CTC

SKYONE

@BUKIT CHAGAR

FREEHOLD

Bukit Chagar Serviced Apartment

执掌新马门户，坐享双城核心

Command the Gateway. Own the Advantage.



*Artist's impression only

COMMAND THE GATEWAY OWN THE ADVANTAGE

执掌新马门户，坐享双城核心

Nestled in the heart of Johor Bahru city centre, CTC SKYONE redefines urban luxury through contemporary architectural elegance, seamlessly connecting Malaysia and Singapore to create a truly international lifestyle. Located just approximately 300 meters from RTS Bukit Chagar Station, residents can easily walk to both the RTS and CIQ. The development is surrounded by multiple international five-star hotels and premium commercial landmarks, offering unrivalled access to the city's finest lifestyle and investment opportunities. As one of the few freehold high-end developments in the city centre, CTC SKYONE features flexible Dual-Key and Triple-Key layouts, providing versatile space configurations that cater to both self-occupation and investment needs. Here, lifestyle and asset value advance in harmony — shaping the ideal urban residence for modern elites.

坐落于柔佛新山市中心核心地段，CTC SKYONE 以现代美学重新定义城市奢华生活，衔接新加坡与马来西亚的无缝双城节奏，尽显国际级生活格局。项目距RTS Bukit Chagar 站仅约300米，可步行直达RTS与CIQ，周边多间国际五星级酒店与高端商业环绕，汇聚城市最优质的生活资源与投资价值。作为市中心罕有的永久产权高端项目，CTC SKYONE 融合双钥匙与三钥匙灵活设计，打造多重空间组合方案，兼顾自住与投资双重需求。于此，生活与资产价值同频共进，成就城市菁英的理想居所。

- Approx. 300m to RTS Bukit Chagar
- Panoramic Sea & Skyline
- Integrated commercial & living
- Dual & triple-key innovative concept

CTC SKYONE @BUKIT CHAGAR

WHERE ELEGANCE MEETS CONNECTIVITY

优雅与连接的交汇处

CTC SKYONE transcends an address—it is the definitive lifestyle and asset for the new Malaysia-Singapore era. Here, you are no longer a commuter, but a conductor of a seamless, dual-nation life.
To choose SKYONE is to command your future.

CTC SKYONE，不仅仅是一个地址，它是一种生活方式的宣言，更是一项高瞻远瞩的资产布局。在这里，您不再是双城之间的“通勤者”，而是从容掌控节奏、尽享两地精华的“生活主宰”。
选择SKYONE，就是选择执掌未来。

CTC SKYONE @BUKIT CHAGAR


RTS
Johor-Singapore
Walking Route To RTS Bukit Chagar
approx. 300m
CTC
SKYONE
@BUKIT CHAGAR
*Artist's impression only

SMART VERTICAL DESIGN FOR MODERN CITY LIVING

CTC SKYONE is meticulously planned for seamless lifestyle flow, blending residential comfort, premium amenities, and vibrant retail experiences.

CTC SKYONE 精心规划，打造无缝衔接的生活动线，融合舒适居住体验、尊享配套设施与缤纷商业氛围。

Level 12-57
公寓楼层
Apartment Floors

Level 12
设施层
Facility Floor

Level 2-11A
车库
Podium Carpark

Level 1
商业
Vibrant Commercial Boulevard



CTC SKYONE @BUKIT CHAGAR

1 Location

CTC SKYONE @BUKIT CHAGAR

PRIME LOCATION WITH SEAMLESS CONNECTIVITY TO SINGAPORE

CTC SKYONE is an all-new integrated development located in the heart of Johor Bahru city centre. Just approximately 300 meters from the RTS Bukit Chagar station, it is currently the closest project to the RTS within the city centre. With seamless walking access to both the RTS and CIQ, the project offers an unprecedented cross-border living experience for commuters between Johor and Singapore. Designed as a modern integrated development, CTC SKYONE comprises serviced apartments, commercial spaces, a hotel, and managed residences. Combining contemporary architectural aesthetics with exceptional living standards, CTC SKYONE stands out as the ideal choice for both homeowners and investors alike—poised to play a key role in Johor Bahru's transformation into a vibrant international city.

CTC SKYONE 是一项全新综合发展项目，坐落于柔佛新山市中心核心地段。项目距 RTS Bukit Chagar 站仅约 300 米，是市中心范围内最靠近RTS的项目之一。通过便捷步行即可直达 RTS 与 CIQ，为往返柔佛与新加坡的通勤者打造前所未有的跨境生活体验。作为现代化综合发展体，CTC SKYONE 由服务式公寓与商业空间构成。项目融合当代建筑美学与高端生活标准，不仅是理想的居住选择，更是极具潜力的投资标的，必将在柔佛新山迈向国际化大都市的进程中发挥关键作用。



THE GOLDEN TRIANGLE
黄金三角区

三大五星级酒店环绕，奢华氛围加持
Surrounded by Three 5-Star Hotels – Prestige and Exclusivity

CTC SKYONE 坐落于柔佛新山市中心核心地段，周边分布三家国际五星级酒店（喜来登酒店 + 邻近两大国际品牌酒店），形成高端酒店集群。此类高规格酒店不仅提升区域整体价值，更吸引国际商务与高端旅客，为未来的租赁及投资潜力奠定坚实基础。

CTC SKYONE is strategically located in the heart of Johor Bahru city centre, surrounded by three international 5-star hotels (Sheraton Hotel + two other international brand hotels), forming a premium hospitality cluster. These world-class hotels not only enhance the overall value and prestige of the area, but also attract international business and high-end travelers, laying a solid foundation for rental demand and long-term investment potential.

