


1 BEDROOM + STUDY



**TYPE A1 UNIT**

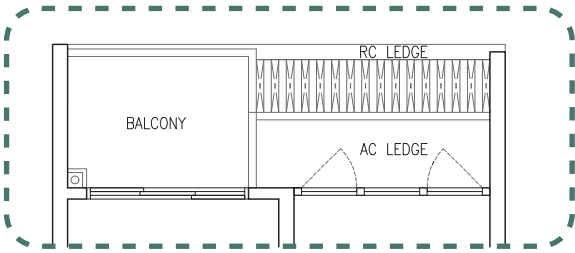
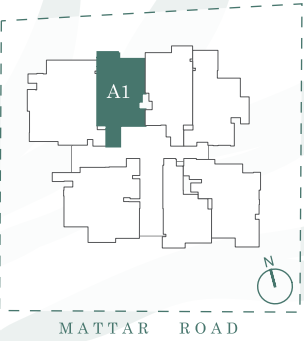
52 sqm

#02 - 07 (A1a)

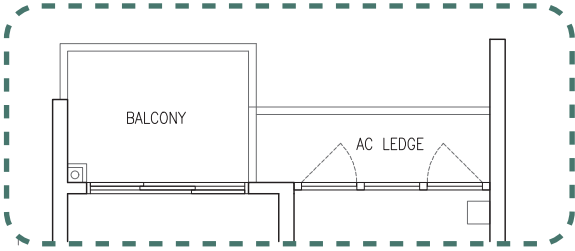
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#04 - 07 (A1c)

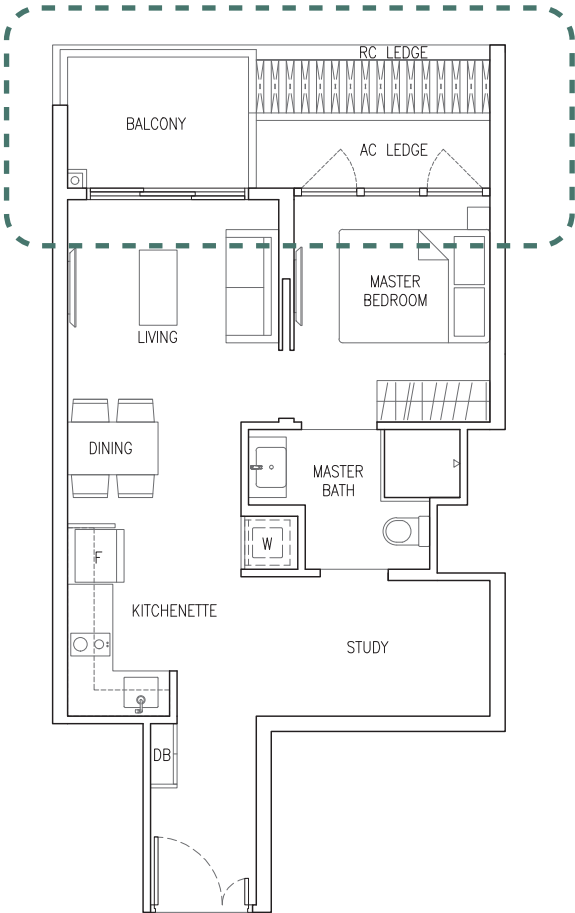
#05 - 07 (A1a)



UNIT A1c  
#04 - 07



UNIT A1b  
#03 - 07



UNIT A1a  
#02 - 07  
#05 - 07

1 BEDROOM + STUDY



**TYPE A2 UNIT**

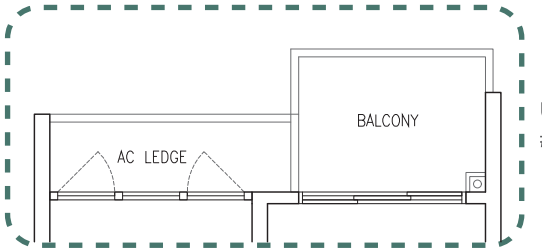
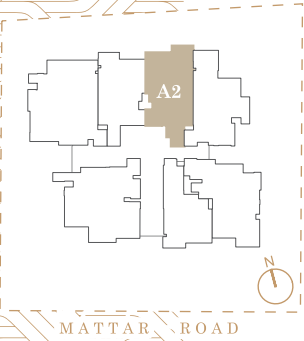
57 sqm

#02 - 01 (A2a)

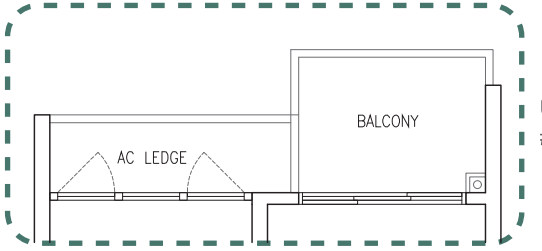
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#04 - 01 (A2c)

