



Weaving heritage at a new height.

Life once moved gently. Familiar voices filled the day, and stories unfolded on the *Tikar*. In that closeness, there was comfort. Myra Embun Residences carries that feeling forward. This is a place where the casual, *ramah* spirit lives on through thoughtful design, celebrations, and peaceful togetherness in elevated spaces.

Old joys, new spaces.



Tradition refined,
life elevated.

Myra Embun Residences marks the moment where the cherished meets the new where refinement weaves seamlessly with the pace of everyday living. Thoughtfully designed spaces keep you grounded with what matters most, while elevating your days with freedom, connection, and colour. From morning routines to weekend wanderings and meaningful gatherings, it's a home that supports every chapter of your life with quiet ease and timeless warmth.

From familiar roots,
something new grows.

Where greenery stretches wide and life moves at a gentler pace, something vibrant is taking root. Myra Embun Residences offers serviced residences, a boutique hotel, and retail spaces, all nestled in a calm, leafy setting just minutes from urban hubs. This is where warmth is woven into every corner, and the essentials of life are never far from reach.

To Nilai / Seremban To Dengkil / Sepang / KLIA *Myra Embun* residences To Putrajaya / Cyberjaya Putra Mosque IOI City Mall Putrajaya To Bangi / Kajang



With open doors
and open hearts,
Selamat Datang.

To a place that feels like it's always been waiting for you. Where neighbours smile, spaces invite you in, and life moves with a rhythm that feels just right. More than a home, this is where stories are shared, and traditions find new beginnings.



Artist's impression only

New colours,
new encounters,
same Jenderam warmth.

The boutique hotel and retail spaces at Myra Embun Residences add new colours to the growing vibrancy of Jenderam. For residents, they offer everyday ease, from essentials to new flavours.

For the community, these additions introduce fresh encounters and familiar comforts. And for those just passing through, the hotel offers a warm, welcoming stay in a place that feels close to home.





- 1. Boutique hotel
- 2. Retail spaces
- 3. Facilities
- 4. Courtyard
- 5. Guardhouse

- 6. Tower A
- 7. Tower A link bridge
- 8. Tower B
- 9. Tower B link bridge



Garden courtyard

Artist's impression only

Where the day slows, and the heart settles.

In between life's motion, there's always space to pause. These are places that gently draw people together, whether for a quiet prayer, a heartfelt conversation, or simply being in each other's presence and of course, celebrations.

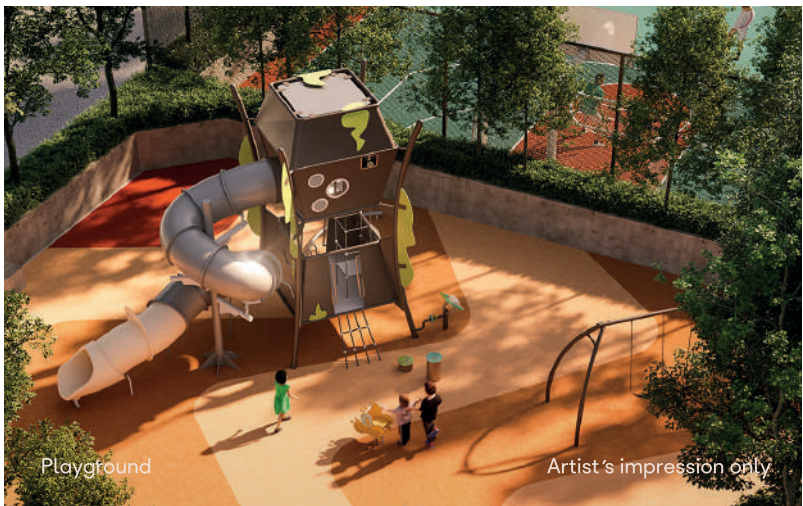
Moments unfold naturally here, where connection feels easy, and togetherness becomes part of the everyday life.