双大型购物中心，打造一站式生活圈
Two Major Shopping Malls – A One-Stop Lifestyle Hub

项目周边汇聚两大购物中心（SKS City Mall、OBS Mall），涵盖国际品牌、餐饮、娱乐、影院及休闲设施。无论是日常生活所需，还是休闲消费场景，住户皆可在步行范围内轻松满足，真正实现“出门即繁华”。

The project is surrounded by two major shopping malls (SKS City Mall and OBS Mall), featuring international brands, dining, entertainment, cinemas, and leisure facilities. Whether for daily necessities or lifestyle indulgence, residents can easily access everything within walking distance, truly realizing a “vibrant lifestyle at your doorstep.”





RETAILS/SHOPPING MALLS

SKS City Mall	(by walk)	73m
OBS Mall	(by walk)	280m
Plaza Pelangi		1.6km
KOMTAR JBCC		1.7km
JB City Square		1.9km
KSL City Mall		2.5km
Mid Valley Southkey		4.9km
Beletime Danga Bay		5.4km
Angsana Mall		9.2km
Paradigm Mall		11.9km
Aeon Mall Tebrau City		11.9km
Toppen Shopping Centre		12.6km
Ikea Tebrau		12.6km
Sutera Mall		14.2km



EDUCATION CENTERS

SJK (C) St. Joseph	1.9km
Hilltop Private School	2.3km
SMK IJ Convent	2.3km
SMK (P) Sultan Ibrahim	2.6km
Foon Yew High School	2.6km
SK (P) Jalan Yahya Awal	2.7km
SJK (T) Jalan Yahya Awal	3.2km
SK Temenggong Abdul Rahman	2.9km
SMK Sultan Ismail	3.5km
SJK (C) Foon Yew 2	3.6km
SMK Mohd Khalid	3.8km
SMK Aminuddin Baki	3.8km
Fairview International School	12.9km
Invictus International School	18.5km
Raffles American School	19.8km
Marlborough College Malaysia	20.2km
University Of Southampton Malaysia Campus	21.4km
Raffles University	22.5km
Newcastle University Medicine Malaysia	22.8km
Stellar International School	23.9km
Tenby Schools Setia Eco Gardens	25.8km



MEDICAL FACILITIES/HOSPITALS

Maria Hospital	1.4km
TMC Fertility And Women's Specialist Centre	1.4km
Landmark Medical Centre & Medical Suites	1.4km
KPJ Johor Specialist Hospital	3.6km
Sultanah Aminah Hospital	3.7km
Columbia Asia Hospital (Tebrau)	4.2km
KPJ Puteri Specialist Hospital	4.1km
Kempas Medical Centre	8.6km
Sultan Ismail Hospital	11.7km
Regency Specialist Hospital	16.4km



ENTERTAINMENT / LEISURE

Johor Golf & Country Club	6km
Permas Jaya Golf Club	9.6km
Ponderosa Golf & Country Club	10.6km
Daiman 18 Golf Club	13.5km
Legoland Malaysia	19.8km
Hutan Bandar MBJB	3.1km
Taman Merdeka	5.2km
Puteri Harbour International Ferry Terminal	23.6km

周边设施
SURROUNDED AMENITIES

CTC SKYONE @BUKIT CHAGAR

区位图
LOCATION MAP



2 Project Details

CTC SKYONE @BUKIT CHAGAR

DEVELOPMENT FACTS SHEET

PROJECT 项目名称	CTC SKYONE @ BUKIT CHAGAR
LOCATION 项目地点	Located at Jalan Bukit Chagar, Johor Bahru City Centre
LAND AREA 土地面积	1.64 acres
TENURE OF LAND 地契性质	Freehold
TYPE OF TITLE 地契类型	Commercial Strata
DEVELOPMENT TYPE 发展类型	Serviced Apartment (Under Housing Development Act HDA)
TOTAL UNITS 总单位数	Serviced Apartment – 1,605 units Retail Shops – 22 units
BUILT-UP 建筑面积	Standard unit: 463 sq.ft. – 1,270 sq.ft. (All Dual-Key and Triple-Key design concept layouts) Penthouse: 1,626 sq.ft. – 1,646 sq.ft.
NUMBER OF FLOORS 楼层数量	Tower A – 58 Storey Tower B – 57 Storey Tower C – 57 Storey



*Artist's impression only



Efficient Modern Layouts is a core residential design concept developed by CTC's design team, aiming to maximise usable space and living comfort within limited floor areas. Through precise spatial planning and contemporary layout thinking, every inch of space is efficiently utilised — creating clear functional zoning, smooth circulation, and abundant natural light for a greater sense of openness and practicality.

高效现代格局（Efficient Modern Layouts）是由CTC设计团队主导研发的一项核心住宅设计理念，旨在在有限空间中实现最大化的实用面积与舒适体验。通过精确的空间规划与现代化布局思维，每一寸空间都被合理利用，实现功能分区清晰、动线流畅、采光通透，让住宅更具开放感与实用性。

CTC SKYONE @BUKIT CHAGAR

THE ESSENCE OF THIS CONCEPT LIES IN "CREATING VALUE THROUGH INTELLIGENT DESIGN"

这一设计理念的核心在于"以智慧设计创造价值"



EFFICIENT SPACE UTILISATION
空间高效利用

Structural layouts are optimised to accommodate more functional areas or room types within the same built-up space, enhancing overall efficiency.

