

**VILLA PASIR PUTIH**  
*DOUBLE DECKER*



# PIK 2

THE NEW JAKARTA CITY



## Best Township MASTERPLAN DESIGN PIK 2 SEDAYU INDO CITY

PIK2 Sedayu Indo City is a mega-development that intends to embrace Indonesia with the rest of the world. Conveniently situated 7 minutes away from Soekarno-Hatta International Airport that is closer than PIK1. Consequently, it will benefit from global connectivity, business expansion, and various investment opportunities.

As an independent city, PIK 2 will adopt the notion of Smart City during its development. The project will equip with many of the most advanced technologies to date, which in turn should provide a better overall quality of life for its occupants such as health, education, transportation, and ecosystem.

PIK2 is designed to have an extensive network of Light Rail Transit (LRT), Bus Rail Transit (BRT), and Local Feeder Bus for convenience when roaming around. A PIK2 interchange is anticipated to be built adjacently to PIK1 interchange so that accessing PIK2 has never been easier than before.

Developed by





**Pasir Putih**

RESIDENCES  
PANTAI INDAH KAPUIS

***Kawasan Pengembangan  
Terbaru di PIK 2***

Dengan Konsep Danau & Green Living  
yang mengelilingi Kawasan Perumahan  
Pasir Putih yang akan meningkatkan  
Kualitas Hidup Anda



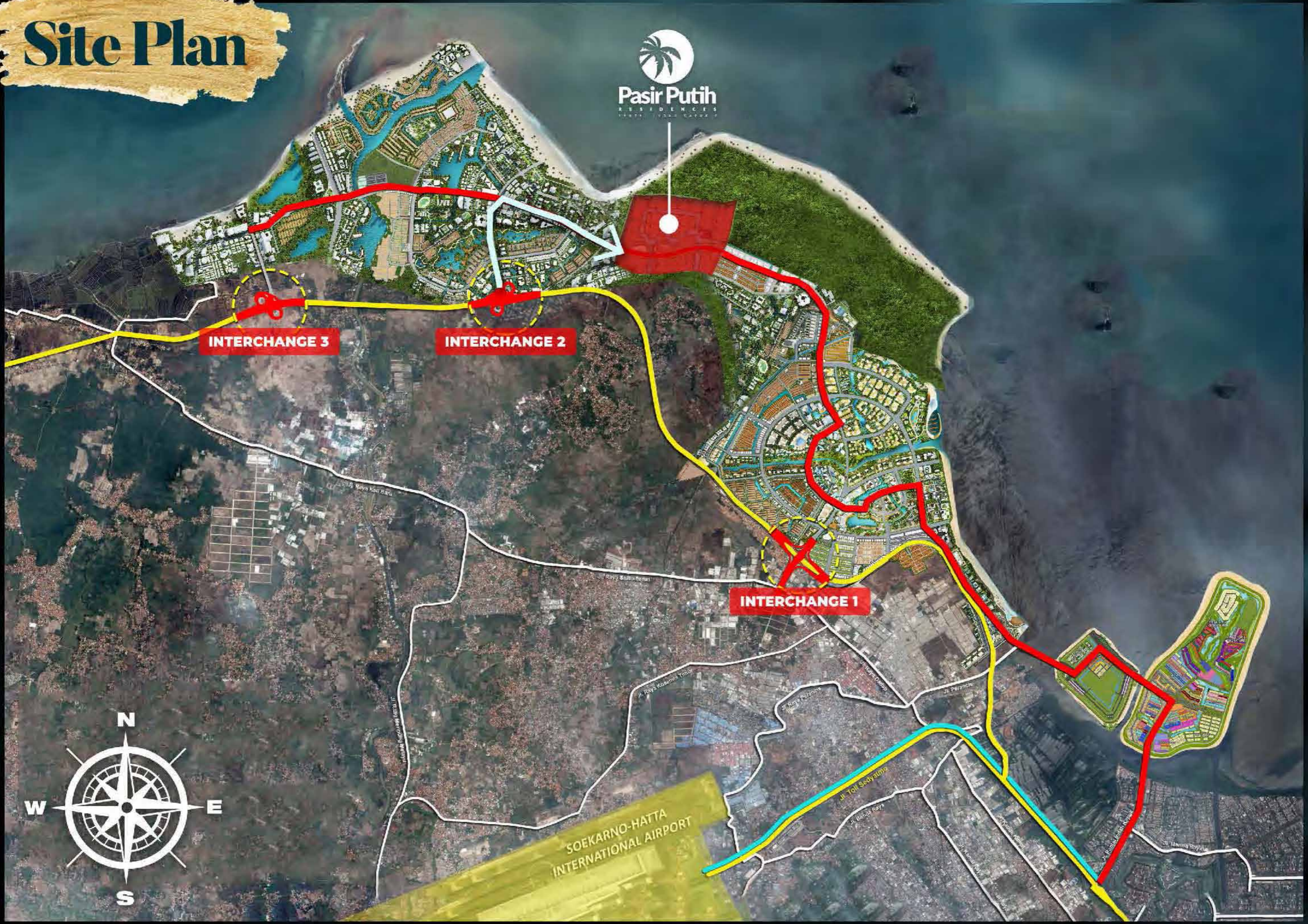
**Pasir Putih**  
RESIDENCES  
KAWASAN DANAU BARU 1

***“ Kawasan Perumahan Dengan Konsep Danau Yang Mengelilingi  
Seluruh Area Dengan Luas Danau Sebesar 16.2 Ha &  
Promenade Dengan Lansekap Yang Cantik, Viewing Deck, Dan Gazebo,  
Nikmati Suasana Alam Langsung Dari Halaman Belakang Rumah Anda”***

# Site Plan



Pasir Putih  
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KANTO 1/2004 KAY 01/2



SOEKARNO-HATTA  
INTERNATIONAL AIRPORT



# Aerial View



**PASIR PUTIH RESIDENCES**

**TOKYO RIVERSIDE APARTMENT**

**RUKAN LA RIVIERA**

**RUKAN SHIBUYA**

**MATA ELANG INTL STADIUM**

**KUNINGAN VILLAGE**

**ASIAN TOWN**



**Pasir Putih**

RESIDENCES  
PANTAI INDAH KAPUK 2

# 10 Keunggulan Pasir Putih

1. Berlokasi di Kawasan **MEGA PROYEK PIK 2**, Kota Mandiri di Utara Jakarta
2. Akses Mudah dari seluruh penjuru Jakarta melalui akses tol melalui **INTERCHANGE PIK 2 & AKSES NON TOL** melalui **JEMBATAN PIK 2**
3. Hanya **5 MENIT** menuju **AKSES KELUAR MASUK TOL**
4. Hanya **15 MENIT** menuju **BANDARA INTERNATIONAL SOEKARNO - HATTA**
5. Kawasan Baru dengan Konsep **GREEN LIVING**, dilengkapi **DANAU** dengan Luas Area mencapai **16,2 Ha**
6. Terdapat **JOGGING TRACK** yang mengelilingi Kawasan, dan menghubungkan Tiap Cluster Sampai ke **KAWASAN MANGROVE** dengan View yang Menarik
7. Dilengkapi dengan **CLUB HOUSE** Besar yang Bekerja Sama dengan Operator Gym Terkenal
8. Dekat dengan **CENTRAL POINT PIK 2**, yang merupakan **KAWASAN PUSAT FASILITAS TERBARU** di **PIK 2**
9. **BEBAS BANJIR**
10. Hadir dengan **DESAIN KONSEP YANG BERBEDA - BEDA** dengan memberikan Nuansa **GREEN LIVING** & Meningkatkan Kualitas Hidup Anda

VILLA PASIR PUTIH - 6

VILLA PASIR PUTIH - 5

JOGGING TRACK VIEW MANGROVE  
SEPANJANG 2.7 KM

VILLA PASIR PUTIH - DOUBLE DECKER

DANAU SELUAS 16.2 HA  
& JOGGING TRACK VIEW DANAU 2.5 KM

CLUBHOUSE  
SELUAS 1.5 HA

NIGHT MARKET  
GANG 1 PUSAT MAKANAN MEDAN  
GANG 2 PUSAT MAKANAN PONTIANAK  
GANG 3 PUSAT MAKANAN MANADO  
GANG 4 PUSAT MAKANAN UJUNG PANDANG  
GANG 5 PUSAT MAKANAN YOCYAKARTA (MALIOBORO)

