

Lyndon
at NAVAPARK

Some say it is a home inside a private park





A CENTERPIECE



A VISION



A LIVING CHARM

ABOUT



Lyndon at NavaPark is a prime address of a home inside a private park. A thinking and dedication in building a home that is timeless, comfortable and blending in with nature.

TRUSTED DEVELOPERS



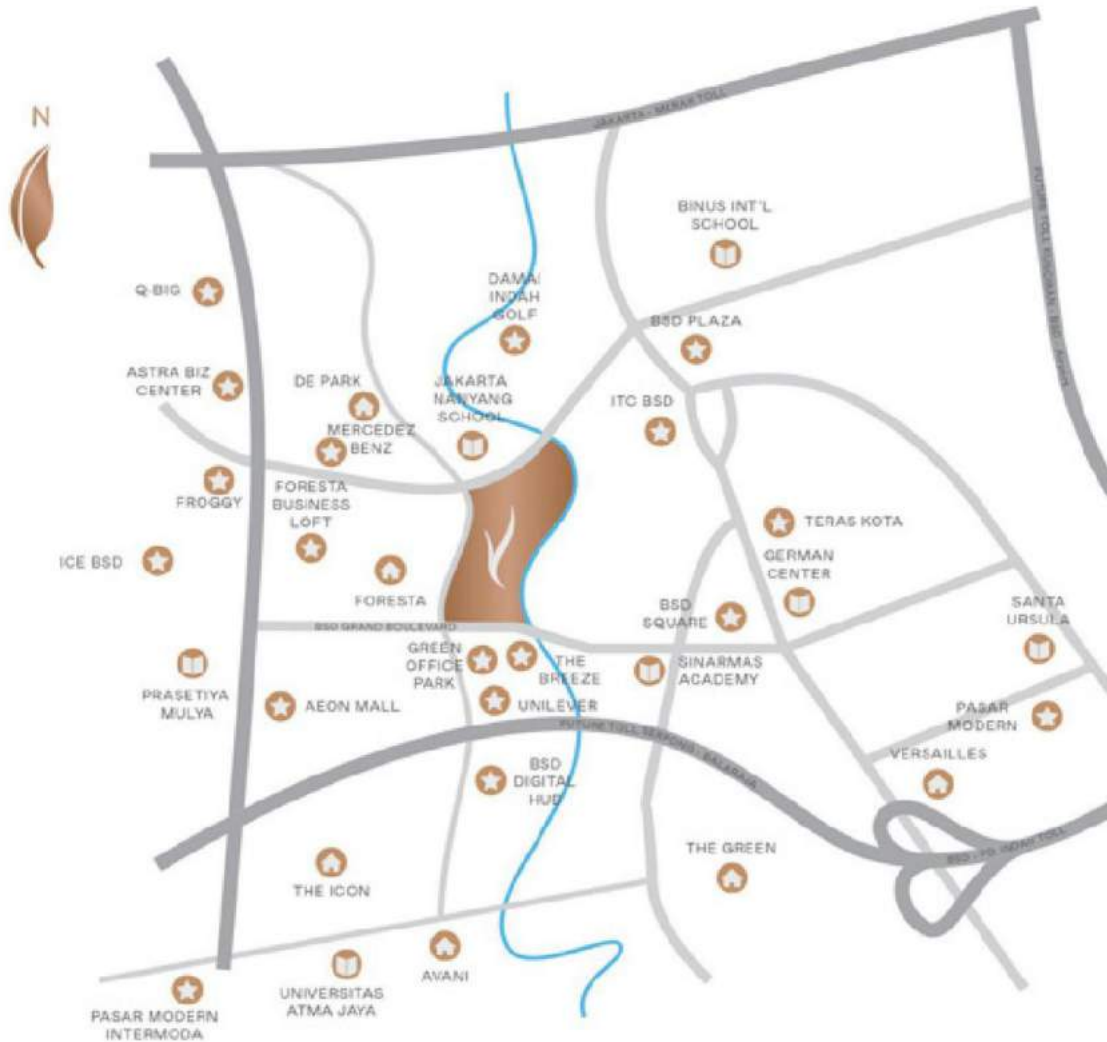
Founded in 1889, Hongkong Land is a leading property investment, management and development group in Asia. It owns and manages almost 800,000 sqm in key Asian cities.

