

# UNIT DISTRIBUTION CHART

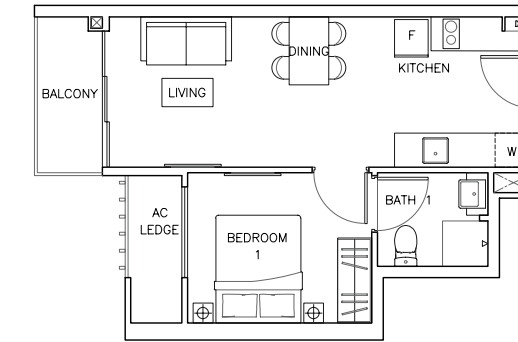
## 1-BEDROOM

	13	12	14	15	16	17	18	19	20	11	10	09	08	01	02	03	04	05	06	07
8 <sup>th</sup>	Type G1 08-13	Type A2 08-12	Type A1 08-14	Type B2 08-15	Type C6 08-16	Type C2 08-17	Type B3 08-18	Type B4 08-19	Type B5 08-20	Type C3 08-11	COMMUNAL GARDEN	Type C3 08-08	Type B6 08-01	Type B9 08-02	Type G2 08-03	Type D2 08-04	Type B8 08-05	Type B10 08-06	Type C3 08-07	
7 <sup>th</sup>	Type E1 07-13	Type C1 07-12	Type A1 07-14	Type B2 07-15	Type C6 07-16	Type C2 07-17	Type B3 07-18	Type B4 07-19	Type B5 07-20	Type C3 07-11	COMMUNAL GARDEN	Type C3 07-08	Type B6 07-01	Type D1 07-02	Type E2 07-03	Type D2 07-04	Type B8 07-05	Type F1 07-06	Type C5 07-07	
6 <sup>th</sup>	Type E1 06-13	Type C1 06-12	Type A1 06-14	Type B2 06-15	Type C6 06-16	Type C2 06-17	Type B3 06-18	Type B4 06-19	Type B5 06-20	Type C3 06-11	COMMUNAL GARDEN	Type C3 06-08	Type B6 06-01	Type D1 06-02	Type E2 06-03	Type D2 06-04	Type B8 06-05	Type F1 06-06	Type C5 06-07	
5 <sup>th</sup>	Type E1 05-13	Type C1 05-12	Type A1 05-14	Type B2 05-15	Type C6 05-16	Type C2 05-17	Type B3 05-18	Type B4 05-19	Type B5 05-20	Type C3 05-11	COMMUNAL GARDEN	Type C3 05-08	Type B6 05-01	Type D1 05-02	Type E2 05-03	Type D2 05-04	Type B8 05-05	Type F1 05-06	Type C5 05-07	
4 <sup>th</sup>	Type E1 04-13	Type C1 04-12	Type A1 04-14	Type B2 04-15	Type C6 04-16	Type C2 04-17	Type B3 04-18	Type B4 04-19	Type B5 04-20	Type C3 04-11	COMMUNAL GARDEN	Type C3 04-08	Type B6 04-01	Type D1 04-02	Type E2 04-03	Type D2 04-04	Type B8 04-05	Type F1 04-06	Type C5 04-07	
3 <sup>rd</sup>	Type E1 03-13	Type C1 03-12	Type A1 03-14	Type B2 03-15	Type B1 03-16	Type C2 03-17	Type B3 03-18	Type B4 03-19	Type B5 03-20	Type C3 03-11	Type C4 03-10	Type C4 03-09	Type C3 03-08	Type B6 03-01	Type D1 03-02	Type E2 03-03	Type B7 03-04	Type B8 03-05	Type F1 03-06	Type C5 03-07
2 <sup>nd</sup>	CARPARK																			
Upper 1 <sup>st</sup>	CARPARK																			
Lower 1 <sup>st</sup>	CARPARK																			

### Type A1

#03-14 to #08-14

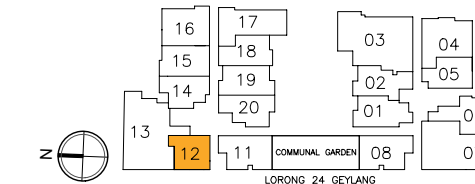
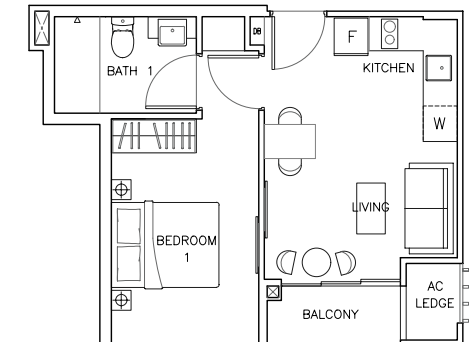
42 sqm / 452 sqft  
(Inclusive of Balcony 3 sqm & AC Ledge 3 sqm)



### Type A2

#08-12

40 sqm / 431 sqft  
(Inclusive of Balcony 3 sqm & AC Ledge 2 sqm)

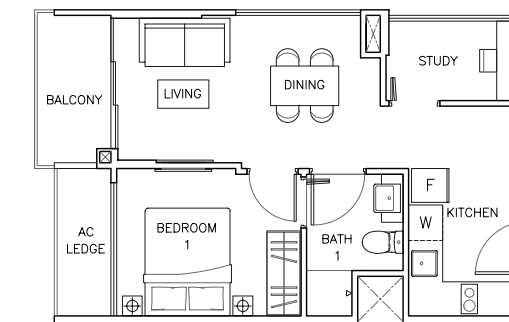


## 1-BEDROOM + STUDY

### Type B1

#03-16

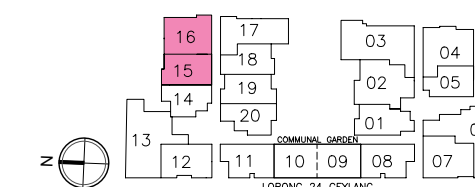
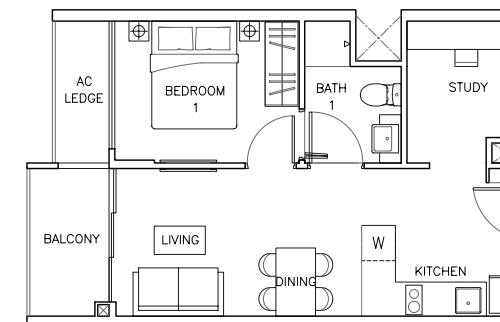
46 sqm / 495 sqft  
(Inclusive of Balcony 4 sqm & AC Ledge 3 sqm)



### Type B2

#03-15 to #08-15

46 sqm / 495 sqft  
(Inclusive of Balcony 4 sqm & AC Ledge 3 sqm)