通过优化结构布局，使同样建筑面积内可容纳更多功能空间或房间类型，提升单位实用率。



NATURAL LIGHT AND VENTILATION
自然采光与通风

Designed with balanced orientation and airflow principles, ensuring every living area enjoys sufficient daylight and cross ventilation.

格局设计以南北通透与光线均衡为原则，确保每个生活区域都拥有充足的自然光与空气流通。



ENHANCED LIVING COMFORT
居住舒适度提升

Emphasis is placed on functional flow and privacy zoning — bedrooms, living, dining, and kitchen areas are planned scientifically to eliminate wasted space.

在动静分区与隐私设计上更注重生活体验，卧室、客厅、餐厨区域布局科学，不浪费任何角落。



DUAL PURPOSE FOR LIVING AND INVESTMENT
投资与自住兼顾

The design caters to both homeowners and investors, enabling flexible space configurations that balance lifestyle needs with long-term asset value.

既符合自住家庭的功能需求，也满足投资者对空间分割与出租效益的考量，让资产价值与生活品质并重。

More than just an architectural approach, the **Efficient Modern Layouts concept** embodies a modern urban living philosophy — where intelligent design and aesthetics converge to create homes that are more spacious, flexible, and future-ready amidst the growing scarcity of urban land.

这种"**高效现代格局**"不仅是一种建筑技术的体现，更是一种新都市生活哲学——在现代城市土地日益稀缺的背景下，以智慧与美学兼容的设计方式，创造出更宽阔、更灵动、更具未来感的生活空间。

CTC SKYONE @BUKIT CHAGAR



THE GOLDEN TRIANGLE · FIVE-STAR LIFESTYLE · INTEGRATED COMMERCIAL HUB · INVESTMENT THAT GROWS

核心黄金三角区 · 五星环绕 · 自带商业 · 持续升值

Positioned within Johor Bahru's Golden Triangle, CTC SKYONE enjoys a rare and prestigious location surrounded by three international five-star hotels and two major shopping malls, forming the city's most vibrant lifestyle and investment hub. Within the development itself, 22 exclusive ground-floor retail units bring cafés, boutiques, and daily conveniences right to residents' doorsteps — creating a self-sustained ecosystem that perfectly integrates living, leisure, and investment.

坐落于柔佛新山市中心的黄金三角区（Golden Triangle），CTC SKYONE 享有无可比拟的核心地段优势，周边环绕　三间国际五星级酒店与两大购物中心，汇聚城市最高端的生活、商业与投资能量。项目自带22间独立底层商铺，涵盖餐饮、零售与休闲业态，为住户提供便捷与活力兼备的生活圈，形成一个集居住、消费与投资于一体的自成体系城市社区。

CTC SKYONE @BUKIT CHAGAR

THIS UNIQUE SETTING ANCHORS SKYONE AS A LANDMARK OF ENDURING VALUE

这一独特区位，成就 CTC SKYONE 无可复制的四大价值

CTC SKYONE stands as the shining gem of Johor Bahru's Golden Triangle — where luxury, convenience, and appreciation potential converge into one timeless address.

CTC SKYONE 立于柔佛新山黄金三角核心，汇聚地段、配套与潜能三重优势，定义城市菁英的恒久资产与理想居所。



PRIME LOCATION ADVANTAGE
稀缺地段价值

The Golden Triangle area represents Johor Bahru's highest concentration of luxury hospitality, retail, and urban activity.

黄金三角区汇聚五星酒店、商场与高端人群，是城市最高端生活圈的象征。



LIFESTYLE CONVENIENCE
生活便利升级

A seamless one-stop lifestyle with everything within walking distance.

出门即繁华，餐饮、购物、休闲一步到位，尽享一站式生活。



INVESTMENT CONFIDENCE
投资潜能持续释放

Surrounded by international hotels and RTS connectivity, rental demand and property values are set for continuous growth.

依托RTS连通新马、五星配套加持，人流与租金回报稳定提升。



LONG-TERM ASSET APPRECIATION
长期资产升值

Resonating with prime location and scarce resources, it builds a solid and sustainable value ecosystem.

黄金地段与稀缺资源共振，构筑稳固且持续增长的价值体系。

CTC SKYONE @BUKIT CHAGAR

CTC SKYONE introduces an innovative Dual-Key and Triple-Key design concept, redefining modern urban living through flexible space planning that balances privacy, functionality, and investment potential. Developed by CTC's design team, this concept reflects deep insight into evolving lifestyle needs — combining spatial efficiency with multi-purpose adaptability to create homes that are practical, comfortable, and value-driven. It is a layout equally ideal for owner-occupiers seeking comfort and investors pursuing returns.

CTC SKYONE 引入前瞻性的双钥匙 (Dual-Key) 与三钥匙 (Triple-Key) 设计理念，以灵活空间规划重新定义现代都市生活方式，实现私密性、功能性与投资性的完美平衡。由 CTC 设计团队精心打造，此理念源于对新世代居住趋势的深刻洞察，结合空间效率与多元使用需求，为业主带来兼具实用性、舒适性与价值性的创新居所。无论自住或投资，皆能完美匹配不同阶段的生活方式。



CTC SKYONE @BUKIT CHAGAR

*Artist's impression only



SMART SPACE DIVISION
空间高效利用

Dual-key and triple-key layouts feature independent entrances, allowing separated yet coexisting living spaces — balancing privacy and comfort.

双钥匙与三钥匙户型通过独立出入口设计，实现生活空间的分离与共存，兼顾私密与舒适。



MULTI-GENERATIONAL LIVING
多代同堂的理想格局

Ideal for families where parents and children can live close together yet maintain independence.

