feature in bathroom
- J** Dining area with access to private garden
- K** Private garden

\*Eliana only





Welcome To Our Sales Gallery



Great access for your convenient



Gurun  
15 KM



SP Utara Toll  
7 KM



**SP SAUJANA  
PERMAI**



SP New Town  
(Lagenda)  
7 KM



Riverfront  
(Bakar Arang)  
10 KM



OIB Sales Gallery (Sungai Petani)  
22, Lengkok Cempaka 1,  
Persiaran Cempaka, Amanjaya,  
08000 Sungai Petani, Kedah

OIBgroup

www.oibgroup.com

**04 448 1888**



SP SAUJANA PERMAI | Pemaju: OIB Properties (K) Sdn. Bhd. | No. Lesen: 2998-43/01-2024/72(L) | Tempoh Sah: 27/1/2022 - 26/1/2024 | No. Permit: 2998-44/03-2025/0233(NI)-(L) | Tempoh Sah: 3/3/2023 - 2/3/2025 | Pihak Berkuasa Yang Meluluskan Pelan Bangunan: Majlis Perbandaran Sungai Petani | No. Bujukan: MPSPK/PIB.39/2022 D.RKM | Kluster Dua Tingkat | **JENIS A** | Bilangan Unit: 60 unit | Harga: RM808,400 (min.) - RM976,320 (maks.) | **JENIS B** | Bilangan Unit: 54 unit | Harga: RM684,000 - (min.) RM720,000 (maks.) | **JENIS B1** | Bilangan Unit: 10 unit | Harga: RM786,144 (min.) - RM827,520 (maks.) | **Banglo Dua Tingkat** | Bilangan Unit: 3 unit | Harga: RM1,102,480 (min.) - RM1,120,228 (maks.) | Tarikh Jangka Siap: Feb. 2025 | Jenis Hak Milik: HAK MILIK KEKAL | Diskaun 5% Untuk 1st Melayu | **PENAFIAN:** Segala maklumat yang terkandung di sini, termasuk spesifikasi pelan, ukuran dan lukisan, tertakluk pada perubahan tanpa maklumat, sebagaimana mungkin dikehendaki oleh pihak berkuasa atau pakar perunding dan pihak pemaju dan tidak bermaksud untuk membentuk dan tidak boleh membentuk sebahagian daripada apa-apa tawaran atau kontrak. Semua ukuran ialah lukisan dan ilustrasi pelukis sahaja. | \*TERTAKLUK PADA TERMA DAN SYARAT