CIMORY

OTOMOTIF CENTER &  
BENGKEL SERVICE

TOKYO  
TRADE CENTER

CHOCOLATE VILLAGE  
THAILAND & LIVE MUSIC

SUPERMARKET RAKSASA  
KAMPUNG BAKMI  
MAKANAN NUSANTARA &  
PASAR TRADISIONAL

SEKOLAH KATOLIK NO.1  
DI SELURUH INDONESIA  
SAINT JOHN BERCHMANS

KAMPUNG SEAFOOD  
TERBESAR DI INDONESIA

SENIOR COMMUNITY  
RESTAURANT

ASIAN TOWN  
KOREAN VILLAGE, JAPANESE  
GARDEN, MIDDLE EAST SOUK &  
CHINATOWN

TIONG BAHRU  
MARKET SINGAPORE

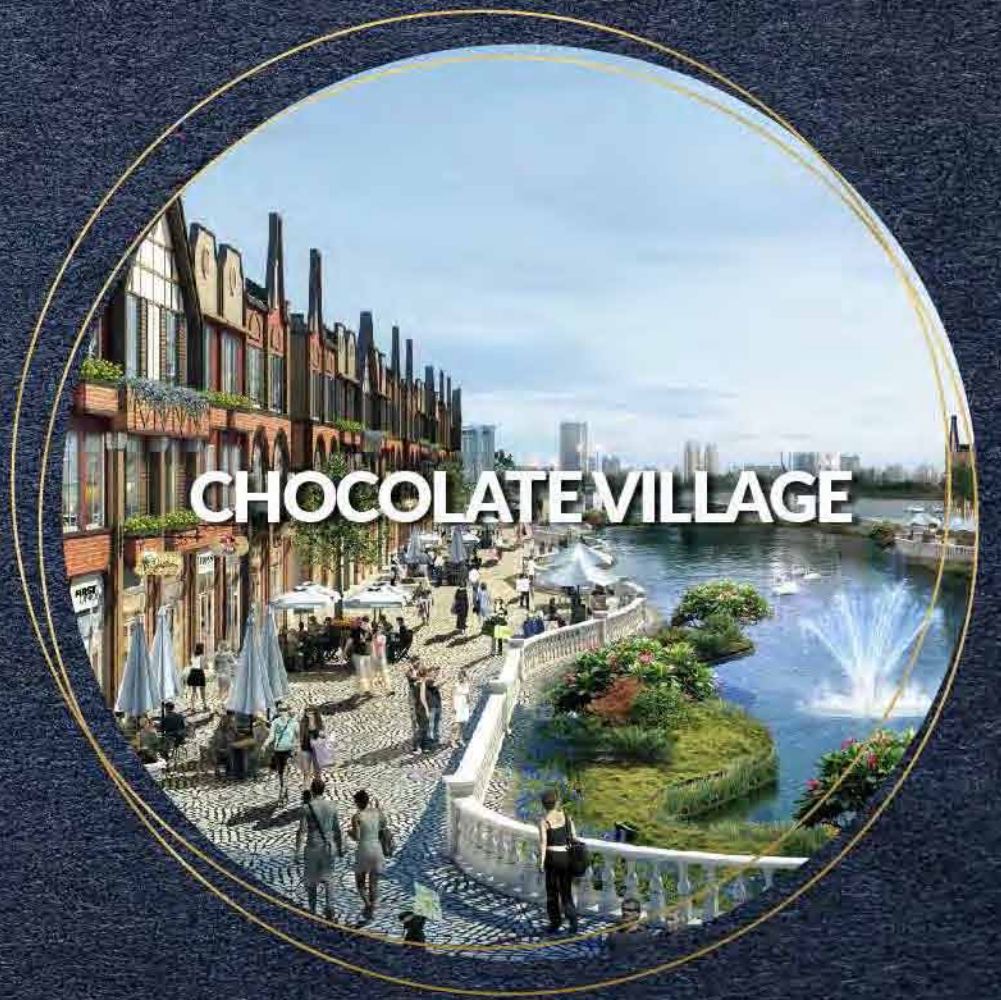
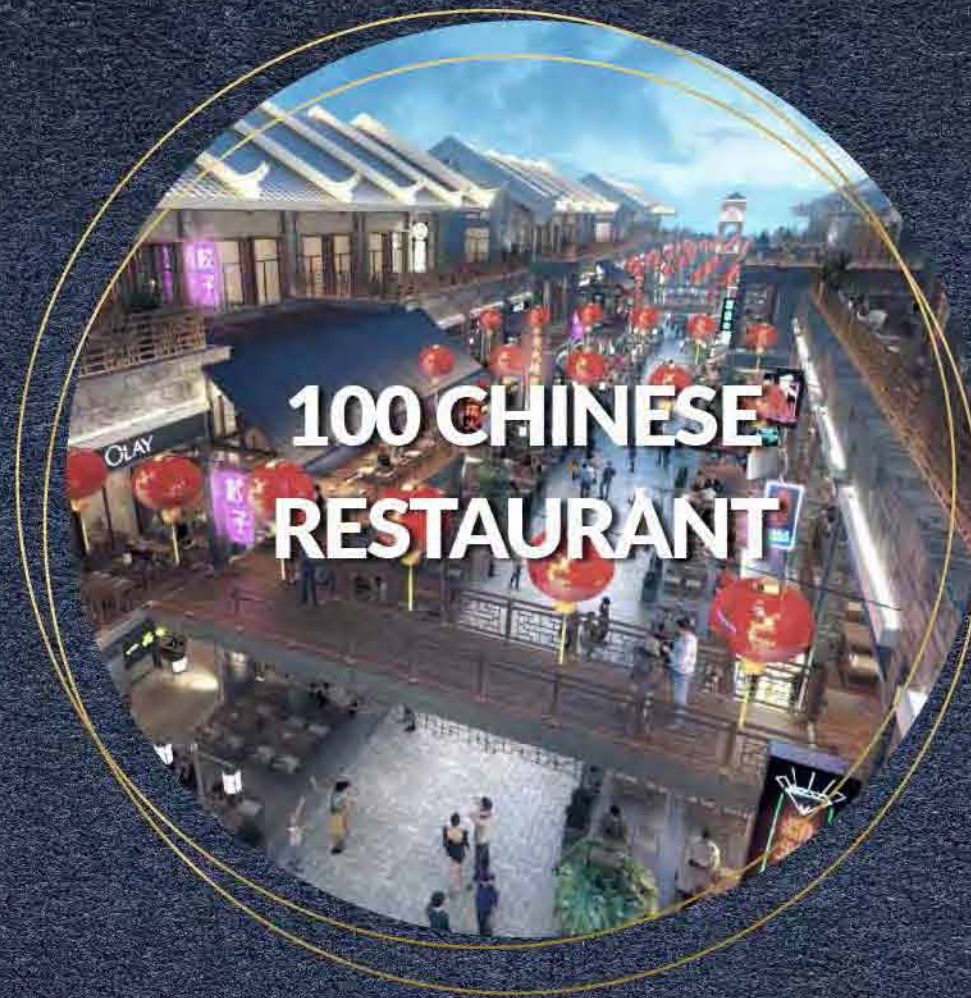
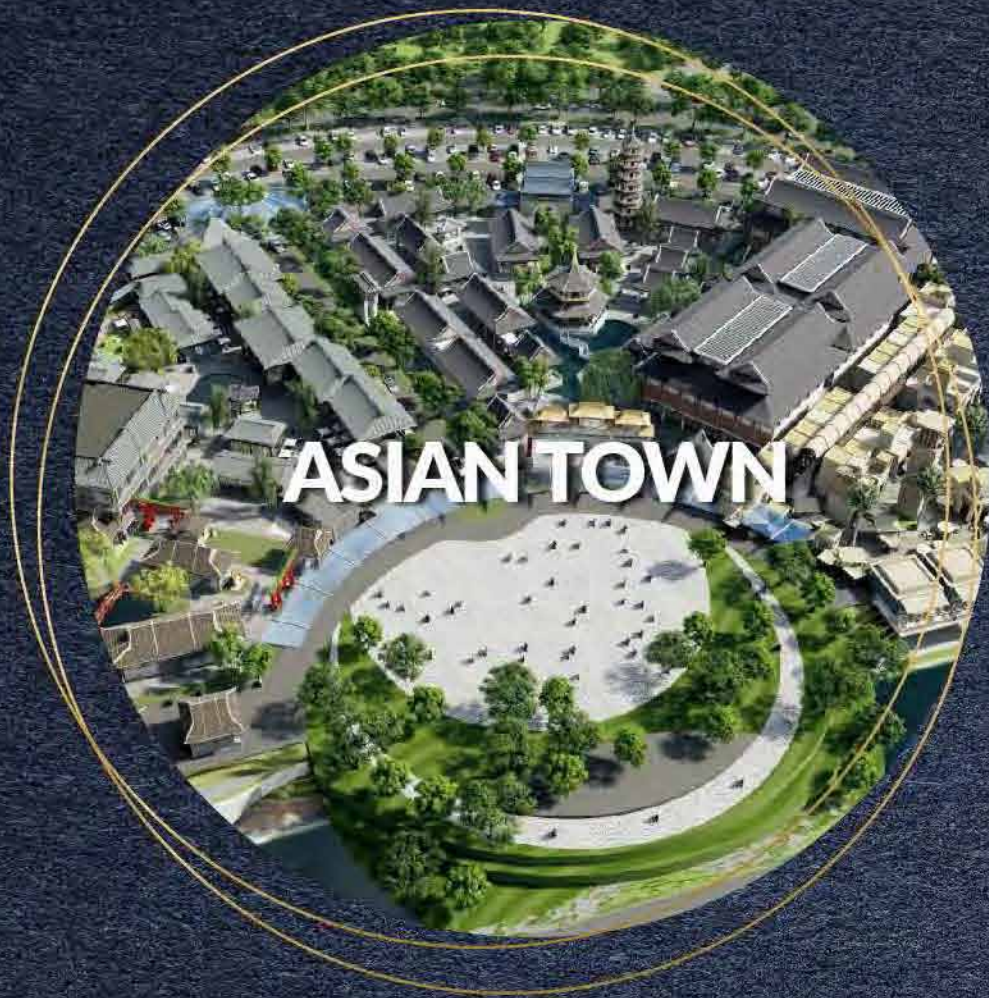
100 CHINESE  
RESTAURANT DARI CHINA

