

1



**Sustainable &
Green innovation Hub**

2



**Innovation &
Living Lab Hub**

3



**An Urban
Locale Culture**

Pool of Skilled Talents | Good and Reliable Infrastructure | Placemaking

CRITICAL SUCCESS FACTORS



Development products that are responsive to current and future market trends.



Highlight the strengths of the existing ecosystem such as established companies, access, talent, etc.



A combination of various activities in development such as commercial, education, enterprise, R&D, lifestyle



Introduction to managed and green innovation centers



Consider the value of environmental sustainability in every aspect of development

ENVIRONMENT, SOCIAL AND GOVERNANCE GOALS

E



Biodiversity Conservation



Clean Tech & Circular Economy



Low Carbon City

S



High Quality Life



Connectivity



Human Capital

G



Strong Management & Governance



Stakeholder Engagement



Technology & Innovation

Completing the Innovation Hub Ecosystem:

Reposition MRANTI park to have a more dominant role – beyond technology R&D, Innovation, Industry 4.0, Arts and Creative Industry and Culture

Innovation Gateway

Living Lab

Learning & Creative Media

Diverse Space Offerings for Global & Local Tech Companies

One-Stop Support System

- R&D
- Living Lab
- Social Enterprise
- SME Hub
- Collaboration Space

Home to

23,000 Employees

17,000 Students

2,000 Start-ups Companies

USP1





104.92 acres

PRECINCT AREA

Total land area of the precinct including infrastructure and waterbody (if any)

18.02%

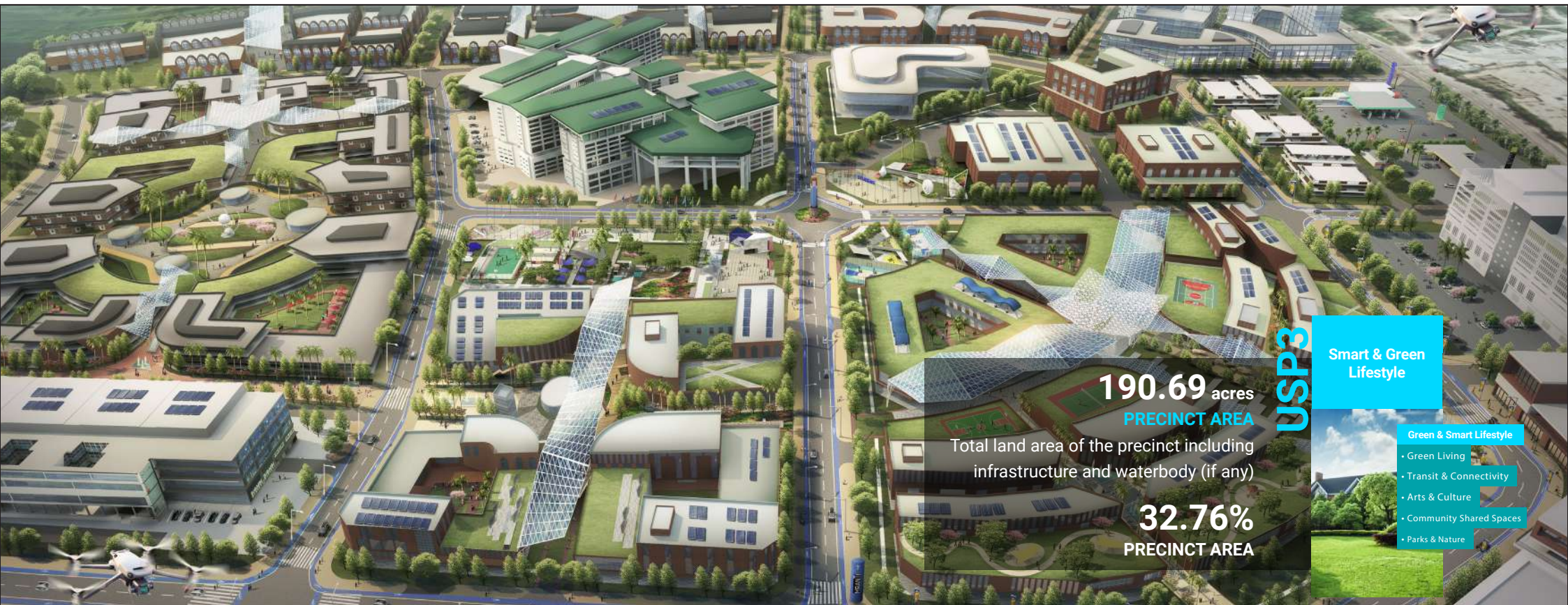
PRECINCT AREA

USP2

**Center for
Technologist &
Tech Talent**

Center for Technologist

- Institutions Campus
- Centre of Excellence
- Creative Community
- Professional & Skills development