### LEGEND

- 1-Bedroom
- 1-Bedroom + Study
- 2-Bedroom
- 2-Bedroom + Study
- 3-Bedroom
- 3-Bedroom + Study
- 4-Bedroom

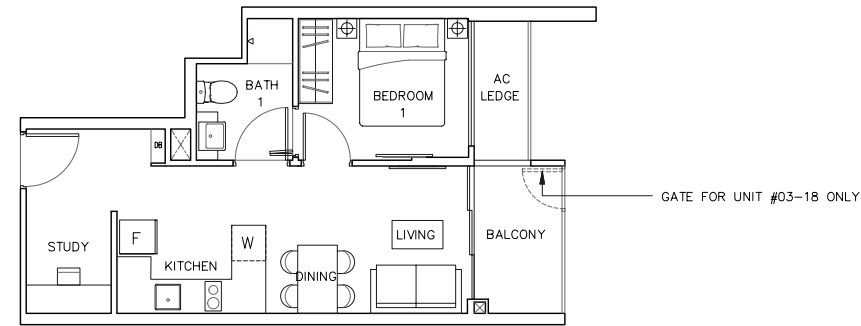
All plans are subject to change / amendments as may be required and/or approved by the relevant authorities. All floor are approximate measurements and are subject to final survey. All plans are not to scale and for purpose of illustrations. Abbreviation: AC Ledge [Air Con Ledge], W [Washer], F [Fridge], DB [Distribution Board]. The balcony shall not be enclosed. Only approved balcony screens are to be used. For an illustration of the approved balcony screen, please refer to Balcony Screen of this brochure.

# 1-BEDROOM + STUDY

## Type B3

#03-18 to #08-18

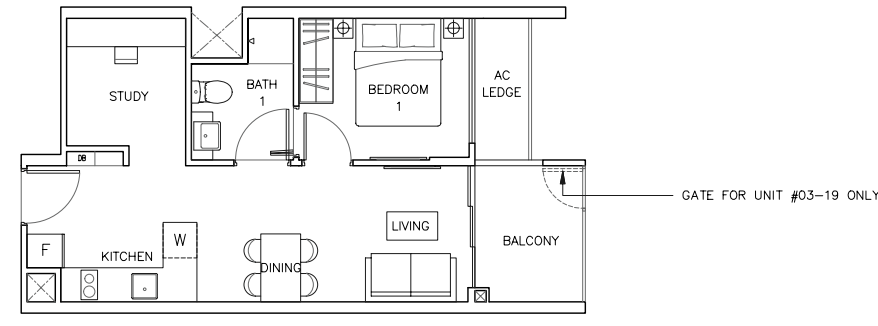
43 sqm / 463 sqft  
(Inclusive of Balcony 4 sqm  
& AC Ledge 2 sqm)



## Type B4

#03-19 to #08-19

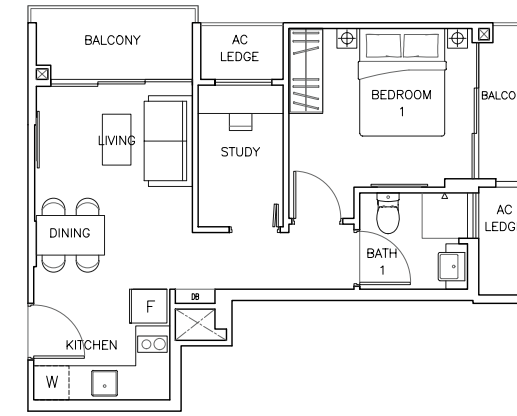
47 sqm / 506 sqft  
(Inclusive of Balcony 5 sqm  
& AC Ledge 3 sqm)



## Type B7

#03-04

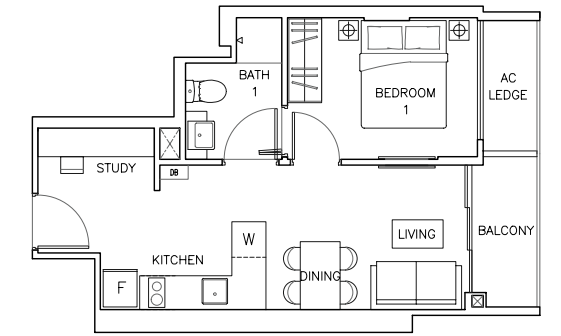
49 sqm / 527 sqft  
(Inclusive of Balcony 6 sqm  
& AC Ledge 4 sqm)



## Type B8

#03-05 to #08-05

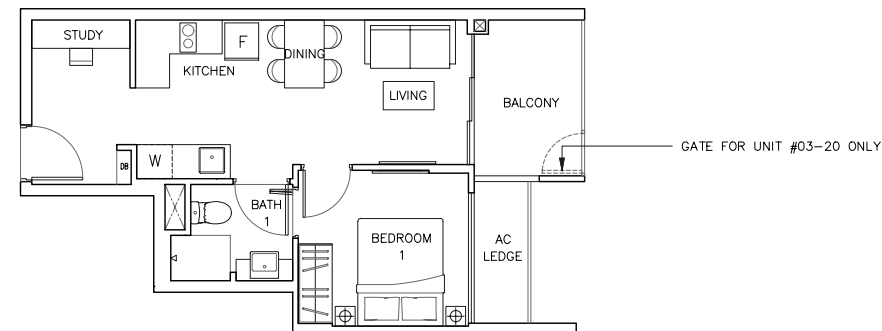
42 sqm / 452 sqft  
(Inclusive of Balcony 3 sqm  
& AC Ledge 3 sqm)



## Type B5

#03-20 to 08-20

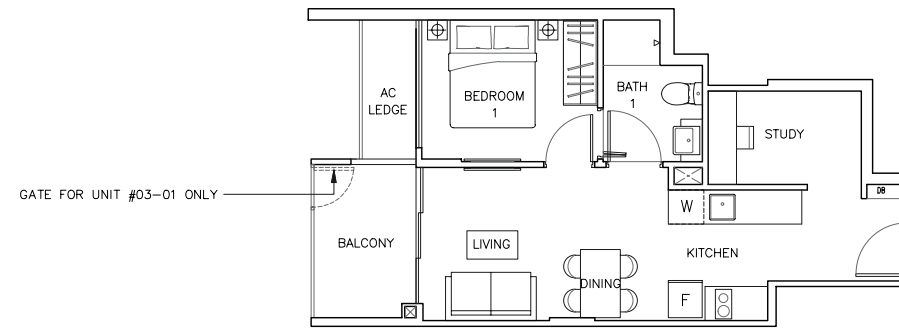
45 sqm / 484 sqft  
(Inclusive of Balcony 5 sqm  
& AC Ledge 3 sqm)