Garden courtyard

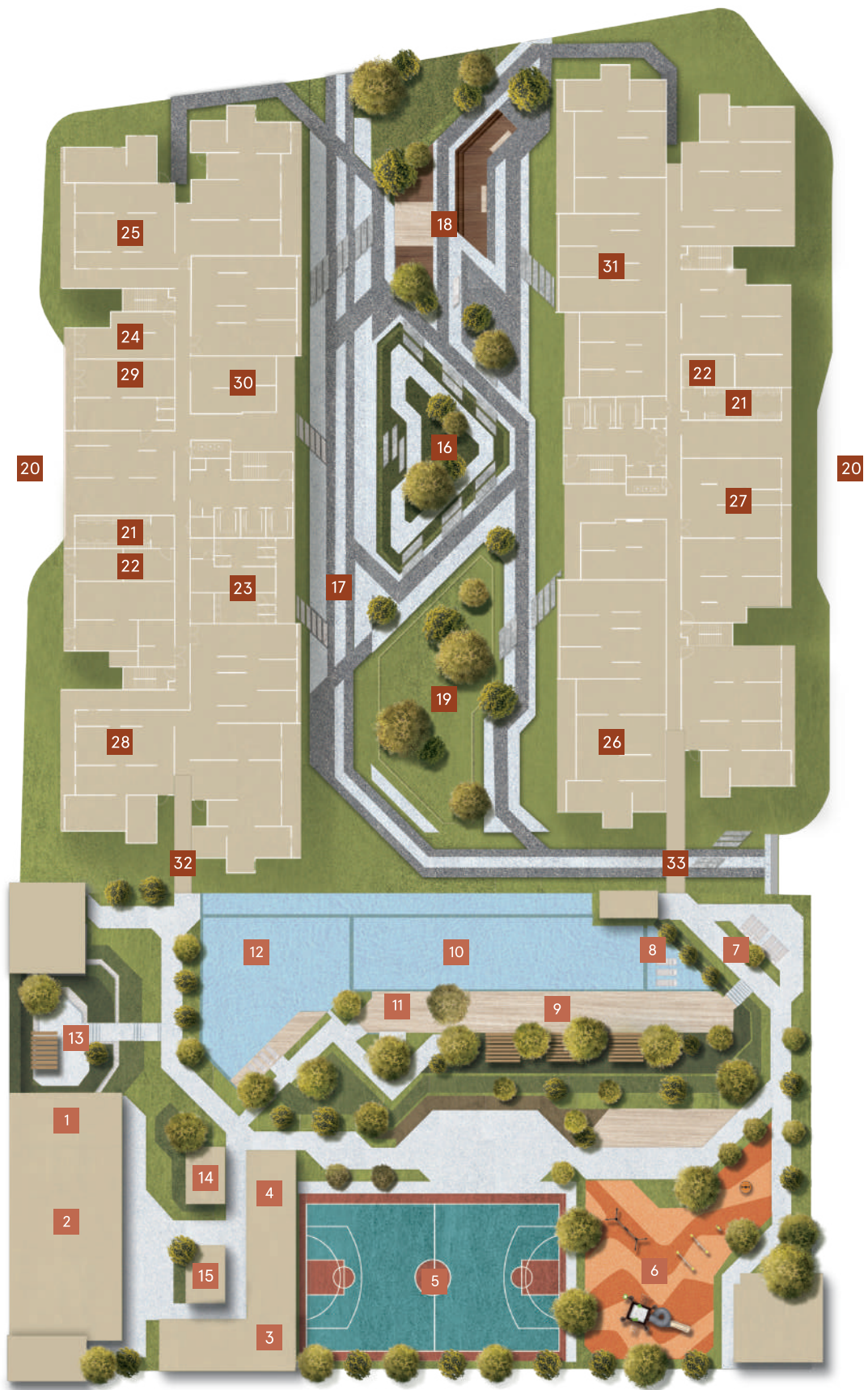
Artist's impression only

Where the
body moves,
the heart
remembers.



Beyond the laughter and play, there are spaces to move with intention.

A well-equipped gym for quiet focus, courts that invite friendly games, and a pool that offers both calm and energy. Whether it's for wellness, play, or simply feeling good, these spaces are made with today's lifestyle in mind.



