SUNWAY VELOCITY 3

KUALA LUMPUR

TOWER C

A NEW BENCHMARK IN LIVING

A LANDMARK OF ITS OWN

YOUR CITY PERKS
CLOSE AND COUNTLESS

The advantage of integrated living is having everything within easy reach. And when everything feels this close, everyday living naturally opens up to more possibilities.

Dining, retail, wellness, healthcare, education hub, and entertainment become part of your everyday rhythm, making spontaneous plans and daily routines easier to enjoy.

Here, convenience is not something you travel for — it already surrounds you.



ONE HOME,
MANY MOODS

Some days call for movement.
Others call for staying in.

Sunway Velocity 3 is built for both - a home that supports different routines, personalities and lifestyles within one connected urban environment.

Whether it is morning coffee runs, spontaneous dinner plans, productive workdays or quiet weekends indoors, the spaces around you adapt naturally to how you want to live.

- Close to TRX, Malaysia's international financial hub anchored by MNCs (Prudential, HSBC Bank, AFFIN Bank, Huawei, and more)
- Tenant catchment of 45,000 professional employees
- Direct link to Sunway Velocity Mall
- Direct link to MRT & LRT Stations





FROM HERE
TO THE WORLD

From weekday commutes to weekend escapes and overseas adventures, life connects effortlessly from one central address.

Wherever the day takes you, every journey begins with ease at Sunway Velocity 3.



Sunway Velocity Hotel

Sunway Velocity Mall

Retail & Lifestyle

Sunway Medical Centre Velocity

Sunway College @ Velocity



TUN RAZAK EXCHANGE (TRX)

One stop away from KL's most ambitious financial hub, home to global banks, multi-national corporations, and a growing community of professionals.

BUKIT BINTANG

Experience the energy of Kuala Lumpur's most vibrant lifestyle district, where exceptional dining, entertainment, and culture come together.





KLIA

Whether you're travelling for business or heading to your next getaway, reaching the airport with ease and convenience is a given.

KL SENTRAL

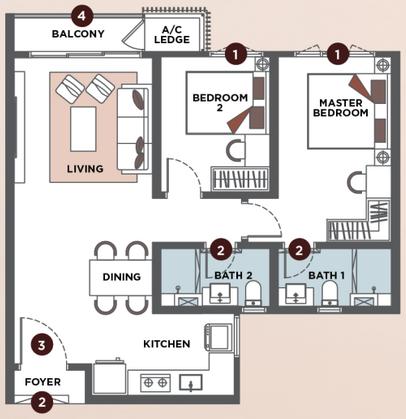
KL's main transit hub, placing the rest of the city and beyond within easy reach.



FLOOR PLANS

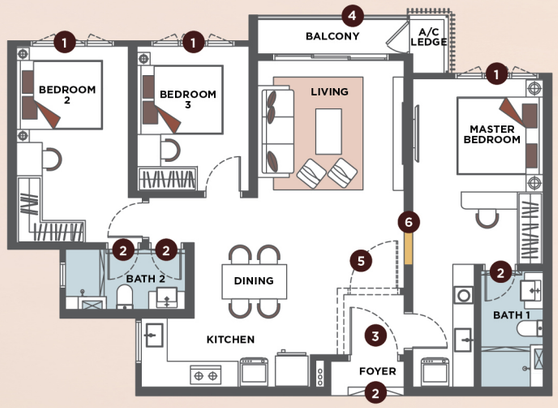
A

775 sq.ft.
Main Parcel: 775 sq.ft. (72 sqm.)
Accessory Parcel:-
2 🛏 2 🛁



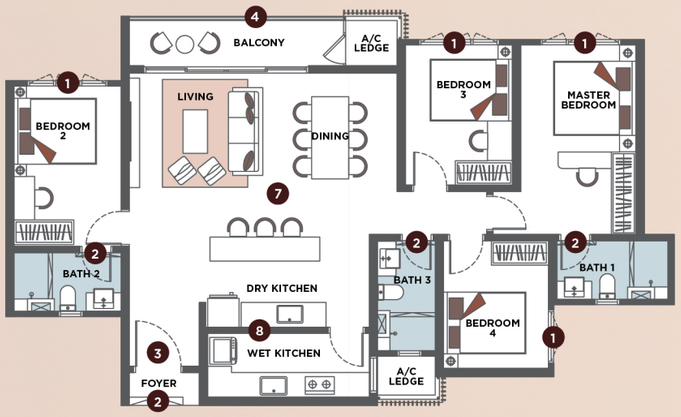
B

1,012 sq.ft.
DUAL-KEY READY
Main Parcel: 1,012 sq.ft. (94 sqm.)
Accessory Parcel:-
3 🛏 2 🛁



