



TAMARIND SQUARE

WHERE CYBERJAYA CONNECTS

youthopia

| youth-toh-pia |

made-up word


A paradise for youth to connect socially, collaborate in the market place, share ideas, and partake in an ever evolving alternative economy.



**“you must be
the change
you wish to
see in the
world.”**

mahatma gandhi

mahatma gandhi



there must be
more to a mall.
why can't we have
a mall for us?
a place where we
can gather,
play music, paint or
just camp-out
under the trees.
a meeting point for
us to share ideas,
work together,
be inspired,

green the loving
earth, and create
a collaborative
society.
it would be the
utopia for the youth
that will benefit
everyone too.

why
cannot?



the utopia for youth

Tamarind Square in Cyberjaya has been created, designed and planned around the greatest influencers today... the youth. Every aspect about the mall focuses on attracting the youth to congregate, connect and collaborate at a place that understands what makes them tick.

can what!

making the youth connection

The youth today are all about diversity, inclusivity, connectivity, collaboration and so much more. They are confident, positive, individualistic yet sociable. They love their selfies but are perfectly happy to pose for wefies as well. They want it all, and they want it now.

Retailers, who connect with the youth, will reap the benefits in the future, as they will be the generation who will overtake the baby boomers.

Tamarind Square has been designed to cater to the needs, wants, and aspirations of this influential segment of our society. This is evident from the architecture, landscape, interior design and carefully picked tenant mix, to the activities and events that will be organised throughout the year.



**collaborate
co-produce
co-exist**



The youth are great believers of a collaborative economy (or peer-to-peer economy), and there has been a rise in this movement in recent years. From co-working spaces, co-living spaces, peer-to-peer travel experiences, and crowd-funding, to self-made products sold in a shared market place.

reinventing the village charm

urban
village

charity
initiatives

—

community
market

—

green
workshops



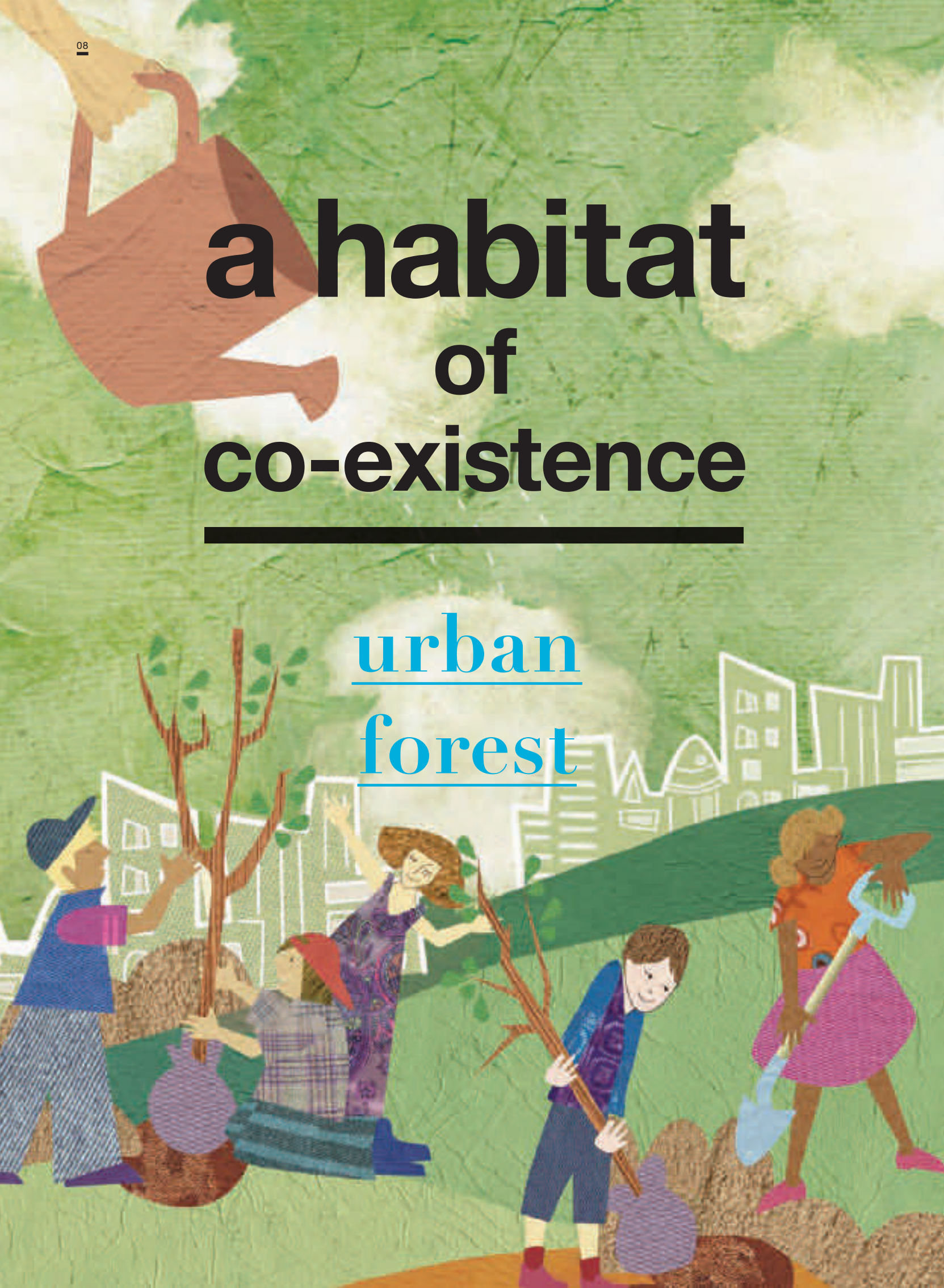
In the name of progress, the old world charm of the past has given way to the new world landscape of skyscrapers, mega malls and concrete jungles. However, many yearn for the way life used to be in the old days, where the village square was the meeting place for friends, traders and the community to gather.