适合家庭成员分层居住，父母与子女既能互相照应，又保留独立生活空间。



DUAL-INCOME FLEXIBILITY
多重收益模式

Owners can live in one unit and rent out the others, achieving multiple income streams within one property.

业主可自住一户、出租另一户，实现“一屋多收”的投资回报结构。



VERSATILE USAGE
灵活多元应用

Units can easily adapt to various purposes — self-stay, short-term rental, homestay, or home office — meeting diverse lifestyle and market demands.

单位可随需转化为自住、短租、民宿或办公用途，满足不同阶段与市场需求。

The Dual-Key & Triple-Key concept of CTC SKYONE not only enhances space efficiency and investment return but also delivers long-term residential value — offering a home that grows with its owners over time. Located in Johor Bahru's Golden Triangle, it represents the next evolution of urban living, combining self-stay comfort, income potential, and appreciation value within one visionary address.

CTC SKYONE 的**“双钥匙 + 三钥匙”**理念，不仅提升了单位使用效率与投资回报，更让空间具备长期自住价值——舒适、灵活且兼具未来可塑性。在柔佛新山黄金三角核心区，CTC SKYONE 以多功能空间设计开创居住新趋势，让一套房子同时实现自住、收益与升值三重价值。

CTC SKYONE @BUKIT CHAGAR

SKYONE – A PROPERTY IN JOHOR BAHRU YOU MUST OWN

Location & Connectivity



GOLDEN TRIANGLE LOCATION
黄金三角核心地段

Surrounded by three international five-star hotels – CTC SKYONE is strategically located in the heart of Johor Bahru City Centre, forming a prestigious hotel cluster (two confirmed, one to be announced) that elevates the area's value and unlocks future investment potential. With two major shopping malls – SKS City Mall and OBS Mall – within walking distance, offering international brands, dining, entertainment and leisure, plus 22 exclusive commercial units at ground level, residents enjoy true "vibrant city living at their doorstep" with a full one-stop lifestyle experience.

CTC SKYONE 坐落于柔佛新山市中心核心地带，周围环绕三家国际五星级酒店（两家已确认，一家即将公布），形成尊贵的高端酒店集群，全面提升区域价值，释放未来投资潜力。项目步行范围内拥有两大购物中心 —— SKS City Mall 与 OBS Mall，汇聚国际品牌、餐饮、娱乐与休闲设施；同时，底层配备 22 个专属商业单位，为住户打造真正的"一站式城市生活体验"，在家门口即可享受繁华便利的都会节奏。



WALKING DISTANCE TO RTS & CIQ
步行可达 RTS 与 CIQ 关口

Approx. 300m to the future RTS Bukit Chagar Station — one of the closest developments in Johor Bahru City Centre. Enjoy seamless cross-border connectivity that perfectly links dual-city living with strong investment potential.

距离未来的 RTS Bukit Chagar 站约 300 米，是柔佛新山市中心距离捷运站最近的项目之一。轻松实现跨境无缝连接，完美衔接新马双城生活圈，兼具自住便利与投资升值潜力。



DUAL-KEY & TRIPLE-KEY DESIGN CONCEPT
双钥匙与三钥匙创新户型设计

All units feature dual-key and triple-key layouts with flexible configurations to accommodate self-stay + rental, multi-generational living or multiple income streams. This innovative design maximizes space efficiency and enhances investment returns for homeowners.

所有单位均采用双钥匙与三钥匙灵活布局，可同时满足自住 + 出租、多代同堂或多重收入来源需求。该创新设计充分提升空间利用率，为业主带来更高的投资回报与生活灵活性。



EFFICIENT MODERN LAYOUTS
高效现代户型规划

Guided by CTC's Design Team, the Efficient Modern Layouts concept ensures smart space planning that maximises usable area and natural lighting – often achieving more rooms within the same footprint, while enhancing both comfort and investment value.

由 CTC 专业设计团队精心打造的高效现代户型概念，通过智能空间规划最大化可用面积与自然采光，常常在相同建筑面积内实现更多房间布局，兼顾居住舒适度与投资价值。



RESORT STYLE FACILITIES LEVEL
度假式设施层设计

Inspired by the threefold themes of Sea • Island • Mountain, the facilities level creates an immersive resort experience by integrating an expansive multi-functional pool zone, a family-friendly activity zone and landscaped leisure areas. Fitness, recreation, family bonding and socializing merge seamlessly, allowing residents to enjoy a "holiday-at-home" lifestyle every day.

以"海洋 · 岛屿 · 山峦"为三大主题灵感，设施层打造沉浸式度假体验，融合多功能泳池区、亲子休闲区及景观休憩区。健身、娱乐、家庭互动与社交空间自然衔接，让住户每日尽享"在家度假"的惬意生活方式。

CTC SKYONE @BUKIT CHAGAR

SKYONE – A PROPERTY IN JOHOR BAHRU YOU MUST OWN

Product & Investment Appeal



FREEHOLD TENURE IN THE CITY CENTRE
城市核心地段的永久地契

A rare freehold development in the heart of Johor Bahru, strategically located in a prime growth corridor, blending premium urban living with enduring long-term value.

坐落于柔佛新山市中心的稀有永久地契项目，占据黄金发展轴心，将高端城市生活与持久升值潜力完美融合。



PRIME CITY – CENTRE LOCATION
黄金城市枢纽交汇点

Located within the Johor–Singapore Special Economic Zone, the project enjoys a strategic position at the cross-border hub, benefiting from policy incentives and international resources while offering excellent urban connectivity and growth potential.