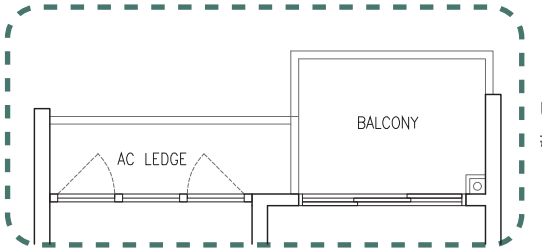
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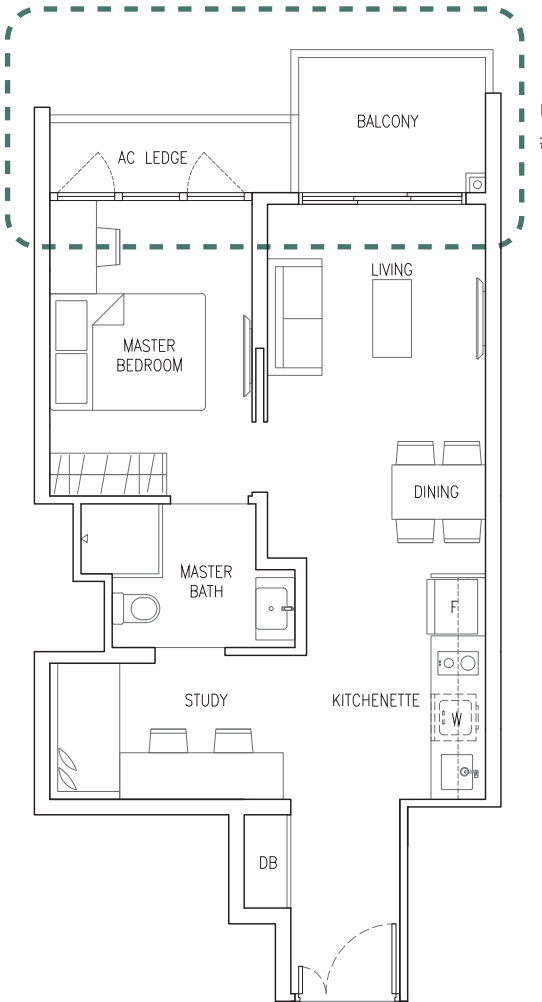
UNIT A2d  
#05 - 01