190.69 acres
PRECINCT AREA

Total land area of the precinct including infrastructure and waterbody (if any)

32.76%
PRECINCT AREA

Smart & Green Lifestyle

Green & Smart Lifestyle

- Green Living
- Transit & Connectivity
- Arts & Culture
- Community Shared Spaces
- Parks & Nature



286.53 acres
PRECINCT AREA

Total land area of the precinct including infrastructure and waterbody (if any)

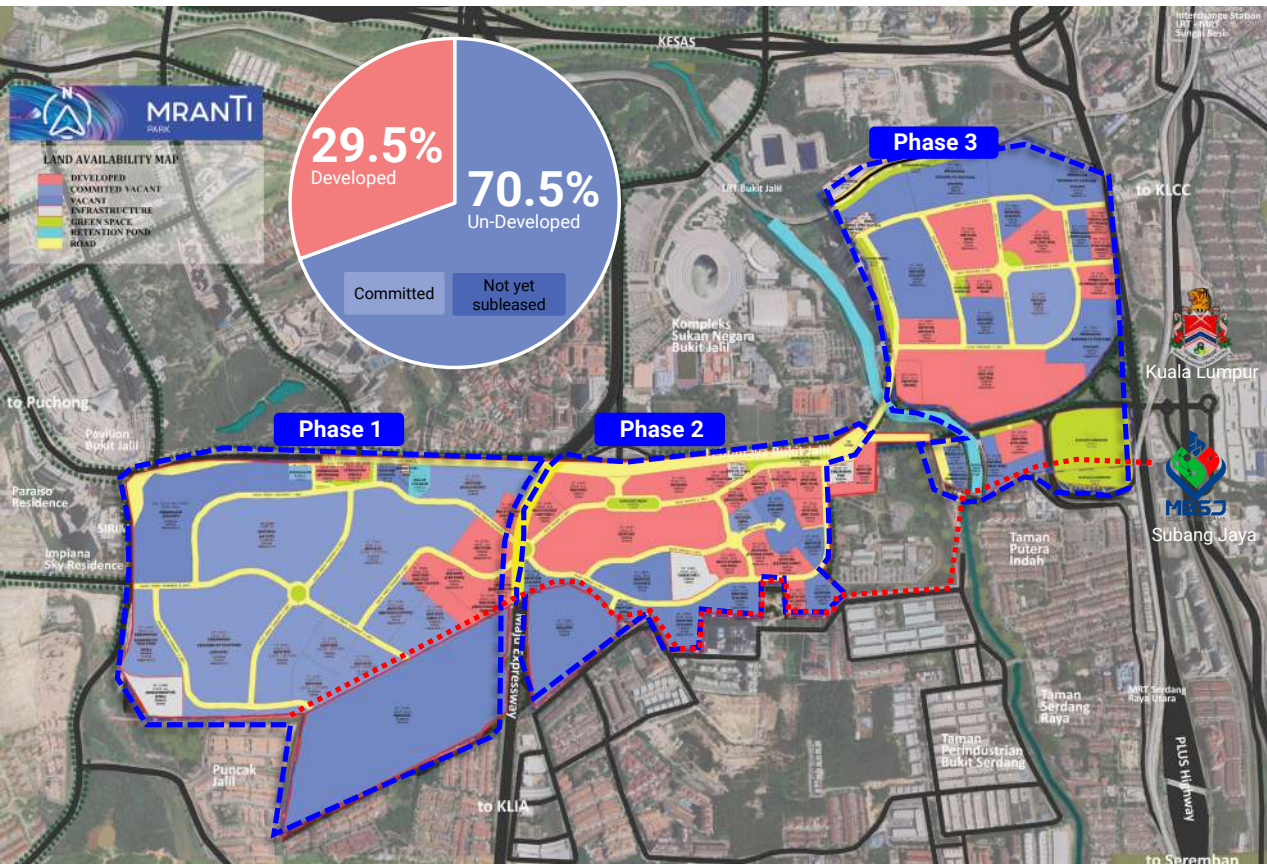
49.22%
PRECINCT AREA

USP4

State-of-art
ICT & Smart
Environment

State of Art Infra

- Cloud Computing
- Smart Infra
- Big Data
- IOT



MRANTI Park is surrounded by a densely populated area that is rapidly developing with commercial, residential, and industrial activities. MRANTI Park's strategic location on the outskirts of KL and close proximity to main highways attracts investors who want to be a part of its development.