Tamarind Square is inspired not just by the rich and meaningful lifestyle of this charming past. It is also inspired by the youth of today, who are driven by values of collaboration, sharing, engagement, social entrepreneurship, culture and much more.

Tamarind Square is the urban village where life, in all its facets, comes together. Where art and culture meet the market place and commercial activities co-exist with community groups, workshops, and much more. Tamarind Square will be abuzz with activities to attract everyone, from the large multi-cultural student population and tech-savvy professionals to the families around the neighbourhoods in Cyberjaya and the surrounding areas.

a habitat of co-existence

urban forest



urban farming — outdoor recreational games



In the old days, people lived in harmony with nature and often, the shade of a big old tree provided the space for people to trade their craft, friends to play board games or chat over a cup of coffee. Tamarind Square will recreate the ambiance of this age-old yearning of man to co-exist with nature by planting local trees within an urban yet humane space. It will be an eco-system that offers something for everyone:

- Tree houses to retreat to for some alone time
- Outdoor creative spaces for artists and performances
- Nature awareness initiatives
- Outdoor recreational games like table tennis, wall climbing, ring toss, chess, checkers, board games and more

a thriving creative eco-system



creative
industries

—
co-working
spaces

—
bazaars &
seminars



In recent years, we have seen a renaissance in creativity, be it in the traditional or new creative platforms. There has been a revival of homemade products, vintage collectibles, boutique cafes, and everything in between.

The developers of Tamarind Square have created an eco-system where creativity in all its forms can thrive. The architecture and landscape provide the ambiance, while the activities and events help engage participation, collaboration and encourage enterprise among the youth.

Tamarind Square will be the destination and platform for:

- Homegrown fashion labels
- Product design
- Tech, software, internet and other media-based industries
- Bazaars, markets, festivals, workshops, seminars, industry fairs, art, music etc.
- Unique F&B outlets, shared working spaces & much more

the art of community living

In the past, there was always a sense of belonging to the neighbourhood one lived in. Neighbours knew each other intimately and even traders knew each customer's name and preference, be it in the market or the coffee shop.

The public spaces in Tamarind Square will host a plethora of events and activities with an emphasis on showcasing new talent and raising awareness about the less fortunate in society. This will help create a sense of empathy, caring and togetherness among the community. Some of the value-added events and activities that will make Tamarind Square a destination of choice include:

- Art installations & murals
- Performing arts like music, dance, theatre, film screenings etc.
- Art festivals
- Public competitions
- Fund-raising campaigns



a buzz all year round

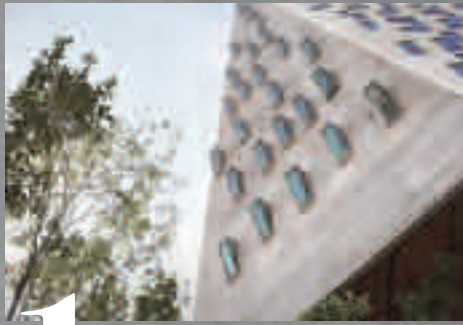
Tamarind Square will be abuzz with social and cultural activities. It will offer an environment and features like no other place in Cyberjaya, thus creating a ripple effect that will bring more people, entrepreneurs and events that will create a hive of activity. Expect facilities and activities like:

- Food festivals
- Festive celebrations
- Book fairs
- Runway fashion collections
- Flea markets
- Farmer's market
- Cultural and social activities
- Public workshops & seminars to provide learning opportunities
- Affordable rental space & equipment

FOOD FESTIVALS
PUBLIC WORKSHOPS
SEMINARS
CULTURAL ACTIVITIES



a quick look at the facts



1

an iconic developer

Tamarind Square is another iconic development by Tujuan Gemilang Sdn Bhd. Their other projects are PJ Trade Centre and Point 92 in Damansara Perdana.

2

a youth community

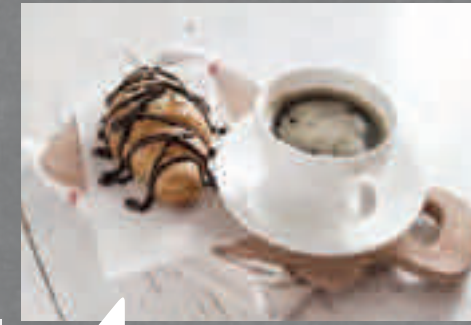
Designed to be a destination for the youth and communities in Cyberjaya and beyond.