Hongkong Land is currently managing residential projects in cities across Greater China and Southeast Asia. It is on standard listing in the London Stock Exchange. Hongkong Land is a member of Jardine Matheson Group.



Sinarmas Land is the largest and most diversified property developer in Indonesia. The company manages 10,000 Ha of strategic landbank. It comprises of 2 listed subsidiaries in the Jakarta Stock Exchange with combined market capitalization in excess of USD 2,5 Billion.

PREMIUM LOCATION



Lyndon is more than just convenient:

- 5 minutes from Jakarta-Serpong Toll Road
- 3 minutes from The Breeze
- 5 minutes from Aeon Mall BSD

SURROUNDING



Acon Mall



The Breeze



Q Big



Sinarmas World Academy



Eka Hospital



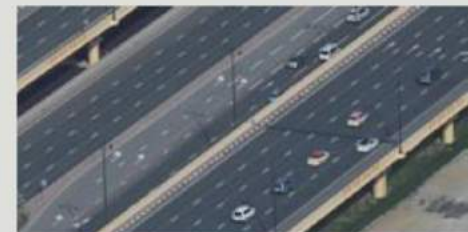
Jakarta Nanyang School



ICE BSD



Modern Market Intermoda



Jakarta-Serpong Toll Road

HIGH ACCESSIBILITY



Lyndon is located between two main NavaPark entrances with access through two entrance gates within the cluster.

- 1. West Gate
- 2. North Gate

- A. Lyndon Gate
- B. Navapark Country Club

EXCEPTIONAL DESIGN BY EXPERT CONSULTANTS



Designed by the expert in building tropical modern houses,
RT+Q Architects Pte Ltd Singapore and landscape by Adrian L. Norman Limited Hongkong.

LYNDON PROMENADE



More than 10,000 sqm of Lyndon Promenade inside the cluster facilitated with 1.8 km jogging track, pavilion shelter seating area and multi purpose lawn.

LYNDON PROMENADE



Artist's impression

JOGGING TRACK



Stay healthy with the jogging track on your backyard.

SOPHISTICATED AMBIENCE



Artist's impression

LAKE AND COUNTRY CLUB VIEW



Astonishing view towards lake and Country Club.

MAIN BOULEVARD



Artist's impression

BOTANIC PARK



Botanic Park is among the highlight of NavaPark. A vast land are dedicated to private park where tenants can enjoy outdoor activities from morning til afternoon.

FACILITIES



Enjoy the NavaPark Country Club. Get entertained, dine-in at the Maystar Restaurant, or be healthy at the gym and swimming pool.

A close-up photograph of a grass spikelet. The central stem is green and has several thin, branching panicles extending outwards. Each panicle is covered with small, greenish-brown seed heads. The background is a soft, out-of-focus light green. The text "TYPE 12" is printed in a gold, serif font in the center of the image.

TYPE 12

TYPE 12

FACADE

Type 12 is featuring double high ceiling entrance foyer, private lift, 5 bedrooms with en suite bathrooms, 2 powder rooms, spacious yard.

All in a gated high-end neighborhood.



Artist's impression

TYPE 12

BACK YARD

A room to breath.
Back yard for you and
the family to catch
fresh air in the middle
of a busy life
of the city.



TYPE 12

FLOOR PLAN

Land Parcel: 12 x33 m

Building: 465 sqm

Land: 396 sqm



Ground Level



First Level



Upper Level

TYPE 12

ENTRANCE FOYER



LIVING ROOM



TYPE 12

MASTER BEDROOM



Artist's impression

TYPE 12

MASTER BATHROOM





TYPE 15

TYPE 15
FACADE

Type 15 is featuring double high ceiling entrance foyer, private lift, 5 bedrooms with en suite bathrooms, 2 powder rooms, spacious yard, and mezzanine area on the second floor. All in a gated high-end neighborhood.



TYPE 15

BACK YARD

Enjoy your quiet and serene back yard for you.

A rare feature of a city life for you to enjoy quality time with your family.