项目位于柔佛—新加坡特别经济区(Johor-Singapore Special Economic Zone)内，地理位置优越，坐拥跨境枢纽政策红利与国际资源，兼具卓越的城市联通性与增长潜力。



PRESTIGE & CONVENIENCE
尊荣便利尽享国际都会生活

Adjacent to international five-star hotels and major integrated shopping malls, offering an elevated lifestyle and seamless urban conveniences that enhance both prestige and everyday living.

紧邻多家国际五星级酒店与大型综合商场，打造高尚优越的生活方式，融合便捷的城市配套，让尊荣与日常舒适完美并存。



INVESTMENT & RENTAL APPEAL
投资与租赁优势

Walking distance to RTS & CIQ, next to a five-star hotel & mall. Flexible layouts enhance rental yield and resale prospects.

步行可达RTS捷运与CIQ关口，毗邻五星级酒店及商场。灵活户型设计提升租金回报与转售价值，助力投资收益最大化。



COMPREHENSIVE URBAN AMENITIES
完善城市活力生活圈

Surrounded by everyday amenities including dining, retail, banking, healthcare, and international schools, ensuring a vibrant and well-connected urban living experience.

周边汇聚餐饮、零售、银行、医疗及国际学校等一站式生活配套，构筑充满活力且交通便捷的城市生活体验。

CIC SKYONE @BUKIT CHAGAR

3 Layout & Floor Plan

CTC SKYONE @BUKIT CHAGAR

UNIT TYPES

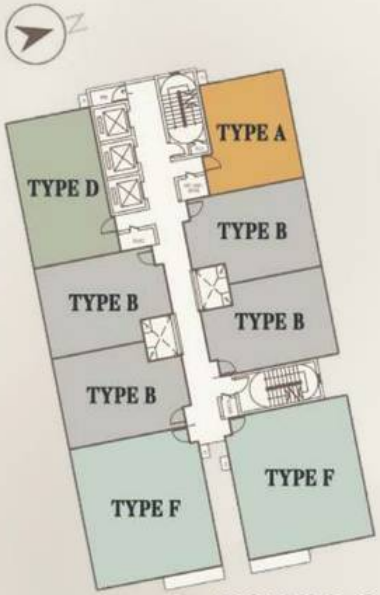
户型一览

CTC SKYONE introduces Johor Bahru's first full-scale Dual-Key and Triple-Key unit designs, bringing unprecedented flexibility and income potential to the market. This innovative layout caters to diverse needs such as self-stay plus rental, multi-generational living, or multiple income streams within a single property. Developed by CTC's design team, the Efficient Modern Layouts concept maximises usable floor area and natural light. Selected units feature floor-to-ceiling windows, enhancing brightness, ventilation and a sense of openness, while elevating both living comfort and long-term value.

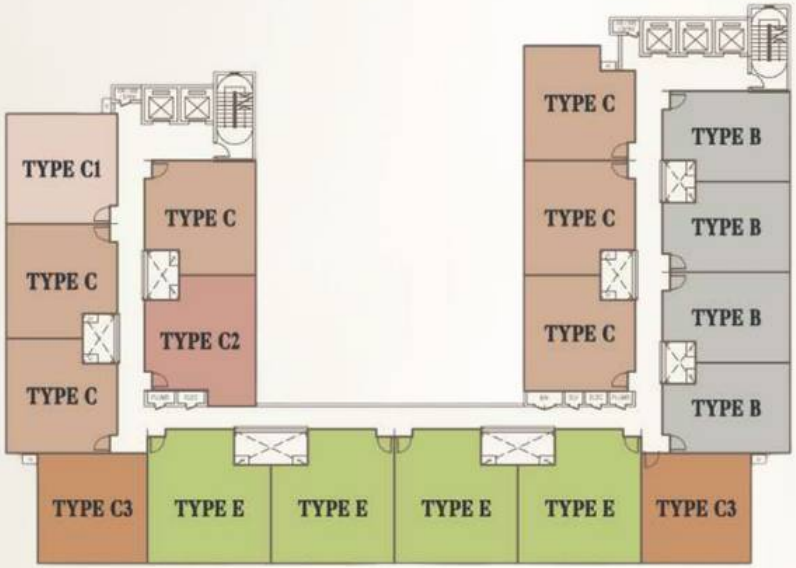
CTC SKYONE 首创柔佛新山全套双钥匙(Dual-Key)与三钥匙(Triple-Key)户型设计,在柔佛新山尚属首家,赋予居住与投资前所未有的灵活性与收益潜力。创新格局可同时满足自住+出租、多代同堂或多重收入来源等多样化需求。由CTC设计团队打造的高效现代化户型(Efficient Modern Layouts),最大化利用实用面积与自然采光,部分单位采用落地窗设计,增强明亮度、通风与开阔感,同时全面提升居住舒适度与长期价值。



