

**THE**  
destination  
for all things  
property

# YOUR **FREE** PROPERTY PORTAL

Breaking news · Research and analytics  
Edge Reference Price · Transaction finder  
New project launches · Classified listings

[www.TheEdgeProperty.com](http://www.TheEdgeProperty.com)

MAKE BETTER DECISIONS

Available on:





# www.TheEdgeProperty.com



- 1 Track new property launches
- 2 Get fengshui and legal tips
- 3 Find a property for sale, rent or auction

Seriously, it's the  
**ONLY**  
property portal  
you need!

- 4 Find out what's trending on property
- 5 Read the latest news and data-driven reports
- 6 What's happening where

### EVENT CALENDAR

- 12 Aug: Showcase of Vervea and Vertu Resort at Aspen Vision City
- 13 Aug: Add to your Pokédex at Cerrado's Tower B launch
- 14 Aug: Sneak peek of Reserve by Mirvac
- 14 Aug: Launch of Eurema terraced houses at D'Mayang Sari, Nilai

[MORE EVENTS](#)

- 7 View the latest Sales, Rent and Auction listings

## 1 ANALYTICS

### EDGE REFERENCE PRICE

Find out the indicative value of a property

EDGE REFERENCE PRICE

Property Name: 79 More Eas @ DMC20  
Address: 10th Mile, Kuala Lumpur  
Floor Area: 4,000 sq ft (Unfurnished)  
Edge Reference Price: RM 277,000 (RM 69,250 per sq ft) (RM 1,277 psf)

SUPPORTING DATA

Date	Address	Floor Area (sq. ft)	Price (RM)	Price (RM/psf)
8 Apr 15	SILIPURAN KUDA	1,800	1,800,000	1,000
10 Dec 15	10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100	8816	5,670,000	747

(Captured on 8 Aug 2016)

### PRICE TRENDS

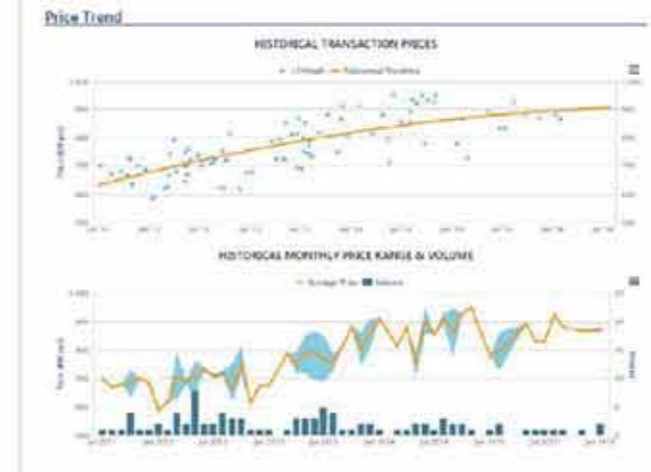
Project details, location, nearby amenities and projects, price movements and estimated rental yield

10 Most Kiara (MK10)

Indicative Price Range: RM 874 psd (RM 729 - 949 psd)  
Indicative Rental Range: RM 3.48 psd pm (RM 2.73 - 4.60 psd pm)  
Indicative Rental Yield: 4.78%

10 Most Kiara (MK10)

TRANSACTION: 10 Most Kiara (MK10)  
PROJECT NAME: 10 Most Kiara (MK10)  
PROPERTY TYPE: CONDOMINIUM  
STATUS: PRE-SALE  
SUPPORTED PLANNING: MISCOTERANG  
GROSS: 111,111 sq ft  
MANAGER OF PROJECT: P11111111  
STARTED DATE: 10/10/2015  
COMPLETION DATE: 10/10/2015



(Captured on 8 Aug 2016)

## TRANSACTION FINDER

Find out the historical transaction data of a property

Summary: 796, 856, 862, 2,312,000, 2,354,000, 2,983,200

Transaction Data Table:

Date	Address	Property Type	Lot Size	Area (sq ft)	Price (RM)
10/10/2015	10 Most Kiara (MK10)	Condominium Apartment	1,100	800	1,200,000
10/10/2015	10 Most Kiara (MK10)	Condominium Apartment	1,100	800	1,200,000

(Captured on 8 Aug 2016)

## NEARBY PROPERTIES

Price and rental comparison

Nearby Properties

PRICE AND RENTAL COMPARISON (UP TO 50)

Project	Project Name	Transaction Date	Transaction Price (RM)	Area (sq ft)	Price (RM/psf)	Rental (RM)	Rental Yield (%)
10 Most Kiara (MK10)	10 Most Kiara (MK10)	10/10/2015	1,200,000	800	1,500	500	3.33%
10 Most Kiara (MK10)	10 Most Kiara (MK10)	10/10/2015	1,200,000	800	1,500	500	3.33%

(Captured on 8 Aug 2016)

## WATCHLIST

Be notified when tracked property is transacted or listed

YOUR WATCHLIST

ADD BY LOCATION

(Captured on 8 Aug 2016)





**MAKE BETTER DECISIONS**

A comprehensive and **FREE** property portal.

### **OUR GOAL**

To democratise property investment and help you make better decisions

### **HOW?**

We provide breaking news, new property launches, property listings, transaction data and analytics that will level the playing field for all investors.

### **RESEARCH IS KEY**

When you are buying, selling, leasing out or looking to rent a property, be it your first or 100th, the first and crucial step is to do your research.

- Do you know the price or rental you should be paying for your property?
- Is the property you are buying a good investment?
- About the location – are there amenities in the neighbourhood that suit your needs?

Let [TheEdgeProperty.com](http://TheEdgeProperty.com) help you make better decisions on all things property.

#### **CONTACT US:**

#### **The Edge Property Sdn Bhd**

Level 3, Menara KLK, No 1, Jalan PJU 7/6,  
Mutiara Damansara, 47810 Petaling Jaya  
Selangor, Malaysia

Phone: (603) 77218000 Fax: (603) 77218280

Editorial | Email: [propertyeditor@bizedge.com](mailto:propertyeditor@bizedge.com)

Advertising & Marketing | Email: [mkt.tep@bizedge.com](mailto:mkt.tep@bizedge.com)

Property Negotiator & Customer Support |

Email: [propertysupport@bizedge.com](mailto:propertysupport@bizedge.com)