Total Planning Area 686 Acres

Developable Land Area 456 Acres

Developed Land 149 Acres

Undeveloped Land 307 Acres

Infras reserve 230 Acres

Total Masterplan GFA 45.82 Million sq. ft

MASTERPLAN DESIGN PRINCIPLES

ECO - URBANISM

Becoming a part of a greater ecological and biodiversity network, with a strong ecological connection





VALUE CREATION

Becoming a part of a greater ecological and biodiversity network, with a strong ecological connection

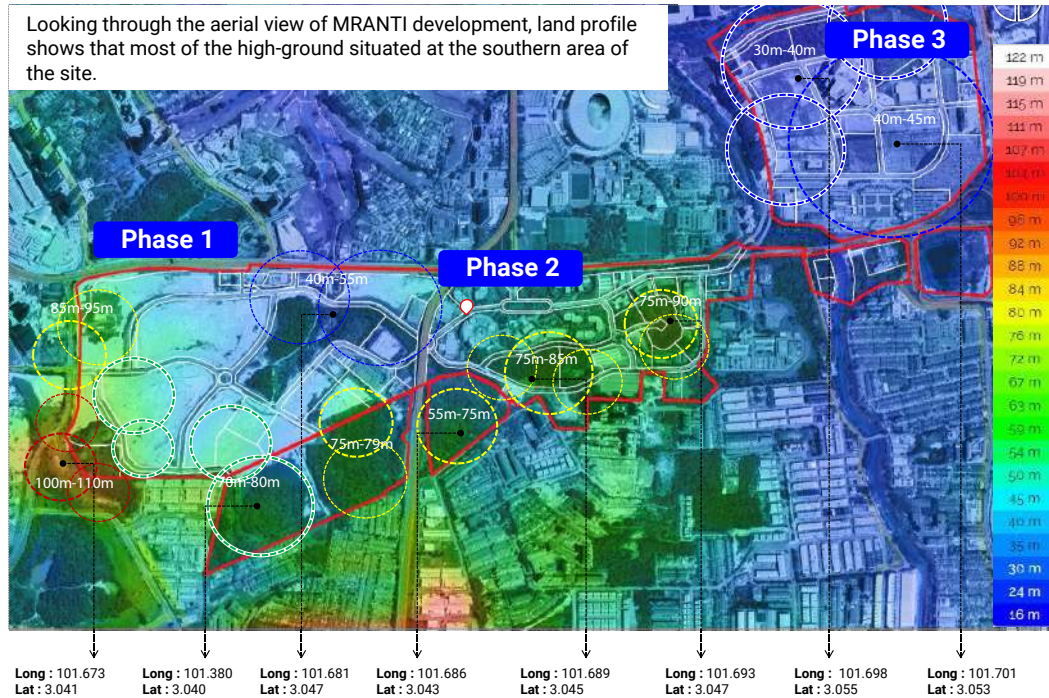




SMART TOWNSHIP

Becoming a part of a greater ecological and biodiversity network, with a strong ecological connection

Looking through the aerial view of MRANTI development, land profile shows that most of the high-ground situated at the southern area of the site.



Coordinates

Longitude : 101.686774
Latitude : 3.047383



Elevation

Dominance :
41m – 50m (26%)

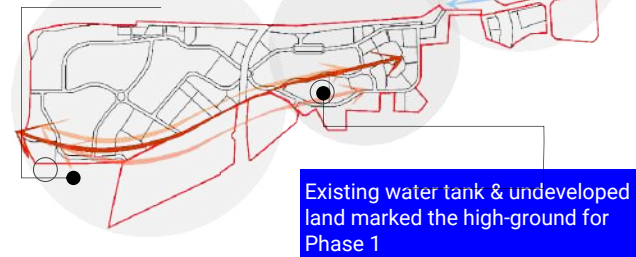
View toward KL Skyline from Phase 3



The site is blessed with natural habitat located at the southern part of phase 3, giving a richness to the site's character

Developed area and ready plot in Phase 2 made up low-ground in a seemingly flat land for this development

Hilly areas gathered throughout middle stretch from South-West of Phase 3 to East part Phase 1



Existing water tank & undeveloped land marked the high-ground for Phase 1



Plot with earthwork in Phase 3



Existing building and vacant plot near main MRANTI entrance



Phase 2 facing PLUS Highway is the welcome for development

Pristine view of natural features



Smooth-Coated Otter Vulnerable Under IUCN Red List Totally Protected under Wildlife Conservation Act, 2010



Wild Boar



28 Bird Species



Long-Tailed Macaque