TYPE 15

FLOOR PLAN

Land Parcel: 15 x33 m

Building: 545 sqm

Land: 495 sqm



Ground Level



First Level

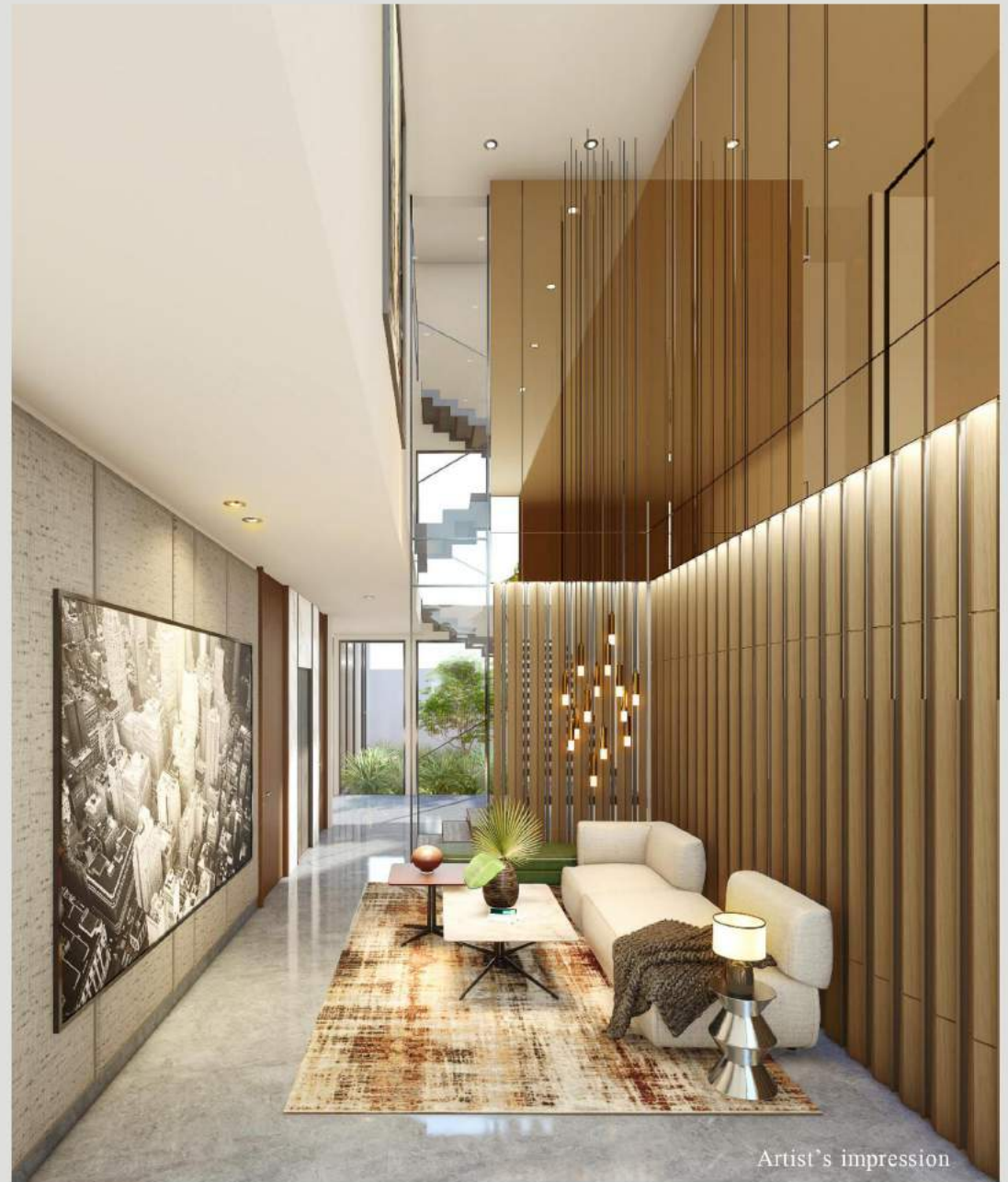


Upper Level

TYPE 15

ENTRANCE FOYER

Double high ceiling
entrance foyer that
maximises view
and sunlight.

