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FACULTY OF ARCHITECTURE, PLANNING AND
SURVEYING
BUILDING SURVEYING DEPARTMENT

INTEGRATED FINAL PROJECT
(BSY 370)

MEGAN PHILEO AVENUE

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1.0 PROPERTY BACKGROUND

MEGAN PHILEO AVENUE

Megan Phileo Avenue project started in 1996 and completed at the end of 1997. It took approximately two whole years to finish this project. This project consists of 389 units of shops and office suites. This building stands out due to its strong design elements and beautiful landscaping and innovative layout and architecture. This is a result of deliberate policy - to give the architects and design consultants a free hand, a *Carte Blanc* to interpret and execute a brief. In turn, they have reward a wonderful design.

The designs of this building are 12, 14, 16, 18 and 21 story blocks and a 24-story tower. This building is exceptional because their inconsistent height that shows its flexible design element. Located along Jalan Yap Kwan Seng, it is literally a walk from the Kuala Lumpur City Center (KLCC) with its majestic twin towers that are the tallest building in the world. Access to Phileo Avenue is via Jalan Ampang and Jalan Tun Razak. Both these major thoroughfares have been upgraded.

With so many positive features, Phileo Avenue is arguably one of the best freehold property investments in Kuala Lumpur. The unit sizes of every unit of Phileo Avenue are from 1,312 square feet to 5,296 square feet.