



The **Greatest Place**
for ideal **Modern Living**
and Best **Investment**

www.nagoyahillcondominium.com



Visit Our Marketing Gallery

at Bright Five Star 5th floor
Nagoya Hill Mall Batam
(Opposite Hang Out Cafe)

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DISCLAIMER

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About **NAGOYA HILL** **CONDOMINIUM**

Introducing Nagoya Hill Condominium, the newest luxury residential and commercial development within the bustling Nagoya Hill superblock. Developed by PT. Teguh Metta Internusa, a reputable developer since 2005 of experience, Nagoya Hill Condominium present an unparalleled living experience. Located in the heart of Batam Island's most vibrant commercial area, this condominium offers the perfect blend of convenience, comfort, and modern living.



Meet the **DEVELOPER**

PT TEGUH METTA INTERNUSA

PT. Teguh Metta Internusa is a highly respected name in Indonesia's property development industry. With over experience since 2005, this developer has consistently demonstrated a strong commitment to innovation, quality, and customer satisfaction. Some of their flagship projects within the Nagoya Hill superblock include: Nagoya Hill Mall, Nagoya Hill Hotel, and Nagoya Hill Condominium



VISION AND MISSION



VISION

To establish Nagoya Hill Condominium as the premier residential destination in Batam, offering unparalleled convenience, luxury, and modern living within the vibrant Nagoya Hill superblock.

MISSION

To Provide Luxurious Living Spaces

Presenting high quality and well-designed residential and commercial units to fulfill modern urban lifestyle

To Enhance Community Living

Create a vibrant community within the condominium that fosters social interaction and a sense of belonging.

To Ensure Sustainability

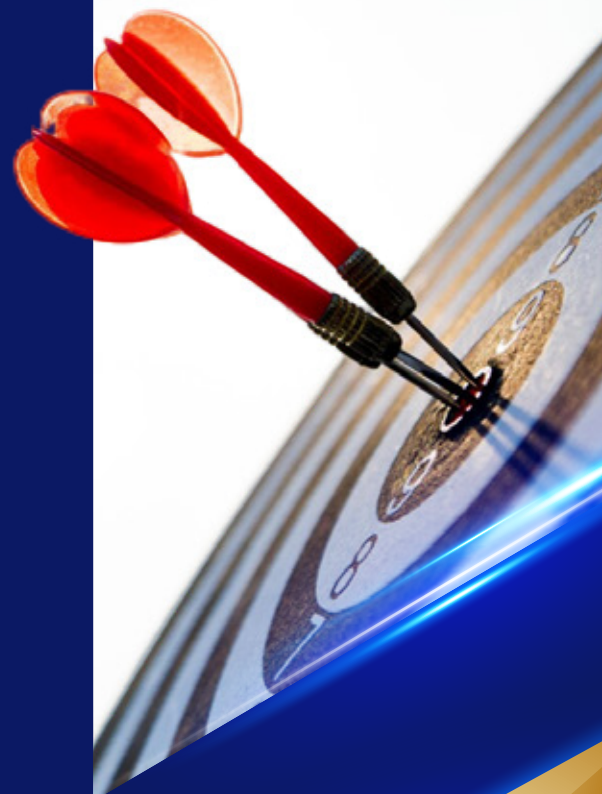
Implement eco-friendly practices in design, construction, and operations to promote a sustainable living environment.

To Offer Exceptional Amenities

Provide a wide range of top-tier amenities that enhance the living experience of residents.

To Maintain High Standards

Continuously uphold the highest standards in building materials, construction quality, and customer service.



Innovation

Embracing the latest design and construction technologies to create state-of-the-art living spaces.

Quality

Commitment to superior quality in every aspect of the project, from materials to finishes.

Community

Fostering a strong, supportive community atmosphere where residents feel connected and valued.

Sustainability

Prioritizing environmentally friendly practices to ensure a sustainable and green living environment.

Customer Satisfaction

Ensuring the highest level of satisfaction for our residents through exceptional service and attention to detail.

CORE VALUE



CONCEPT OF THE PROJECT

Integrated Living

Nagoya Hill Condominium is strategically positioned to provide residents and commercial with a one-stop living experience. With the Nagoya Hill Mall, Hotel, and commercial complexes just steps away, everything you need is within easy reach. This integration ensures that residents can enjoy a vibrant lifestyle without the hassle of long commutes.

