



SKYLINE

BUKIT JAMBUL BYPASS

FREEHOLD

HOME IN THE HILLS

Located at the heart of the Bukit Kukus Paired Road, this development provides direct access from Jalan Bukit Gambir to the opposite road, seamlessly connecting Bukit Jambul and Farlim. Its proximity to the city center offers convenient access to urban vibrancy while allowing residents to enjoy a serene and harmonious living environment.





SKYLINE

BUKIT JAMBUL BYPASS

To Bukit Jambul

To Balik Pulau

To Paya Terubong & Air Itam

*Bukit Kukus Paired Road



STRATEGIC LOCATION



DIRECT ACCESS
TO BUKIT JAMBUL



EXTENSIVE FACILITIES



LOW DENSITY



SPACIOUS LIVING



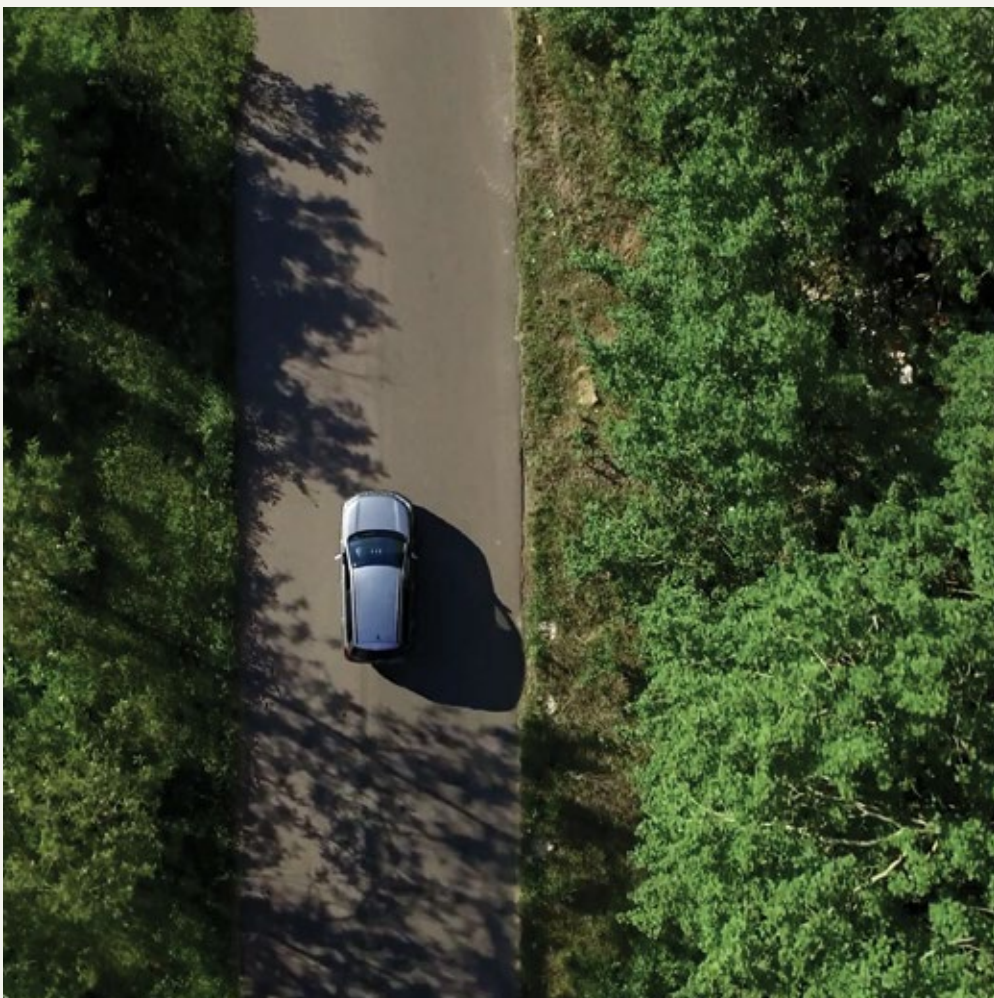
LUSH GREENERY

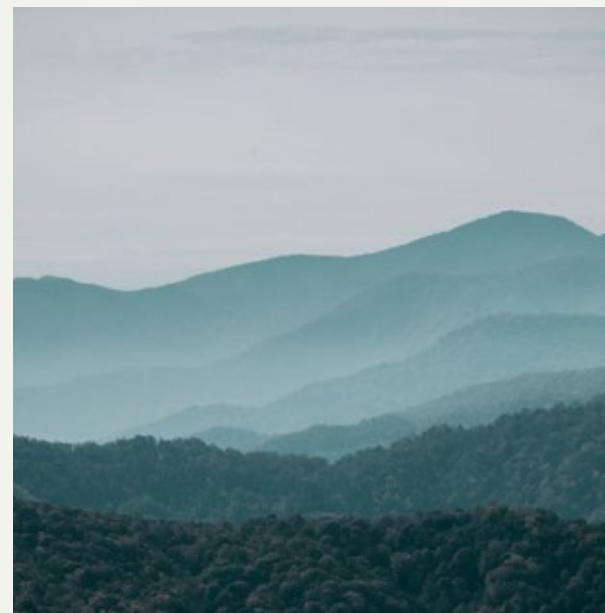


EV CHARGING STATION



600+ PARKING
SPACES AVAILABLE





SURROUNDED BY NATURE, ELEVATED BY HILLS

Nestled amidst lush greenery, Skyline offers a serene retreat with breathtaking hill views. Surrounded by nature, residents enjoy fresh air, tranquil landscapes, and a peaceful ambiance, seamlessly blending modern living with the beauty of Penang's hills.