NORTH POINT  
COMMERCIAL BOULEVARD

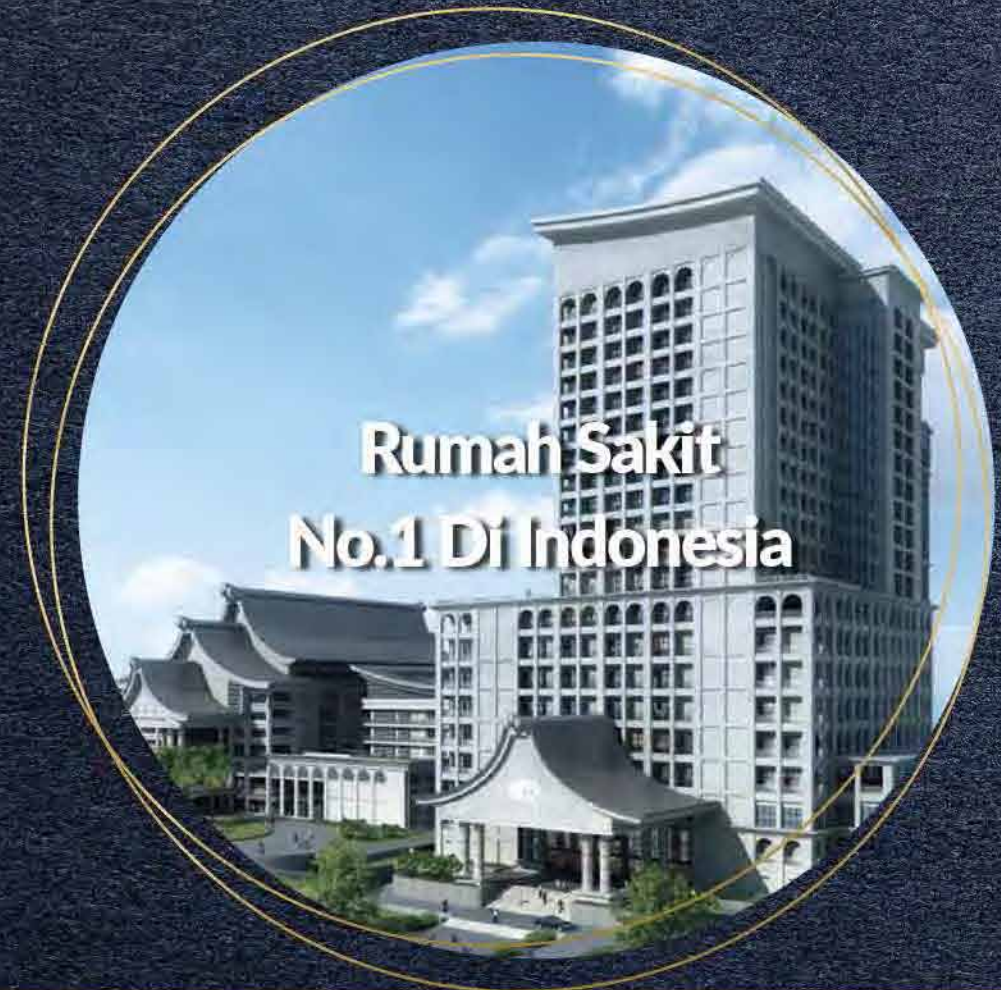




# Fasilitas



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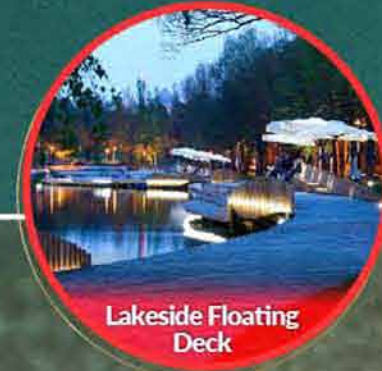




