



# IBRACOTODAY

PPK 436/04/2013(032486)

47 YEARS OF BUILDING SARAWAK

VOLUME 1 | JAN-JULY, 2018



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

## MANAGING DIRECTOR'S MESSAGE



The property market climate for the past few years has not been all rise and shine. The challenging market conditions that prevailed throughout the years have made the Company revised some of the approved plans to capture the current market needs.

This current market needs have laid the foundation for Ibraco to launch its new elite integrated development project aptly named The NorthBank to focus on the two (2) core elements that encapsulate its conception – the Exuberance of Nature and the Flow of Heritage. The NorthBank fulfills the lifestyle needs of the younger generation where emphasis is placed on safety, security, convenience, facilities, and affordable living units.

The NorthBank, located right opposite Tabuan Tranquility, optimises business opportunities by creating a bustling commercial area at the highly accessible spot in the Greater Tabuan. In further enhancing the feel good ambiance of the new development, The NorthBank also provides ample open space with lush tropical greens for all healthy activities and a riverside boardwalk to add to the aura of exclusive living. These are complemented with the accessibility to leisure parks, lakes and wetlands, as well as jogging and cycling tracks encircling the frontier of The NorthBank.

The inclusion of upcoming international school, the Tunku Putra-HELP International School (TPHIS), and a clubhouse accommodating the needs of The NorthBank's residents and commercial owners shall maximize the comfort and convenience of residence residing in the area. TPHIS is a joint venture between the HELP Education Group, Ibraco Berhad and

Cahya Mata Sarawak Berhad.

We are pleased to announce that with the launching of The NorthBank's first series of residential units, the NOVA72 terrace and semi-detached community with 24 hours security manned by Ibraco's specially trained Auxiliary Police, sales was 100% cleared, boosting the confidence of Ibraco to launch its NOVA72 3-storey semi-detached units a few months after that.

Once again, Ibraco believes that the clear and sustainable *vision* led by a strong and effective *leadership* carried out by a systematic and efficient *teamwork* have encouraged all individuals associated with the Group to unleash each and every single one of their strengths to overcome the obstacles encountered over the years, and those foreseeable in the years to come.

I would like to take this opportunity to thank all our customers and business associates for your invaluable support, as well as our management and employees for your staunch dedication and commitment. May peace, happiness, prosperity, and abundant good health be with all of you always.

