

**For Sale: Condominium and Penthouse at Angkupuri Condo, Mont Kiara**

**CONDOMINIUM:**

- **Built-up Area** : 1,550 ft<sup>2</sup>
- **Asking Price** : MYR 890,000 | MYR 574 psf (negotiable)
- **Room/s** : 3+1 Bedrooms
- **Car Park** : 4 Car Parks
- **Furnishing** : Partly Furnished
- **Unit No.** : 31-3A, Angkupuri Condo, Mont Kiara
- **Remarks** : Currently tenanted at MYR 3,700/month, with 2 car parks rented out at MYR 360/month (Total: MYR 4,060/month) ROI : 5.5%

Angkupuri, Mont Kiara, is strategically located within walking distance of shopping malls and international schools, making it a popular choice for expatriate families. Completed in 1998, this condominium features a single 39-story block with a total of 210 units.

**Facilities and Amenities:**

- Tennis courts • Resort-style swimming pool • Landscaped Garden with fountain, playground, and barbecue facilities • Function room • Children's nursery • Ample parking bays • Mini mart • 24-hour security • Gymnasium • Squash court

**Contact Amy @ 012-332 1188 to schedule a viewing today!**