Lakeside Terrace Garden



Lake Boardway



Lakeside Floating Deck



Iconic Round Shape



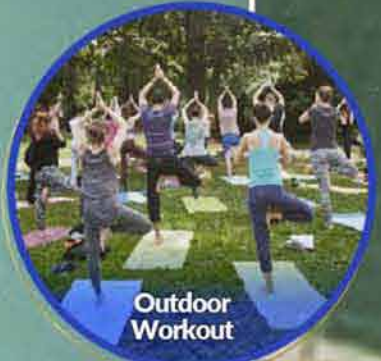
Safe Jogging Trail



Continuous Active Trail



Tai Chi



Outdoor Workout



Multi-use Green Lawn



Beach Sport



Kids Play Area



Lakeside White Sand



Community Art Park



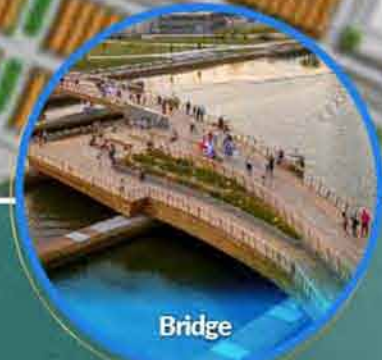
Skate Park



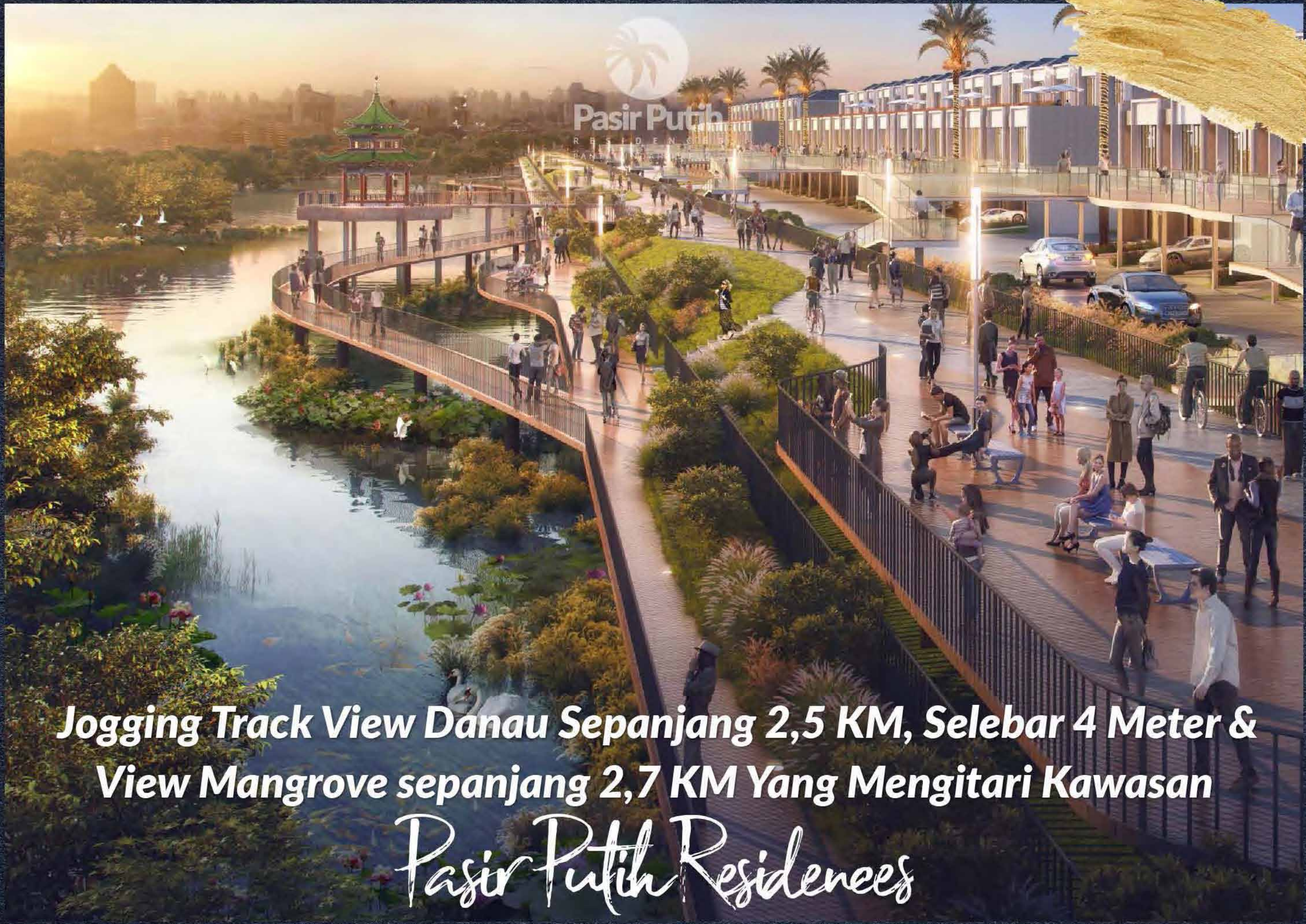
Pet Runs & Park



Organic Shaped Bridge



Bridge



***Jogging Track View Danau Sepanjang 2,5 KM, Selebar 4 Meter & View Mangrove sepanjang 2,7 KM Yang Mengitari Kawasan***

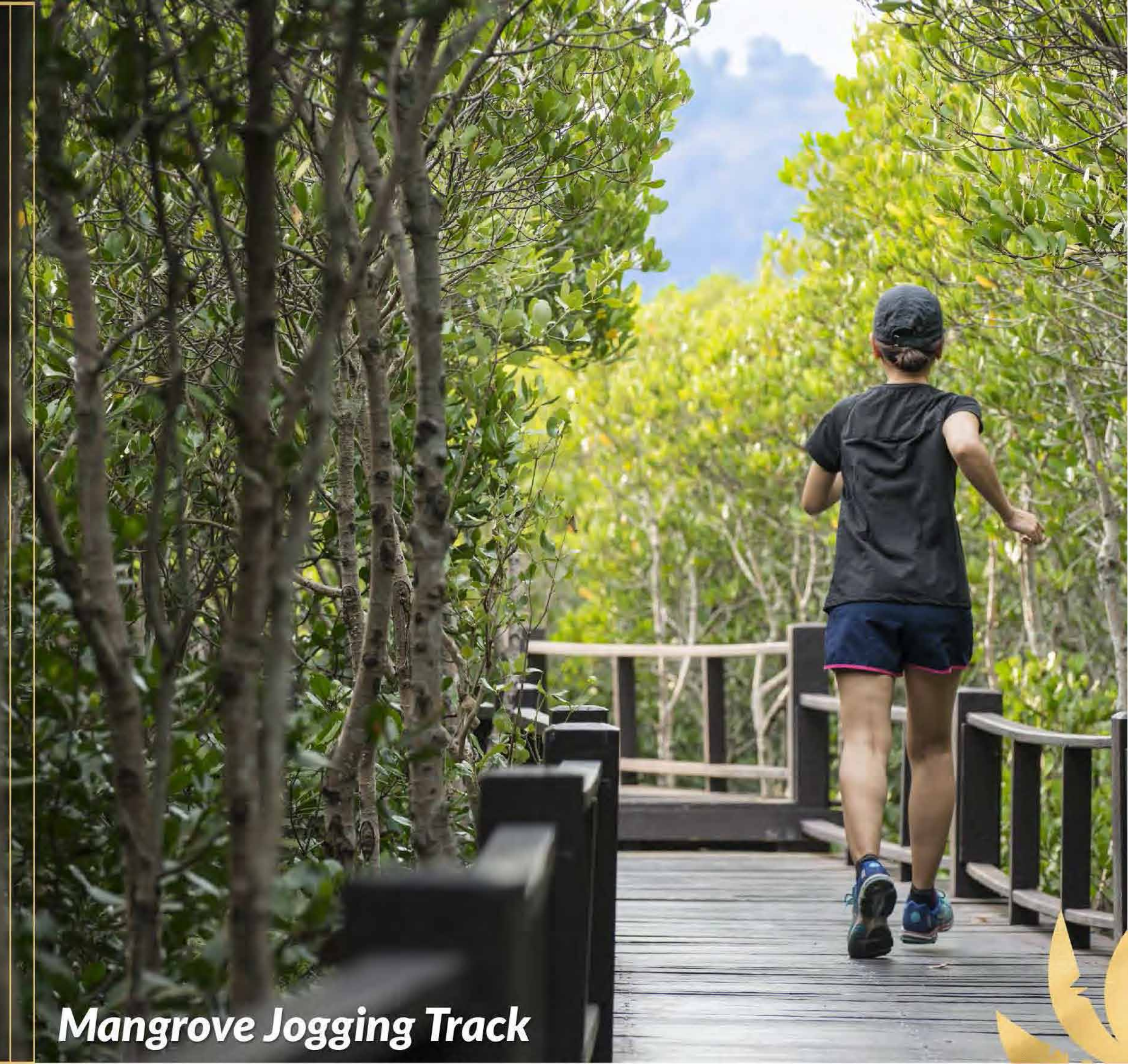
***Pasir Putih Residences***



**Pasir Putih**

RESIDENCES

PANTAI INDAH KAPUK 2



**Mangrove Jogging Track**

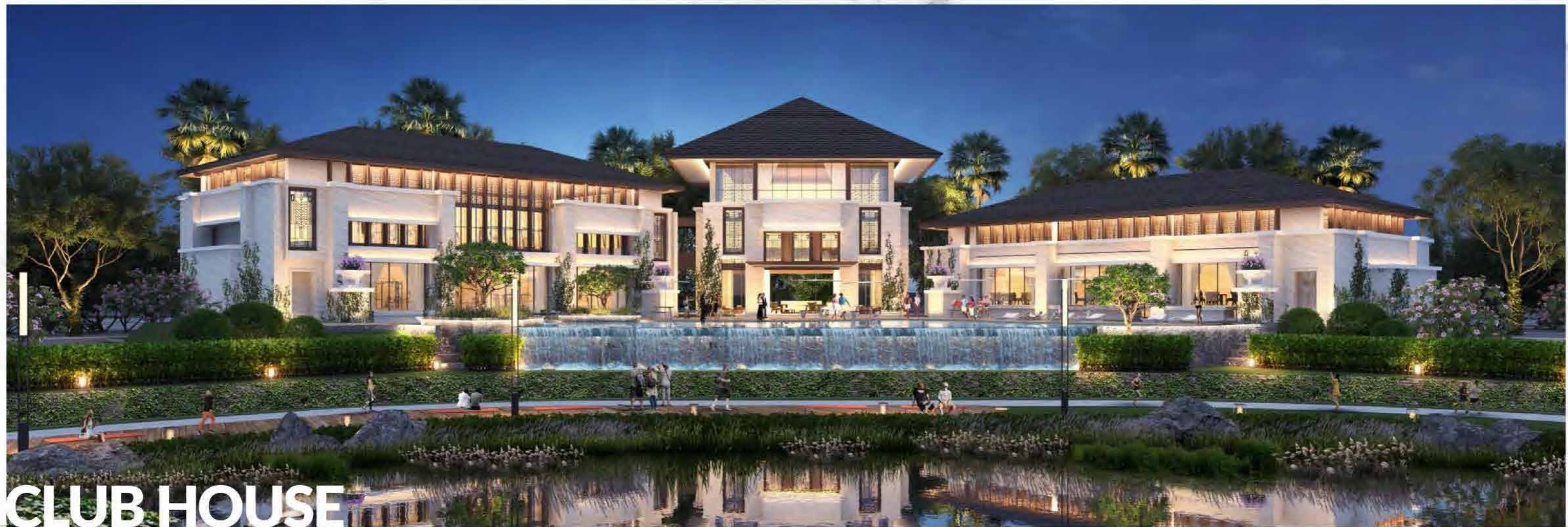