UNIT A2c  
#04 - 01



UNIT A2b  
#03 - 01

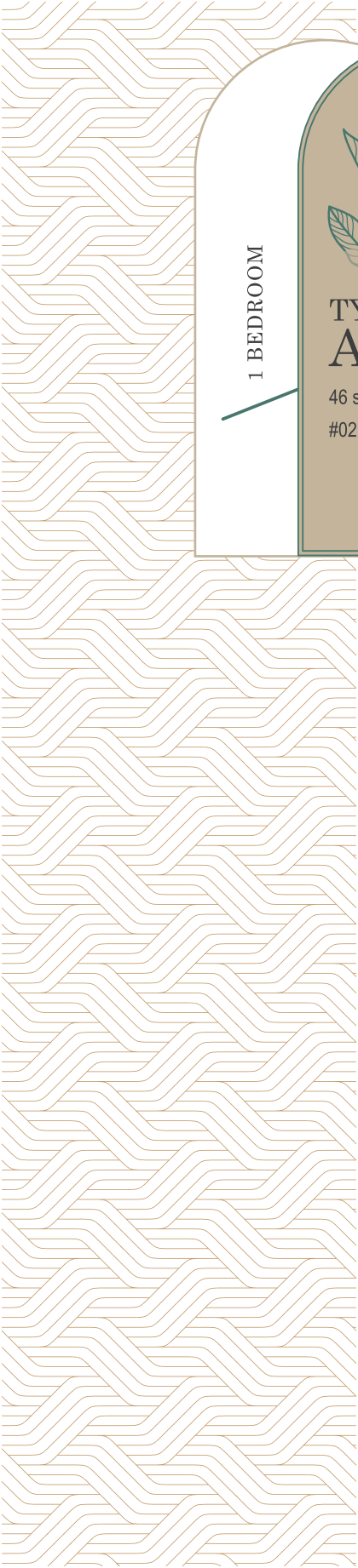


UNIT A2a  
#02 - 01

Distribution Board DB Fridge F Washer Dryer W

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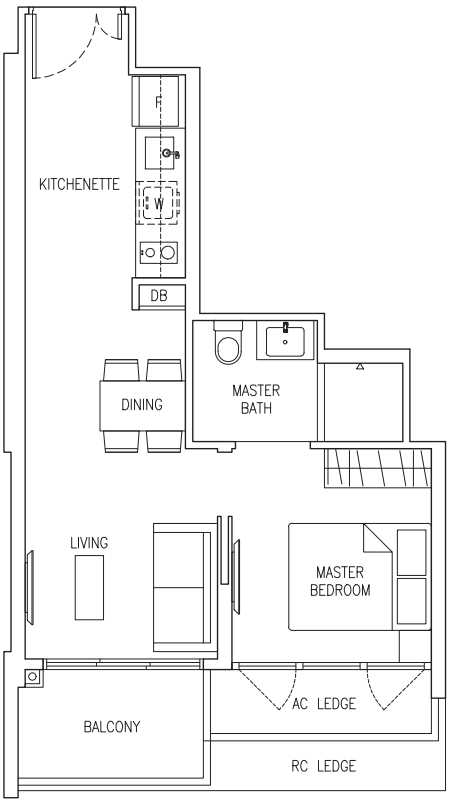
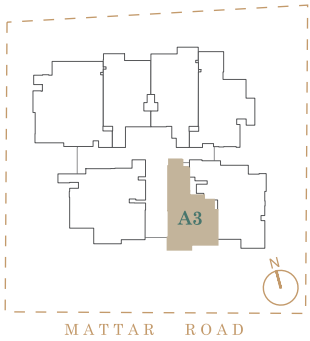
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1 BEDROOM



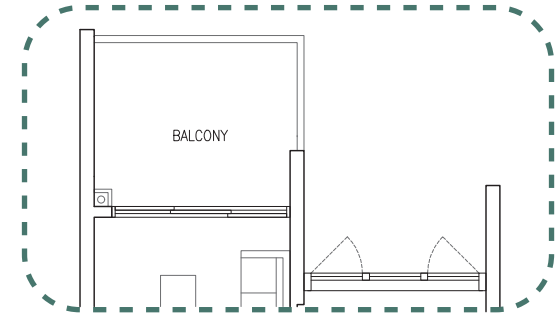
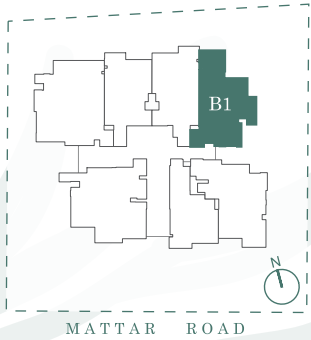
**TYPE A3 UNIT**  
46 sqm  
#02 - 04 (A3)



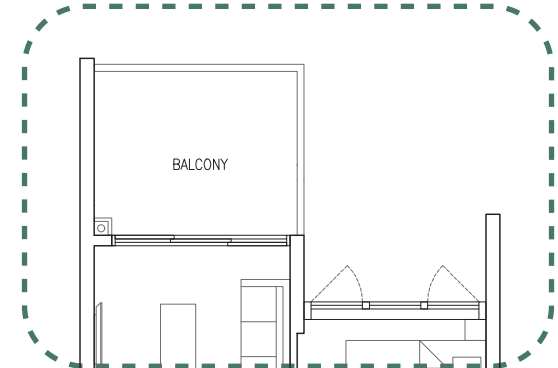
2 BEDROOM



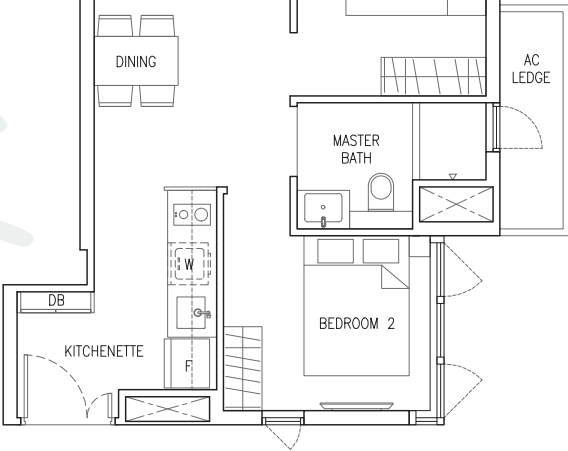
**TYPE B1 UNIT**  
61 sqm  
#02 - 02 (B1a)  
#03 - 02 (B1b)  
#04 - 02 (B1a)  
#05 - 02 (B1a)