## Type B6

#03-01 to 08-01

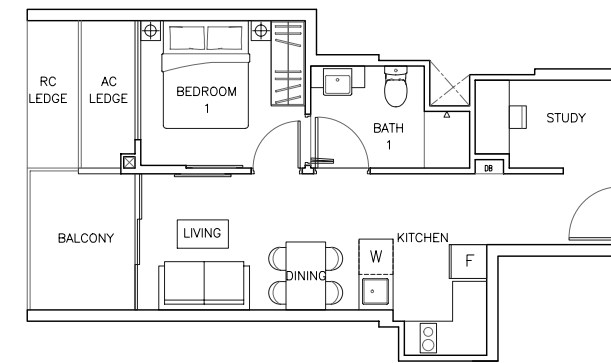
48 sqm / 517 sqft  
(Inclusive of Balcony 5 sqm  
& AC Ledge 3 sqm)



## Type B9

#08-02

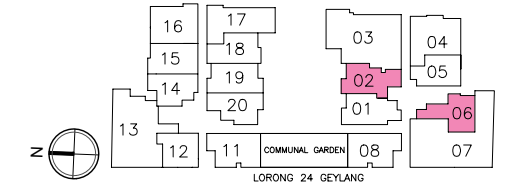
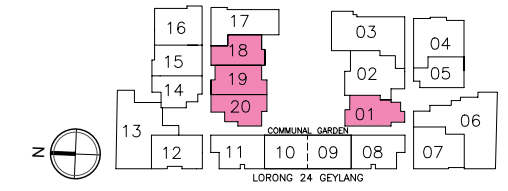
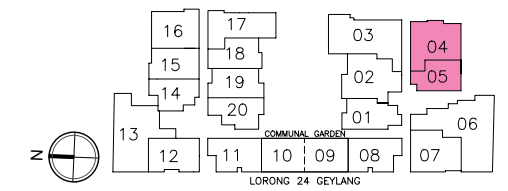
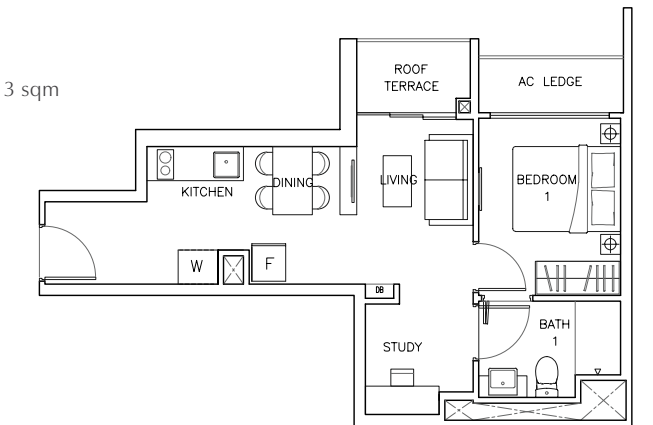
47 sqm / 506 sqft  
(Inclusive of Balcony 5 sqm  
& AC Ledge 3 sqm)



## Type B10

#08-06

43 sqm / 463 sqft  
(Inclusive of Roof Terrace 3 sqm  
& AC Ledge 3 sqm)



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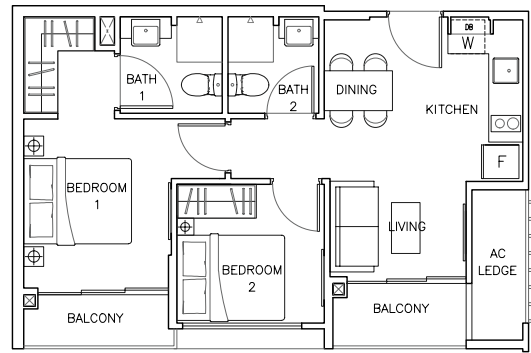
All plans are subject to change / amendments as may be required and/or approved by the relevant authorities. All floor are approximate measurements and are subject to final survey. All plans are not to scale and for purpose of illustrations. Abbreviation: AC Ledge [Air Con Ledge], W [Washer], F [Fridge], DB [Distribution Board]. The balcony shall not be enclosed. Only approved balcony screens are to be used. For an illustration of the approved balcony screen, please refer to Balcony Screen of this brochure.

# 2-BEDROOM

## Type C1

#03-12 to #07-12

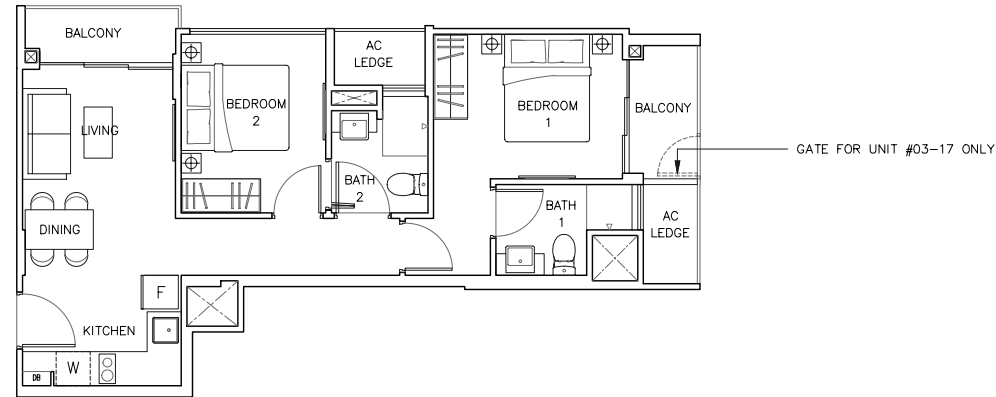
53 sqm / 570 sqft  
(Inclusive of Balcony 6 sqm  
& AC Ledge 3 sqm)



## Type C2

#03-17 to #08-17

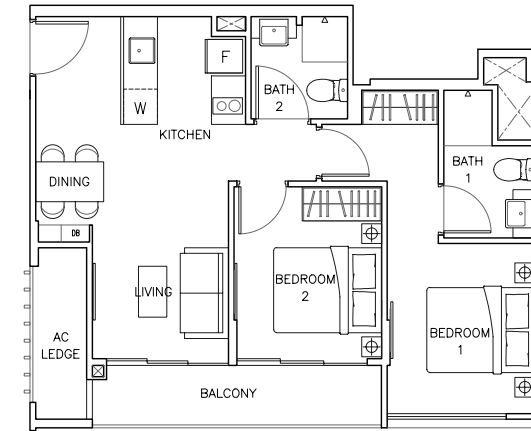
60 sqm / 646 sqft  
(Inclusive of Balcony 6 sqm  
& AC Ledge 4 sqm)