# Fasilitas



**LAKE VIEW**



**CLUB HOUSE**

# Fasilitas



**CLUB HOUSE**



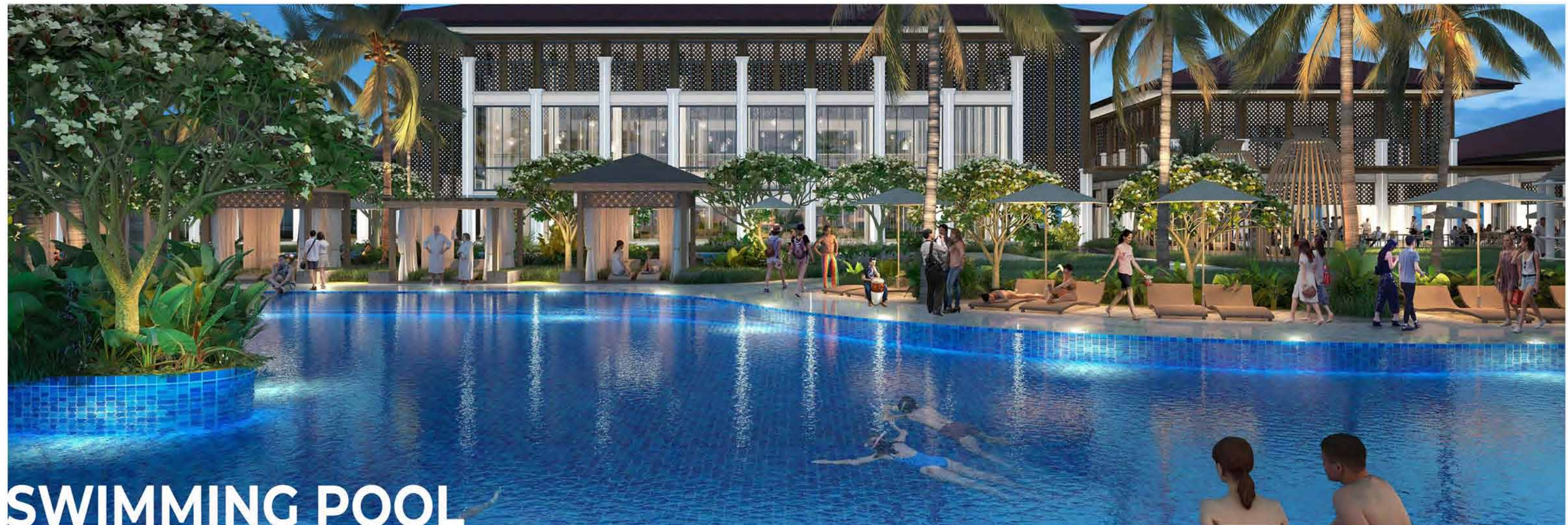
**CLUB HOUSE**



# Fasilitas



SPORT CLUB

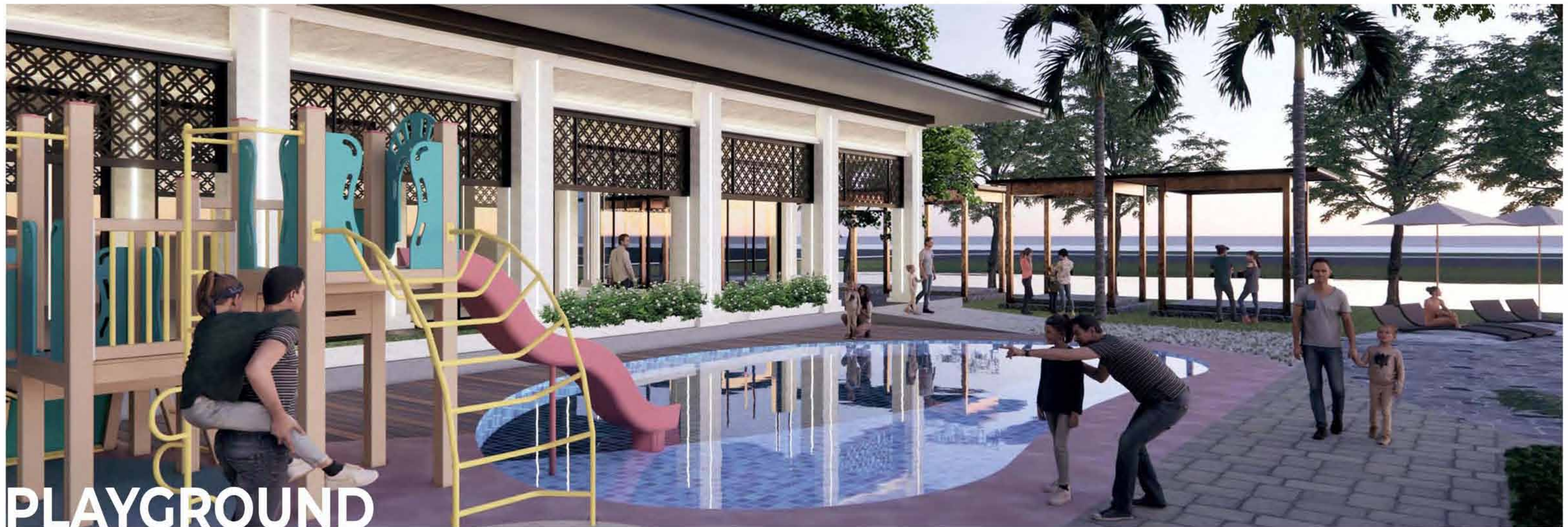


SWIMMING POOL

# Fasilitas



**POOL VIEW GYM STUDIO**



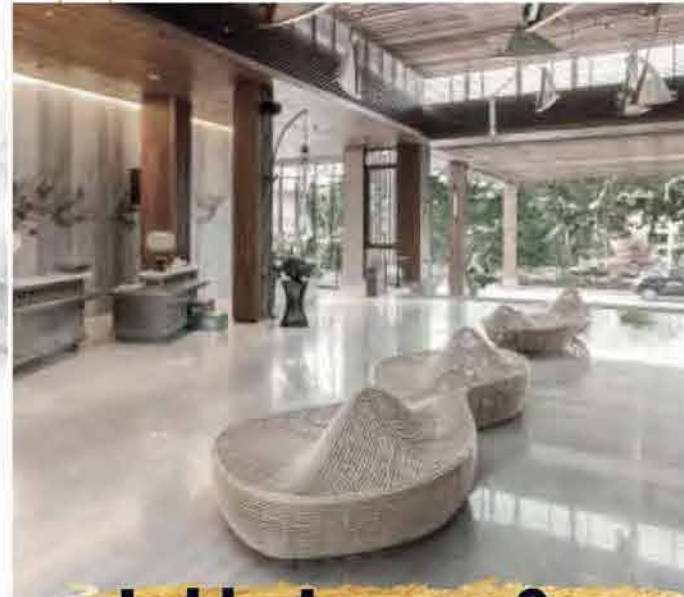
**PLAYGROUND**



**Pasir Putih**

RESIDENCES  
PANTAI INDAH KAPUK 2

## Konsep The Club



**Lobby Lounge & Marketing Gallery**



**Cafe & Restaurant**



**Modern Mini Market**



**Outdoor Alfresco Dining**



**Multifunction Outdoor Lawn**



**Wall Climbing**



**Pasir Putih**

RESIDENCES

PANTAI INDAH KAPUK 2



**Exercise Class**



**Multipurpose Hall**



**Gym**



**Swimming Pool**



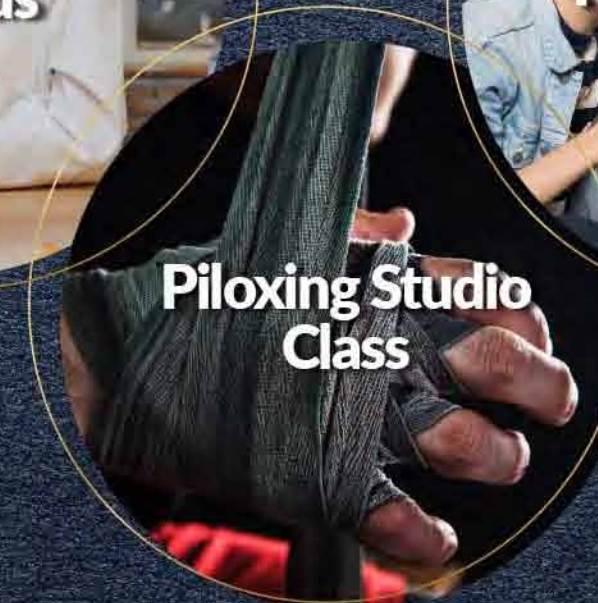
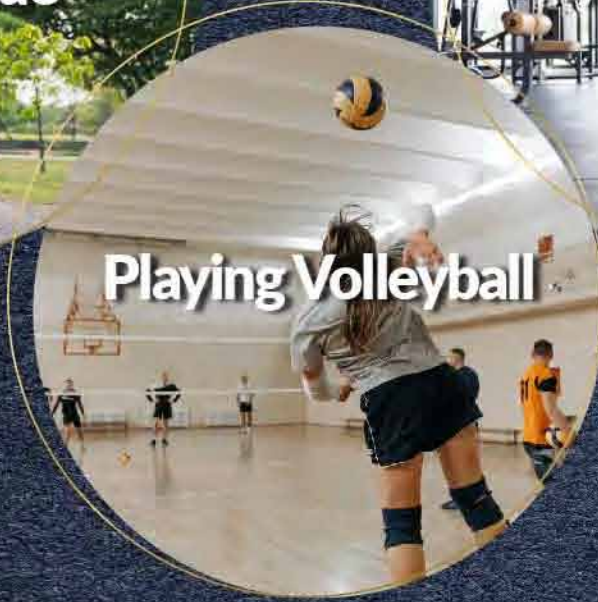
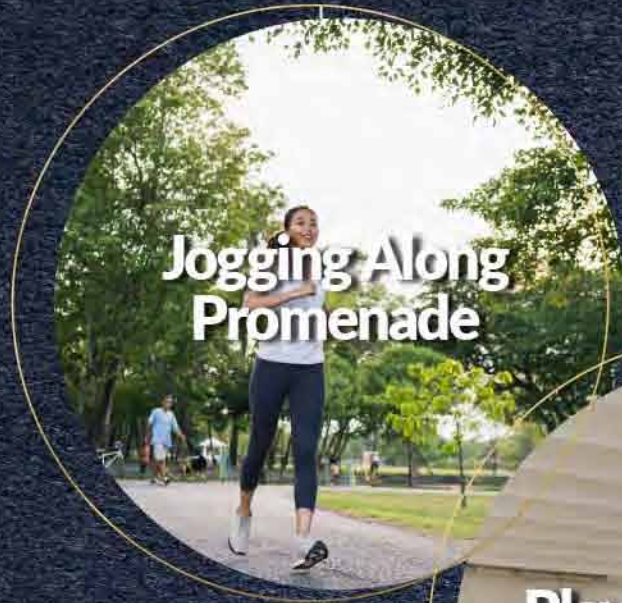
**Spa**