UNIT B1b  
#03 - 02



UNIT B1a  
#02 - 02  
#04 - 02  
#05 - 02



Distribution Board DB Fridge F Washer Dryer W

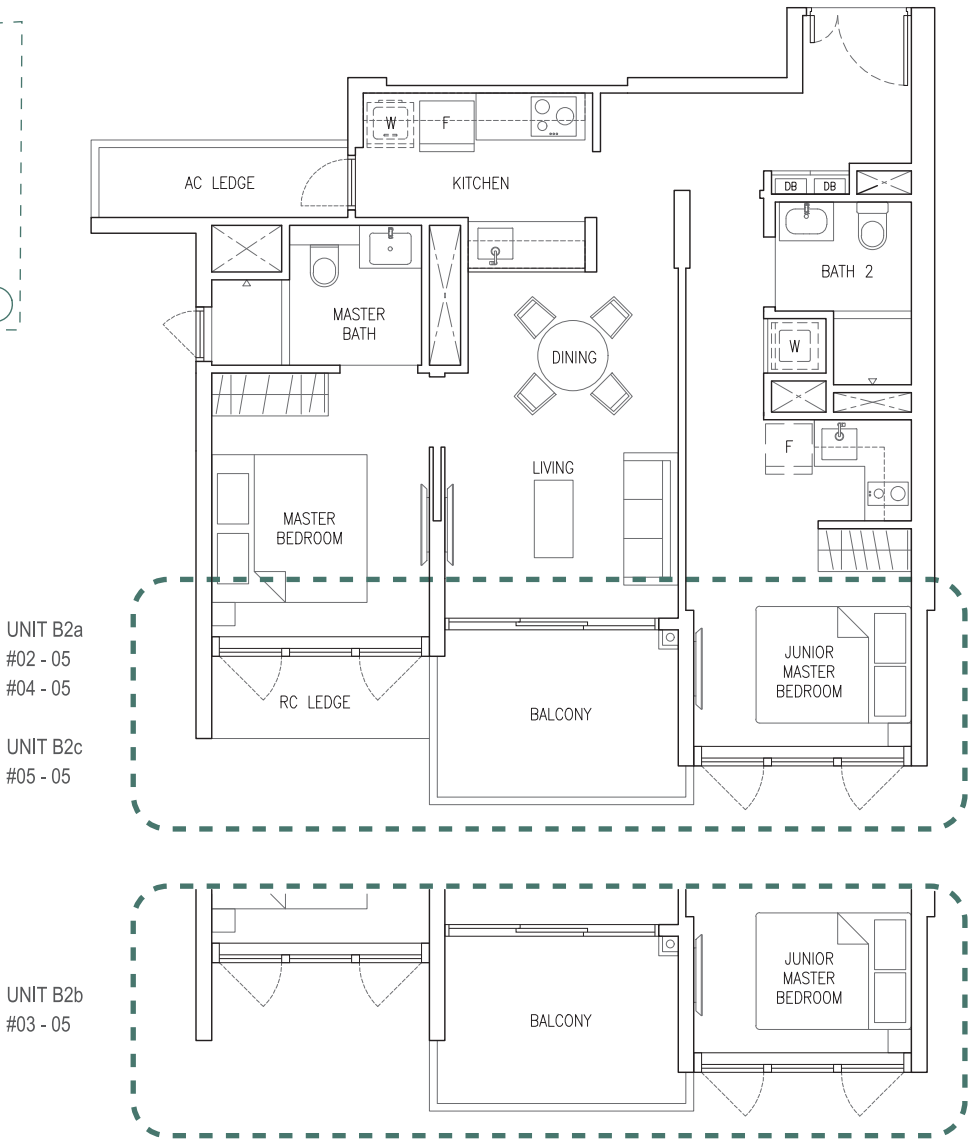
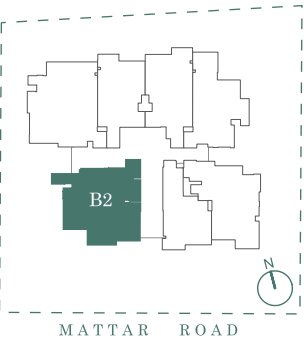
All plans are subjected to amendments as approved by the relevant authorities. Floor areas are approximate measurements and are subject to final survey. Plans are not drawn to scale and do not form part of the contract. The balcony shall not be enclosed. Only approved balcony screens are to be used. For illustration of the approved balcony screen, please refer to page 13 of this brochure.

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2 BEDROOM - DUAL KEY

TYPE B2UNIT

77 sqm  
#02 - 05 (B2a)  
#03 - 05 (B2b)  
#04 - 05 (B2a)  
#05 - 05 (B2c)