3

positive social activism

Provides an eco-system for community and creative engagement activities.



4

creative f&b

Specialty and homegrown boutique cafes and restaurants.



5

a place for everyone

Convenient shopping and great recreation.



6

creative collaboration

A place for the initiation of collaborative projects.



7

an acre of greens & multiple water features

Designed to create a cooling effect in the outdoor spaces.



8

global tech-hub

Cyberjaya moves up the value chain to become a Global Technology Hub for 9 areas including biotech and big data, bringing in more opportunities.



9

a buzz all year round

There will be exciting events, activities, workshops and bazaars to attract visitors.



10

high speed wi-fi

Free high-speed wi-fi at the courtyards.

Student Population
within Cyberjaya

23k
students within
cyberjaya

a youth
population that
is growing

Tamarind Square is located in Cyberjaya, which is a dense catchment area. There are over 450,000 potential consumers within a 15-minute driving radius. This population is within the age group of 18-40 (65% of the population), and are made up of students, professionals in the IT industry, and civil servants.

Monthly Income
(rm)

7k+ average of
rm7,000 –
rm9,000 per
person

Schools, Universities
& Colleges Within
Cyberjaya

Universities &
Colleges

Multimedia University
Limkokwing University
University College of Medical Science
(CUCMS) Cyberjaya
Universiti Islam Malaysia (UIM)
Kirkby International College
Open University Malaysia (OUM)
(under construction)
FTMS Global College

Schools

ELC International School
SMK Cyberjaya
Seri Puteri
Boarding School
Korean International
School
SJK (C) Union
(under construction)

Nearby Universities
Outside of Cyberjaya

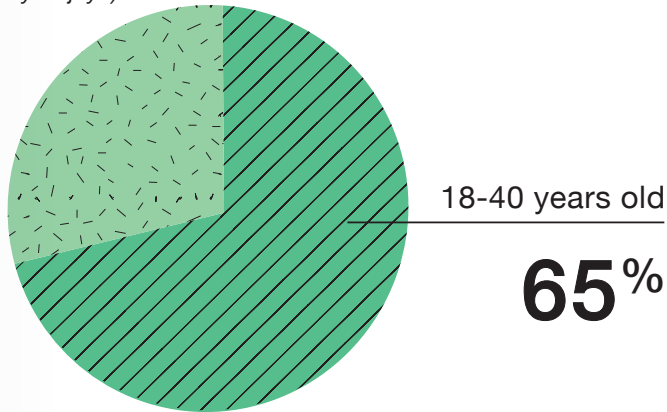
Universities & Schools

University Tenaga Nasional (UNITEN)
University Putra Malaysia (UPM)
Xiamen University Malaysia Campus
Heriot-Watt Malaysia Campus
Nexus International School
University Malaysia of Computer
Science & Engineering (UNIMY)

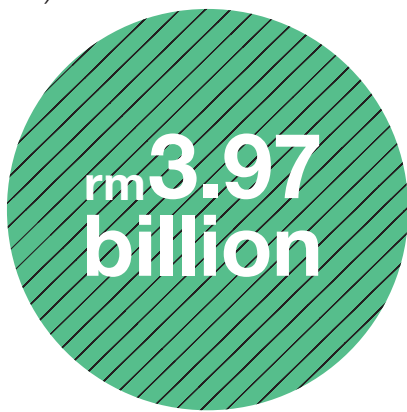
Population of Knowledge Workers Within Cyberjaya

37k
37,000
knowledge
workers within
cyberjaya
Over 500 MSC status companies
& more than 815 business entities
including HP, IBM & HSBC

Age Profile with
High Spending Power
(within Cyberjaya)



Total Retail
Expenditure
(per annum)



strategically located & easily accessible

Tamarind Square is easily accessible, as it is served by a network of highways, and the ERL.