Podium

- 1. Gymnasium
- 2. Multipurpose hall
- 3. Surau
- 4. Changing room
- 5. Multipurpose court
- 6. Playground
- 7. Picnic area
- 8. Wet lounge
- 9. Cabana
- 10. Lap pool
- 11. Dry lounge
- 12. Wading pool
- 13. BBQ area
- 14. Pantry
- 15. Ablution

Lower ground floor

- 16. Garden courtyard
- 17. Jogging track
- 18. Multipurpose stage
- 19. Mounding lawn
- 20. Drop off
- 21. Mail room
- 22. Parcel room
- 23. Changing room
- 24. Management office
- 25. Co-working space
- 26. Indoor playground
- 27. Game room
- 28. Fitness room*
- 29. Tadika*
- 30. Self service laundry*
- 31. Community farming
- 32. Tower A link bridge
- 33. Tower B link bridge

*Space provision only



Where bonds deepen,
and families grow.

Home is where life unfolds, where laughter echoes, meals are shared, and families grow. At Myra Embun Residences, generous spaces let routines find their rhythm and give play the room to fill the in-between. There's space for joyful milestones, meaningful experiences, and gatherings to remember. This is a home to grow in and grow with.

A shorter walk,
a warmer welcome.

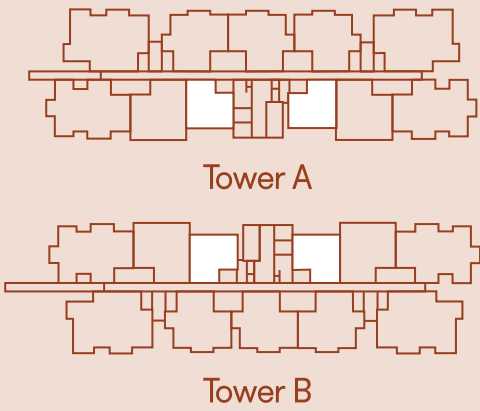
Selected homes are aligned with parking levels, so coming home means fewer steps, less waiting, and an easier path from arrival to doorstep. A thoughtful comfort, especially kind to young families and gentle on older steps. A simple gesture that makes coming home feel effortless.



Type A

700 sq.ft.

2 Bedrooms
2 Bathrooms

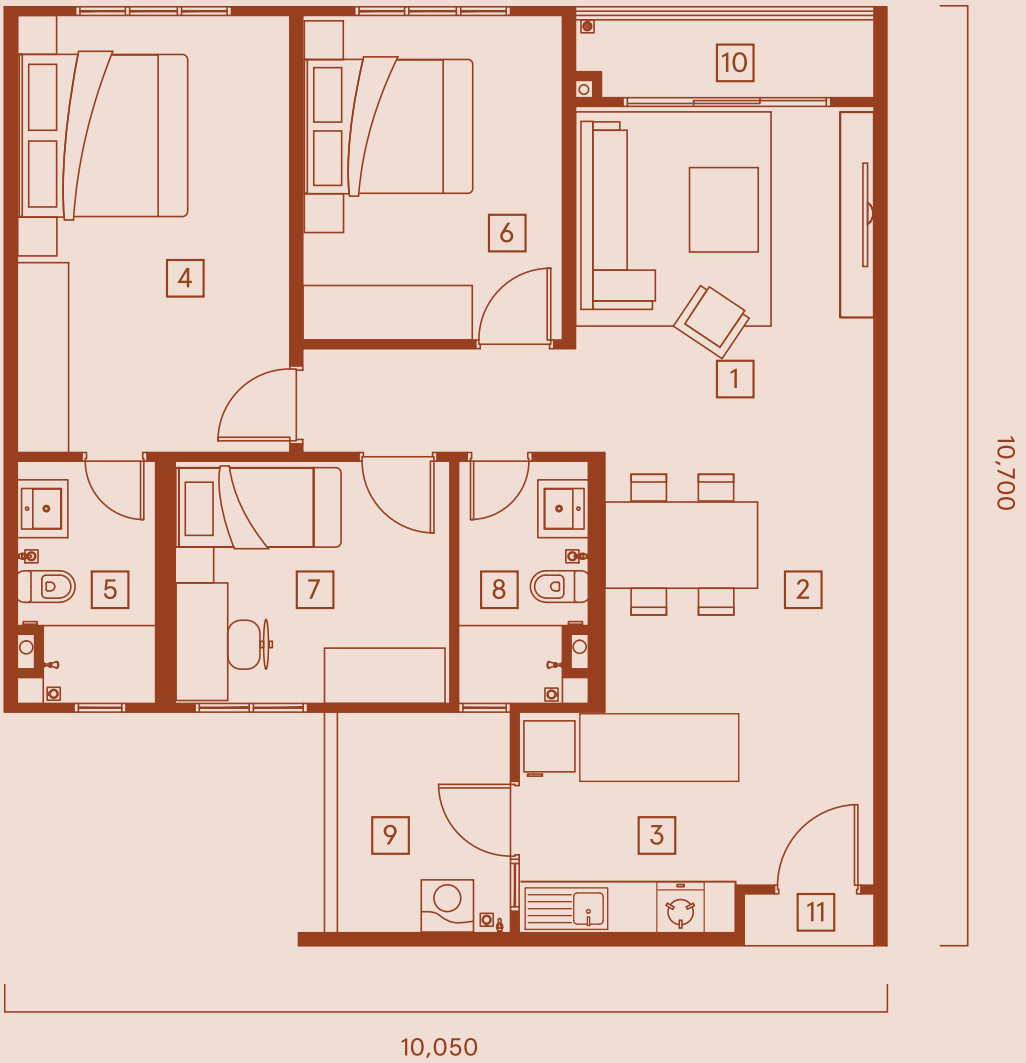
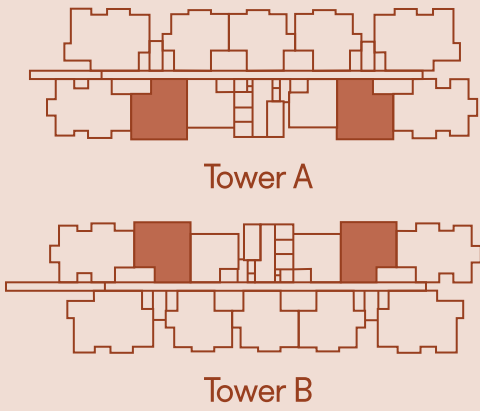