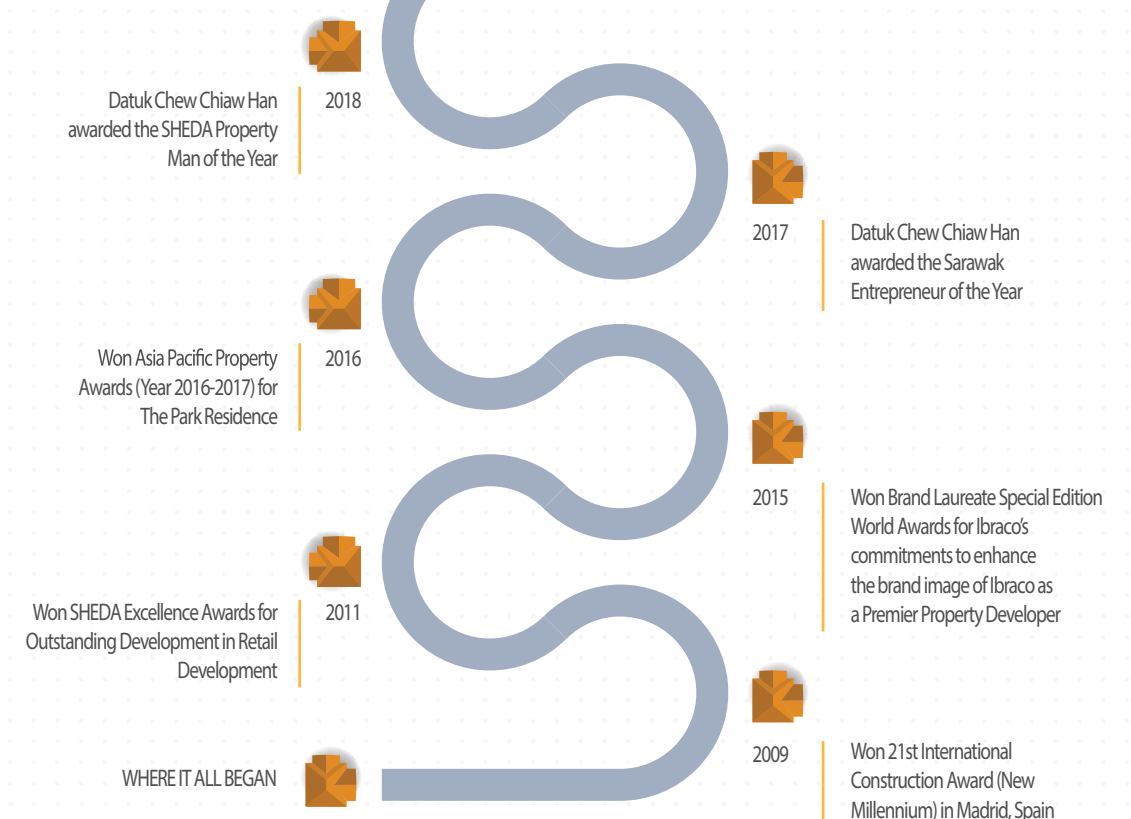
*Datuk Chew Chiaw Han*

AT IBRACO BERHAD, WE PROVIDE A HOME WITH A HEALTHY, HEARTWARMING AND FRIENDLY ENVIRONMENT, EQUIPPED WITH SOUND SECURITY SYSTEM, A PLACE WE CAN CALL "HOME SWEET HOME".



## IBRACO TIMELINE

### AT THE FOREFRONT OF PROPERTY DEVELOPMENT



#### MAIN SALES GALLERY (HQ)

IBRACO HOUSE, NO. 898, JALAN WAN ALWI, TABUAN JAYA, 93350 KUCHING, SARAWAK, MALAYSIA | 082-361 111

#### KL SALES GALLERY

MENARA JCORP, LOT NO. G-5, GROUND FLOOR, 249, JALAN TUN RAZAK, 50400 KUALA LUMPUR, MALAYSIA | 03-2141 3666

#### BINTULU SALES GALLERY

NO. 1, LOT 8453, TOWN SQUARE BINTULU, JALAN TUN AHMAD ZAIDI, 97000 BINTULU SARAWAK, MALAYSIA | 086 339 098



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SAVOUR THE PAST,  
EMBRACE THE FUTURE



# CONTINEW

- IN WITH THE NEW -

## YOUR LIFE AND YOUR DREAM

EXPECTED YEAR OF  
COMPLETION

2022

Continew – a two-tower serviced apartment with FREEHOLD land lease, and with the ideal setting for investors seeking high return on investments.

Located near Ikea Cheras, MyTown Shopping Centre, the Royal Selangor Golf Club, the greatly anticipated Tun Razak Exchange, and the favourite spot for all tourists, Bukit Bintang, Continew is readily accessible via the Cochrane MRT Station.

Facilitated with health, leisure, entertainment, business and family oriented amenities, it's living your life and your dream with Continew.

📍 KUALA LUMPUR  
🌐 VIEW ON WEB





# THE NORTHBANK

DISCOVER THE ESSENCE OF BALANCE

The NorthBank is Ibraco's newest integrated development located next to Tabuan Tranquility, Jalan Stutong, Kuching offering amenities catering for the entire family and purchasers from all groups – various types of residences, commercials, office units, an international educational institution, a social clubhouse, and plenty of leisure parks, landscapes, jogging and cycling tracks.



## UPCOMING SERVICED APARTMENT

Ibraco's next launching will be The NorthBank's affordable gated and guarded serviced apartment located next to the river bank of Sungai Niada.

Stay tuned for more updates from Ibraco!



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EXPECTED YEAR OF COMPLETION

2020

72 units of landed properties, comes with 3 options – 2-storey terrace, 2-storey semi-detached and 3-storey semi-detached residences, featuring 24-hour security system with CCTV and Ibraco Auxiliary Police.

Only limited units of 3-storey semi-detached units left for booking!

📍 KUCHING, SARAWAK

🌐 VIEW ON WEB



The NorthBank's prized facilities include Kuching's upcoming international education institution offering both national and international curricula for students at kindergarten, primary, secondary and A-level, Tunku Putra-Help International School (TPHIS).

TPHIS, a combined effort of HELP Education Group, Ibraco Berhad and Cahya Mata Sarawak Berhad, the School will begin its first intake in January 2020 at its new purpose-built campus which can accommodate up to 1,500 students.

