PPD to roll out two new phases of Perak's Bandar Tasik Amanjaya, worth RM120m

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KUALA LUMPUR (Oct 2): Putrajaya Perdana Development Sdn Bhd (PPD) will roll out two new phases from the first component of the Bandar Tasik Amanjaya (BTA) project this year, with a collective gross development value of RM120 million.

PPD, through its wholly-owned subsidiary Ipoh City Development Sdn Bhd, is partnering with Perak state-owned enterprise Mentri Besar Incorporated Perak(MB Inc.), to undertake the first component of the Bandar Tasik Amanjaya (BTA) mixed development located in Tronoh, Perak.

The project, situated on a tract of land measuring 1,476 acres belonging to MB Inc., has five components with a GDV of RM6 billion. The first component has 13 phases, which are expected to be completed in the next 10 to 15 years. The launch of the first two phases of the first component — which will see a GDV of RM50 million and RM70 million respectively — will be held on Oct 9, said PPD Chief Executive Officer (CEO) Ahmad Ridzal Ahmad.

Phase One entails 238 units of affordable double terrace houses, with a built up area of 1,200 sq ft. The units are priced between RM207,000 and RM359,000 each and scheduled to be completed in Oct 2016.

Phase Two is a Retirement Village targeting retired people and will hv 96 apartment units and 104 semi-detached units, which will be priced between RM200,000 and RM400,000.

"We will launch Phase 3A and 6A of Bandar Tasik Amanjaya next year," Ahmad Ridzal told The Edge Financial Daily, after a media briefing on the project.

Phase 3A comprises 200 units of double-storey terrace, while Phase 6A entails 78 units semi-detached house.

However, he said the company has yet to calculate the GDV for these two phases, adding that PPD has the leeway to decide whether to launch more phases next year, as it has 10-15 years to complete the project.

Ahmad Ridzal also pointed that the project will be funded internally as well as from bank loans, but declined to reveal the ratio.

Apart from the Perak project, for the last quarter of this year, PPD will launch two other projects in Prescint 16, Putrajaya. These, coupled with a project that was launched in May, is expected to bring in RM400 million in GDV.

Meanwhile, MB Inc CEO Datuk Aminudin Hashim said BTA — which is based on the concept of sustainability, livability and identity — will help Perak "come back" to its glory days, before the collapse of the tin mine industry in 1985.

The project will also look at incorporating green energy such as hydro power and solar energy, in the latter phase of the development, he added.