## Type C5

#03-07 to #07-07

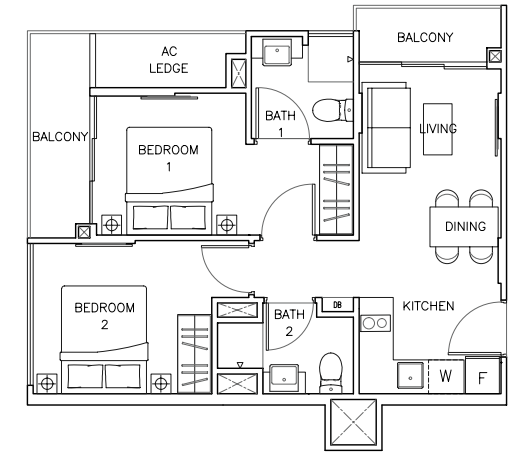
61 sqm / 657 sqft  
(Inclusive of Balcony 6 sqm  
& AC Ledge 3 sqm)



## Type C6

#04-16 to #08-16

56 sqm / 603 sqft  
(Inclusive of Balcony 6 sqm  
& AC Ledge 3 sqm)

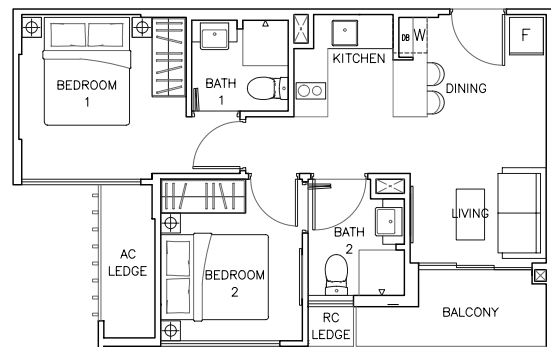


## Type C3

#03-08 to #08-08

(Mirrored)  
#03-11 to #08-11

51 sqm / 549 sqft  
(Inclusive of Balcony 4 sqm  
& AC Ledge 3 sqm)

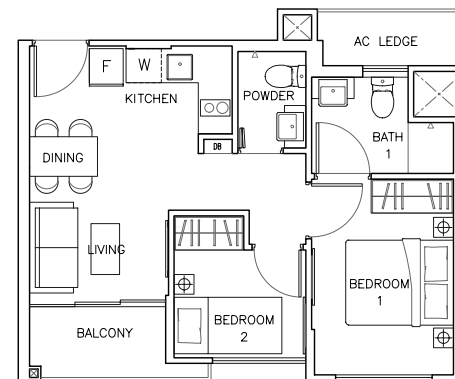


## Type C4

#03-09

(Mirrored)  
#03-10

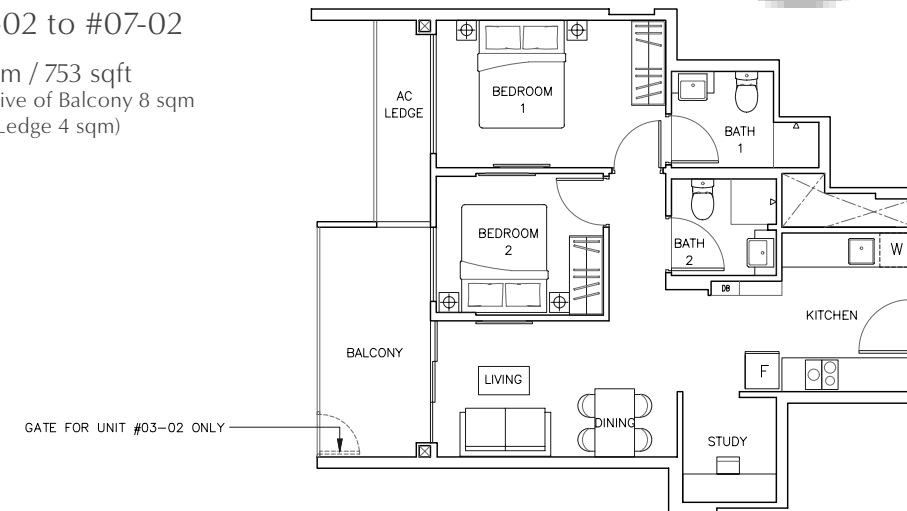
46 sqm / 495 sqft  
(Inclusive of Balcony 3 sqm  
& AC Ledge 2 sqm)



## Type D1

#03-02 to #07-02

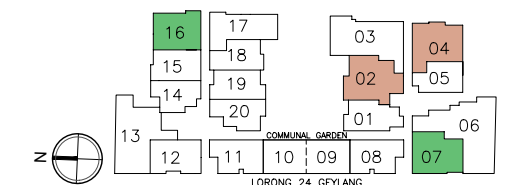
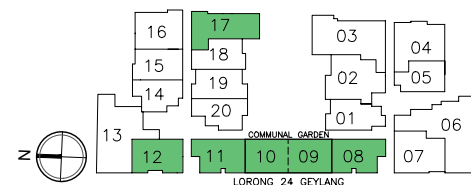
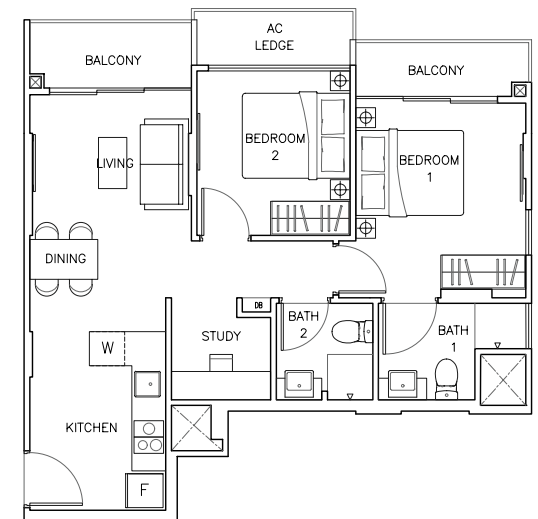
70 sqm / 753 sqft  
(Inclusive of Balcony 8 sqm  
& AC Ledge 4 sqm)



## Type D2

#04-04 to #08-04

65 sqm / 700 sqft  
(Inclusive of Balcony 7 sqm  
& AC Ledge 3 sqm)