Distribution Board DB Fridge F Washer Dryer W

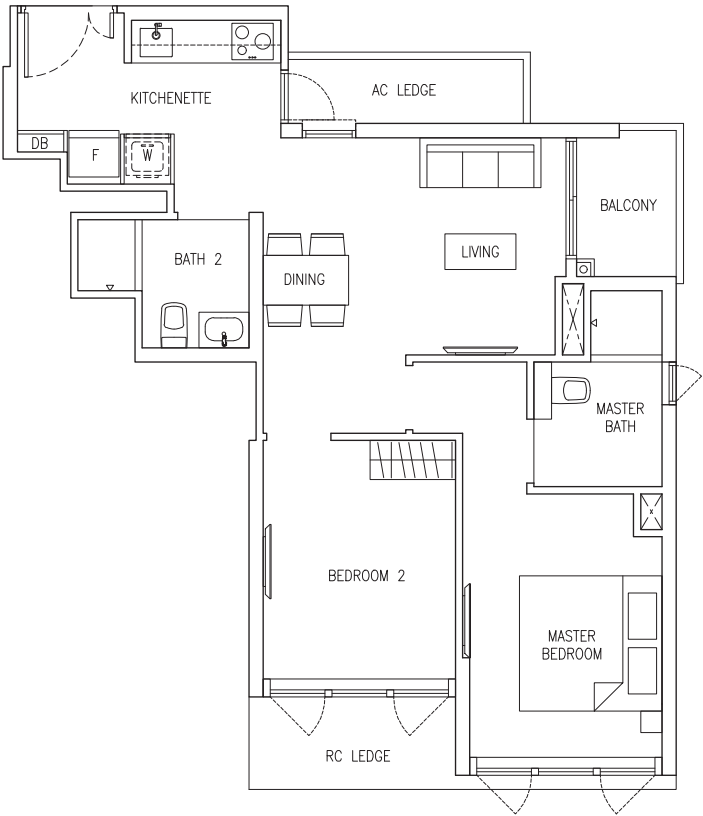
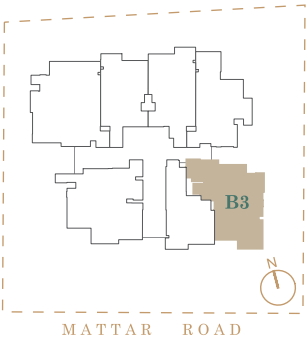
All plans are subjected to amendments as approved by the relevant authorities. Floor areas are approximate measurements and are subject to final survey. Plans are not drawn to scale and do not form part of the contract. The balcony shall not be enclosed. Only approved balcony screens are to be used. For illustration of the approved balcony screen, please refer to page 13 of this brochure.

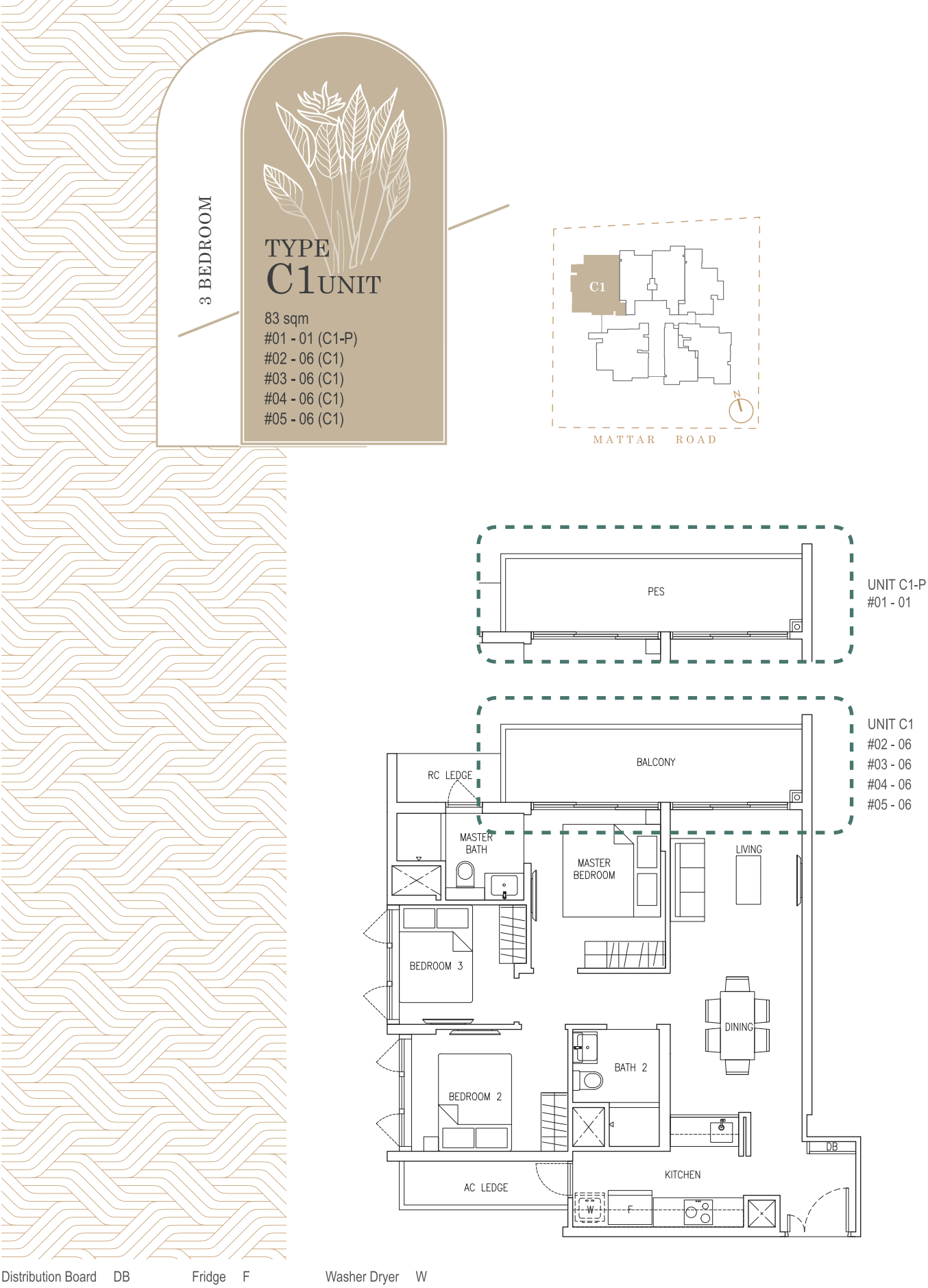
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2 BEDROOM