Modern Design and Spacious Layouts

The condominium features contemporary architecture with spacious and thoughtfully designed layouts. Each unit is crafted to maximize comfort and functionality, providing a luxurious living space that caters to the needs of modern urban dwellers. High ceilings, quality flooring, and semi-furnished units with premium fixtures ensure an upscale living experience.

High-End Amenities

Nagoya Hill Condominium offers a range of world-class amenities designed to enhance the quality of life for its residents. These include an infinity pool, jacuzzi pool, BBQ pavilion, fully equipped gym, children's playgrounds (both indoor and outdoor), and available sky cafe and lounge with stunning views. These amenities provide opportunities for relaxation, recreation, and social interaction, creating a vibrant and dynamic community.



Eco-Friendly and Sustainable

The project incorporates eco-friendly practices, including the use of sustainable materials and energy-efficient systems. The green initiatives ensure a minimal environmental footprint, promoting a healthier and more sustainable living environment for residents.

Security and Convenience

Safety and convenience are paramount at Nagoya Hill Condominium. The project includes features such as 24/7 security, CCTV surveillance, and secure access points. Additionally, the condominium offers ample parking with seven levels of parking space within the building and 1,700 parking lots around the Nagoya Hill Mall area.

A Vibrant Community Hub

Nagoya Hill Condominium is not just a place to live; it's a community where residents can connect, interact, and thrive. The two lobbies, extensive amenities, and strategically designed common areas foster a sense of community and belonging, making it a perfect place for families, young professionals, and retirees alike.

Redefining
**URBAN
LUXURY**
IN BATAM





Why Invest in Nagoya Hill Condominium?

Prime Location

- Located in the rapidly developing Nagoya Hill area, the epicenter of business, shopping, dining, and entertainment in Batam.
- Enjoy the convenience of living with everything you need right at your doorstep.

Quality and Comfort

- The land has been treated with anti-termite spraying, ensuring a comfortable living environment for years to come.
- Enjoy peace of mind with HGB certificates valid until 2062 and unit handover in 2027.
- Each unit comes with SHMSRS (Strata Title Certificate).

Uninterrupted Power Supply

- Equipped with a 100% backup generator, ensuring no disruption during power outages.

Luxurious Living Spaces

- Spacious units with a ceiling height of approximately 3 meters.
- Living and dining areas feature 80x80 porcelain tiles, while bedrooms have SPC flooring.
- Semi-furnished units with high-quality kitchen and bathroom fixtures.

High-End Amenities

- Infinity pool (58 meters), jacuzzi pool (77 sqm), and BBQ pavilion (112 sqm).
- Fully equipped gym (120 sqm), outdoor (60 sqm), and indoor (82 sqm) playgrounds for children.
- Available sky cafe and lounge (221 sqm) offering breathtaking views.

UNIT LAYOUT

STUDIO TYPE A

SGFA 31.00 SQM - 333.90 SQFT

T2 #11-06 to #12-06
#15-06 to #18-06
#20-06 to #23-06
#25-06
#11-12 to #12-12
#15-12 to #18-12
#20-12 to #23-12
#25-12
#26-10 to #31-10



T2 #11-16 to #12-16
#15-16 to #18-16
#20-16 to #23-16
#25-16



T2 #11-03 to #12-03
#15-03 to #18-03
#20-03 to #23-03
#25-03 to #31-03



1 BEDROOM TYPE C

SGFA 48.30 SQM - 519.60 SQFT

T2 #11-05 to #12-05
#15-05 to #18-05
#20-05 to #23-05
#25-05 to #31-05



T2 #11-08 to #12-08
#15-08 to #18-08
#20-08 to #23-08
#25-08
#11-10 to #12-10
#15-10 to #18-10
#20-10 to #23-10
#25-10
#26-06 to #31-06
#26-08 to #31-08