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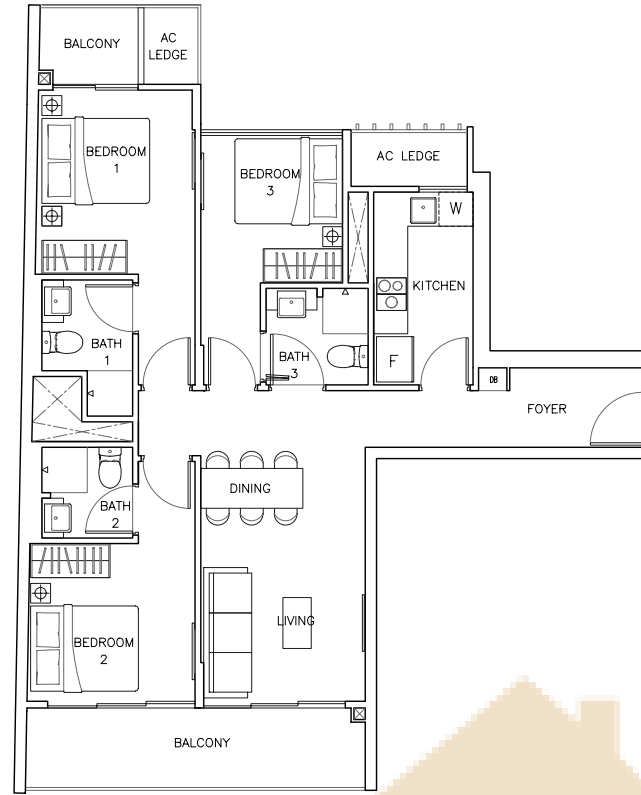
# 2-BEDROOM + STUDY

# 3-BEDROOM

## Type E1

#03-13 to #07-13

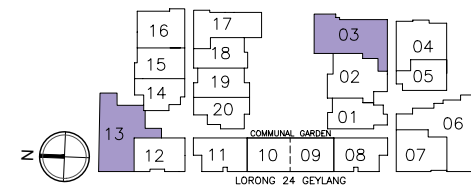
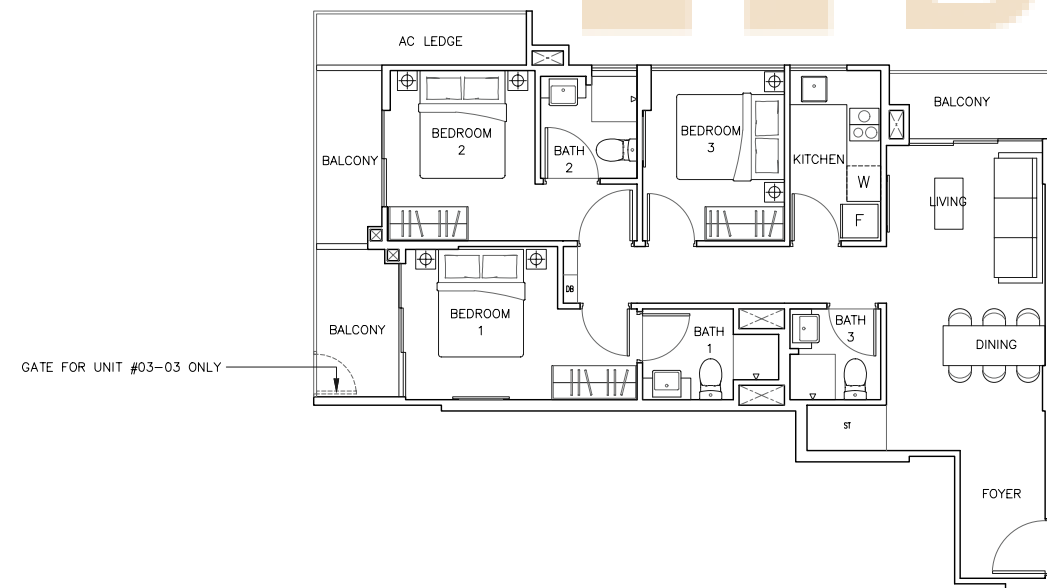
93 sqm / 1,001 sqft  
(Inclusive of Balcony 12 sqm & AC Ledge 4 sqm)



## Type E2

#03-03 to #07-03

89 sqm / 958 sqft  
(Inclusive of Balcony 11 sqm & AC Ledge 4 sqm)



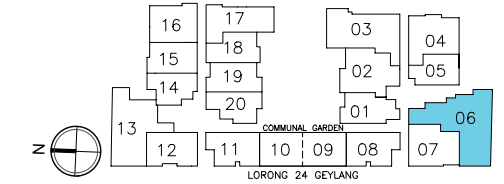
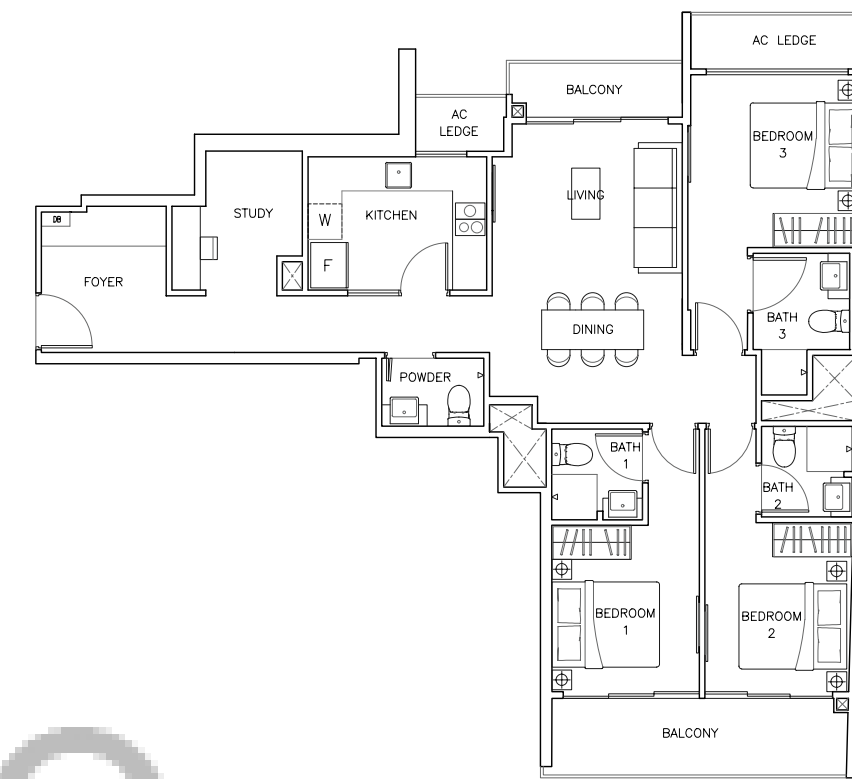
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# 3-BEDROOM + STUDY