- 1. Living room
- 2. Dining room
- 3. Kitchen
- 4. Master bedroom
- 5. Master bathroom
- 6. Bedroom 1
- 7. Bathroom 1
- 8. Yard
- 9. Balcony
- 10. Foyer

Type B

1,050 sq.ft.

3 Bedrooms
2 Bathrooms

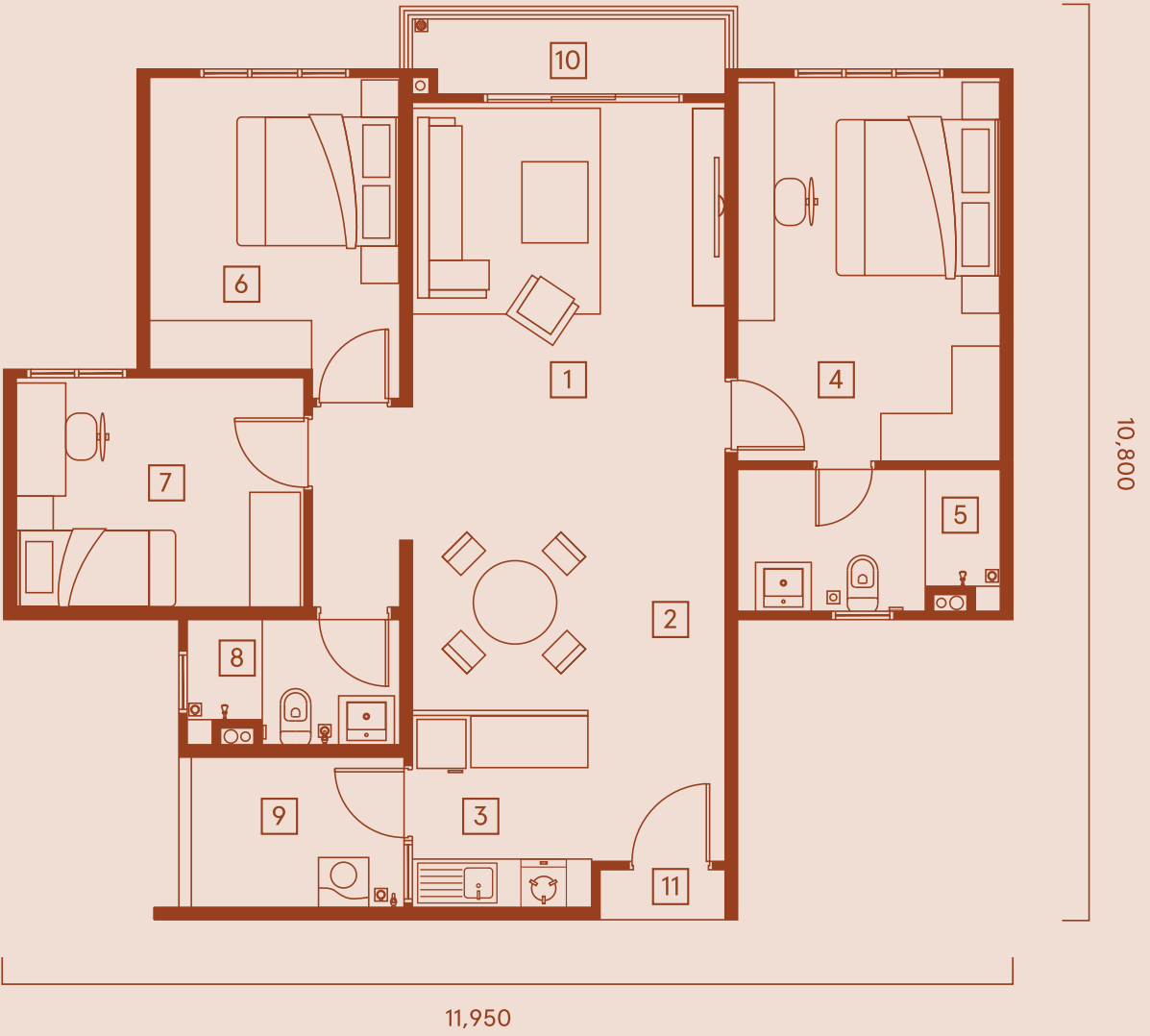
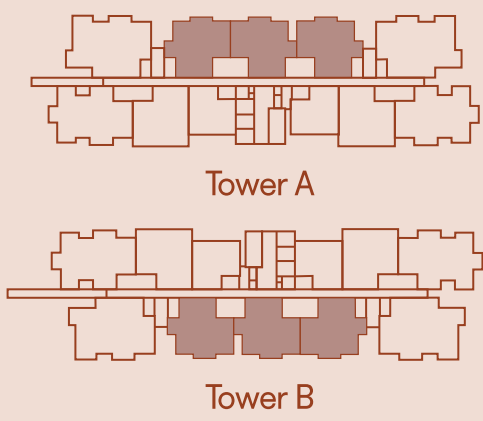


- 1. Living room
- 2. Dining room
- 3. Kitchen
- 4. Master bedroom
- 5. Master bathroom
- 6. Bedroom 1
- 7. Bedroom 2
- 8. Bathroom 1
- 9. Yard
- 10. Balcony
- 11. Foyer

Type C

1,050 sq.ft.