1 BEDROOM TYPE D

SGFA 51.20 SQM - 551.10 SQFT

T2 #11-02 to #12-02
#15-02 to #18-02
#20-02 to #23-02
#25-02



T2 #11-01 to #12-01
#15-01 to #18-01
#20-01 to #23-01
#25-01 to #31-01



2 BEDROOM TYPE H

SGFA 59.40 SQM - 639.10 SQFT

2 BEDROOM TYPE I
SGFA 71.70 SQM - 771.90 SQFT

T2 #11-07 to #12-07
#15-07 to #18-07
#20-07 to #23-07
#25-07 to #31-07



T2 #11-18 to #12-18
#15-18 to #18-18
#20-18 to #23-18
#25-18



3 BEDROOM TYPE M
SGFA 92.90 SQM - 999.50 SQFT

T2 #26-02 to #31-02



3 BEDROOM TYPE N
SGFA 103.60 SQM - 1115.00 SQFT

T2 #26-12 to #31-12



3 BEDROOM PREMIUM TYPE O
SGFA 100.50 SQM - 1081.30 SQFT

T2 #32-01



3 BEDROOM PREMIUM TYPE P
SGFA 120.80 SQM - 1300.10 SQFT

T2 #32-03



3 BEDROOM PREMIUM TYPE Q
SGFA 150.50 SQM - 1619.80 SQFT

T2 #32-06



4 BEDROOM PREMIUM TYPE R
SGFA 163.90 SQM - 1763.80 SQFT

T2 #32-02



STUDIO TYPE A
SGFA 31.00 SQM - 333.90 SQFT

T1 #11-03 to #12-03
#15-03 to #18-03
#20-03 to #23-03
#25-03
#26-03 to #30-03
#11-11 to #12-11
#15-11 to #18-11
#20-11 to #23-11
#25-11
#26-11 to #30-11



T1 #11-06 to #12-06
#16-06 to #16-06



T1 #11-15 to #12-15
#15-15 to #18-15
#20-15 to #23-15
#25-15
#26-15 to #30-15



1 BEDROOM TYPE F
SGFA 60.50 SQM - 651.30 SQFT

T1 #11-09 to #12-09
#15-09 to #18-09
#20-09 to #23-09
#25-09
#26-09 to #30-09



T1 #11-07 to #12-07
#15-07 to #18-07
#20-07 to #23-07
#25-07
#26-07 to #30-07



1 BEDROOM TYPE G
SGFA 49.20 SQM - 530.10 SQFT

1 BEDROOM TYPE S
SGFA 60.20 SQM

T1 #11-08 to #12-08
#15-08 to #16-08



1 BEDROOM TYPE T
SGFA 60.20 SQM

T1 #11-05 to #12-05
#15-05 to #18-05
#20-05 to #23-05
#25-05
#29-05 to #30-05



2 BEDROOM TYPE E
SGFA 84.10 SQM

T1 #17-10 to #18-10
#20-10 to #23-10
#25-10
#26-10 to #30-10
#11-12 to #12-12
#15-12 to #16-12



2 BEDROOM TYPE U
SGFA 91.30 SQM

T1 #17-06 to #18-06
#20-06 to #23-06
#25-06
#26-06 to #30-06



2 BEDROOM TYPE H

SGFA 59.40 SQM - 639.10 SQFT

T1 #11-01 to #12-01
#15-01 to #18-01
#20-01 to #23-01
#25-01
#26-01 to #30-01



T1 #11-02 to #12-02
#15-02 to #18-02
#20-02 to #23-02
#25-02
#26-02 to #30-02



T1 #11-17 to #12-17
#15-17 to #18-17
#20-17 to #23-17
#25-17
#26-17 to #30-17



2 BEDROOM TYPE J

SGFA 95.00 SQM - 1022.50 SQFT

T1 #17-08 to #18-08
#20-08 to #23-08
#25-08
#26-08 to #30-08
#11-10 to #12-10
#15-10 to #16-10



T1 #17-12 to #18-12
#20-12 to #23-12
#25-12
#26-12 to #30-12
#11-16 to #12-16
#15-16 to #16-16