## Type F1

#03-06 to #07-06

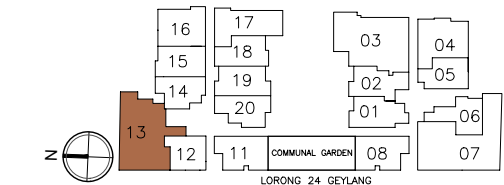
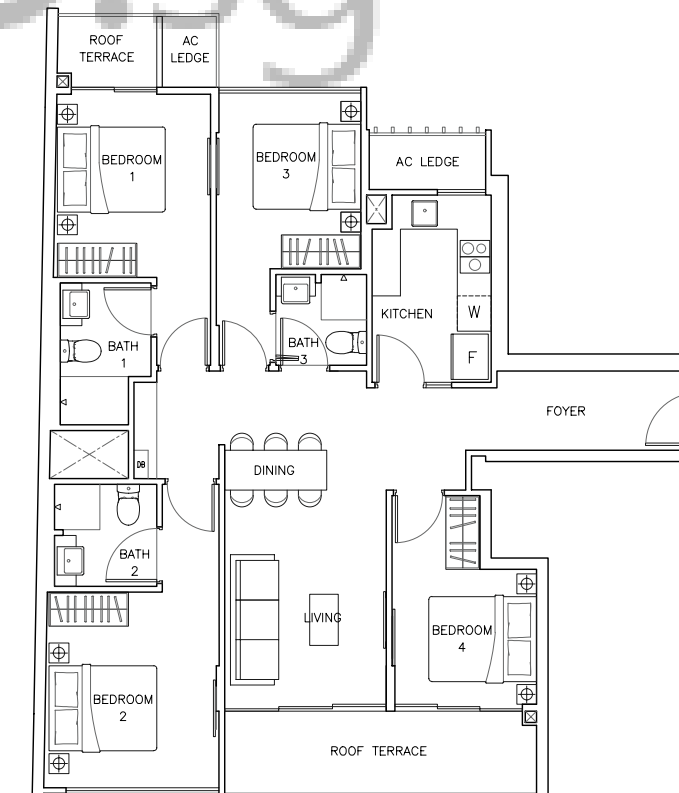
110 sqm / 1,184 sqft  
(Inclusive of Balcony 11 sqm & AC Ledge 5 sqm)



## Type G1

#08-13

110 sqm / 1,184 sqft  
(Inclusive of Roof Terrace 11 sqm & AC Ledge 4 sqm)



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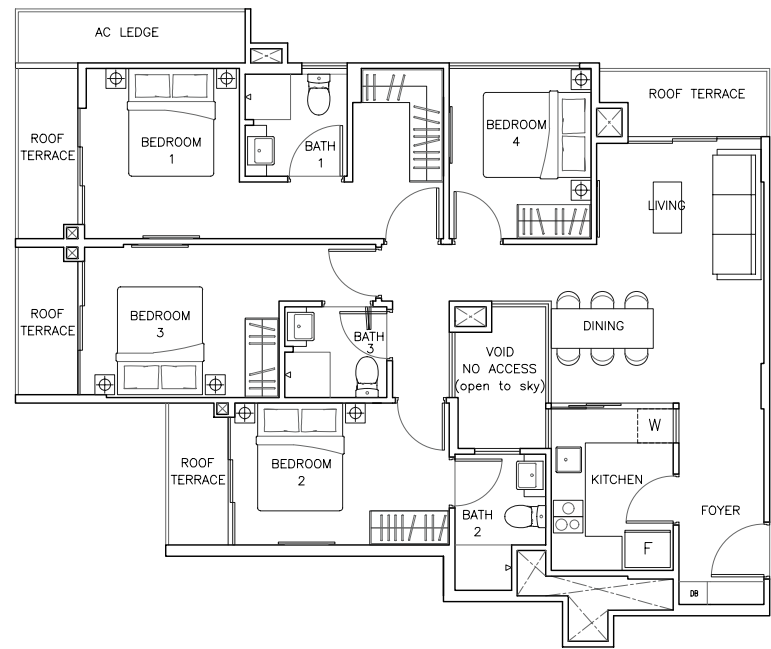
# 4-BEDROOM

# 4-BEDROOM

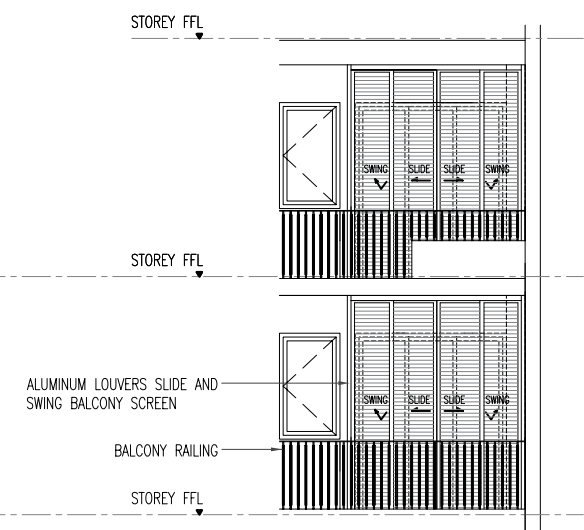
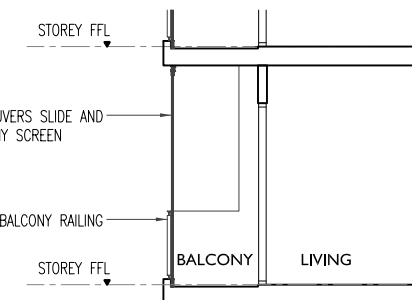
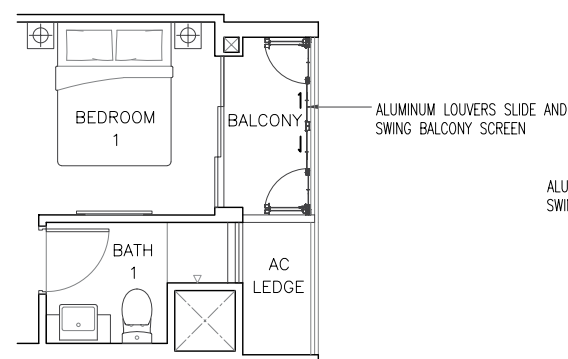
## Type G2

#08-03

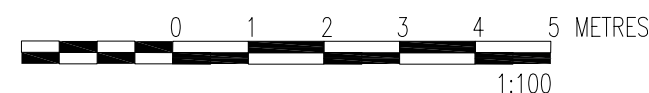
111 sqm / 1,195 sqft  
(Inclusive of Roof Terrace 13 sqm & AC Ledge 4 sqm)