Highways

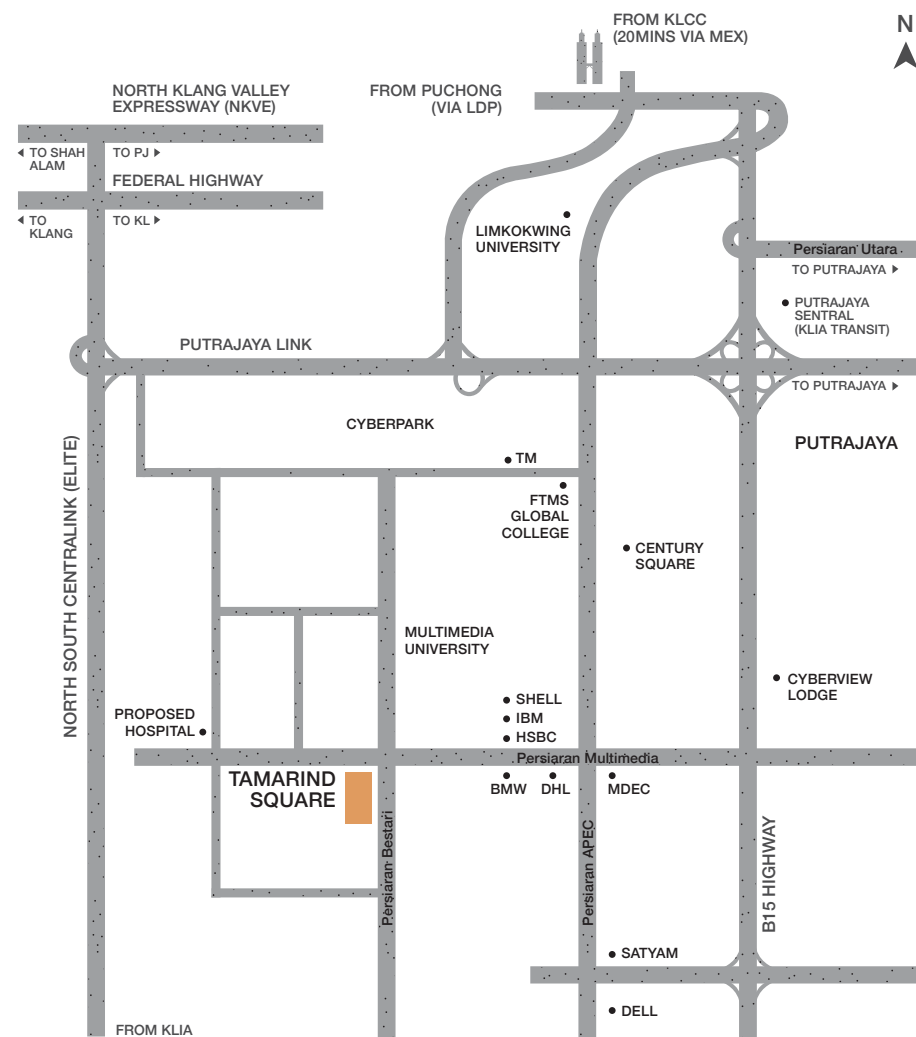
- North-South Expressway Central Link (PLUS)
- South Klang Valley Expressway (SKVE)
- Damansara-Puchong Highway (LDP)
- Expressway Lingkar Tengah (ELITE)
- Maju Expressway (MEX)

MRT

The MRT Line 2 completes Cyberjaya's superb connectivity.

By Rail

KLIA Transit - Putrajaya & Cyberjaya Station (ERL Express Rail Link)