C

1,324 sq.ft.
Main Parcel: 1,302 sq.ft. (121 sqm.)
Accessory Parcel: 22 sq.ft. (2 sqm.)
4 🛏 3 🛁



LEGEND

1. Bedrooms facing outwards for natural light
2. Elderly, wheelchair & baby stroller-friendly access
3. Digital lockset for keyless entry
4. Balcony for all units
5. Dual-key ready
6. Hackable wall
7. 21 ft. wide living & dining area
8. Wet & dry kitchens provided

- Pet-friendly
- Outward-facing rooms invite natural light and airflow
- Co-living ready supported with digital lockset and submeter
- Dual-key flexible layout
- Wheelchair, elderly & baby stroller-friendly ramp access

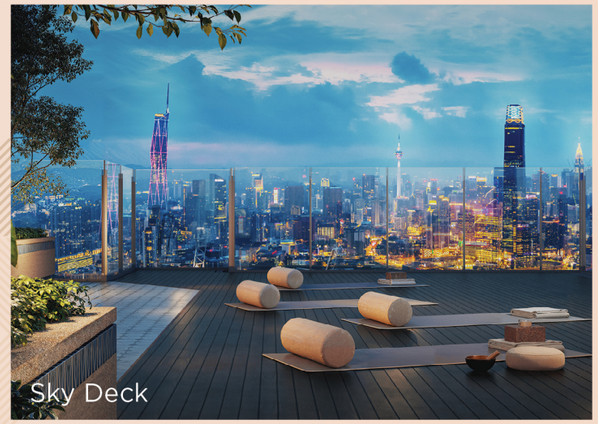




FACING CITY (NORTH-EAST)



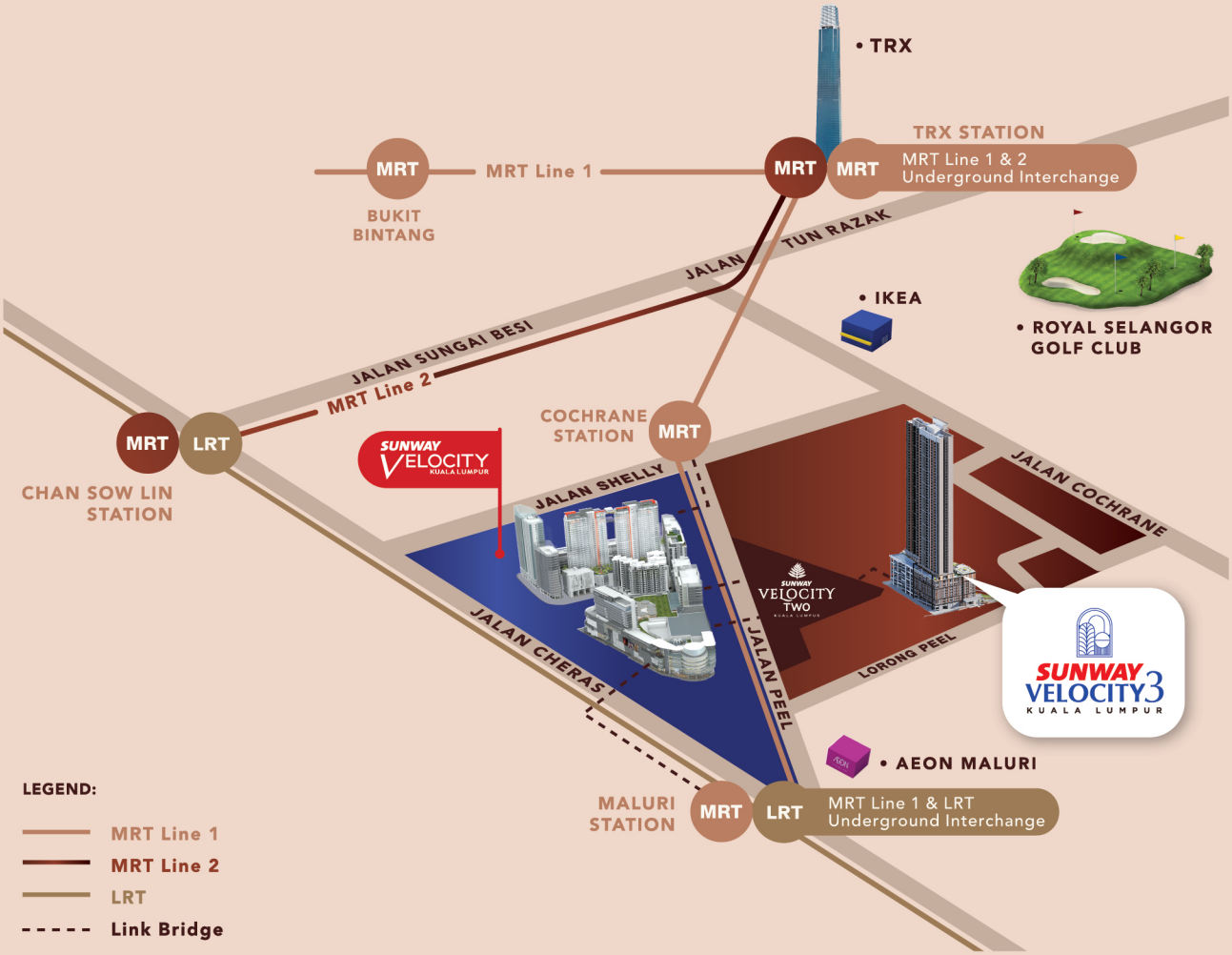
FACING SUNWAY VELOCITY (SOUTH-WEST)