## BALCONY SCREEN



### BALCONY SCREEN



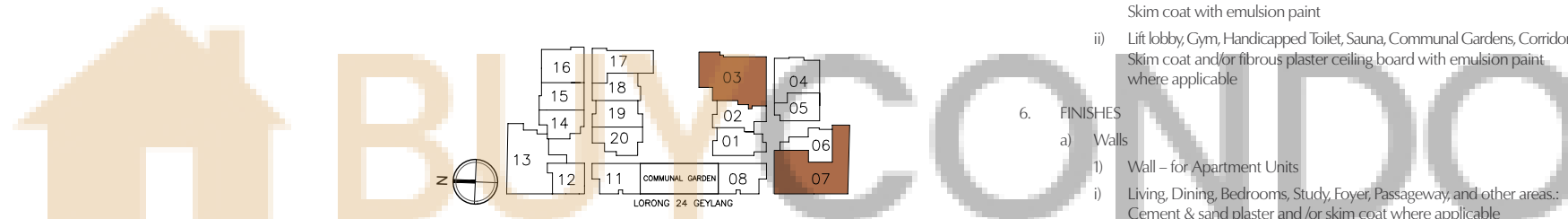
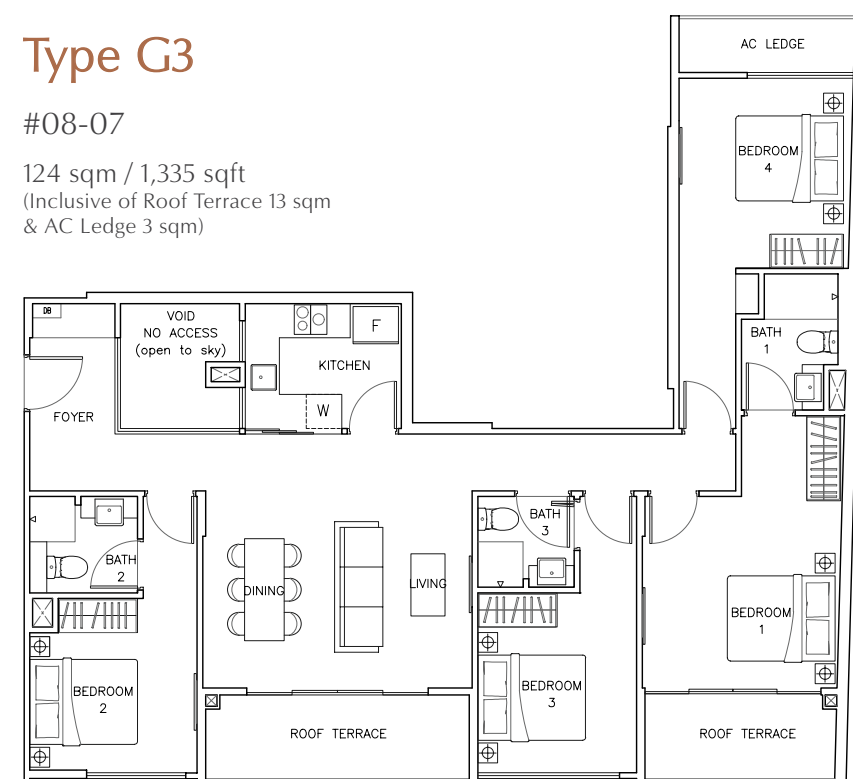
The balcony and private roof terrace shall not be enclosed unless with the approved balcony screen as shown above. The cost of screen and installation shall be borne by the Purchaser. Plans are not to scale and subject to any amendment as may be approved by relevant authorities. All areas are approximate and are subject to final survey.

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## Type G3

#08-07

124 sqm / 1,335 sqft  
(Inclusive of Roof Terrace 13 sqm & AC Ledge 3 sqm)



- FOUNDATION  
Reinforced Concrete Bored Pile
- SUPERSTRUCTURE  
Reinforced concrete column, reinforced concrete slab, reinforced concrete wall, and Precast reinforced concrete staircase
- WALLS
  - External : Reinforced concrete wall and/or block wall and/or precast concrete panel wall system
  - Internal : Reinforced concrete wall and/or block wall and/or precast concrete panel wall system and/or drywall plaster board partition system where applicable
- ROOF  
Reinforced concrete roof with appropriate waterproofing system and insulation for apartments.
- CEILING (Please refer to ceiling height table behind)
  - Apartments
    - Living, Dining, Foyer, Open Kitchen, Bedrooms, Study, Balcony, Roof Terrace and other areas:  
Skim coat with or without plaster ceiling board and /or fibrous plaster ceiling board with or without box-ups to designated areas with emulsion paint.
    - Bathrooms, Powder Room, Close Kitchen:  
Fibrous plaster ceiling board with emulsion paint.
  - Common Areas
    - Car park, Staircases, M&E services rooms/shaft, Management, Guard, Bin Centre:  
Skim coat with emulsion paint
    - Lift lobby, Gym, Handicapped Toilet, Sauna, Communal Gardens, Corridor:  
Skim coat and/or fibrous plaster ceiling board with emulsion paint where applicable
- FINISHES
  - Walls
    - Wall – for Apartment Units
      - Living, Dining, Bedrooms, Study, Foyer, Passageway, and other areas.:  
Cement & sand plaster and /or skim coat where applicable
      - Kitchen:  
Porcelain tiles and/or ceramic tiles to exposed areas and /or cement & sand plaster and/or skim coat and/or back painted glass back splash
      - Bathrooms:  
Porcelain tiles and/or Ceramic tiles to exposed areas
      - Powder Room:  
Porcelain tiles and/or Ceramic tiles to exposed areas
      - Balcony, Roof Terrace, A/C ledge:  
Cement & sand plaster and/or skim coat
    - Wall – External (Common Areas)
      - External walls including recreational common areas and other areas:  
Cement & sand plaster and/or skim coat
    - Wall – Internal (Common Areas)
      - Corridors, Staircases, Lower & Upper 1st storey, 2nd Storey Car park, recreational common areas and other areas:  
Cement/sand plaster and/or skim coat and /or ceramic tiles
    - Sauna:  
Timber panelling
    - Lift Lobby at all levels:  
Cement/sand plaster and/or skim coat and/or Porcelain tiles and/or Ceramic tiles and/or laminate panel to designated areas
  - Floors
    - Floor – For Apartment Units
      - Entrance Foyer, Living, Dining, Kitchen(open), Study, Passageway to Bedroom:  
Porcelain tiles and/or Ceramic tiles with timber skirting where applicable
      - Bedrooms:  
Parquet flooring with timber skirting
      - Bathrooms, Powder Room, Kitchen (close):  
Porcelain tiles and/or Ceramic tiles
      - Balcony, Roof Terraces:  
Porcelain tiles and/or Ceramic tiles
    - Floor – Common Areas