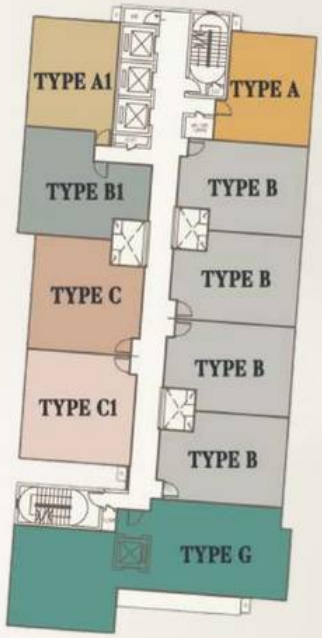
TYPICAL FLOOR LAYOUT



TOWER C



TOWER B



TOWER A

PARTIAL UNIT INFORMATION DISPLAY 部分户型信息展示

UNIT TYPE 户型	BUILT-UP AREA 面积	LAYOUT 房型
TYPE A	463 sq.ft.	1+1 Rooms & 2 Bathrooms
TYPE B	506 sq.ft.	1+1 Rooms & 2 Bathrooms
TYPE C	549 sq.ft.	1+1 Rooms & 2 Bathrooms
TYPE E	710 sq.ft.	3 Bedrooms & 3 Bathrooms
TYPE F	893 sq.ft.	4 Bedrooms & 3 Bathrooms
TYPE G	1,270 sq.ft.	3 Bedrooms & 3 Bathrooms

CTC SKYONE @BUKIT CHAGAR



FULLY FURNISHED



TYPE A

1+1 ROOMS + 2 BATHROOMS

463 SQ.FT.

FULLY FURNISHED



TYPE B

1+1 ROOMS + 2 BATHROOMS

506 SQ.FT.



TYPE C

1+1 ROOMS + 2 BATHROOMS

549 SQ.FT.

CTC SKYONE @BUKIT CHAGAR





TYPE E

3 BEDROOMS + 3 BATHROOMS

710 SQ.FT.



TYPE F

4 BEDROOMS + 3 BATHROOMS

893 SQ.FT.

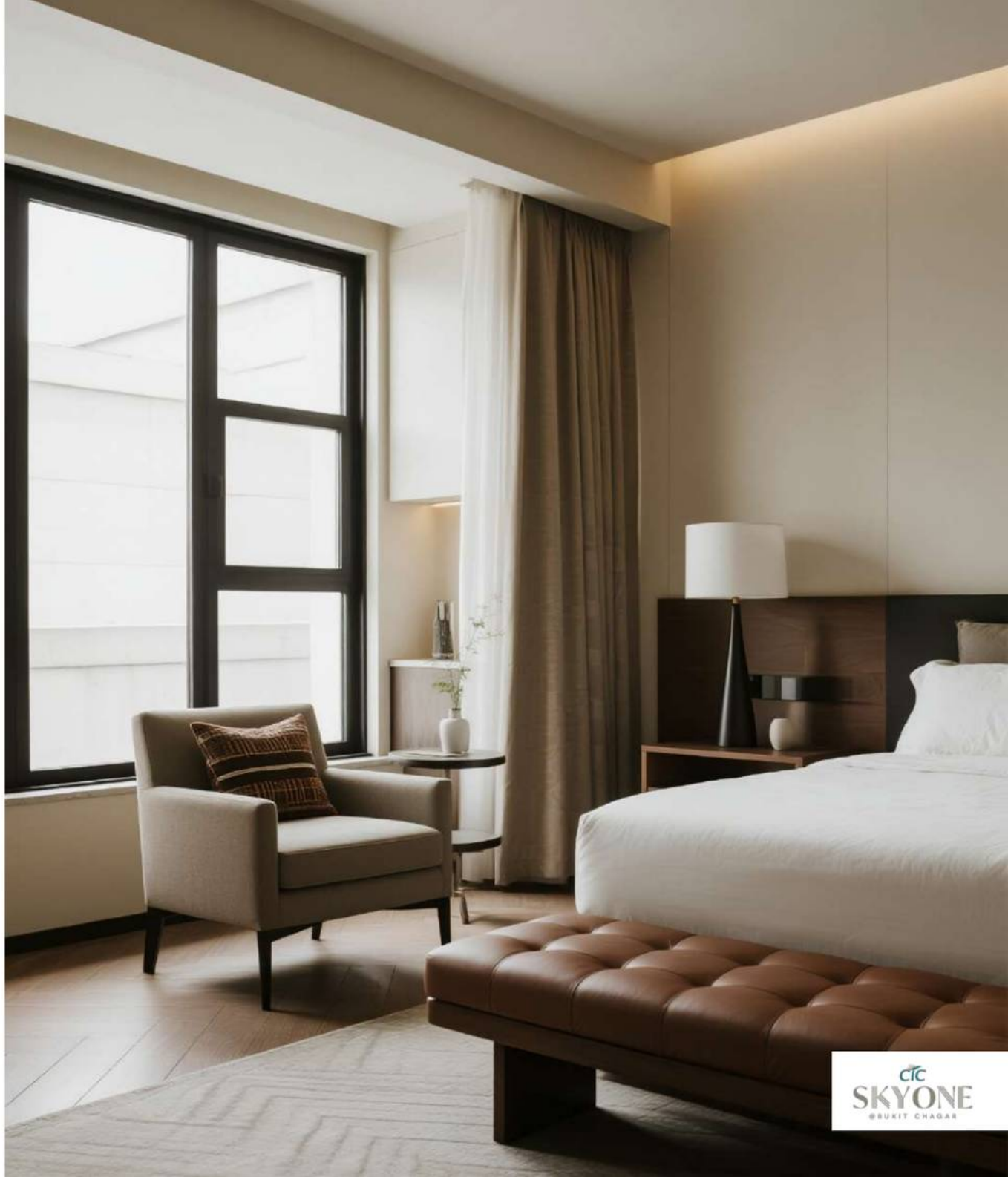
CTC SKYONE @BUKIT CHAGAR



TYPE G

3 BEDROOMS + 3 BATHROOMS

1,270 SQ.FT.