GPS : 3.167298, 101.613128
Waze : Tamarind Square

Approximate
Travel Time to
Tamarind Square

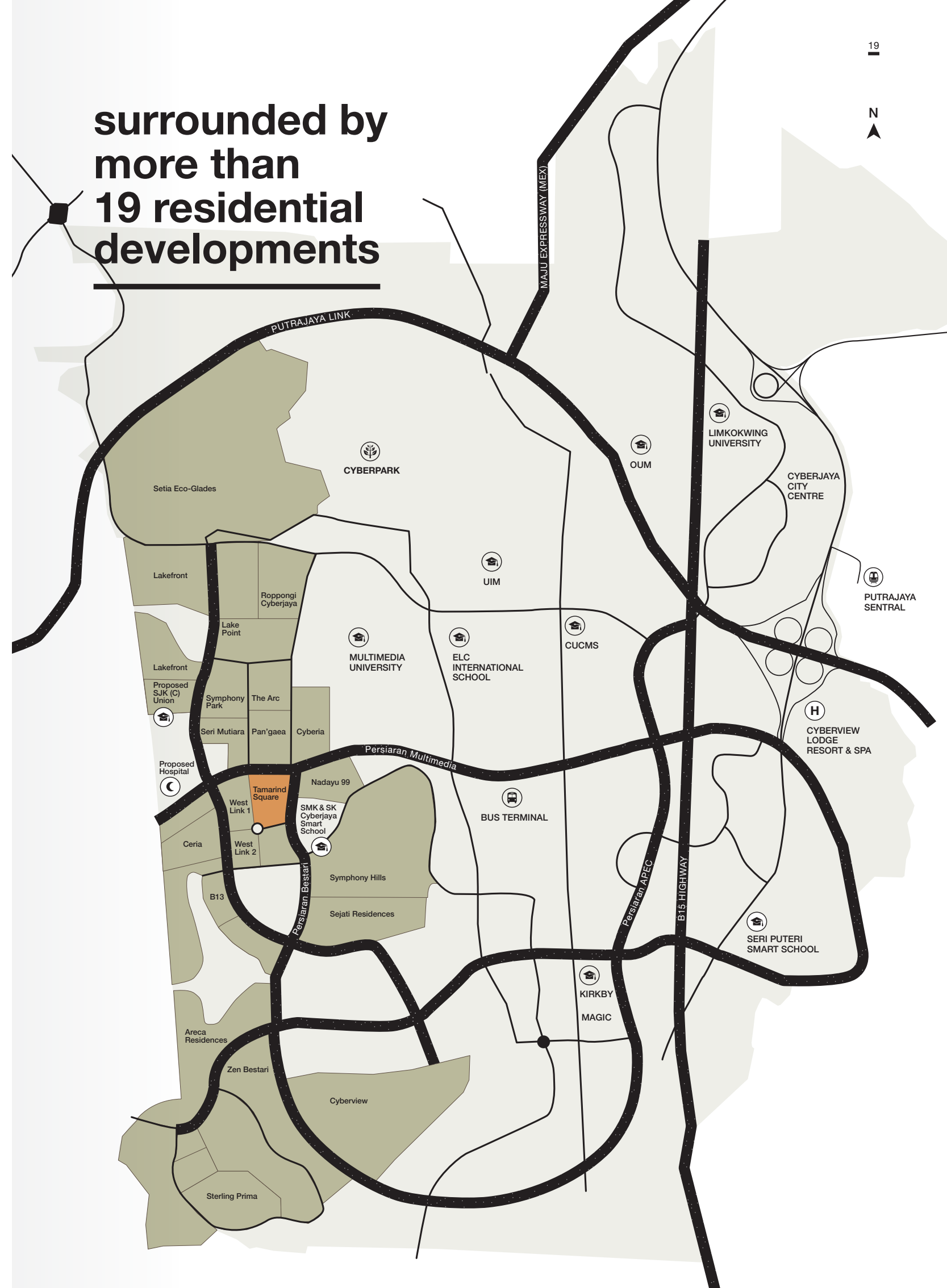
KLCC

20 mins

KLIA

20 mins

surrounded by more than 19 residential developments





E
block

D
block

C
block

A
block

B
block

south court

centre court

north court

a tenant mix for the youth



01



02



03



04



05



06



07

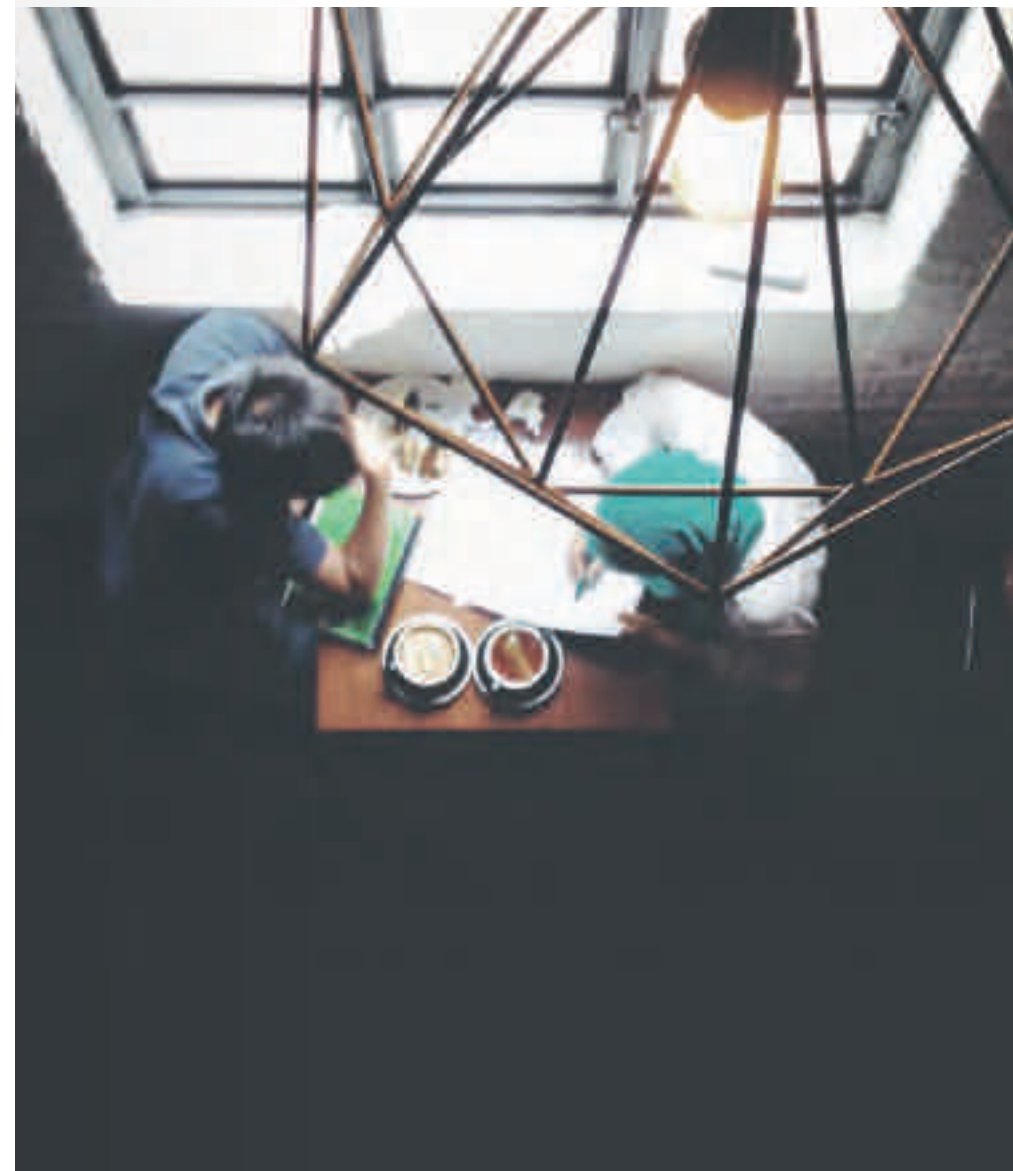


08

Tamarind Square will focus mainly on the youth and as such, the tenant mix will cater to their lifestyle preferences, although there will be the established anchor tenants to cater to the general public.

