Press Release
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For Immediate Release

S P SETIA TO UNVEIL RM75.43M GDV OF FERROUS FINALE HOMES IN ALAM IMPIAN'S INDUSTRIAL ARTS PRECINCT

SHAH ALAM – S P Setia Bhd ("Setia" or "the Group") will launch 70 units of its Ferrous Finale double-storey terrace homes with a cumulative Gross Development Value (GDV) of RM75.43 million in Alam Impian here on 18 April 2026.

True to its name, Ferrous Finale is the final phase of Ferrous, a series of freehold double storey terrace homes in the thematic Industrial Arts Precinct of the 1,235-acre Alam Impian township.

Ferrous Finale's intermediate lots are sized at 22' x 70' with built-up areas of 1,952 sq ft. End lots and corner units are sized at 24' x 70' with larger built-up areas of 2,161 sq ft, allowing for the addition of a powder room on the ground floor. Ferrous Finale unit prices range from RM986,800 to RM1.55 million.

Datuk Yuslina Mohd Yunus, Chief Operating Officer of Setia, said, "Alam Impian represents Setia's long-term commitment to creating well-planned, liveable townships that integrate design, community and functionality. As one of the largest freehold townships in Shah Alam, it has been thoughtfully shaped around arts-inspired living, supported by seven distinct landscape precincts and approximately 200 acres of interconnected parks, green spaces and water bodies. This framework reflects our belief that sustainable urban environments must prioritise both quality of life and long-term value for residents.

"Within this context, the Industrial Arts Precinct stands out as a defining component of the township, and Ferrous Finale marks the culmination of a highly successful residential series. With all three earlier Ferrous phases fully taken up, this final release underscores the strong and consistent demand for homes that offer character, connectivity and proximity to established amenities. Residents benefit from immediate access to the LakePoint Complex including the award-winning LakePoint Park, the private LakePoint Club and LakePoint Central's retail offerings reinforcing Alam Impian's position as a mature and self-sustaining community.

"As we move forward, developments like Ferrous Finale reflect Setia's broader focus on delivering enduring townships that continue to evolve with residents' changing needs, while remaining anchored by thoughtful planning, distinctive identity and responsible development principles," she said.

In line with Setia's commitment to building sustainable communities, Ferrous Finale homes will feature Setia eGreenLiving elements such as smart locks, green switches, solar PV, and Box 366 for contactless deliveries.

Residents also have access to major retail, educational, and recreational facilities within Alam Impian, with LakePoint Club offering membership access to a swimming pool, badminton court, futsal court, games room, studio, gymnasium, sauna and 1,000-person ballroom for functions.

LakePoint Central houses the Urban Marketplace grocery store, a selection of F&B offerings, a Mr. DIY outlet, and several neighbourhood shops to fulfil residents' daily retail needs. In addition, big box retail brands are located within 8km from Alam Impian, including AEON BiG, Econsave Hypermarket, Mydin Mart Sri Muda, Giant Hypermarket, NSK Trade City, and at SACC Mall.

Eaton International School sits within the Alam Impian township, while SK Seksyen 24 and SMK Seksyen 24 are located approximately 5km away. Ferrous Finale is also within short driving distance of healthcare facilities including KPJ Selangor Specialist Hospital (6.4km) and AVISENA Specialist Hospital (8km).

The Alam Impian township has strong road connectivity, with access to Lebuhraya Kemuning Shah Alam (LKSA), Lebuhraya Shah Alam (KESAS), the Federal Highway, as well as the upcoming West Coast Expressway (WCE).

Homebuyers can enjoy added incentives under Setia's special Raya sales campaign, running from 16 March to 30 April. Under *Rezeki Bonanza*, purchasers who book a Setia home during the campaign period and sign the Sales and Purchase Agreement (SPA) within 30 days will receive RM4,000 per unit. In addition, *Kawan Bawa Kawan* rewards Citizen Setia (existing Setia homeowners) with a RM3,000 referral fee per unit for every successful referral.

For more information, unit viewing appointments and sales enquiries, visit LakePoint Gallerie in Alam Impian, log on to https://spsetia.com/property/setia-alam-impian/ or call +603 5162 7600.

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