**Kids Playground**



# A Day at **THE** **CLUBHOUSE** for **ELDERS**



9 a.m

12 p.m

4 p.m

8 p.m

# A Day at The CLUBHOUSE for YOUTHS

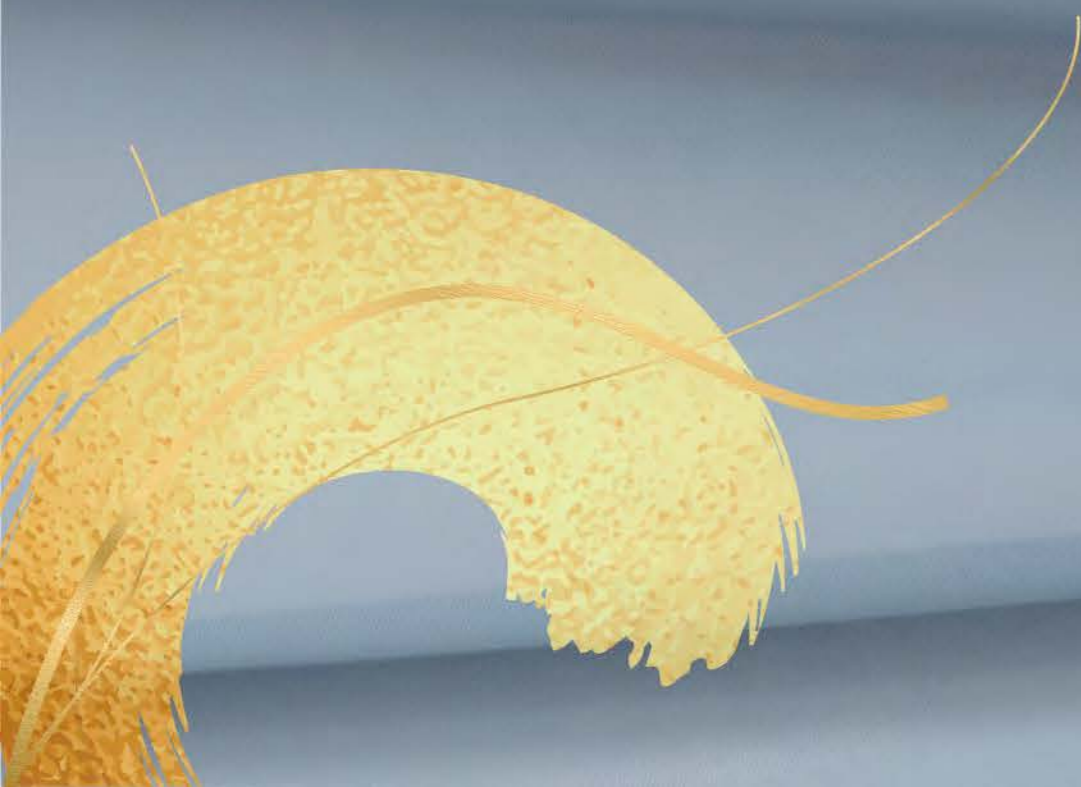


**Pasir Putih**

R E S I D E N C E S  
PANTAI INDAH KAPUK 2

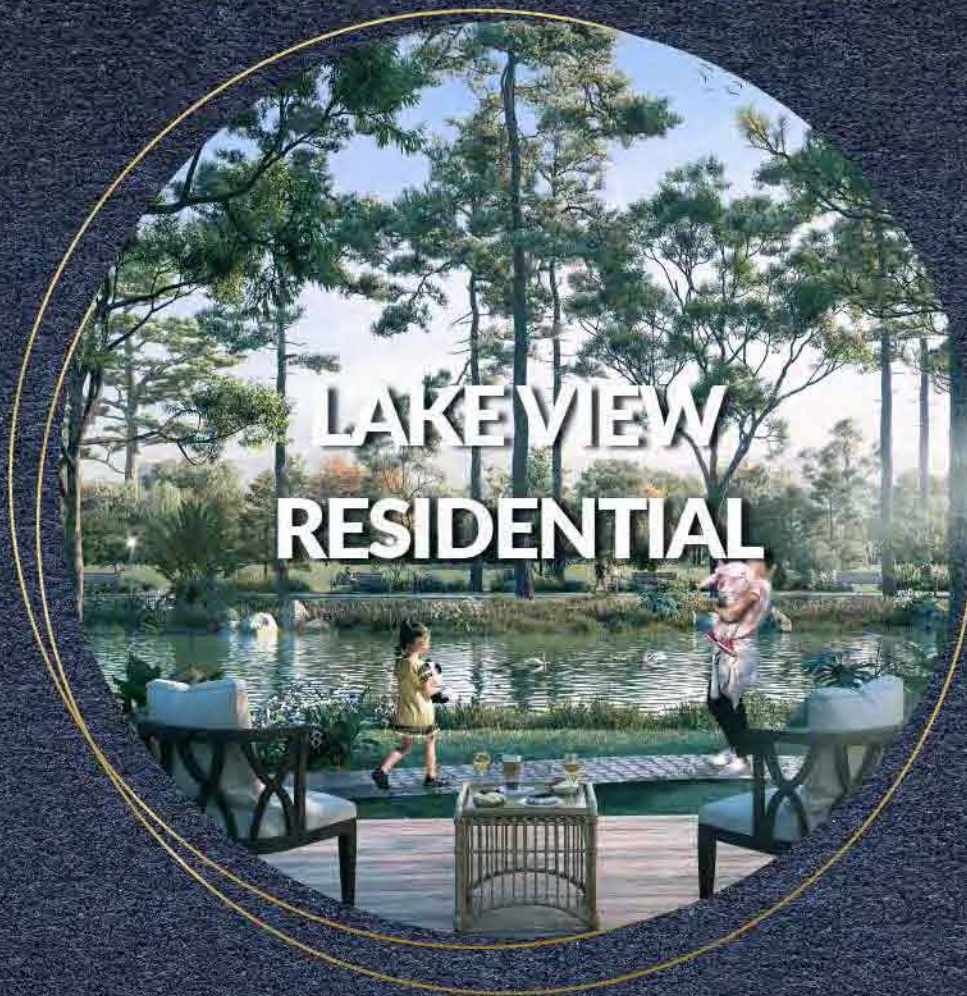
# *Design Concept*

***Kawasan Pasir Putih Dirancang  
Dengan Type & Konsep Berbeda  
Untuk Setiap Cluster***

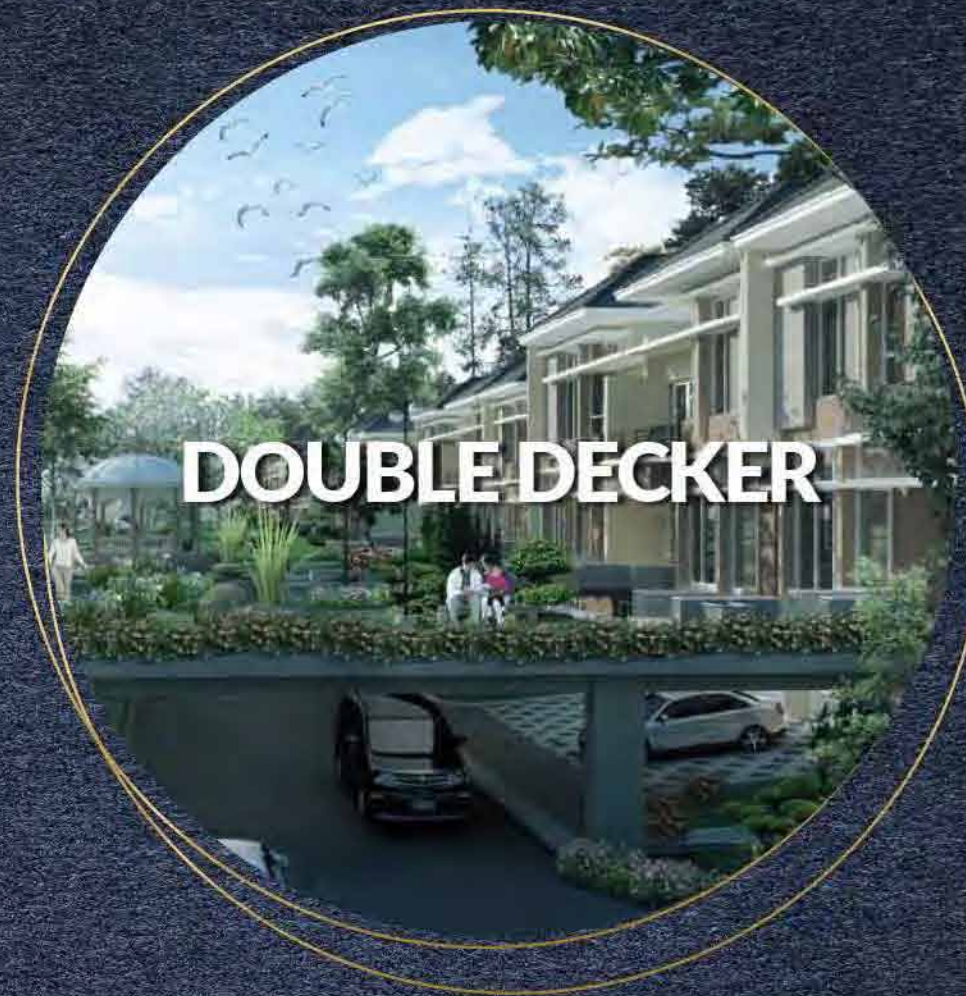