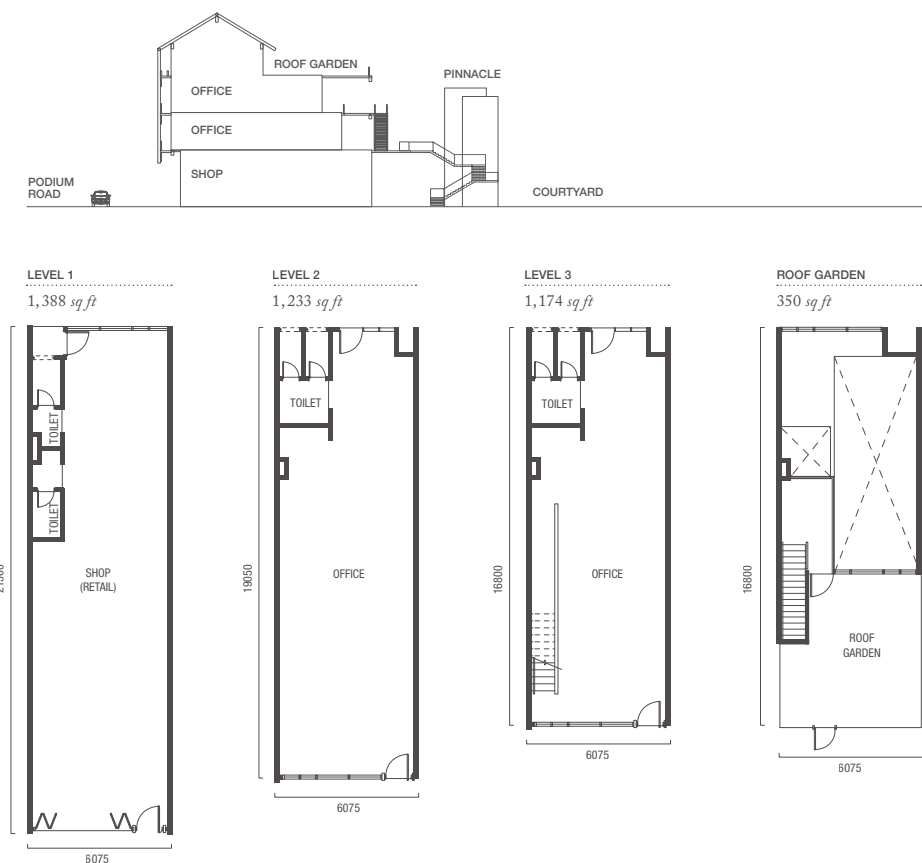
- 01 bike shop
- 02 artisan foodcarts
- 03 hair salons
- 04 gourmet supermarket
- 05 fashion brands for the youth
- 06 specialty music stores
- 07 gadget stores
- 08 fitness & lifestyle brands

boutique cafes



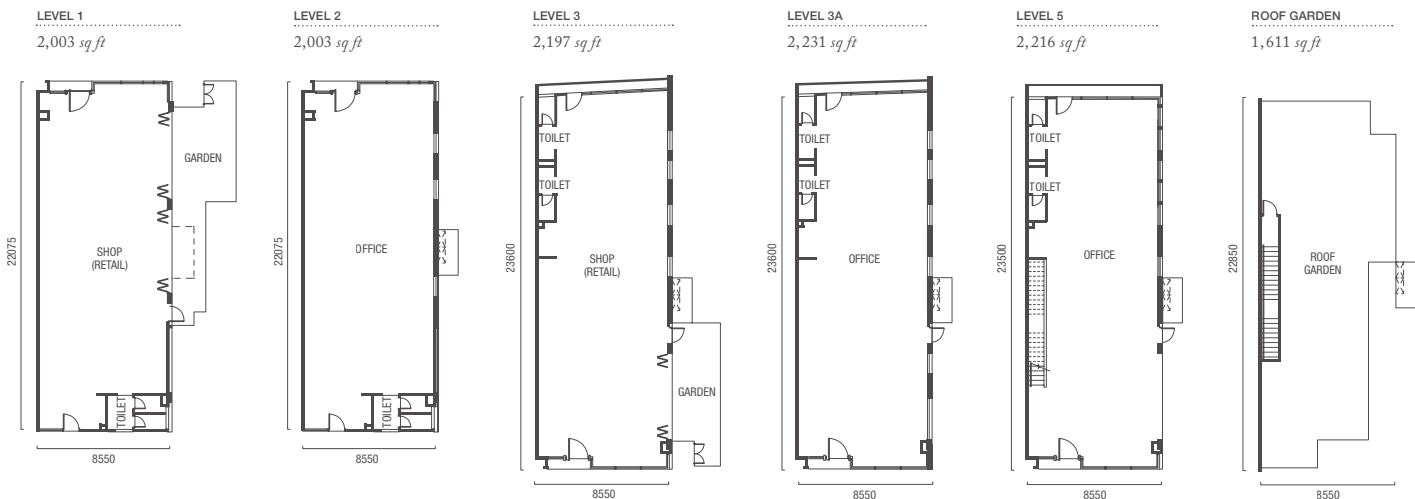
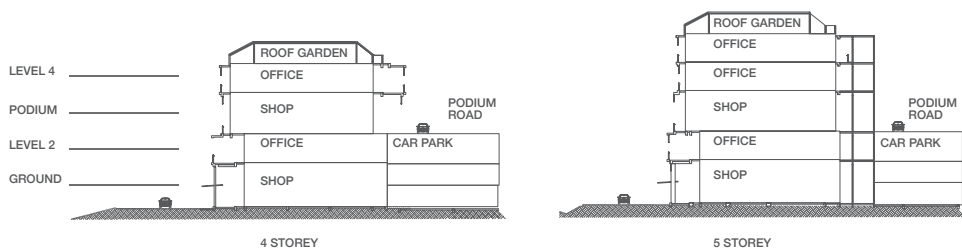
3-storey garden retail-office