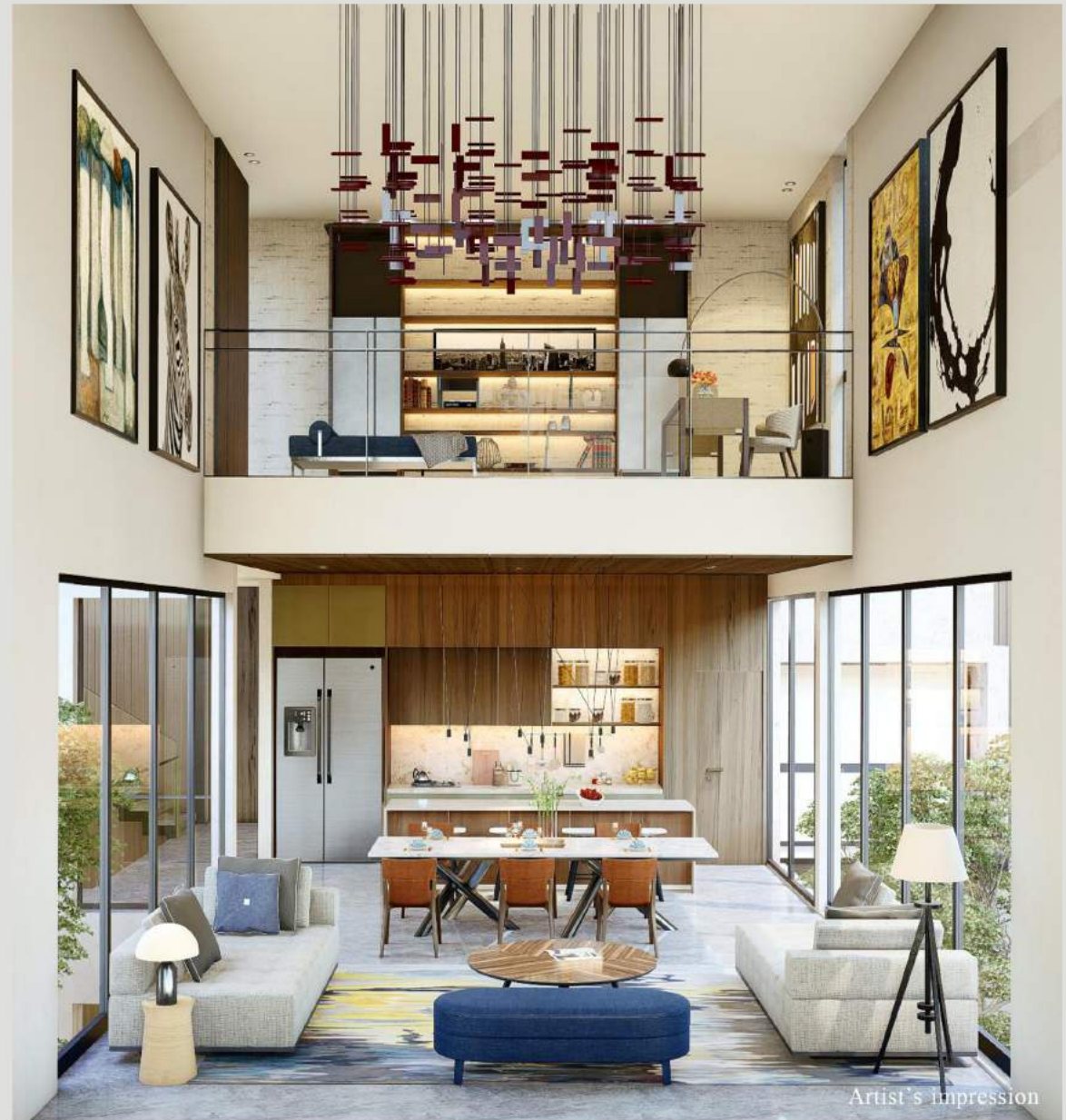


Artist's impression

TYPE 15

LIVING AND DINING ROOM

Double high ceiling on living and dining room and full glass window that make sure you get a view of your garden backyard.



