



SUNRISE
 MOHAMMAD ALI
Premium Residence
 Experience Condominium Living.

PREMIUM CONDO

Adjacent to Sector-10, Uttara, Dhaka-1230.



ONE

WHERE PRESTIGE
MEETS AFFORDABILITY

The collage features three distinct images. The top left is a close-up of a green leaf with prominent orange veins. The top right shows the word 'WELCOME' in large, white, sans-serif capital letters, with a wireframe globe graphic to its right. The bottom image is a night aerial view of the Sunrise Apartments building, a modern high-rise with a rooftop pool and surrounding greenery. The building is illuminated, and the surrounding area includes a road and trees.

OUR PROJECT LOCATION MAP

Page | 02

Page | 04

1ST FLOOR

- Swimming Pool
- Family Programme Stage
- BBQ Zone
- Basketball Court
- Walkway at Roof
- Reading Room
- Meeting Room
- Breakfast Room
- Bicycle Station
- Bicycle Store
- Bicycle Corner
- Library

T ROOF

Double Height Reception Lobby

Page | 08

Swimming pool

Page 112

Condominium
Facilities Floor

**1ST
FLOOR PLAN**

Page 190

1655 SFT.
 TYPE B - 2ND FLOOR TO 11TH FLOOR

The floor plan for Type B is a rectangular layout. It features three bedrooms: one on the left (12'0" x 12'0"), one in the top right (12'0" x 12'0"), and one in the bottom right (12'0" x 12'0"). The central area contains a living room (12'0" x 12'0") with a fireplace, a dining area (12'0" x 12'0") with a table and chairs, and a kitchen (12'0" x 12'0") with a sink and stove. A central hallway provides access to the bedrooms and a bathroom. The plan also includes a balcony (12'0" x 12'0") and a storage area (12'0" x 12'0").

[illegible]

2203 SFT.

TOWER 1, TYPE 1B

2ND FLOOR TO 11TH FLOOR

PAGE 124

1720 SFT.
TOWER 1, TYPE 1
2ND FLOOR TO 11TH FLOOR

Page | 26

TOWER 1, TYPE F
2ND FLOOR TO 11TH FLOOR

KAY PLAN →

2007 SFT.
TOWER 2, TYPE G
1ST FLOOR TO 9TH FLOOR

Page 128

Page 130

1842 SFT.
TOWER 2, TYPE 1
1ST FLOOR TO 9TH FLOOR

Architectural drawings of the 1st floor of Tower 2, Type 1. The top drawing is a plan view showing a large central hall (1842 SFT.) with a staircase, elevator, and various rooms including a swimming pool, gym, and library. The bottom drawing is a section view showing the building's profile and internal structure.

[illegible][illegible]

WINDMILLS
 Windmills are machines used for mechanical generation of the following:
 1. Mechanical energy
 2. Electric energy
 3. Hydraulic energy
 4. Kinetic energy of different forms or stored energy.

WINDMILL
 A windmill is a machine used for generating electricity from wind.

FLUORESCENCE
 Fluorescence is the emission of light by a substance that has absorbed light or other electromagnetic radiation of a shorter wavelength than that of the emitted light.

FLUORESCENT LAMP
 A fluorescent lamp is a low-voltage gas-discharge tube that contains a small amount of mercury and a phosphor coating. When the lamp is energized by an electric discharge, the mercury vapor emits ultraviolet light, which causes the phosphor to fluoresce and emit visible light.

PAYMENT (PENDING)
 Payment pending is a term used in business and banking to indicate that a payment has been made but is not yet due. It is often used in the context of a loan or a bill of exchange.

PAID
 Paid is a term used in business and banking to indicate that a payment has been made in full. It is often used in the context of a loan or a bill of exchange.

AUTOMOBILE LITIGATION
 Automobile litigation is a legal dispute involving a motor vehicle. It can involve a variety of issues, including accidents, insurance claims, and ownership disputes.

MAINTENANCE
 Maintenance is the process of keeping a machine or system in good working order. It involves regular inspection, cleaning, and repair of parts.

CONCRETE
 Concrete is a composite material made of cement, sand, and gravel. It is used in a wide variety of construction applications, including foundations, walls, and floors.

REPAIR
 Repair is the process of restoring a machine or system to its original state. It involves identifying the problem, diagnosing the cause, and replacing or repairing the damaged parts.

ELECTRICITY
 Electricity is a form of energy that is produced by the flow of electric charge. It is used in a wide variety of applications, including lighting, heating, and power generation.

WATER
 Water is a chemical compound consisting of two hydrogen atoms and one oxygen atom. It is essential for life and is used in a wide variety of applications, including drinking, irrigation, and industrial processes.