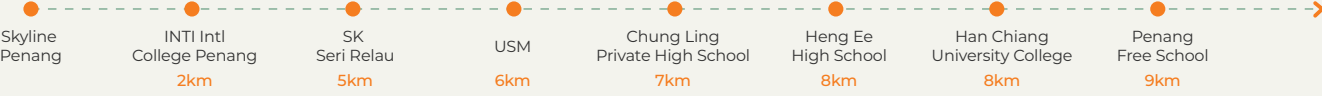
PRIME LOCATION IN THE HEART OF PENANG

Skyline's prime location in the heart of Penang offers seamless access to highways, malls, schools, and healthcare, ensuring effortless commutes and everyday convenience.

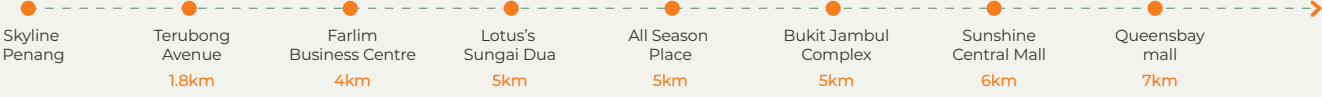
CONNECTIVITY



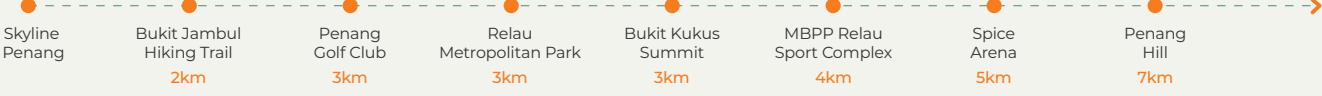
EDUCATION



SHOPPING



PARK & SPORTS



Skyline's prime location near Bukit Kukus Bypass—Malaysia's tallest highway—ensures swift connectivity to Paya Terubong, Lebuh Bukit Jambul, Jalan Tun Sardon, and Balik Pulau, offering residents easy commutes and panoramic Penang views. The newly completed Bukit Kukus Paired Road Project, a collaboration between the Penang Island City Council, PLB Land, and Geo Valley, further eases traffic between Paya Terubong and Relau as part of Penang's Vision 2030. Every Skyline residence is built on four pillars: a prime hilltop location, innovative space-maximizing design, thoughtful amenities, and quality craftsmanship.



Bukit Kukus paired road

"Expected to be fully completed in 2028, the road connects Jalan Bukit Gambir, Jalan Bukit Jambul, and Jalan Sungai Nibong and is designed to accommodate Penang's rapidly growing transportation needs. It will provide a smoother traffic flow for the surrounding areas."

- YB Jason H'ng Mooi Lye

Penang Local Government,
Town & Country Planning Committee Chairman

EMBRACING SIMPLE LIFESTYLE

Skyline offers modern living with amenities for relaxation, fitness, and community. The stylish Level 1 lobby sets a welcoming tone, while Level 7 features a serene oasis with a swimming pool, wading pool, steam room, gym, yoga room, Zen garden, and multi-purpose hall, perfectly blending luxury and practicality.



Level 7- Artist Impression of GYM & YOGA



Level 1 - Artist Impression of Main Lobby



Level 1 - Artist Impression of Main Lobby

FACILITIES PLAN
7th Floor



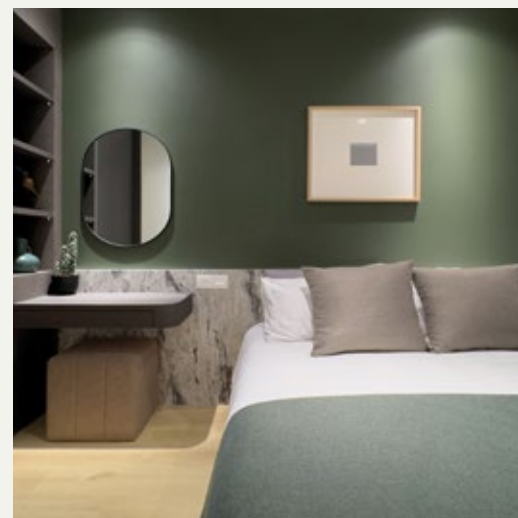
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|--|-----------------------|--------------------|--------------------------|
| 1 Zen Garden with Outdoor Exercise Equipment | 6 Multi-Purpose Hall | 11 Female Toilet | 16 Swimming Pool |
| 2 BBQ Area | 7 Pre-function Hall 2 | 12 Locker Room | 17 Sun Deck |
| 3 Surau | 8 Gym & Yoga | 13 Nursing Room | 18 Wading Pool |
| 4 Management Office | 9 Steam Room | 14 Disabled Toilet | 19 Pavilion |
| 5 Pre-function Hall 1 | 10 Male Toilet | 15 Shower Area | 20 Children's Playground |



SPACIOUS LIVING OPTIONS

Skyline provides spacious living with 10 units per floor, ranging from 1,200 to 1,950 sq. ft. Each unit offers dual-angle views—cityscape or Paya Terubong hillside—for ample light and ventilation. Thoughtful layouts position bedrooms and bathrooms along one side of the foyer, while balconies enhance openness.