NEAR HERE **EVERYWHERE ELSE**

Living well in the city is knowing you are never far from where you want to be. Acclaimed schools, trusted healthcare and a mall worth spending your off-days in are all part of the surrounding neighbourhood. With multiple rail connections across Kuala Lumpur, the city always feels just a few stops away.



SHOPPING

440m	Sunway Velocity Mall
1.5km	IKEA / MyTown
4km	TRX
4km	Berjaya Times Square
4km	Pavilion Kuala Lumpur
5km	KLCC

HEALTHCARE

1km	Sunway Medical Centre Velocity
4km	Prince Court Medical Centre
5km	Tung Shin Hospital
5km	Gleneagles Hospital KL
8km	Cardiac Vascular Sentral KL

EDUCATION

440m	Sunway College @ Velocity
2km	Taylor's International School KL
5km	Tsun Jin High School
6km	Alice Smith School
7km	Kuen Cheng High School

INTERCHANGE STATION TO **ERL**

BUKIT BINTANG STATION — TRX STATION — COCHRANE STATION — SUNWAY VELOCITY3 KUALA LUMPUR — MALURI STATION — KL SENTRAL STATION — KLIA

SUNWAY VELOCITY THREE SDN. BHD. (1054953-V)
Lobby Level, Menara Sunway Jalan Lagoon Timur,
Bandar Sunway 47500 Petaling Jaya,
Selangor Darul Ehsan.
EMAIL: sunwaypropertyms@sunway.com.my

SUNWAY PROPERTY

+6017 964 0700
www.sunwayvelocity3.com

SUNWAY PROPERTY
Master Community Developer

Developer: Sunway Velocity Three Sdn Bhd (1054953-V) • Address: The Property Gallery, Lobby Level, Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 47500 Petaling Jaya, Selangor Darul Ehsan • Type: Serviced Apartment • Developer's License: 30685/01-2029/0027(A) • Validity Period: 25 Jan 2024 till 23 Jan 2029 • Advertising Permit: 30685-2/08-2029/0631 (N)-(S) • Validity Period: 20 Aug 2026 till 19 Aug 2029 • Building Plan Approval No.: BPU3OSC20254141 • Approving Authority: Dewan Bandaraya Kuala Lumpur • Tenure: Leasehold 97 Years (expiry 29 December 2121) • Expected Date of Completion: Oct 2030 • Encumbrance: Pacific Trustee Berhad • Total Units: 701 units • Price: RM970,000 (Minimum) - RM1,729,000 (Maximum) • Bumiputera Discount: 5% • Disclaimer: The information contained herein is subject to change without notification as may be required by relevant authorities or the developer's consultants and cannot form part of an offer or contract. Whilst every care is taken in providing this information, the owner, developer and managers cannot be held liable for variations. All illustrations and pictures are Artist's Impression only. The items are subject to variations, modifications and substitutions as may be recommended by the Company's Consultants and/or relevant approving authorities. This advertisement has been approved by Jabatan Perumahan Negara. MAKLUMAT PEMAJUAN BOLEH DISEMAK DI PORTAL TEDUH.KPKT.GOV.MY