3 Bedrooms
2 Bathrooms

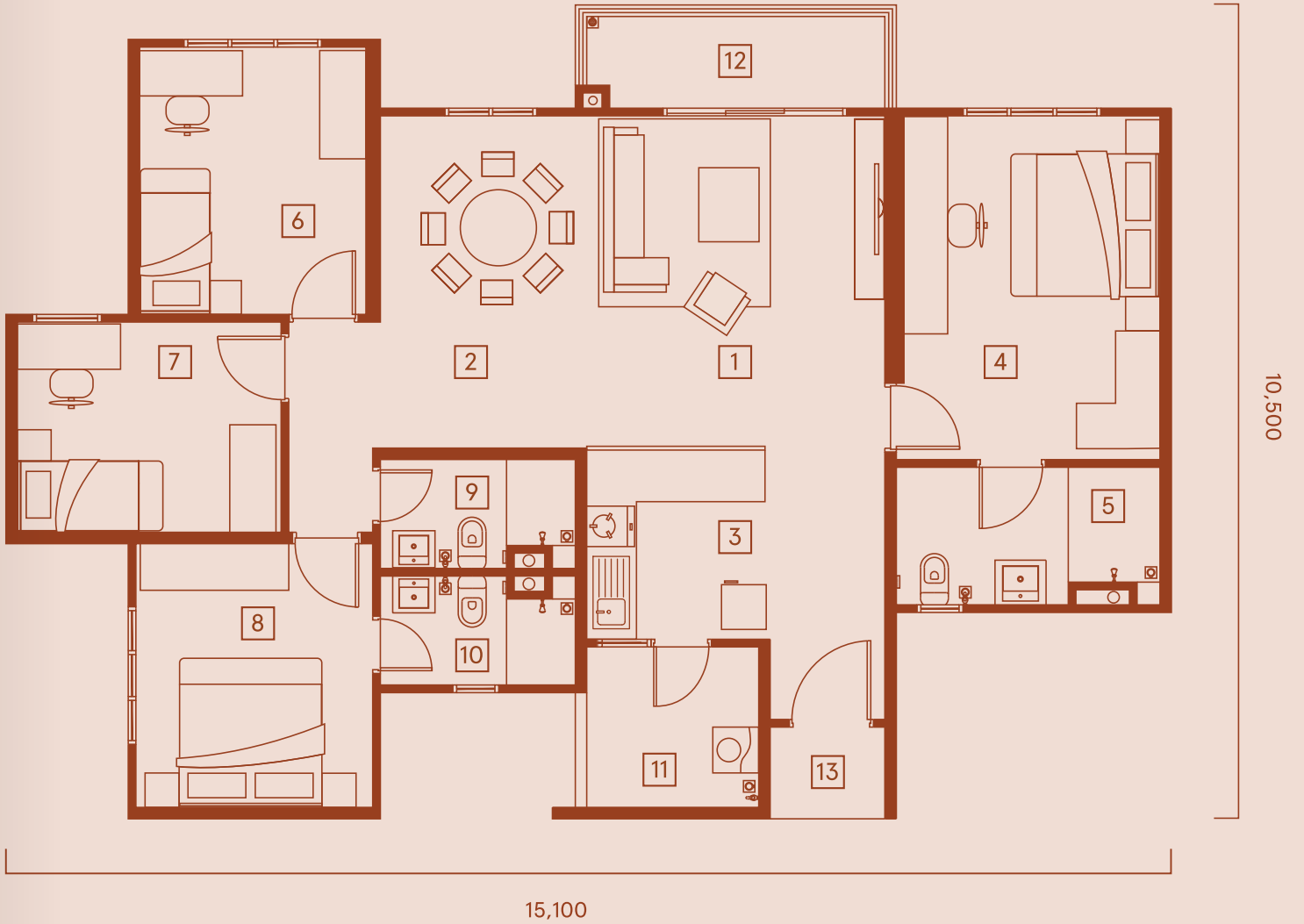
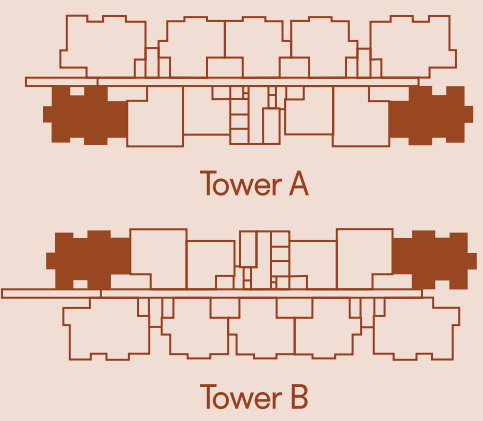


- 1. Living room
- 2. Dining room
- 3. Kitchen
- 4. Master bedroom
- 5. Master bathroom
- 6. Bedroom 1
- 7. Bedroom 2
- 8. Bathroom 1
- 9. Yard
- 10. Balcony
- 11. Foyer

Type D

1,300 sq.ft.