PAINTING
 Painting is the process of applying a layer of paint to a surface. It is used to protect surfaces from weathering and to improve their appearance.

PAINTING FACILITY
 A painting facility is a place where painting is done. It can be a dedicated facility or a part of a larger industrial or commercial building.

PAINT INTERIOR
 Paint interior refers to the process of painting the inside of a building. It involves preparing the surfaces, choosing the right paint, and applying it in a way that provides a long-lasting finish.



SUNRISE
APARTMENTS LTD.
Deliver us. Ideally.



CORPORATE OFFICE:
 Gordon Valley Mall, House # 2 on Plot E-13 (1st Floor)
 Gurgaon - Gurgaon
 Avenue Sec-29, G-4, Udaan, Gurgaon-122009

+91 0173 841 977
 +91 0173 873 944

sunriseapartments@rediffmail.com





E-mail: sunriseapartments.hdp@gmail.com
www.sunriseap.com

"Sunrise Apartments Ltd. our life is single yet powerful" rising dreams into reality. We strive to create exceptional living spaces that embody innovation, quality, and dedication. Our vision is to not just build the real estate industry, redefining urban living with excellence.

Introducing our latest achievement, the **"Sunrise Mohammad Ali Premium Residence"** in Udaan.

Our team of architects and designers has meticulously designed these apartments to maximize natural light, optimize space, and incorporate sustainable living. The result is a space that offers comfort and luxury while harmonizing with nature.

With its "Sunrise Apartment Residence" as our common or commitment to our only building homes but also setting construction. Each brick we lay contributes to the life filled with elegance, convenience, and fulfillment.

Thank you for considering **Sunrise Apartments Ltd.** We are excited about the opportunity to welcome you to our growing family.

Page | 01

PROJECT AT A GLANCE

Project Name :	Sunrise Apartment All Premium Residence
Project Address :	Plot 117, Road 7 B/D, Adjacent to Sector 05, Utara, Kuala Lumpur.
Building Height :	Building-1, 18 × G + 1 B, (12-Storey) Building-2, 18 × G + 8 × B, (10-Storey)
Building Type :	Condominium Residential
Land Area :	34.20 Katha
Apartment Size :	1652-2205 Sqft.
Facing :	South Facing
Number of Unit :	86 Nos.
Number of Parking :	86 Nos.
No. of Lift :	3 Nos. High Speed Elevator
Consultant :	Origin Consultants
Developer :	Sunrise Apartments Ltd.

Peripherals

Hospital

Glennbrook Hospital
 1000, Jalan Ampang
 Kuala Lumpur
 50000
 1000, Jalan Ampang
 Kuala Lumpur
 50000

Shopping Mall

Starling Mall
 1000, Jalan Ampang
 Kuala Lumpur
 50000

University

UMKL (University of Kuala Lumpur)
 1000, Jalan Ampang
 Kuala Lumpur
 50000

School & College

Glennbrook School
 1000, Jalan Ampang
 Kuala Lumpur
 50000
 1000, Jalan Ampang
 Kuala Lumpur
 50000

HOME IS THE STARTING PLACE OF
LOVE, HOPE & DREAMS

The top image shows a person running on a treadmill inside a gymnasium. The word "Gymnasium" is written in the bottom right corner. The bottom image shows a modern building with a large staircase and a tree in the foreground.

Page 11

Green Zone

FLOOR PLANS

Page 113

GROUND FLOOR PLAN
CAR PARKING-37

Page 115

Page 117

Page 119

Formal Living Room

Dining Room

Page 121

A modern family living room with a blue accent wall, a large sofa, a coffee table, and a dining area in the background. The room features a mix of neutral and blue tones, with a large abstract painting on the blue wall. The text "Family Living Room" is overlaid on the right side of the image.

The top image shows a Master Bedroom with a large bed, a modern headboard, and a large window. The bottom image shows a contemporary Kitchen with a large island, a modern oven, and a large window.

A man in a yellow polo shirt and a young girl in a white patterned shirt and green pants are sitting on a highly reflective, polished floor. They are both smiling and focused on building a tall tower of wooden blocks. The room is bright, with large windows in the background showing lush green trees. The lighting is soft and natural, creating a warm and inviting atmosphere. The floor's reflection clearly shows the man, the girl, and the block tower.

reflect your **elegance**

Page 1

Roof top

YOUR BEDROOM IS A
SANCTUARY, AN AT-HOME RETREAT
AND A PLACE TO REST AND RECHARGE.
WHILE THERE'S NO
RIGHT OR WRONG WAY TO DESIGN
A BEDROOM, IT'S NOTHING IF NOT
COMFORTABLE

happy living, you'll be
one step closer to finding
your **dream home!**

Page | 37

[illegible][illegible]