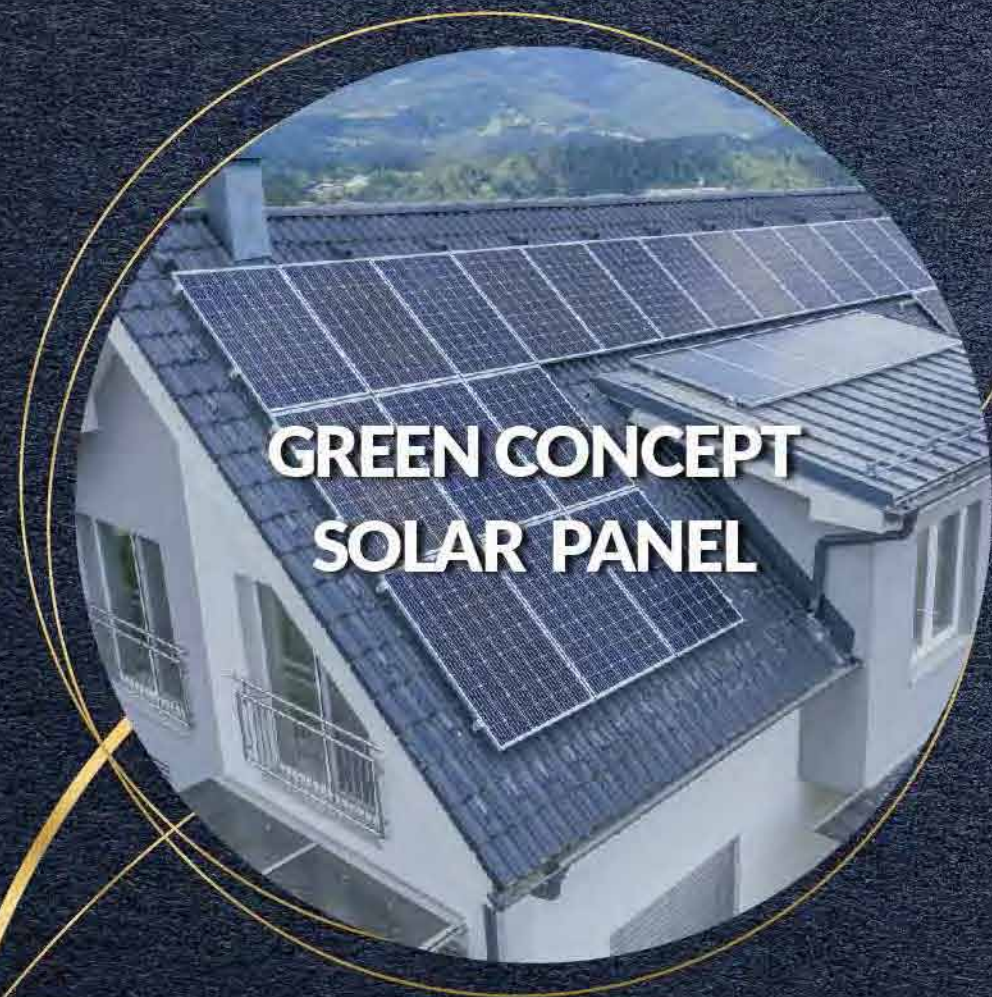
**SMART HOME**



**LAKE VIEW  
RESIDENTIAL**



**DOUBLE DECKER**



**GREEN CONCEPT  
SOLAR PANEL**



**SWIMMING POOL  
BACKYARD**



**LARGE SPACE  
BALCONY**



# Lokasi

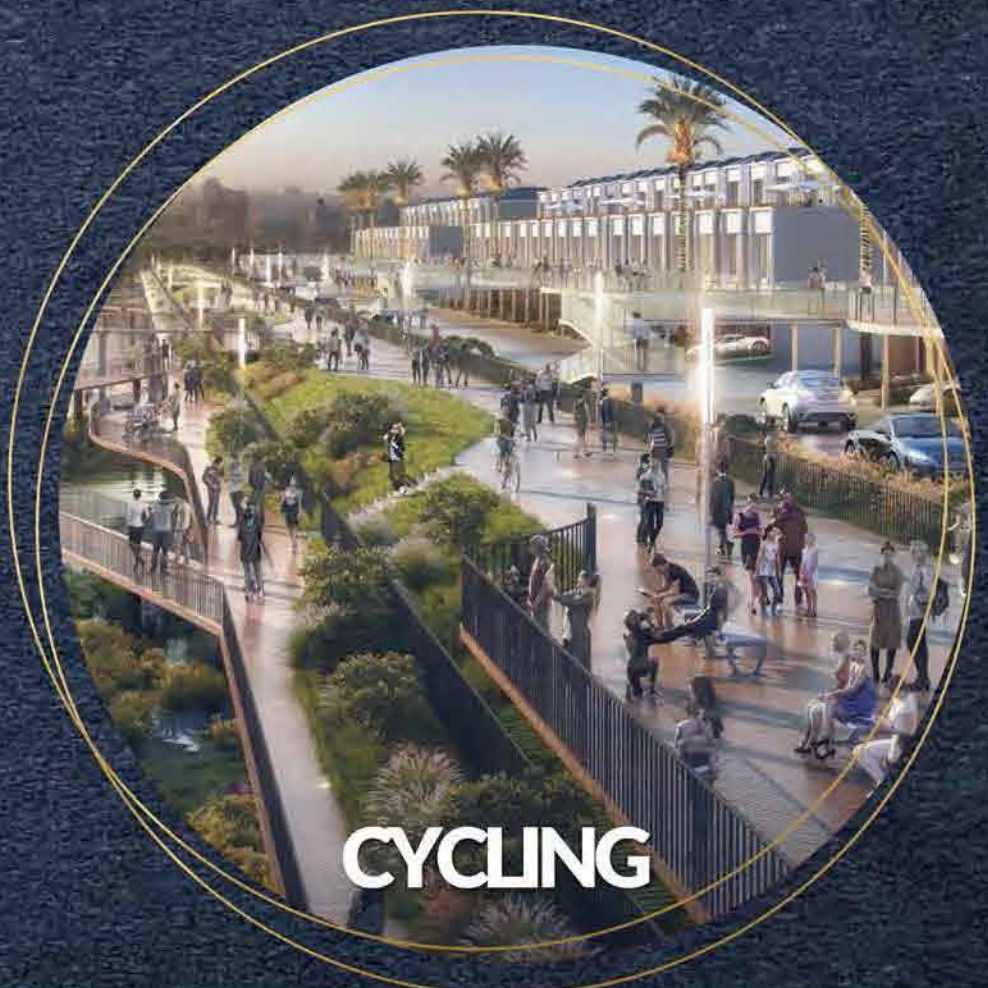
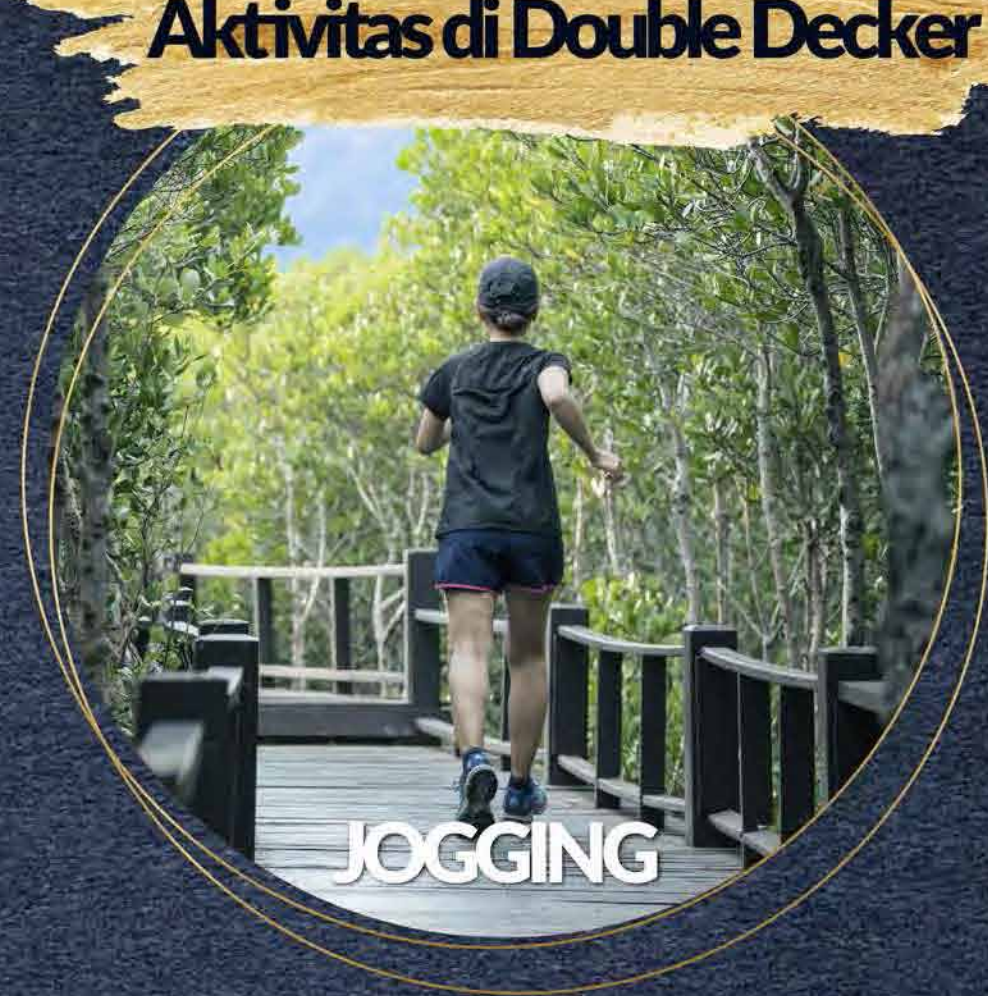
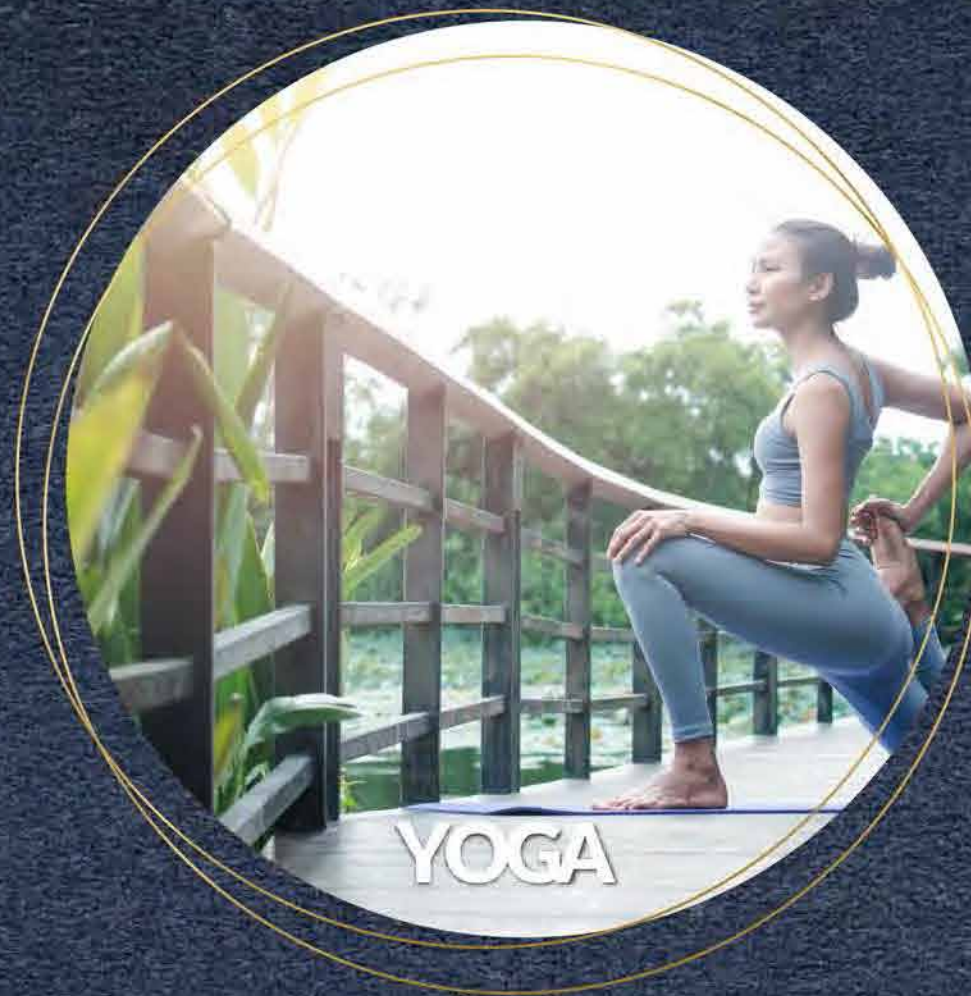
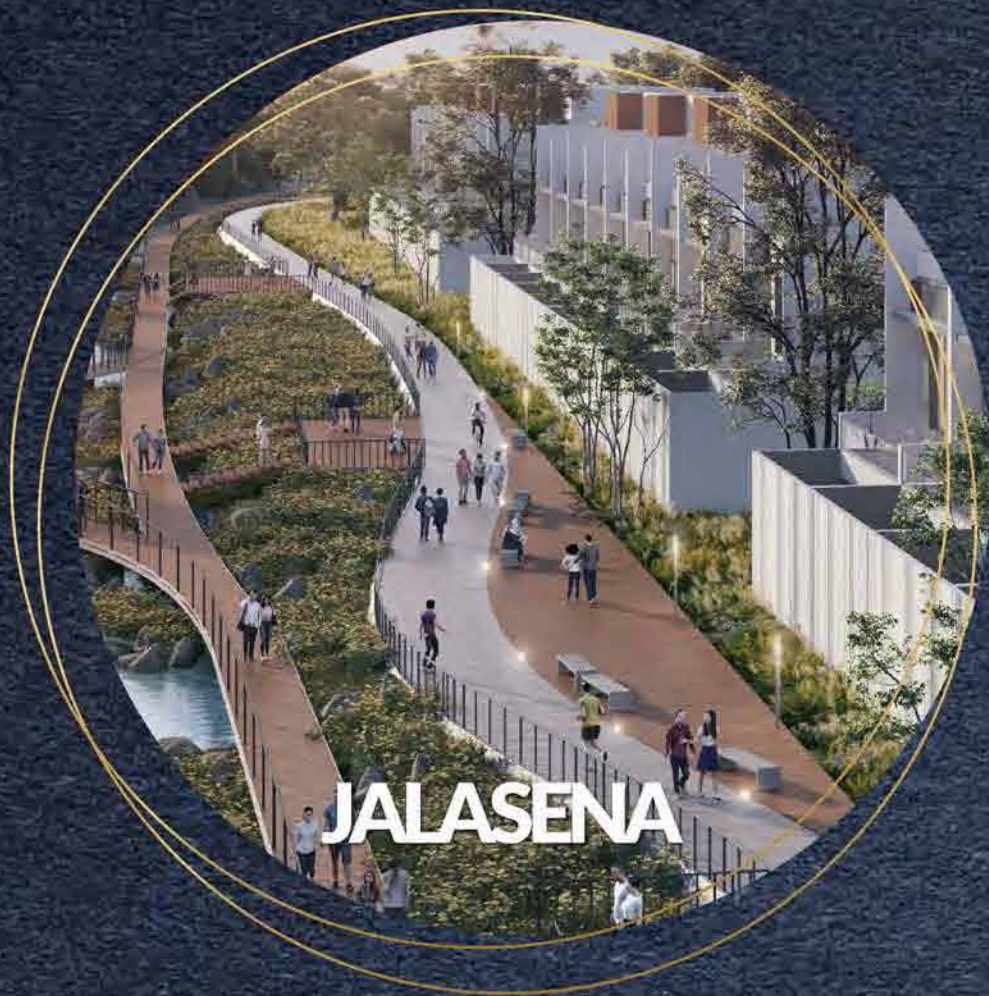
VILLA PASIR PUTIH -  
DOUBLE DECKER