TYPE 15

MEZZANINE AREA ON THE 2ND FLOOR

Enough room for your
daily activities.



TYPE 15

MASTER BEDROOM



Artist's impression

TYPE 15

MASTER BATHROOM



Artist's impression

TYPE 19



TYPE 19
FACADE

Type 19 is featuring double high ceiling entrance foyer, private lift, 5 bedrooms with en suite bathrooms, 1 powder room, balcony on the second floor, spacious walking closet & bathroom for master bedroom and have direct access to promenade area.
All in a gated high-end neighborhood.



TYPE 19
BACK YARD

A very special
back yard for Type 19,
overlooking the lake
and promenade.
Expect energizing
and calming
environment within
the premises.



TYPE 19

FLOOR PLAN

Land Parcel: 19 x35 m

Building: 601 sqm

Land: 665 sqm



Ground Level



First Level

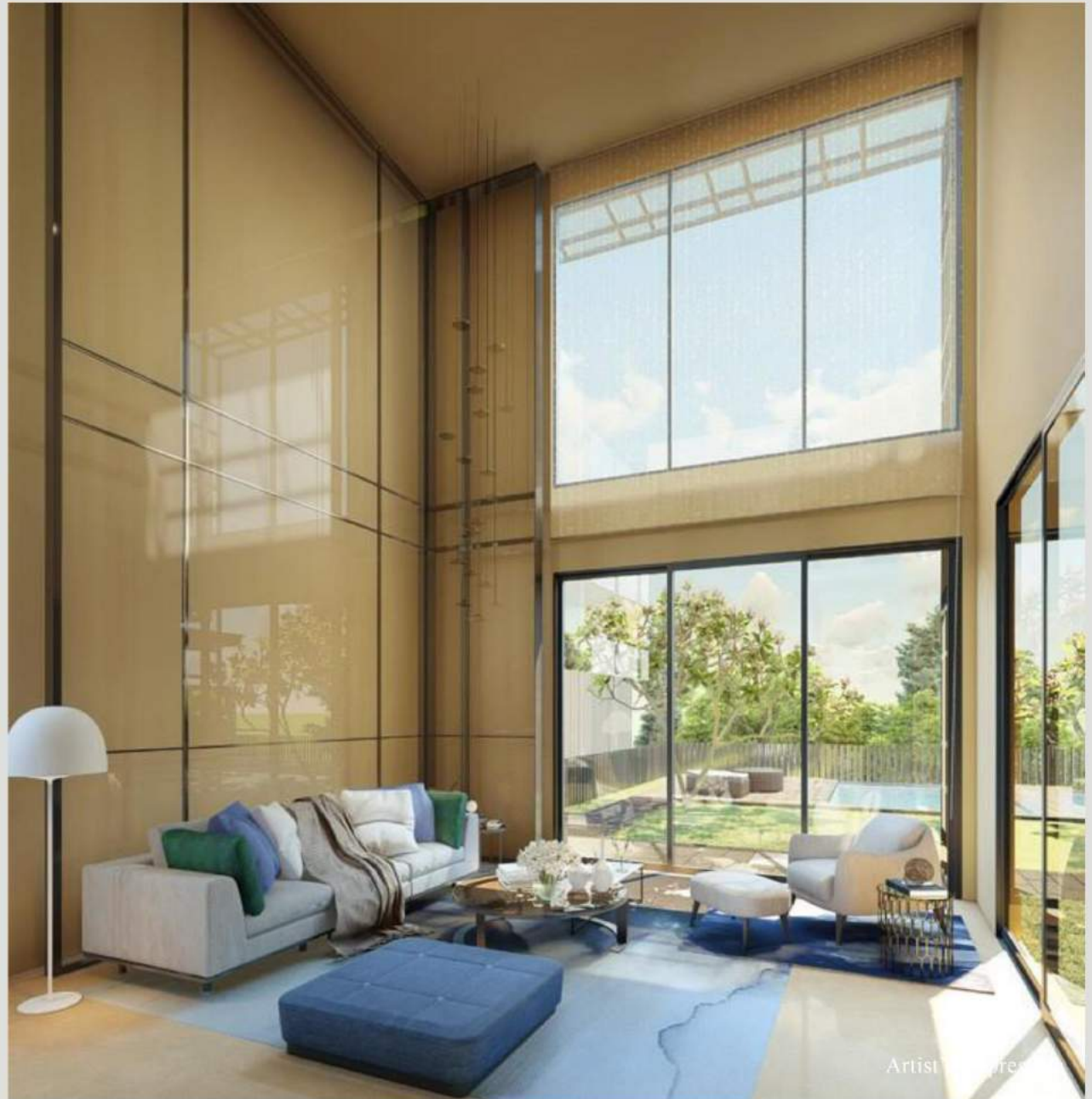


Upper Level

TYPE 19

LIVING ROOM

Double high ceiling
that maximises
view and sunlight,
directly facing
promenade.



Artist's impression

TYPE 19

DINING ROOM

Enjoy breakfast accompanied with rays of sunlight or maybe outdoor barbeque with the big family under the stars.