- All Lift Lobbies and Corridor:  
Porcelain tiles and/or Ceramic tiles
  - Swimming pool and deck, Gymnasium, Handicapped Toilet, BBQ Area Shower Area and Communal Gardens:  
Porcelain tiles and/or Ceramic tiles and/or mosaic tiles and/or granolithic finish and/or stone and /or carpet where applicable
  - Sauna:  
Cement & sand screed with timber decking
  - Exit Staircases and landing from Lower 1st to 3rd Storey:  
Porcelain tiles and/or Ceramic tiles with nosing tiles.
  - Other Exit staircase levels:  
Cement & sand screed and staircases to complete with groove lines to staircase treads edge or with nosing tiles
  - Other common areas:  
Cement & sand screed and/or other selected finishes by Architect
- WINDOWS  
Powder-Coated or Fluorocarbon aluminium-frame casement / sliding / sliding window with fixed glass panel / top hung window with clear or tinted glass or frosted glass where applicable, of minimum 6mm thickness for all units.
  - DOORS
    - Main Entrance:  
Fire-rated timber door
    - Bedrooms:  
Timber door
    - Bathrooms:  
Timber door and/or Acrylic Panel Slide & Swing door where applicable
    - Kitchen:  
Timber door with glass panel
    - Powder Room:  
Acrylic Panel Slide & Swing door applicable to Type C4 and F1
    - Study (where applicable):  
Acrylic Panel Slide & Swing door applicable to Type B1 and B7
    - Balcony, Roof Terrace:  
Powder-coated or fluorocarbon aluminium frame sliding glass door  
(Note: Selected ironmongery shall be provided to all doors)
  - SANITARY FITTINGS
    - Bath 1:  
1 vanity top complete with wash basin and mixer  
1 shower area complete with shower column, hand shower and shower mixer  
1 water closet with washer, 1 toilet paper holder, 1 towel rail, 1 mirror
    - Bath 2 & 3:  
1 vanity top complete with wash basin and mixer  
1 shower area complete with hand shower and shower mixer  
1 water closet with washer, 1 toilet paper holder, 1 towel rail, 1 mirror
    - Powder Room:  
1 vanity top complete with wash basin and mixer  
1 shower mixer set  
1 water closet with washer, 1 toilet paper holder, 2 robe hook, 1 mirror
    - Kitchen:  
1 sink with sink mixer
  - ELECTRICAL INSTALLATION (M&E)  
Please refer to Schedule of Electrical Provision
  - TV POINTS / TELEPHONE / DATA POINTS  
Please refer to Schedule of Electrical Provision
  - LIGHTNING PROTECTION  
Lightning Protection System shall be provided in accordance with Singapore Standard SS 555
  - PAINTING
 

Internal Walls	: Emulsion paint
External Walls	: Emulsion paint and/or textured finish and/or concrete glaze finish with groove line to designated areas where applicable
  - WATERPROOFING  
Waterproofing to floors of Kitchen, Bathrooms, Powder Rooms, Balcony, Roof Terrace, Reinforced Concrete Flat Roof, Swimming Pool, and slabs as and where required.
  - DRIVEWAY AND CARPARK  
External Driveway: Cement and Sand screed with approved floor hardener  
Driveway and Carpark: Cement and Sand screed with approved floor hardener or epoxy coating

# SPECIFICATIONS

- RECREATIONAL FACILITIES
  - Lower 1st Storey:  
Covered Carparking facilities
  - Upper 1st Storey:  
Covered Carparking facilities & Bicycle lots  
Management Office  
Guard
  - 2nd Storey:  
Covered Carparking facilities & Motor bike lots
  - 3rd Storey:  
Leisure Pool (16.3m x 6m)  
Pool deck, Pool Lounge, Sun Deck,  
Chill-out Deck, Shower Area  
Communal Garden (Serenity Garden) -  
Reading Nooks  
Communal Garden (Wellness Garden) -  
Outdoor Fitness, Reflexology Path
  - 4th Storey:  
Gymnasium  
Sauna  
Handicapped toilet  
Communal Garden - Relaxation Corner,  
Fitness Deck
  - 5th Storey:  
Communal Garden - Fun Play
  - 6th Storey:  
Communal Garden - Garden Lounge,  
Dining Lounge with BBQ Grill and Hot Plate
  - 7th Storey:  
Communal Garden - Leisure Alcoves
  - 8th Storey:  
Communal Garden - Gourmet BBQ
- ADDITIONAL ITEMS
  - Kitchen Cabinet:  
High and low cabinets complete with solid surface counter top
  - Kitchen Appliances:  
1ea. Built-in electric hob, cooker hood, sink, electric oven, washing machine (For 1 Bedroom, 1+1 Bedroom and 2 Bedroom Type)  
1ea. Built-in electric hob, built-in gas hob, cooker hood, sink, electric oven, washing machine. (For 2+1 Bedroom, 3 Bedroom, 3+1 Bedroom, 4 Bedroom Type Only)
  - Wardrobe:  
Built-in wardrobes in laminate finish to Bedrooms
  - Air-conditioning:  
Multi-split air-conditioning system – wall hung fan coil for Living/Dining, Bedrooms and Study  
Hot water supply to all Bathrooms & Powder Room
  - Hot Water Supply:  
Hot water supply to all Bathrooms & Powder Room
  - Gas:  
Town Gas NOT provided
  - Security System:  
Audio Video Intercom  
Proximity card access to all communal facilities (where applicable).  
Vehicular Access System at main entrance  
CCTV surveillance cameras at strategic locations
  - Shower Cubicle:  
With framed glass shower screen
  - Railing:  
Mild Steel Railing to be provided to all A/C Ledges and Balconies (where applicable) and / or mild steel swing gate to Balcony of 3rd Storey Type B4, B5, B6, C2, D1, & E2 only
  - Home Fire Alarm Device:  
Battery operated Smoke Detector

### SCHEDULE OF ELECTRICAL PROVISIONS

UNIT	Lighting Point	13A Power Point	13A Power Point for Washing Machine	Heater Point	Isolator (CU)	Television Outlet	Telephone / Data Outlet	Cooker Hood Point	Cooker Hob Point	Electric Oven Point	Intercom Point	Bell Push c/w Bell Point
A1 / A2	7	14	1	1	1	2	3	1	1	1	1	1
B1 / B2 / B3 / B4 / B5 / B6 / B7 / B8 / B9 / B10	8	16	1	1	2	3	4	1	1	1	1	1
C1 / C2 / C3 / C4 / C5 / C6	10	17	1	1	2	3	4	1	1	1	1	1
D1 / D2	12	21	1	2	2	4	5	1	1	1	1	1
E1 / E2	19	22	1	3	3	4	5	1	1	1	1	1
F1	23	29	1	3	3	5	6	1	1	1	1	1
G1 / G2 / G3	23	28	1	3	3	5	6	1	1	1	1	1

Note: All Isolators for CU are subject to a/c equipment configuration  
Twin power points will be counted as 2 number of 13A power point