2 BEDROOM TYPE L

SGFA 104.80 SQM - 1127.60 SQFT

T1 #31-01 to #32-01



T1 #31-02 to #32-02
UPPER FLOOR



T1 #31-02 to #32-02
LOWER FLOOR

PENTHOUSE TYPE PH 2

SGFA 392.30 SQM - 4222.60 SQFT

T1 #31-06 to #32-06
UPPER FLOOR



T1 #31-06 to #32-06
LOWER FLOOR



PENTHOUSE TYPE PH 1

SGFA 562.80 SQM - 6057.80 SQFT

PENTHOUSE TYPE PH 3

SGFA 329.40 SQM - 3545.40 SQFT

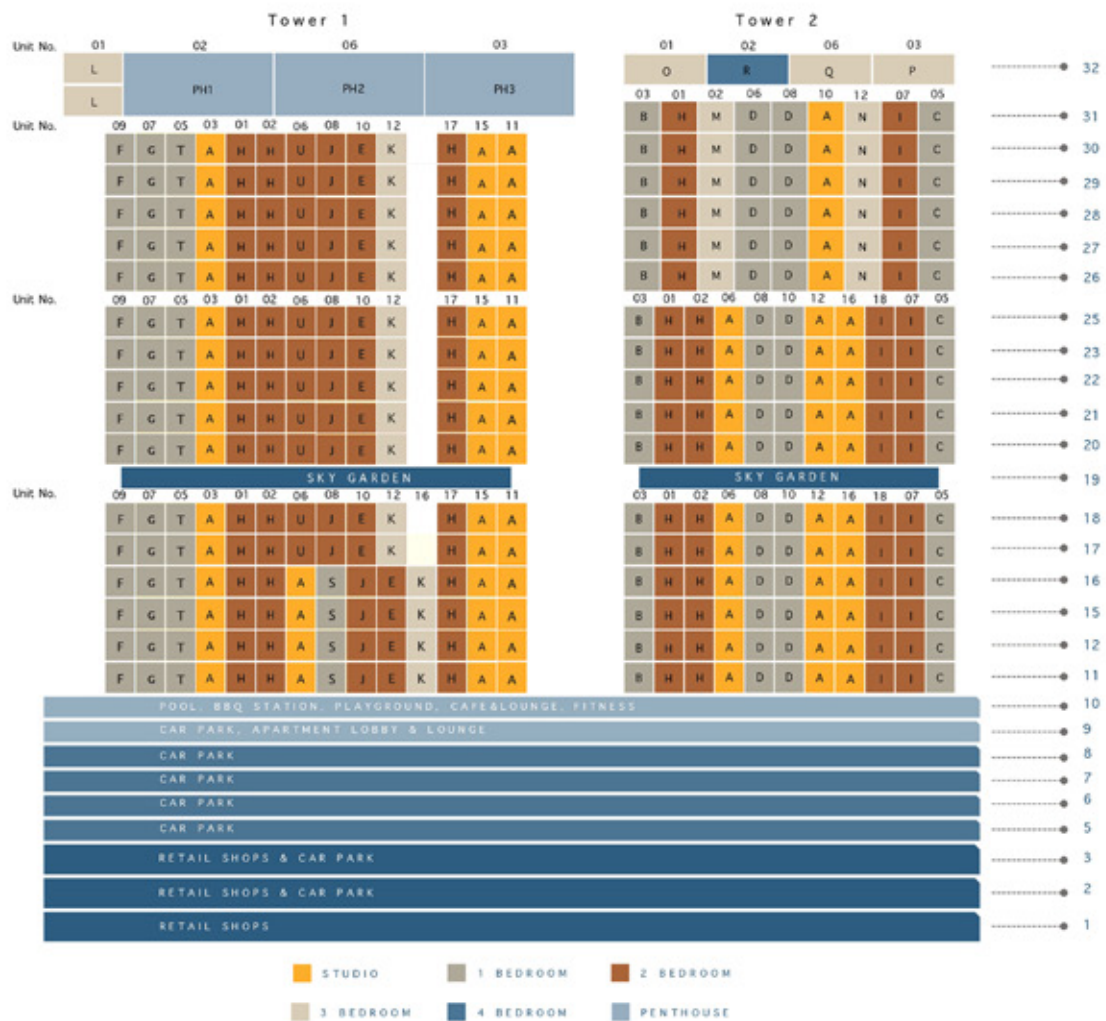
T1 #31-03 to #32-03
UPPER FLOOR



T1 #31-03 to #32-03
LOWER FLOOR







Exclusive

FEATURES OF NAGOYAHILL CONDOMINIUM

Tower 2 Layout

- 3 elevators for residents.
- Floors 11-25: 11 units per floor (7 sea view, 4 city view).
- Floors 26-31: 9 units per floor (5 sea view, 4 city view).
- Floor 32: 4 exclusive units (2 sea view, 2 city view).

Parking and Access

- Linear straight ramp for easy vehicle access to parking levels 1-4.
- Two entrances: via Jl. Teuku Umar (inside Nagoya Hill Mall) and Jl. Jabar Arafah.

Two Lobbies

Ground floor lobby and a second lobby on the 9th floor for added convenience.