TYPE B3UNIT

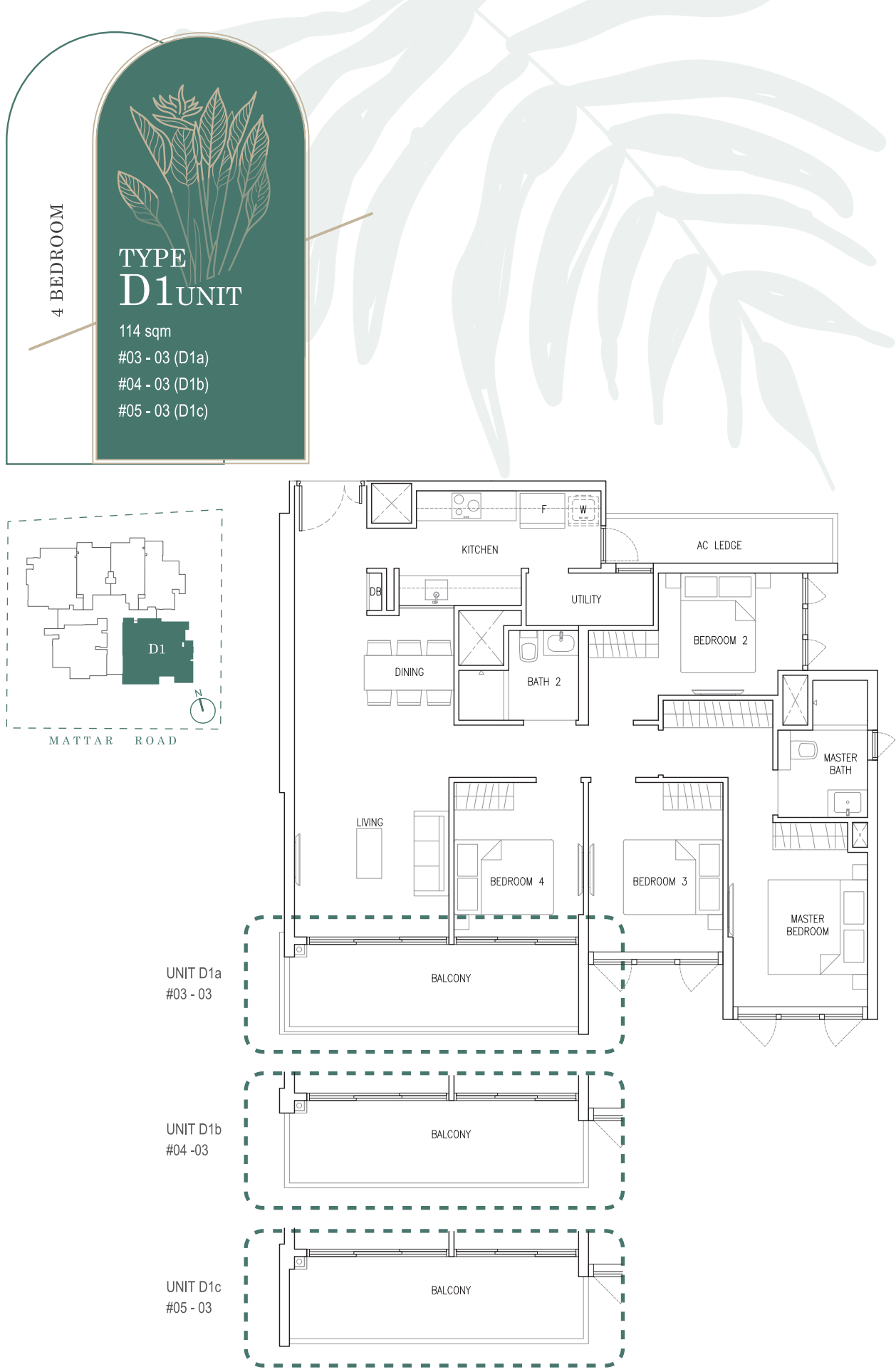
66 sqm  
#02-03 (B3)



