



Terms and Conditions for the Promotion:

PROMOTION ELIGIBILITY:-

- Buyer must register with XTRA on its promotional EDM/website prior the purchase of the St Mary Residences unit(s) from Mergexcel Property Development Sdn Bhd ("MPD"), a joint venture between The Lion Group and Eastern & Oriental Berhad in order to enjoy the free furniture package.
- Purchase of the St Mary Residences units must be made directly from MPD. Any purchase transacted through property agent/broker is not eligible for this promotion.
- If eligible, Buyer will receive free furniture package in the form of furniture voucher ("Voucher") worth between RM 70,000 to RM1,000,000 depending on the unit type.
- This furniture package is valid during the promotional period of 15 November 2011 until 31 December 2011 only.
- Buyer must purchase the St Mary Residences unit direct from MPD during the promotional period to be eligible for the Voucher.
- The Voucher will be dispensed by MPD to the Buyer within one (1) month from the date of delivery of vacant possession of the unit by MPD to Buyer in accordance with the terms of the Sale and Purchase Agreement subject to the condition that there is no outstanding payment or charges due by the Buyer to MPD;
- Value of Vouchers & Unit Types:-

(i) Studio Suites - One Bedroom Unit	• Voucher worth RM 70,000
(ii) City Suites - Two plus One Bedroom Unit	• Voucher worth RM 100,000
(iii) Metro Suites - Three plus One Bedroom Unit	• Voucher worth RM 200,000
(iv) Penthouse - Type C	• Voucher worth RM 350,000
(v) Penthouse - Type D	• Voucher worth RM 1,000,000
- The Voucher is non-exchangeable for cash.
- The Voucher is non-transferable.
- MPD and XTRA reserve the right not to offer the furniture package to any Buyer.
- MPD and XTRA reserve the right to withdraw, cancel, suspend, extend or terminate this Promotion earlier in whole or in part or to vary and amend the terms and conditions stated herein any time at their discretion.

REDEMPTION TERMS AND CONDITIONS:-

- The Voucher is to be redeemed within 3 months from the date of its issuance and any request for extension will not be entertained.
- Buyers are required to make prior appointment with the designated XTRA sales consultants for any consultation/purchase of furniture. Any visits made on the spot without prior appointment will not be entertained.
- The Voucher is to be redeemed for purchase of XTRA furniture/products at their respective retail price as stated in the XTRA Retail Price List and it is not valid towards purchase of discounted, sale, promotional or agent controlled items/products.
- The Voucher can only be used for purchase of furniture under the following brands: **Minotti, Poltrona Frau, Rolf Benz and Sancal**
The Voucher cannot be used for brands not stated in the list above.
- The Voucher is to be redeemed at 1 order upon completion of the consultation with the designated sale consultant and Buyer is limited to a maximum of 4 visits/consultations at XTRA showroom.
- Should the purchase made by the Buyer is less than the Voucher value; the unutilized value will be forfeited. Should the purchase made by the Buyer is more than the Voucher value; the Buyer is to pay the difference in full.
- For furniture which are stock items, Buyer is required to take delivery of the furniture within 2 weeks from date of purchase. For furniture which is to be ordered specifically from Europe, there shall be a waiting period of 14 to 16 weeks, except during summer holiday where the waiting period may be extended to 18 to 20 weeks. Upon arrival of the said furniture from Europe, Buyer is required to take delivery of the furniture within 4 weeks of the date he/she is notified of its arrival.
- Should the Buyer takes delivery of the furniture/products beyond the period as stated above, storage and insurance charges of 2% per month of the final purchase amount will be imposed and this additional amount is to be settled by the Buyer himself in full prior to delivery.
- The Voucher includes free delivery within Klang Valley only. Should the delivery destination fall outside of the Klang Valley, there will be delivery charges payable as quoted by the third party transport company based on destination.
- No amendment or cancellation of orders is allowed after redemption of the Voucher.

For enquiries on XTRA Furniture package, please contact:-

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For enquiries on St Mary Residences units, please contact:-

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