LAVANYA

RESIDENCES

THE FINEST RESIDENCES IN LANGKAWI

FREEHOLD

starproperty.my AWARDS 2017
MERIT
THE NICHE & UNIQUE AWARD
BEST BOUTIQUE DEVELOPMENT

LAVANYA RESIDENCES
At A Glance

As Langkawi's finest residences, Lavanya Residences welcomes you home to an affluent community of low density living. This freehold private enclave is the ideal choice for your holiday or retirement home or even as a lucrative investment tool.

Signature SUITES

- **90** units of fully furnished serviced apartments
- Built-up sizes from **1,227 sq.ft. to 2,755 sq.ft.**
- Up to 3 parking bays specially crafted for supercars

Vogue SUITES

- **133** units of fully furnished serviced studios
- Built-up sizes from **484 sq.ft. to 1,065 sq.ft.**
- 1 private car park per unit
- Property management services led by an international hotel chain

VILLAS

- **37** units of Villas: Town, Garden, and Premium Villas
- Built-up sizes from **2,237 sq.ft. to 5,482 sq.ft.**
- Each villa comes with a private pool and spacious sundeck

Completed in June 2019



Aerial View of Lavanya Residences

LEGENDARY LANGKAWI
Is Yours To Discover

As South East Asia's first ever UNESCO Geopark[1], Langkawi is a geologic wonder of tropical treasures. This international island destination receives approximately 3.6 million tourist arrivals with 2.4 million local visitors and 1.2 million international visitors per year[2].

ISLAND HIGHLIGHTS

- Langkawi International Airport received the "Highly Commended" recognition in the "Under 4 Million Passengers" category at the Routes Asia 2019 Marketing Awards in Cebu, The Philippines[3]
- RM9 billion target in Langkawi's tourism revenue by 2020 with latest expansion at the Langkawi International Airport[4]
- Langkawi's duty-free status since 1987 has cemented the island's position as must-visit tourist destination[5]
- Several premium luxury hotels and resorts boast occupancy rates of 75% to 95%[5]
- Langkawi is the 6th hottest tourist destination for 2017, as voted by International Vogue Magazine[2]



Sources:
1. Official Website of UNESCO, List of UNESCO Global Geoparks (UGGp)
2. Where2 Magazine 2017, LADA CEO shares Langkawi Vision
3. The Star Online 2019, Airport operator wins award in Cebu
4. New Straits Times 2019, Langkawi tourism revenue to reach RM9b by 2020
5. EdgeProp 2016, Langkawi remains a tourist magnet



Artist Impression of Mövenpick Suites Langkawi

A SCENIC SANCTUARY
Of Serenity

Amidst the low density living environment, rest and relaxation comes easily as the recreational facilities offer a variety of delightful choices.

LIFESTYLE FACILITIES

- Swimming Pool
- Jacuzzi
- Saunas
- Gym
- Landscaped Garden
- Children's Playground

ESSENTIAL SERVICES

- 24-Hour CCTV Surveillance
- 24-Hour Security Guard
- Card Access Service
- Buggy Service
- Hospitality Services
- Property Management Services



Artist's Impression of Reception Area



Artist's Impression of Lounge Area

Signature SUITES

SPACES OF Sophistication

Generously proportioned in space and style, the living spaces of Signature Suites offers luxurious comfort that makes living and relaxing a real pleasure.



Artist's Impression of Dining and Kitchen Areas



Artist's Impression of Living and Dining Areas



Artist's Impression of Living and Dining Areas

Vogue SUITES

INDULGENT RETREAT

Designed as a stylish sanctuary, the living spaces here sets the perfect tone to rest relax and indulge to the heart's content.



Artist's Impression of ResortInspired Living Spaces



Artist's Impression of ResortInspired Living Spaces

RIYAZ

HOTELS & RESORTS

THE INNOVATIVE HOSPITALITY
Partner of Choice

RIYAZ International's formerly known as RIYAZ Group was founded with a desire to explore the world of hospitality, and a determination to push its boundaries. Today, we are an award-winning global company with a portfolio that spans across multiple industries. Established in 2008, the Group began with the management of hotels, and has since expanded our expertise to include food and beverage, tours & travels and development sectors of the hospitality industry.