The Northbank Clubhouse is a centerpiece and meeting point of the savvy urbanites of all residents of The NorthBank. This clubhouse is equipped with a lounge, cafeteria, function rooms, multipurpose hall, gym, games room, swimming pool and outdoor sport courts.



All photos are for illustration purposes only





## The Park Residence

offering a green integration of nature-inspired landscapes

The Park Residence, which houses a gym, BBQ pit, swimming pool, wading pool, children playground, play room, water features, water fountain, tai-chi deck, yoga deck, and the main attraction of the exclusive condominium, a guest room as well as an additional storage room at ground floor for each unit, with **ONLY A FEW UNITS** left for sale!

The condominium is well-guarded with Ibraco's professionally trained auxiliary police, equipped with limited accessibility security card, controlled with direct intercom from each condominium unit to the guardhouse, and is also under CCTV surveillance.

FULLY COMPLETED

LIMITED  
UNITS LEFT

The Park Residence comes with another great advantage – **FULLY COMPLETED**, and purchasers can move in anytime.

KUCHING, SARAWAK  
VIEW ON WEB



## STUTONG HEIGHTS 3 Apartment

Stutong Heights Apartment 3, available at only 126 units in total, is strategically located close to the Kuching International Airport, near to Stutong Market and Tabuan Jaya.

FULLY COMPLETED

LIMITED  
UNITS LEFT

With its future proposed link to the main road, it is easily accessible to the Airport, various educational institutions like Swinburne University and Unimas, and an array of shopping malls like the Green Heights Mall and Pusat Jantung.

Facilitated with lift accessibility, a gym, a playground, a BBQ Pit and 24-hour guard services by Auxiliary Police, Stutong Heights Apartment 3 ensures an appreciated lifestyle at its very best for a minimal investment.

Purchasers can move in anytime.

KUCHING, SARAWAK  
VIEW ON WEB

### FACILITIES AVAILABLE



GYM



PLAYGROUND



24-HOUR  
SECURITY  
BY POLIS BANTUAN



BBQ PIT



COVERED  
CAR PARK



LIFT  
ACCESSIBILITY



FEDERAL &  
SARAWAK  
STATE LOAN  
ACCEPTABLE



READY FOR  
OCCUPANCY







# TT3 PLAZA A ONE-STOP CENTRE

TT3 Plaza was designed to ease the hustle and bustle of a busy life.

With its 14-storey SOHO and its commercial podium, 3-storey shop offices with some equipped with double frontage accessibility, 4-storey shop offices with lift, a standalone food court, and a 6-storey educational block, Ibraco has created a one-stop centre made convenient for the surrounding Tabuan Tranquility and Tabuan Stutong neighbourhood.

TT3 Plaza provides the ideal setting for small and medium business entrepreneurs.

📍 KUCHING, SARAWAK  
🌐 [VIEW ON WEB](#)



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## TOWN Square SOHO

Comes with Commercial Podium

Located at Ibraco's Town Square Bintulu, Jalan Tun Ahmad Zaidi, Town Square SOHO is a 158-unit Small Office Home Office development being facilitated with a gym, a jacuzzi, and a commercial podium conveniently located on the ground floor.

It caters to entrepreneurs of small and medium enterprises (SMEs) seeking the contemporary urban living of working and staying in the same place.

📍 BINTULU, SARAWAK  
🌐 [VIEW ON WEB](#)



EXPECTED YEAR OF  
COMPLETION  
**2019**

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# GIVING HOPE TOUCHING LIVES

HOPE PLACE is the adopted charity partner of Ibraco.

It is a non-governmental organisation dedicated to alleviating the plight of the poor, the deprived and the disabled regardless of race or creed, through the provision of sustenance and other essential items, repairing dilapidated houses and helping fire and flood victims.

Essential items regularly required by HOPE PLACE are rice, milo, salt, sugar, cooking oil, biscuits, oat, noodles, adult pampers, children pampers, special milk Ensure, Enercal & Pediasure & Nutren fibre.



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[www.facebook.com/hopeplacekuching](http://www.facebook.com/hopeplacekuching)

For more information on how you can help or contribute, Hope Place can be reached at **013-567 2775** from 8.30am-12.30pm, Mondays to Fridays.

#### **For donations via online banking**

Maybank account:

Persatuan Kebajikan Harapan Kuching

Account Number **5112-8900-1160**

Email: [hopeplacekuching@gmail.com](mailto:hopeplacekuching@gmail.com)