



# CITRALAKE VILLA

A Truly Lakefront Villa

FINEHOMES  
signature





"Pantai" by Hendra Gunawan



*We are pleased to introduce*

## 28 TRULY LAKEFRONT VILLAS

*FineHomes Signature by Ciputra Group*



**SITEPLAN**

Total development area 5800 sqm

- 9x15
- 9x14.5
- 9x17
- 9x18
- 11x14.5 (9x14.5 Hook)
- 11x15 (9x15 Hook)
- Irregular



**MASTER BEDROOM**

Ascending to the second floor, you are always awed by the lavish nuance of your very own master bedroom.



**WORKING AREA**

The working area is your haven for productivity and focus, giving you the peacefulness needed to work from home.

Floor Plan  
**STANDARD TYPE**  
9x15

Land Area 135 sqm  
Building Area 336 sqm



Floor Plan  
**HOOK TYPE**  
11x15

Land Area 165 sqm  
Building Area 336 sqm



4+1 4+1 4

Disclaimer: While every effort has been made to ensure the accuracy of the information herein at the time of press, the developer and our agents make no warranty, representation or undertaking whether expressed or implied, nor does it assume any legal liability, whether direct or indirect, or responsibility for the accuracy, completeness or usefulness of any information. The information herein is subject to change and does not form part of any offer contract. All layout are not to scale and all illustration are artist impressions only.



### GREEN OPEN SPACE

Venturing to the green open space, you soak up the serenity of nature and take a moment to appreciate the quite beauty ahead of you.



### THE FACADE

Boasting a modern and elegant design, the façade of your home immediately captures the attention of anyone who passes by.

### PREMIUM SMART-HOME SYSTEM FOR HIGH QUALITY LIVING

Cutting-edge technology that enhance your wellbeing, secure home safety, and optimize energy efficiency.



#### Connectivity & Control

Routers / Access Point



#### Energy Efficiency

Smart Switches, Smart Plugs, Solar Panel, Solar Water Heater



#### Safety & Security

Smart Door Lock, Video Intercom, Alarm, Panic Button, CCTV



#### Comfort & Health

Nanoe X Air Conditioner



#### Fresh Air System

## BUILDING SPECIFICATIONS

<b>Foundation</b>	Mini Pile	<b>Floor</b>		<b>Window</b>	Aluminium Frame with Low-E Glass
<b>Structure</b>	Reinforced Concrete	<b>Carpet &amp; Entrance</b>	Ceramic Tile	<b>Sanitary</b>	TOTO
<b>Roof</b>	Lightweight Steel with Bitumen Slugging, Concrete Flat Roof (TOYOTA Housing System)	<b>Terace</b>	Stoned Stone Tile	<b>Lift</b>	SCHINDLER
<b>Ceiling</b>	Painted Gypsum Board	<b>Main Floor</b>	Stoned Stone Tile	<b>Electricity</b>	11,000 VA
<b>Exterior Wall</b>	Plastered Paint Stone & Wood Artificial Cladding	<b>Service</b>	Granite	<b>Water</b>	WTP
<b>Interior Wall</b>		<b>Master Bedroom</b>	Laminate Flooring	<b>Features</b>	Smart Home System (Smart Door Lock, Video Intercom, CCTV, Panic Button, Alarm, Smart Plug, Smart Switch, IR Remote)
<b>Guest Hall</b>	Plastered Paint	<b>Guest Bedroom</b>	Laminate Flooring		Solar Panel
<b>Master Bedroom</b>	Marble with Mosaic Tile Accent	<b>Kids Bedroom</b>	Laminate Flooring		Solar Water Heater
<b>Guest Bedroom</b>	Stoned Stone Tile	<b>Master Bathroom</b>	Marble with Homogenous Tile Accent		Potable Water
<b>Kids Bedroom</b>	Homogenous Tile	<b>Guest Bathroom</b>	Stoned Stone Tile with Homogenous Tile Accent		AC Split (PANASONIC CAMS) for All Bedrooms except Service Room
<b>Service</b>	Ceramic Tile	<b>Kids Bathroom</b>	Stoned Stone Tile with Homogenous Tile Accent		AC Split Duct (PANASONIC CAMS) for Living and Dining Room
		<b>Balancey</b>	Homogenous Tile		Kitchen Set for Dry and Wet Kitchen
		<b>Service &amp; Garage</b>	Ceramic Tile		Vanity Cabinet for All Bathroom except Service Room
		<b>Door</b>			
		<b>Main Entrance</b>	Engineered Wood		
		<b>Entrance</b>	Engineered Wood		

## PARTNERS



HADIVINCENT  
Architecture Consultant



GRAHACIPTA HADIPRANA  
Design Consultant



PANASONIC  
Smart Home System



SCHINDLER  
Home Lift



PANASONIC CAMS  
Air Conditioner



TOYOTA HOUSING  
Roofing System



TOTO  
Sanitary



YKK  
Aluminium



## MARKETING GALLERY

Jl. Boulevard Citra 6, CitraGarden City, Jakarta Barat



[www.citralakevilla.com](http://www.citralakevilla.com)

  
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