A hotel management company, an essential partner in the successful development and operation of a hotel. We specialize in overseeing the entire lifecycle of a hotel project, from conception to completion and beyond. As the hospitality industry is constantly evolving to meet the changing needs and expectations of travellers, we research consumer trends and market needs to stay relevant in this technological revolution of these times. We emphasize on unique and creative concept development that is custom made to the specific area and includes local cultural and design elements. Every detail is thoroughly evaluated, from amenities to service concepts. We are a full-service hospitality management company, and we provide a wide range of operational expertise, industry knowledge and departmental specialisations that create unparalleled guest satisfaction and overall property performance

THE RIYAZ LAVANYA LANGKAWI

dash RESORT LANGKAWI

dash BOX HOTEL CYBERJAYA

the pure by RIYAZ

TAN'YAA by RIYAZ

Vivids HOTEL

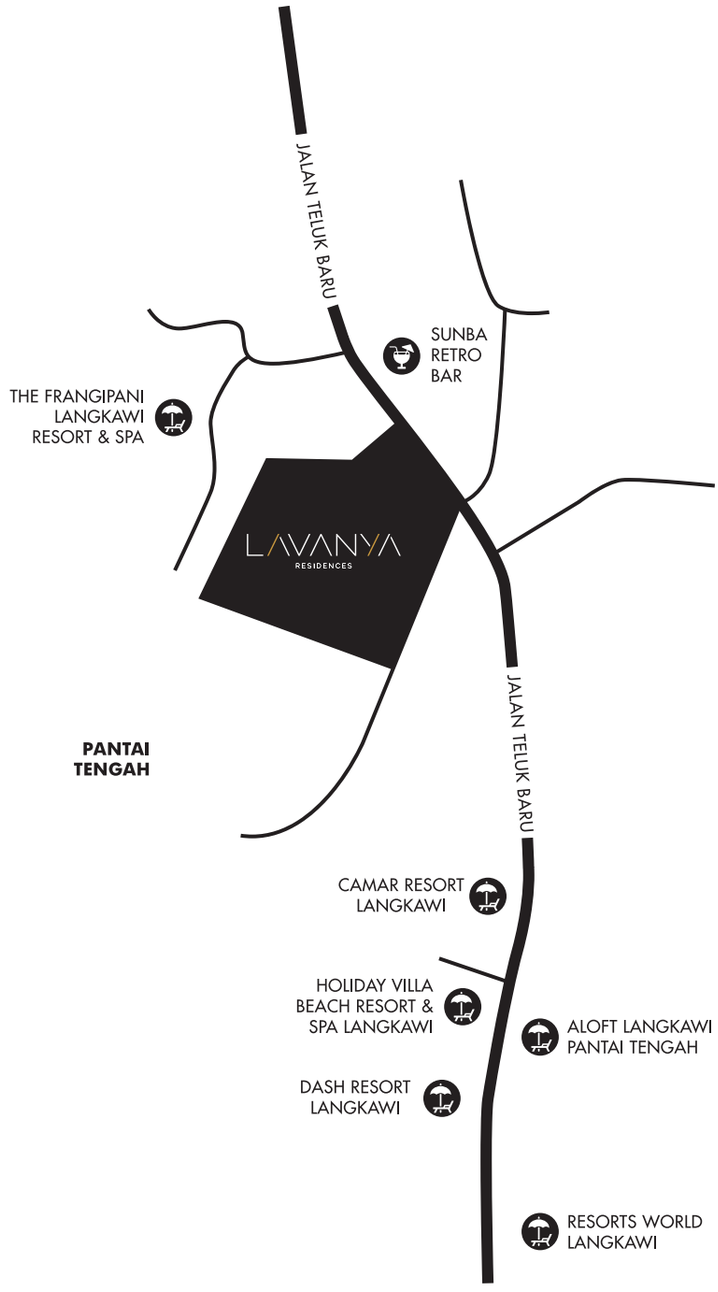
- DASH BOX HOTEL CYBERJAYA
- DASH RESORT LANGKAWI
- THE RIYAZ LAVANYA LANGKAWI
- TAN'YAA HOTEL CYBERJAYA
- THE PURE BY RIYAZ
- **VIVIDS HOTEL**



The RIYAZ Lavanya Langkawi

TRANSFORMING DISTANCE
Into Destination

Nestled on the sandy shores of Pantai Tengah and just a few steps away from Langkawi's most happening tourist hotspot of Pantai Cenang, Lavanya Residences stands tall and proud with its enviable location of utmost privacy and endless convenience.



GET IN TOUCH WITH US TODAY

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www.lavanya-residences.com.my

KOBAY
PROPERTY DEVELOPMENT GROUP

LD GLOBAL SDN BHD (518757-T) (Wholly-owned subsidiary of KOBAY TECHNOLOGY BHD)

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