4 Bedrooms
3 Bathrooms

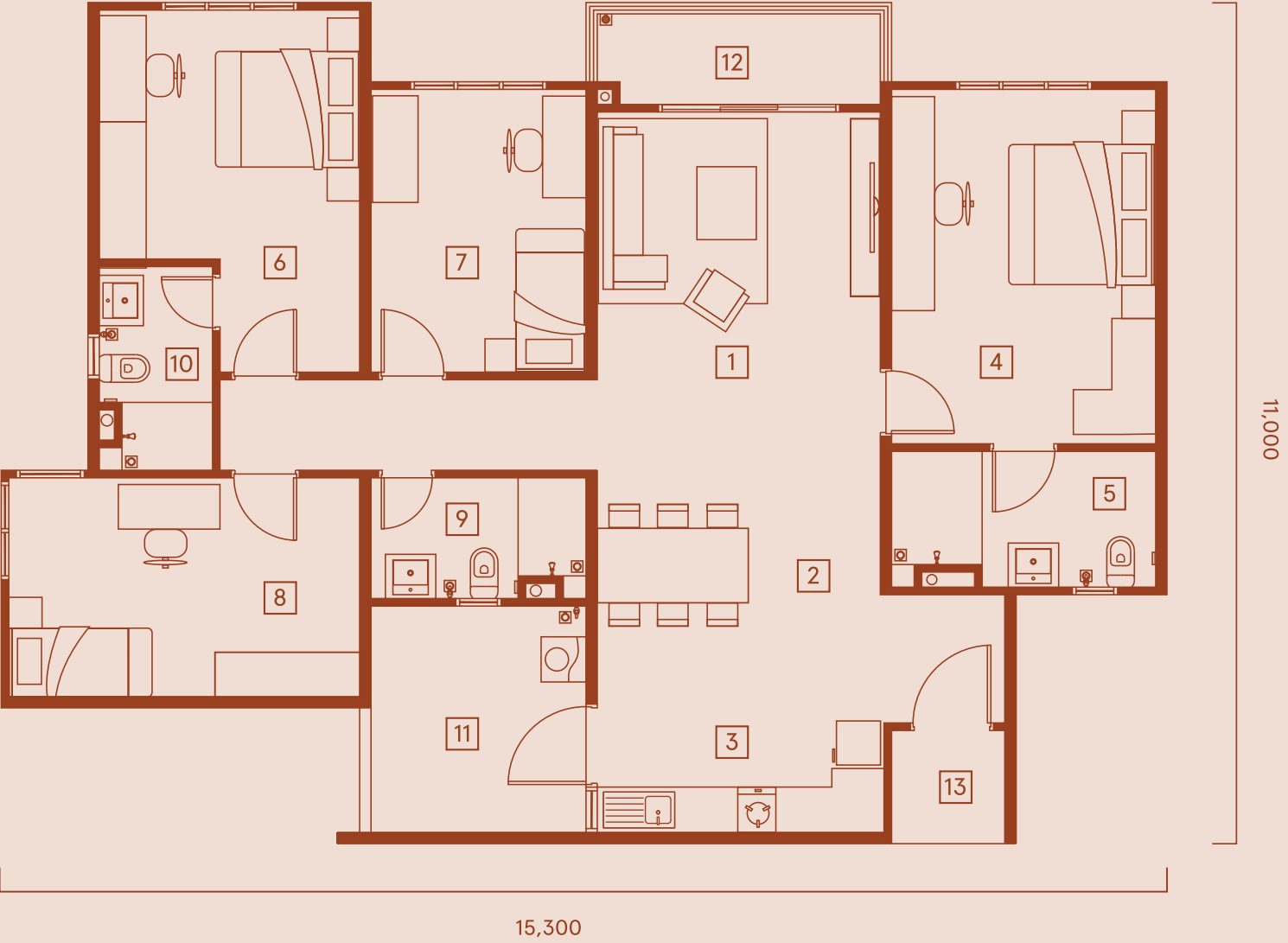
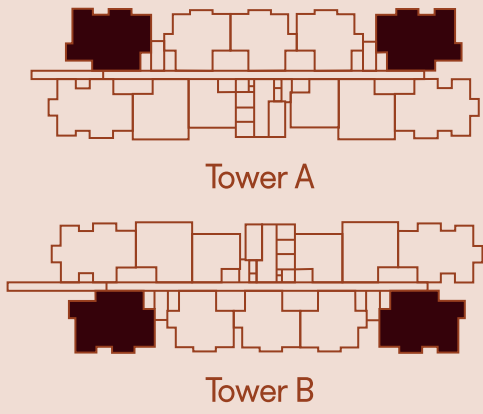


- 1. Living room
- 2. Dining room
- 3. Kitchen
- 4. Master bedroom
- 5. Master bathroom
- 6. Bedroom 1
- 7. Bedroom 2
- 8. Bedroom 3
- 9. Bathroom 1
- 10. Bathroom 2
- 11. Yard
- 12. Balcony
- 13. Foyer

Type E

1,490 sq.ft.