**Pasir Putih**  
PANTAI INDAH KAPUK 2

# Aktivitas di Double Decker





**Pasir Putih**

RESIDENCES

PANTAI INDAH KAPUK 2



***Double Decker Selebar 9 Meter***

# VILLA PASIR PUTIH

## DOUBLE DECKER



**KEYPLAN**



### JUST FOR INFORMATION

Seluruh informasi yang tercantum di lembar ini tidak menjadi bagian dari perjanjian tertulis apapun. Perubahan mayor dan minor dapat terjadi sewaktu-waktu tanpa pemberitahuan terlebih dahulu.





**Pasir Putih**  
RESIDENCES  
PANTAI INDAH KAPUK 2

# Luna

Type 6 x 12.5

LT: 75 m<sup>2</sup>

LB: 150 m<sup>2</sup>

- 3 Bedrooms
- 4 Bathrooms

- 1 Maid Bedroom
- 1 Maid Bathroom



**1<sup>st</sup> Floor**



**2<sup>nd</sup> Floor**



**3<sup>rd</sup> Floor**



**Pasir Putih**  
PANTAI INDAH KAPUK 2

# Type Luna

6 x 12.5





**Pasir Putih**

RESIDENCES  
PANTAI INDAH KAPUK 2

# Oceania

Type 8 x 12.5

LT: 100 m<sup>2</sup>

- 4 Bedrooms
- 4 Bathrooms

LB: 205 m<sup>2</sup>

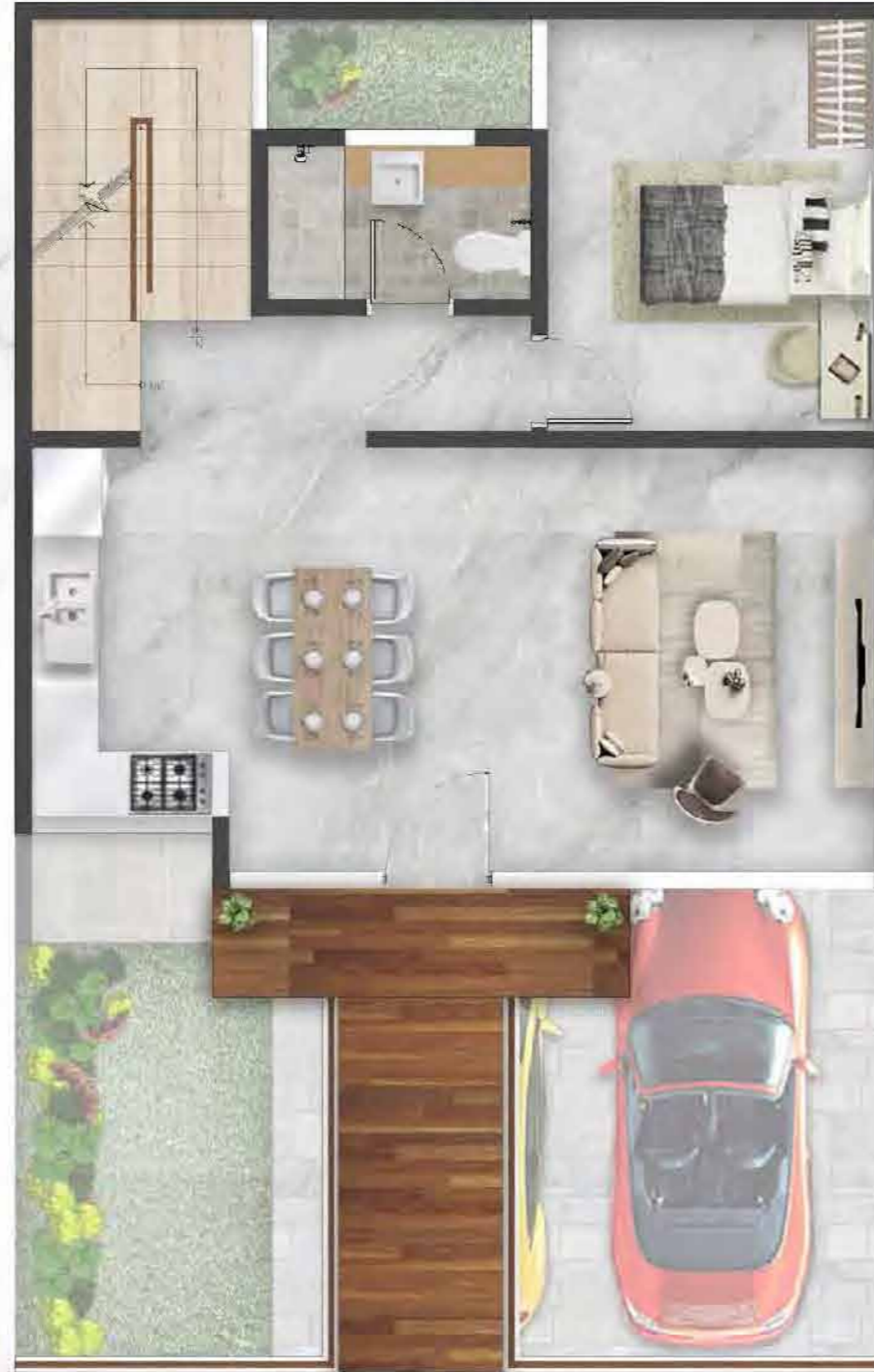
- 1 Maid Bedroom
- 1 Maid Bathroom

8 m

12.5 m



**1<sup>st</sup> Floor**



**2<sup>nd</sup> Floor**



**3<sup>rd</sup> Floor**





**Pasir Putih**  
RESIDENCES  
PANTAI INDAH KABUK 2

# Type Oceania

8 x 12.5





**Pasir Putih**

RESIDENCES  
PANTAI INDAH KAPUK 2

# Caspia

Type 8 x 15

LT: 120 m<sup>2</sup>

LB: 265 m<sup>2</sup>

● 4 Bedrooms

● 1 Maid Bedroom

● 4 Bathrooms

● 1 Maid Bathroom

8 m

15 m



**1<sup>st</sup> Floor**



**2<sup>nd</sup> Floor**



**3<sup>rd</sup> Floor**



**Pasir Putih**  
PANTAL INDAH KAPUK 2

**Type Caspia**  
8 x 15



# Marina

## Type 10 x 20

LT: 200 m<sup>2</sup>

LB: 335 m<sup>2</sup>

- 5 Bedrooms
- 4 Bathrooms

- 1 Maid Bedroom
- 1 Maid Bathroom

10 m

20 m



**1<sup>st</sup> Floor**



**2<sup>nd</sup> Floor**



**3<sup>rd</sup> Floor**



**Pasir Putih**

PANTAL INDAH KAPUK 2

# Type Marina

10 x 20





**Pasir Putih**

RESIDENCES  
PANTAI INDAH KAPUK 2

# Smart Home for Smart People

Setiap unit dilengkapi dengan:



Indoor IP camera



Smart digital lock



IR Control: Magic Cube (TV/AC)



Smart light switch



Smart contact sensor (Door)



Outdoor IP Camera



Smart Gas Detector



Smart Bulb



Air Purifier





**Pasir Putih**

RESIDENCES

PANTAI INDAH KAPUK 2

# SPESIFIKASI

<b>Lantai Utama</b>	<b>: Homogeneous Tile 60x60</b>
<b>Dinding</b>	<b>: Bata plester aci finishing cat</b>
<b>Plafond</b>	<b>: Rangka metal furring, gypsum finishing cat</b>
<b>Atap</b>	<b>: Rangka baja ringan, atap genteng beton</b>
<b>Pintu &amp; Jendela</b>	<b>: - Kusen eksterior alumunium - Kusen interior solid engineering - Pintu solid engineering - Kaca polos</b>
<b>Sanitair</b>	<b>: Ex. Toto atau setara</b>
<b>Listrik</b>	<b>: 4.400 W</b>



**PASAL SANGGAHAN:**

Seluruh informasi yang tercantum di lembar ini tidak menjadi bagian dari perjanjian tertulis apapun. Perubahan mayor dan minor dapat terjadi sewaktu-waktu tanpa pemberitahuan terlebih dahulu.