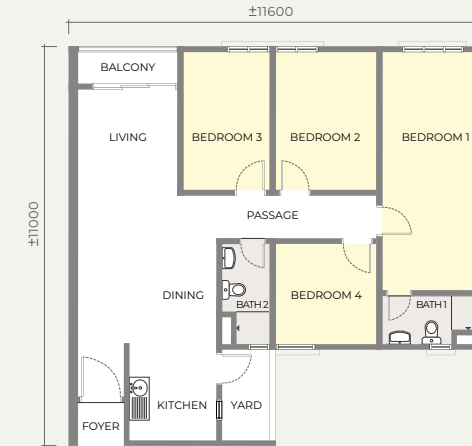




TYPE D

±1,200 sq.ft.

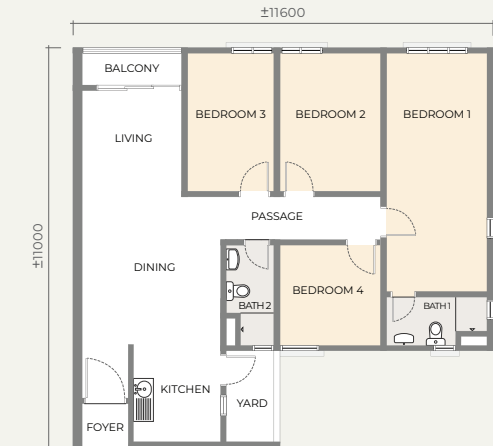
- 4 Bedrooms
- 2 Bathrooms
- Balcony



TYPE D1

±1,200 sq.ft.

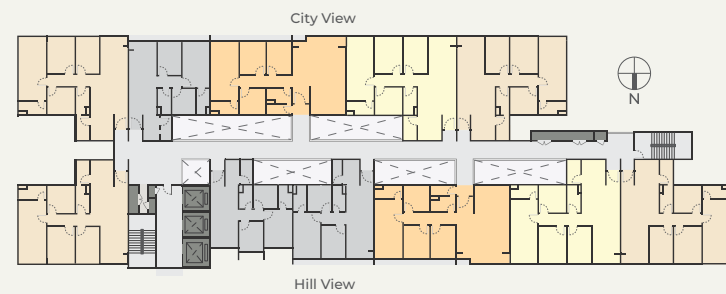
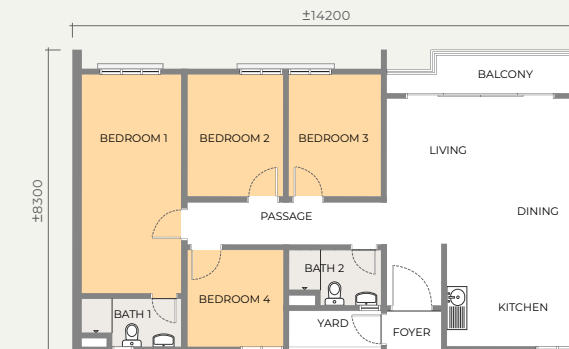
- 4 Bedrooms
- 2 Bathrooms
- Balcony



TYPE E

±1,200 sq.ft.

- 4 Bedrooms
- 2 Bathrooms
- Balcony



VR360 Showroom

Developer's License No: 8139/02-2028/0017(R) Expiry Date: 08/02/2023 - 07/02/2028 Advertising & Sales Permit No: 8139-5/04-2026/0441(N)-(S) Expiry Date: 13/04/2023 - 12/04/2026 Tenure Land: Freehold Land Encumbrance: UOB (Malaysia) Berhad Plan Approval No: MBPP.OSC-PB158/2023 Approving Authority: Majlis Bandaraya Pulau Pinang No. of Units: 290 units Completion Date: 2028.

All information contained in this collateral, including visuals, animation and illustrations, and the presentation at the show gallery including the layout plans in this collateral are subject to change as may be required by the relevant authorities or developer's architect without prior notification and shall not be taken as the identical representation of the actual unit that is to be or being purchased by you or part of an offer or contract. Prospects should refer to the final sale and purchase agreement of the actual unit for specifications and descriptions.

SKYLINE SALES GALLERY

21-1-01 & 21-1-02, Tingkat Paya Terubong 5,
Taman Terubong Indah,
11060 Penang.

Showroom Open Daily from 10am - 5pm

+6016 440 6100

www.skylinepenang.com

In Collaboration with:



绿城

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