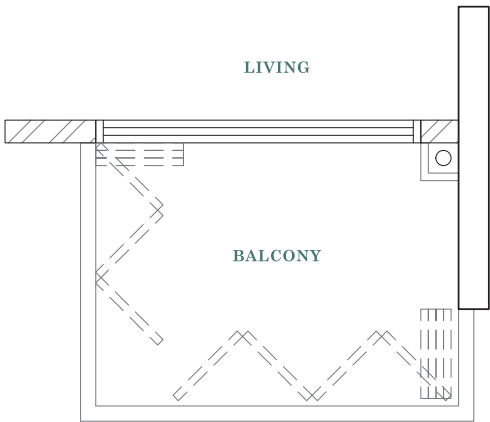


All plans are subjected to amendments as approved by the relevant authorities. Floor areas are approximate measurements and are subject to final survey. Plans are not drawn to scale and do not form part of the contract. The balcony shall not be enclosed. Only approved balcony screens are to be used. For illustration of the approved balcony screen, please refer to page 13 of this brochure.

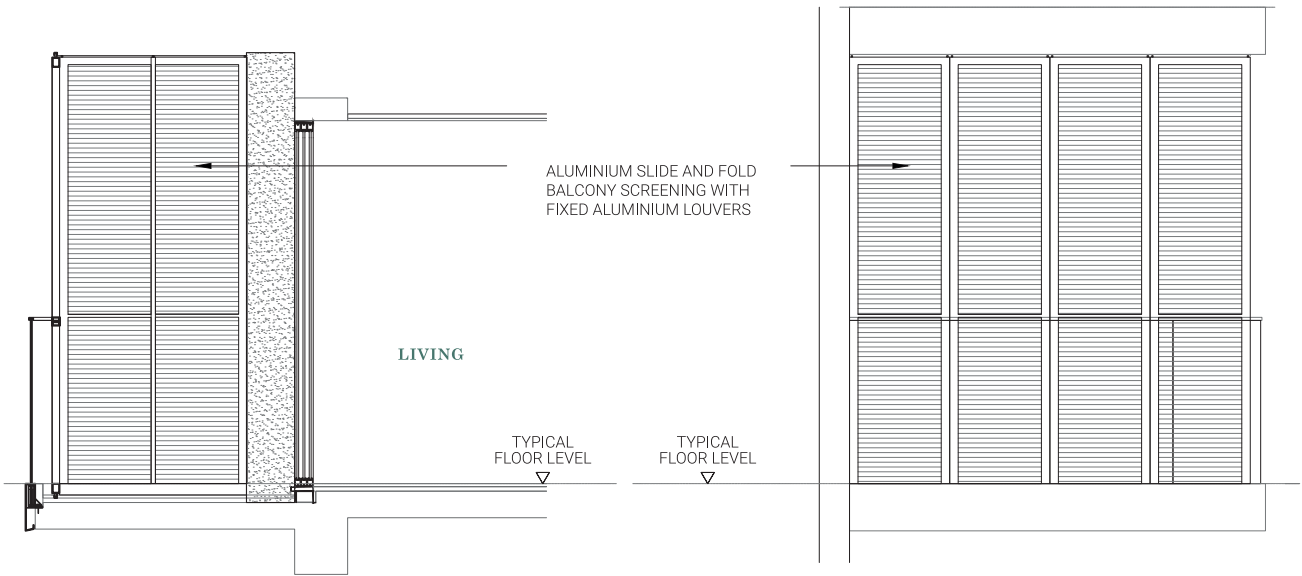
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APPROVED  
BALCONY SCREEN  
DESIGN



TYPICAL RETRACTABLE BALCONY SCREEN-  
PLAN



TYPICAL RETRACTABLE BALCONY SCREEN-  
SECTION

TYPICAL RETRACTABLE BALCONY SCREEN-  
ELEVATION

This Drawing is for reference only. The screen design is provided for aesthetic uniformity of the development. Materials to be aluminium with powder coated finish. are by contractor, and fixing shall not damage the existing waterproofing and structure. Owner shall verify all dimensions prior to fabrication and installation of works. Drawings are not to scale. The cost of screen and installation shall be borne by the Owner.