Additional **BENEFITS**

- **High Ceilings:** Each unit boasts a ceiling height of approximately 3 meters, offering a sense of space and comfort.
- **Quality Flooring:** Living and dining areas feature 80x80 porcelain tiles, while bedrooms use SPC flooring.
- **Semi-Furnished:** Each unit comes semi-furnished, including high-quality kitchen and bathroom fixtures.
- **Kitchen Amenities:** Upper and lower kitchen cabinets with HPL finish, induction stove, cooker hood, solid surface countertop, sink, and faucet.
- **Bathroom Amenities:** Wooden drawer, mirror, sink countertop, sink, and faucet, shower compartment with tempered glass partition, overhead shower, towel rail, sitting toilet, jet washer, toilet paper holder, electric water heater, and exhaust fan.
- **Bedroom Amenities:** Wooden wardrobes with HPL finish in all bedrooms.
- **Air Conditioning:** Air conditioning in the living/dining room and bedrooms.
- **Smart Door:** Each unit is equipped with a smart door.
- **Double Glazed Window:** Exterior doors and windows with Double Glazing each bedroom has a window.
- **Separate AC Compressor Area:** The AC compressor is separate from the balcony.
- **Extensive Parking:** 7 parking levels within the condominium and 1,700 parking lots around Nagoya Hill Mall



OUR *Facilities*



Sky
Garden



Infinity
Pool



Indoor & Outdoor
Children Playground



Fitness &
Aerobic



BBQ Station &
Function Area



Jacuzzi



Cafe &
Lounge



Sauna



Game



OUR *Location*



08
mins

Harbour Bay
International
Ferry Terminal

04
mins

Love
Seafood
Nagoya

07
mins

A2
Food
Court

28
mins

Hang Nadim
International
Airport

01
step

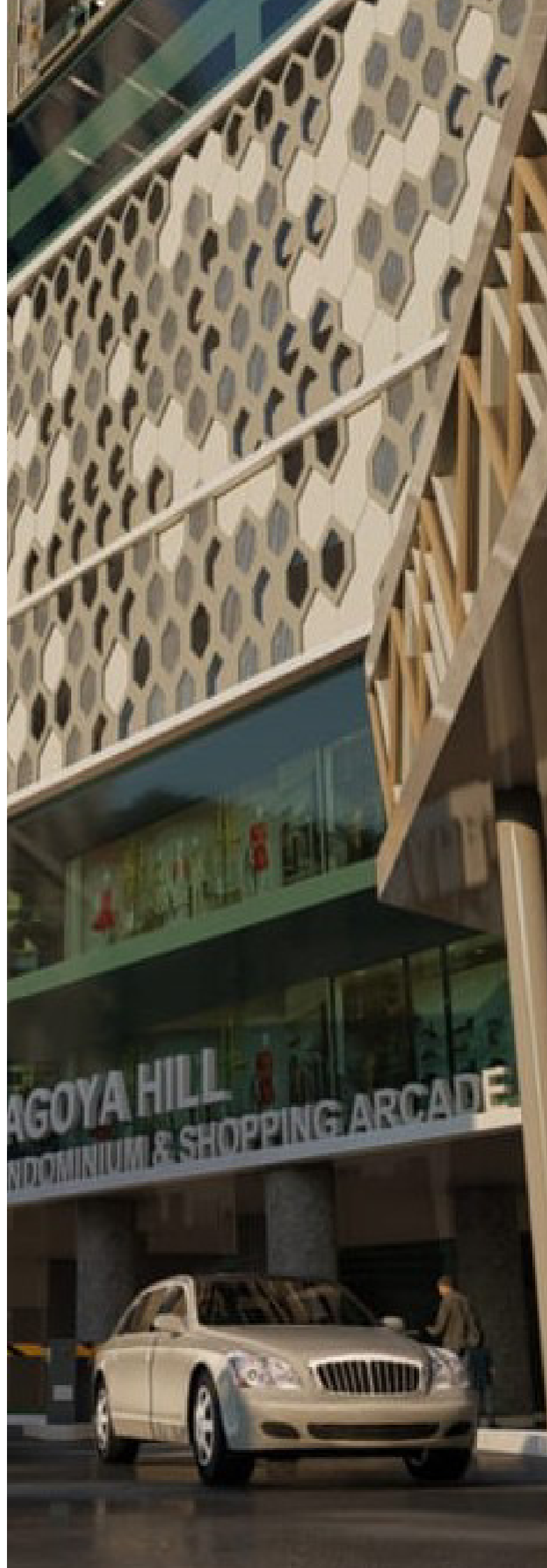
Nagoya Hill
Shopping
Mall

01
step

Nagoya
Hill
Hotel

01
step

Hang
Out
Cafe



Contact US





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