4 Bedrooms
3 Bathrooms



1. Living room

2. Dining room

3. Kitchen

4. Master bedroom

5. Master bathroom

6. Junior master

7. Bedroom 1
8. Bedroom 2

9. Bathroom 1

10. Bathroom 2

11. Yard

12. Balcony

13. Foyer

Specification.

Structure	Reinforced concrete framework					
Wall	Brickwork / Reinforced concrete					
Roofing	Concrete slab / Metal deck roof					
Ceiling	Skim coat / Plaster ceiling and paint					
Floor finishes	Living / Dining / Kitchen / Yard / Bathrooms	:	Tiles			
	Balcony / Foyer					
	Bedrooms	:	Laminated timber flooring			
Wall finishes	Kitchen	:	Skim coat and paint / Tiles (if applicable)			
	Bathrooms	:	Wall tiles up to ceiling height			
	Others	:	Skim coat and paint			
Doors	Main entrance	:	Solid core door			
	Balcony	:	Sliding door			
	Bedrooms / Bathrooms / Others	:	Flush door			
Ironmongery	Quality locksets					
Windows	Aluminium frame windows					
Sanitary & Plumbing fitting		A	B	C	D	E
	Water closet	2	2	2	3	3
	Wash basin	2	2	2	3	3
	Kitchen sink	1	1	1	1	1
	Shower	2	2	2	3	3
Electrical installation		A	B	C	D	E
	Light point	14	18	18	21	22
	Ceiling fan point	4	5	5	6	6
	Air conditioner point	3	4	4	5	5
	Electrical distribution board	1	1	1	1	1
	Fibre wall socket	1	1	1	1	1
	SMATV outlet	1	1	1	1	1
	Water heater point	2	2	2	3	3
	13A switched socket outlet	12	14	14	16	16

Location map.

Public transport

- | | |
|----------------------|-------|
| 1. Stesen KTMB Bangi | 6.2km |
| 2. KLIA Ekspres | 6.7km |
| 3. Putrajaya Sentral | 7.5km |
| 4. Stesen KTMB UKM | 7.8km |

Health

- | | |
|-----------------------------------|-------|
| 5. Klinik Desa Jenderam Hulu | 3.5km |
| 6. Klinik Kesihatan Putrajaya P18 | 4.5km |
| 7. Klinik Kesihatan Dengkil | 7km |
| 8. Hospital Serdang (Kerajaan) | 8.6km |

Malls & Supermarket

- | | |
|-----------------------------|-------|
| 9. Alamanda Shopping Centre | 4.8km |
| 10. Aeon Big Putrajaya | 4.8km |
| 11. IOI City Mall | 8.1km |
| 12. Dpulze Cyberjaya | 9.1km |

Leisure & Mosque

- | | |
|-------------------------------|-------|
| 13. Masjid Al-Ilman | 1.5km |
| 14. Bukit Unggul Country Club | 2.6km |
| 15. Al-Hijarh Mosque | 3.3km |
| 16. Masjid Putra | 6km |
| 17. Taman Botani Putrajaya | 6.4km |

Education

- | | |
|------------------------------------|-------|
| 18. Sekolah Menengah Teknik Sepang | 0.3km |
| 19. SK Desa Putra | 1.5km |
| 20. SK Jenderam Hilir | 1.8km |
| 21. Aviation Management College | 2.1km |
| 22. SK Desa Pinggiran Putra | 2.8km |
| 23. SK Jenderam | 3.4km |
| 24. SMK Putrajaya Presint 16 (1) | 4.4km |
| 25. Sekolah Sultan Alam Shah | 5.6km |
| 26. SMK Putrajaya Presint 5 (1) | 6km |
| 27. Kolej Teknologi Timur | 7km |
| 28. Xiamen University | 8.1km |
| 29. Universiti Tenaga Nasional | 8.7km |



myraembun.my

+603 48100433

Myra Embun Sales Gallery
Jalan Utama 1, Taman Desa Jenderam Hilir, 43000 Dengkil, Selangor.