Artist's impression

TYPE 19

ENTRANCE FOYER



FAMILY ROOM



TYPE 19

MASTER BEDROOM



Artist's impression

TYPE 19

MASTER BATHROOM



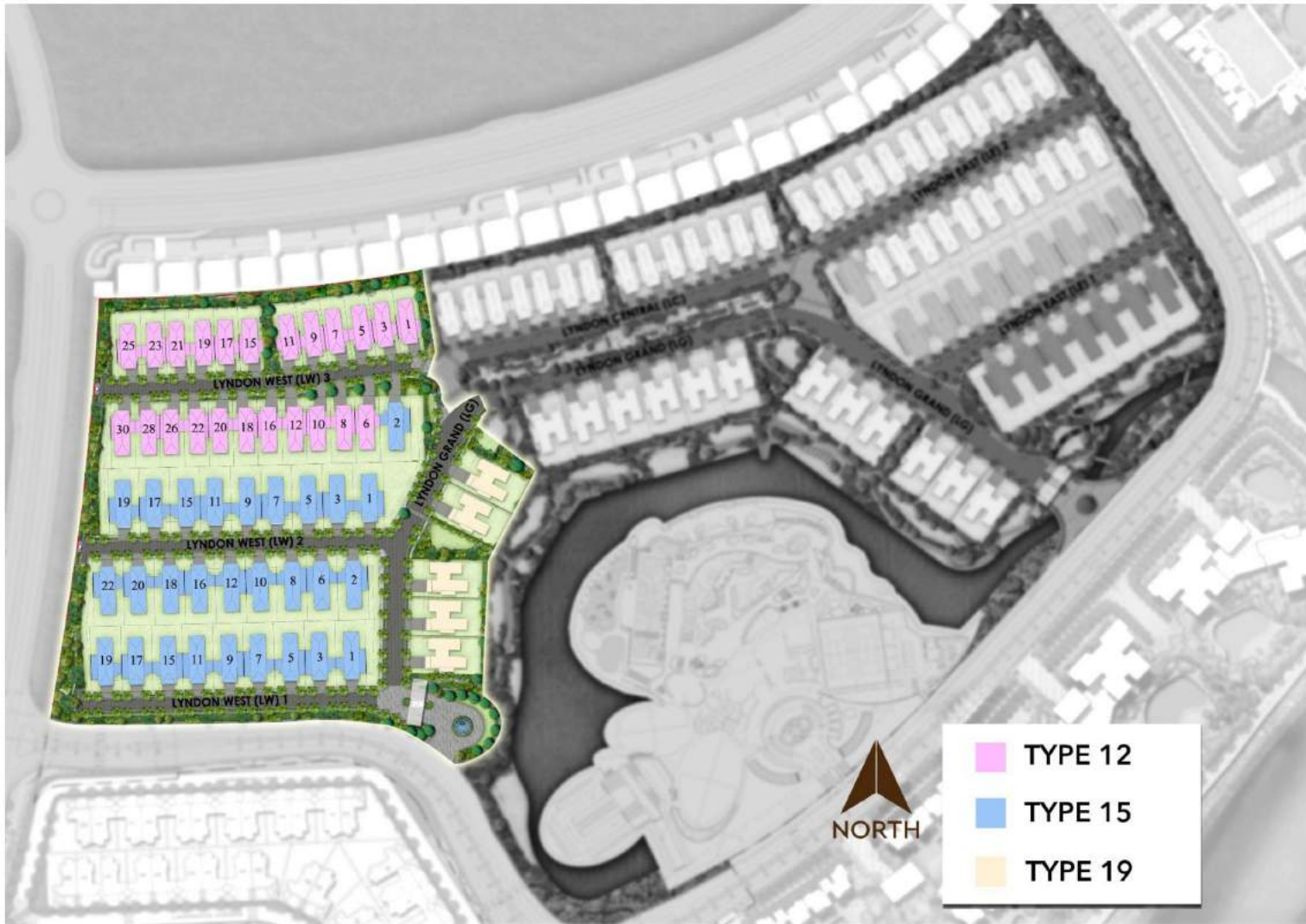
Artist's impression

TYPE 19
BALCONY



MASTERPLAN

PHASE 1



SPECIFICATIONS

Foundation	Mini Pile	Fittings	Bathroom faucet: Kohler/equivalent Bath & shower set: Kohler/equivalent Accessories: Kohler/equivalent Kitchen sink & faucet: Franke/equivalent
Main Structure	Reinforced Concrete	Kitchen Provisions	Dry Kitchen: Storage cabinet system with engineered stone countertop Sink & faucet: Franke/equivalent Induction hob, cooker hood & oven: Bosch/equivalent Wet Kitchen: Storage cabinet system with solid surface countertop Sink & faucet: Franke/equivalent Cooking stove & cooker hood: Bosch/equivalent
Interior Wall Finishes	General wall: plaster & paint Bathrooms in type 12 & 15: homogenous tiles with imported marble accent wall Bathrooms in type 19: imported marble Dry kitchen: engineered stone backsplash Wet Kitchen: homogenous tile backsplash Homogenous tiles for maid & driver toilets	Other Provisions	Bathrooms: Vanity cabinet with mirror for all bathrooms except for maid & driver toilets.
Exterior Wall Finishes	Plaster & paint Stone/artificial timber cladding	Smart Home System	Control lights at living room and carporch area Google voice control Video intercom with panic button connected to guardhouse CCTV
Ceiling	Gypsum board in paint finish	Lift	Mitsubishi, capacity for 450kg
Roof	Bitumen shingles with lightweight steel structure for pitched roof Corrugated Zinalume/metal roof with insulation for canopy Concrete flat roof	Electricity	16,500 VA