While all reasonable care has been taken in preparing this brochure, the vendor and its agents) shall not be held responsible for any inaccuracies or omissions. All statements are believed to be correct but shall not be regarded as statements or representations of fact. Visual representations including models, drawings, illustrations, photographs, art renderings and graphic representations portray artistic impressions only and are not to be taken as representations of fact. Floor areas and other measurements are approximate only and are subject to final survey. All information, plans, specifications and visual representation are current at the time of print and are subject to changes as may be required or approved by the vendor and/or the relevant authorities. The Sale and Purchase Agreement shall form the entire agreement between the vendor and the purchaser and shall in no way be modified by any statements or representations (whether contained in this brochure or given by the vendor's agents) or otherwise). The vendor reserves the right to modify any part or parts of the building, housing project, development and/or any unit prior to completion as directed or approved by the relevant authorities.

SPECIFICATIONS OF THE BUILDING

1. FOUNDATION  
Reinforced concrete piles.
2. SUBSTRUCTURE  
Reinforced concrete and/or precast reinforced concrete structure.
3. WALLS

a. External Wall  
Reinforced concrete wall and/or light weight concrete panel and/or pre-cast reinforced concrete wall and/or curtain wall system.

b. Internal Wall  
Reinforced concrete wall and/or light weight concrete panel and/or pre-cast reinforced concrete wall and/or concrete blocks and/or drywall partition.
4. ROOF  
Flat roof:  
Reinforced concrete roof with appropriate insulation and waterproofing system.

5. CEILING

a. Floor to Ceiling Height

Areas	Clear Ceiling Heights (mm)	
	Unit 01-01 (Type C1-P)	Typical Floor Units (2nd – 5th Floor)
Entrance	Approx. 2900	Approx. 2725
Living Room	Approx. 4475	Approx. 3225
Dining Room	Approx. 4475	Approx. 3225
Master Bedroom	Approx. 4475	Approx. 3225
Bedroom 2 / 3 / 4 / Study	Approx. 4475	Approx. 3225
Kitchen/ Kitchenette	Approx. 2550	Approx. 2550
Hallway	Approx. 2800	Approx. 2750
Master Bath / Bath 2	Approx. 2550	Approx. 2550
Utility (Type D1a, D1b, D1c)	NA	Approx. 2650
Balcony	Approx. 4450	Approx. 3200

Note: Measurements stated are not inclusive of localized box-up / bulkhead.  
All bulkhead ceiling height at designated areas is approx. 2400 mm

- b. Apartment

(i) Kitchen  
Moisture resistance ceiling board and/or ceiling box ups and/or plaster ceiling board and/or skim coat with paint finish to designated area.

(ii) Bathrooms  
Moisture resistance ceiling board and/or ceiling box ups and/or plaster ceiling board and/or skim coat with paint finish to designated area.

(iii) Living, Dining, Bedroom and Study  
Concrete slab with skim coat with or without plaster ceiling board and/or ceiling box ups and/or cement/sand plaster to designated area.

(iv) Balcony  
Concrete slab with skim coat and/or ceiling box ups and/or cement/sand plaster to designated area.

(v) Utility Room  
Concrete slab with skim coat with or without plaster ceiling board and/or ceiling box ups and/or cement/sand plaster to designated area.
- c. Common Area

(i) Lift Lobbies at 1st storey, typical lobbies and roof terrace.  
Plaster ceiling board with paint finish and/or cement plaster ceiling box-up with paint finish to designated area.

(ii) Carpark & Staircase  
Skim coat and/or cement and plaster ceiling with paint finish and/or ceiling board with paint finish and/or metal panel ceiling with powder coated paint finish to designated areas.

6. FINISHES

a. Walls

(i) Apartments

- Living, Dining, Bedrooms, Study, Hallway leading to Bedrooms, Balcony and PES  
Skim coat and/or cement/s and plaster with emulsion paint finish to exposed surfaces only.

- Bathroom  
Porcelain tile to designated exposed surface below false ceiling.

- Kitchen / Kitchenette  
Porcelain tile and/or ceramic tile and/or skim coat and/or cement/sand plaster with emulsion paint finish to designated exposed surface below false ceiling.

- Balcony / Private Enclosed Space (PES)  
Cement/sand plaster with paint finish and/or skim coat with paint finish.

- Utility Room  
Cement/sand plaster with paint finish and/or skim coat with paint finish.

(ii). Common Areas

- Lift Lobbies at 1st Storey  
Stones and/or tiles and/or cement and plaster with paint finish and/or skim coat with paint finish to designated exposed surface below the false ceiling.

- Lift Lobbies at Typical Storey  
Tiles and/or cement and plaster with paint finish and/or skim coat with paint finish to designated exposed surface below the false ceiling.

- All External Wall Finishes  
Cement plaster with emulsion and/or spray textured paint finish.

- Ground Level Carpark  
Skim coat and/or cement/sand plaster with paint finish.