FACILITIES PLAN



Sea Vitality

1. Swimming Pool
2. Children's Splash Pool
3. Children's Water Play Area
4. Infinity Pool
5. Hydro Massage
6. Poolside Cabanas
7. Poolside Lounge Seating
8. In-water Lounger
9. Jacuzzi
10. Pool Deck & Lounge Area
11. Bar Lounge Area
12. Outdoor Bar Counter
13. Bar Booth Seating

Island Energy

14. Outdoor Fitness Zone
15. Children's Adventure Park
16. Children's Leisure Zone
17. Parents' Waiting Area
18. Mini Golf
19. Jogging Path
20. Stretch & Relaxation Zone
21. Garden Plaza
22. Garden Lounge
23. Greenery Garden

Mountain Serenity

24. Art Sculpture Garden
25. Serene Garden
26. Social Courtyard
27. Outdoor BBQ (Non-Halal)
28. Outdoor BBQ (Halal)
29. Sky Vista Deck
30. Outdoor Seating Area
31. Outdoor Yoga Deck
32. Meditation Nook

Other Areas

33. Gymnasium
34. Boxing Zone
35. Pickleball & Badminton Court
36. Multi-Purpose Room
37. Entertainment Room
38. Reading Lounge & Co-Working Hub
39. Washroom
40. Shower Room
41. Surau

CTC SKYONE @BUKIT CHAGAR

海势
SEA
VITALITY

MULTI-FUNCTIONAL POOL ZONE
多功能泳池区

Inspired by the grandeur of the ocean, the expansive pool stretches out like the sea itself, turning every moment into a holiday-by-the-beach experience.

灵感源自大海的磅礴气势，超大泳池如同海面延展，让每一刻都如同置身假日海滩。

岛形
ISLAND
ENERGY

MULTI-AGE ACTIVITY ZONE
多龄活动区

Drawing from the spirit of island exploration and vitality, this is a shared recreational paradise designed for families of all ages.

汲取岛屿的探索与活力，为全龄家庭打造共享乐园。

山意
MOUNTAIN
SERENITY

LEISURE ACTIVITY ZONE
休闲活动区

Inspired by terraced landscapes and garden design, it offers a tranquil escape where residents can reconnect with nature and find inner balance.

借鉴山地台阶与园林设计，让住户如同置身自然山境，回归内心的宁静与平衡。

Here, fitness, recreation, family bonding, and social life converge, allowing residents to enjoy an everyday experience that feels like an overseas holiday — where coming home is a journey in itself.

在这里，健身、娱乐、亲子、社交融为一体，住户可尽享“像出国度假一样”的日常体验，让回家成为一场旅程。

CTC SKYONE @BUKIT CHAGAR



关于大通集团
ABOUT CTC GROUP

CTC Group, headquartered in Singapore, holds a diversified investment portfolio covering cultural tourism, real estate development, education management, agricultural development, and healthcare and elderly-care solutions.

大通集团（CTC GROUP）总部位于新加坡，拥有多元化投资组合，涵盖文化旅游、地产开发、教育管理、农业发展及医疗养老解决方案等多个领域。

多元化业务布局
DIVERSIFIED BUSINESS PORTFOLIO



CULTURAL TOURISM

CTC Group, headquartered in Singapore, is a diversified investment group with a distinguished portfolio spanning cultural tourism, real estate development, education management, agricultural development, and healthcare & senior living solutions.

大通集团于1990年创立大通旅游(CTC Travel),这是CTC品牌旗下首家公司,总部设在新加坡。经过35年的稳健发展,大通旅游已成为新加坡历史最悠久、知名度最高的旅游公司之一,长期位居新加坡旅游行业前三,并于2019年荣获新加坡名誉品牌奖SPBA),表彰其在多元化品牌战略和卓越品牌管理方面的成就。



REAL ESTATE DEVELOPMENT

Since 1994, CTC Group has ventured into the real estate industry, strategically investing in HITOWN. Over the past 31 years, CTC Group has developed nearly 20 projects across various countries and regions, encompassing diverse property types. In 2024, CTC Group launched the integrated development CTC OASIS RESIDENCE in the core financial district of Johor Bahru, Malaysia. The project achieved a complete sell-out within just three months, pioneering the full Dual-Key layout concept along with Loft and Penthouse unit designs, setting a new precedent for compact Dual-Key developments in Johor Bahru.

自1994年以来,大通集团正式进军房地产领域,并战略性投资海唐。在过去31年间,CTC集团已于多个国家与地区开发近20个项目,涵盖多元物业类型。2024年,CTC集团于马来西亚柔佛新山核心金融区推出综合发展项目——CTC OASIS RESIDENCE。该项目在短短三个月内实现全面售罄,并首创完整Dual-Key户型体系,结合Loft与Penthouse设计,树立了新山紧凑型Dual-Key产品的新标杆。

CTC SKYONE @BUKIT CHAGAR

多元化业务布局
DIVERSIFIED BUSINESS PORTFOLIO

EDUCATION MANAGEMENT
教育管理

Since 2017, CTC Group has expanded into the international education sector by collaborating with top educational institutions to establish Richen Academy, an integrated international education group encompassing primary, secondary, and overseas study programs.

In 2022, CTC Group further broadened its education portfolio by bringing together domestic and international education experts to establish Ivy Youth Academy, an overseas curriculum center dedicated to delivering world-class academic programs.