- Features**
- 6-metre high ceiling on the ground level
 - dual frontage
 - garden on the rooftop
 - abundant al fresco spaces
 - facing a 1-acre courtyard garden

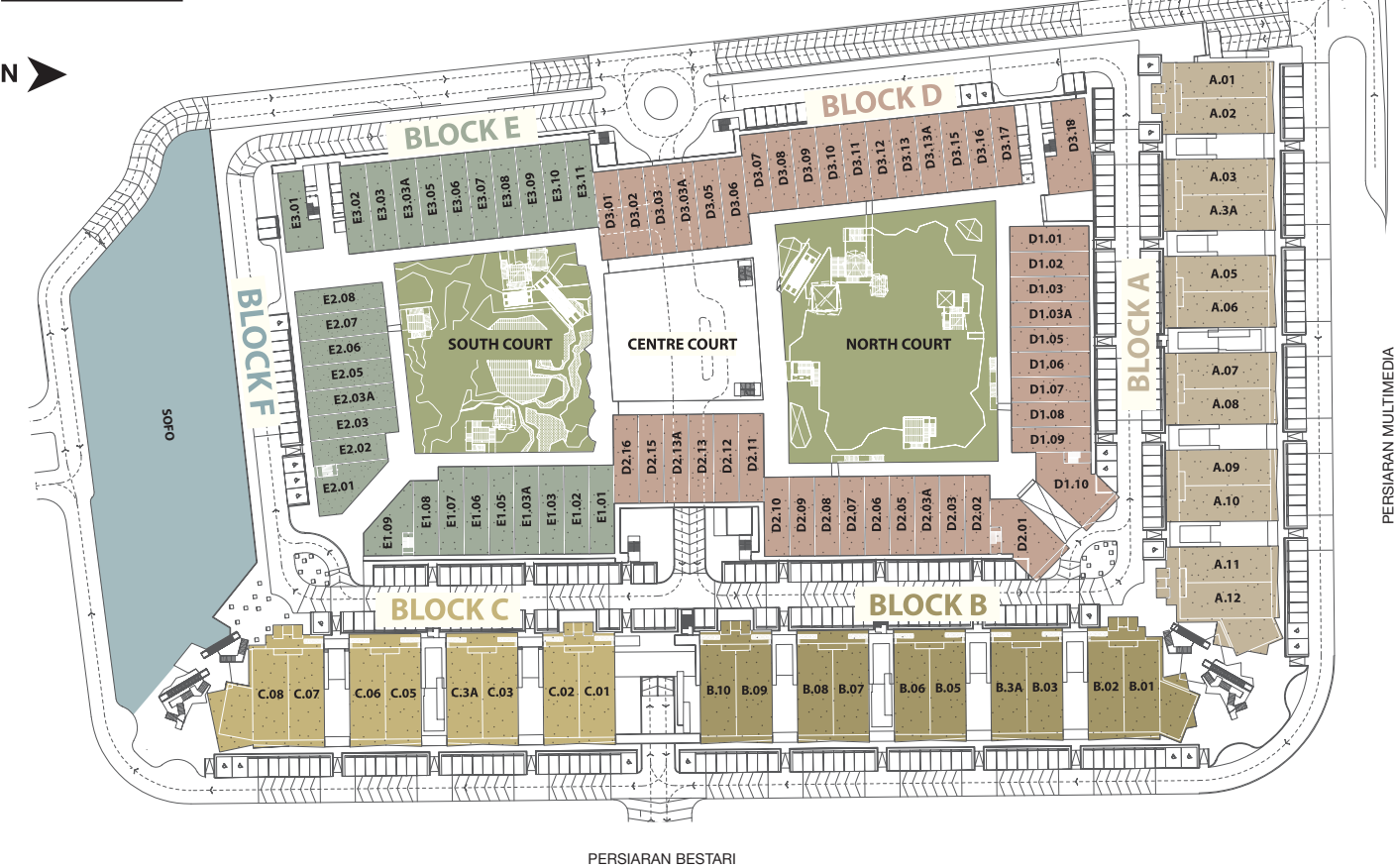


4&5 storey semi-d retail-office

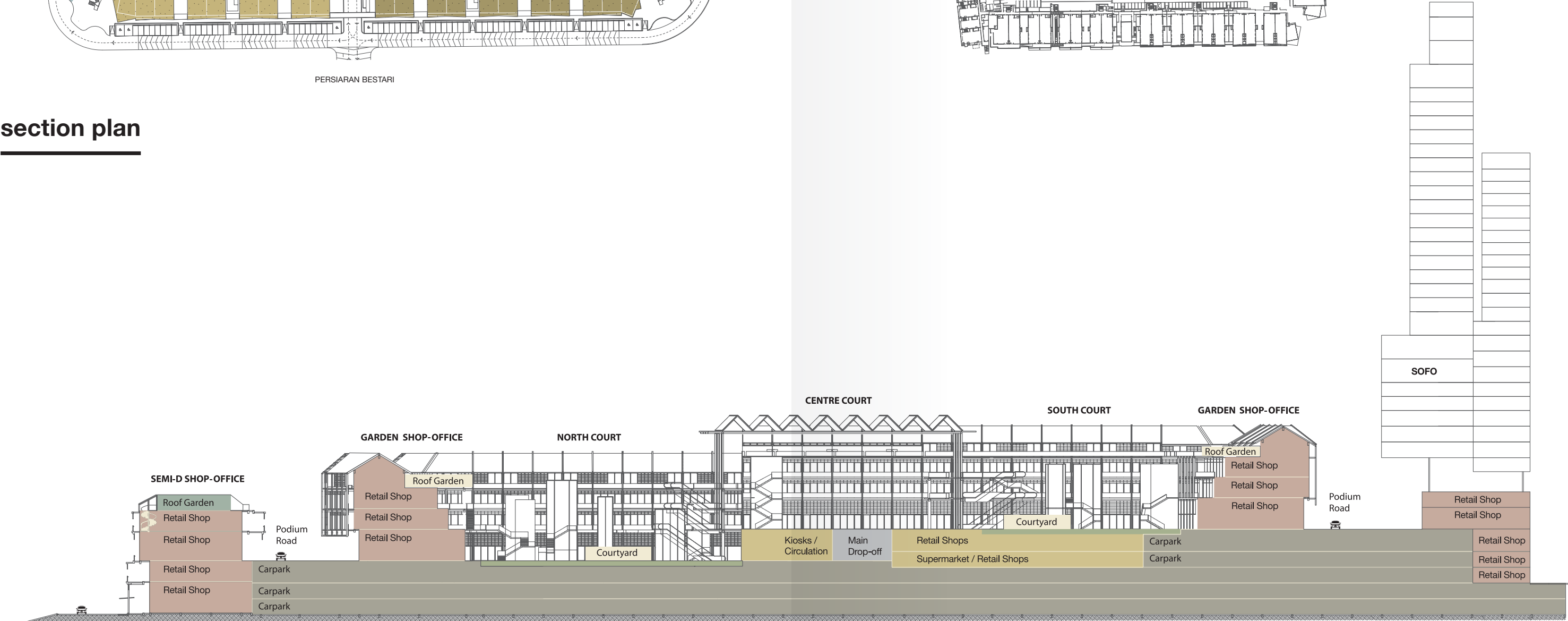
- Features**
- 6-metre high ceiling on the ground and podium levels
 - garden on the rooftop
 - secret garden at the side
 - carpark at the front and carpark structure at the back
 - connected by covered verendahs



site plan



section plan



level 3

- supermarket
- retail shops

level 3M

- retail shops
- food village

developments & awards

Bold ideas that challenge convention and inspire people are the hallmark of Tujuan Gemilang's developments. This is evident in PJ Trade Centre and Point 92 and will be further expanded in Tamarind Square.

PJ Trade Centre

- ARCASIA Awards for Architecture 2015
- FIABCI World Prix D'Excellence Award 2013
- FIABCI Malaysia Property Award 2012
- PAM Awards 2011
- Malaysia Landscape Architecture Awards MLAA 2010

Point 92

- FIABCI World Prix D'Excellence Award 2015
- FIABCI Malaysia Property Award 2014
- ARCASIA Awards for Architecture 2014
- PAM Awards 2014
- German Design Council Iconic Awards 2014
- Malaysia Landscape Architecture Awards MLAA 2014
- World Architecture Festival (WAF 2013) - Shortlist

others

- IAIR Awards 2015
Winner - Best Company for Leadership, Property Development, South East Asia
- IAIR Awards 2014
Winner - Best Company for Leadership, Property Development, South East Asia



FIABCI World Prix D'Excellence Award
2013, 2015



PAM Awards
2011, 2014



FIABCI Malaysia Property Award
2012, 2014



ARCASIA Award
2014, 2015

developer

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The only Malaysian property developer to win the 'Big Four' property awards.

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