Door	Main entrance door: solid engineered wood with digital door lock Interior door: engineered wood Sliding door: aluminium frame with glass Garage door: motorized metal framed system Maid & driver toilets door: UPVC	MEP provisions	Lighting Concealed AC for living dining Power connection and sleeves on wall for AC pipes routing at other area Electric water heater Roof tank + booster pump Individual waste water tank
Window	Aluminium frame with glass	Car Parking	2 parking lots at outdoor carporch 2 parking lots at indoor garage
Floor Finishes	Terrace: homogenous tile Living Dining, common corridor & main staircase: imported marble Bathroom & powder room: imported marble Bedroom: laminate flooring Garage, wet kitchen & service area: homogenous tiles Maid & driver toilets: homogenous tiles	Security	24 hours security service CCTV Panic button connected to guardhouses 2 guardhouses
Sanitary Wares	Floor standing intelligent water closet in master bathroom: Kohler/equivalent Water closet in other bathroom & powder room: Kohler/equivalent Wash basin in bathroom & powder room: Kohler/equivalent Free standing bathtub in master bathroom: TOTO/equivalent Built in bathtub in junior master bathroom: Kohler/equivalent Maid/driver toilets: TOTO/equivalent		

The image features two lily flowers in grayscale, rendered with a high level of detail and transparency. The petals are layered, creating a sense of depth and texture. The stamens and pistils are clearly visible, adding to the botanical accuracy. The background is a plain, light color, which makes the dark, detailed flowers stand out. Centered over the flowers is the text "YOUR WORLD OF Privileges".

YOUR WORLD OF *Privileges*

DEVELOPED BY



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