自2017年起，大通集团布局国际教育领域，联合优质教育资源创办尊成国际公学，打造集国际小学、国际高中和海外留学于一体的国际教育集团。2022年，大通集团再度拓展国际教育版图，整合国内外教育专家团队，创立海外国际课程中心——优藤国际教育。



HEALTHCARE AND ELDERLY CARE
健康养老

Since 2011, CTC Group has been involved in the healthcare and elderly-care industry, dedicated to providing high-quality and diversified elderly-care solutions to society.

自2011年起，大通集团布局健康养老产业，致力于为社会提供高品质、多元化的养老解决方案。



AGRICULTURAL DEVELOPMENT
农业发展

Since 2008, CTC Group has invested in modern facility agriculture, promoting agricultural modernization and sustainable development.

自2008年起，大通集团投资设施农业，推动农业现代化与可持续发展。



CTC SKYONE @BUKIT CHAGAR

4 End-Financing (EF) Bank Panel

CTC SKYONE @BUKIT CHAGAR

















CTC
SKYONE
@BUKIT CHAGAR

5 Façade Perspectives


*Artist's impression only
CTC
SKYONE
@BUKIT CHAGAR


*Artist's impression only
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SKYONE
@BUKIT CHAGAR


SKY ONE
*Artist's impression only
CTC
SKYONE
@BUKIT CHAGAR


CTC
SKY ONE
SKY ONE
SKY ONE
Free Life
COFFEE
BOOKSTORE
*Artist's impression only
CTC
SKYONE
@BUKIT CHAGAR


SKY ONE
A
TOWER
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CTC
SKYONE
@BUKIT CHAGAR

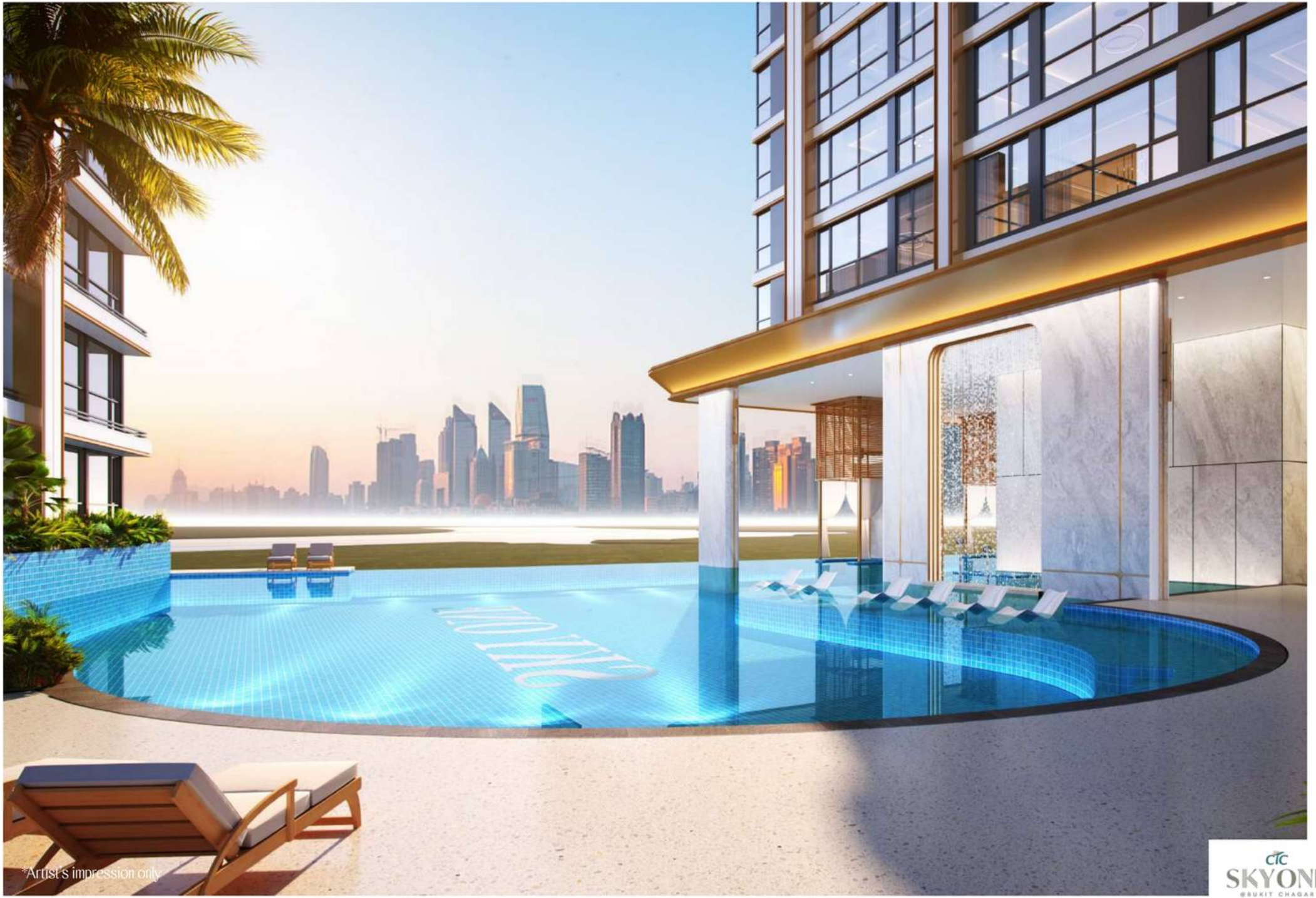

SKY
ONE
TOWER A
ENTRANCE
*Artist's impression only
CTC
SKYONE
@BUKIT CHAGAR


ONE
TOWER B
SKY ONE
TOWER B
ENTRANCE 2
ENTRANCE 2
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One Union Realty

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