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Berkeley Residences - Floor Plans



Free Home Estimates

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Free Property Calculators

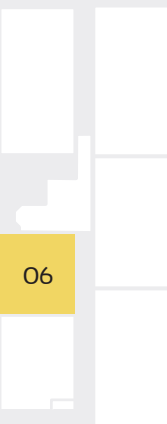
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1 Bedroom
1 Balcony

UNIT

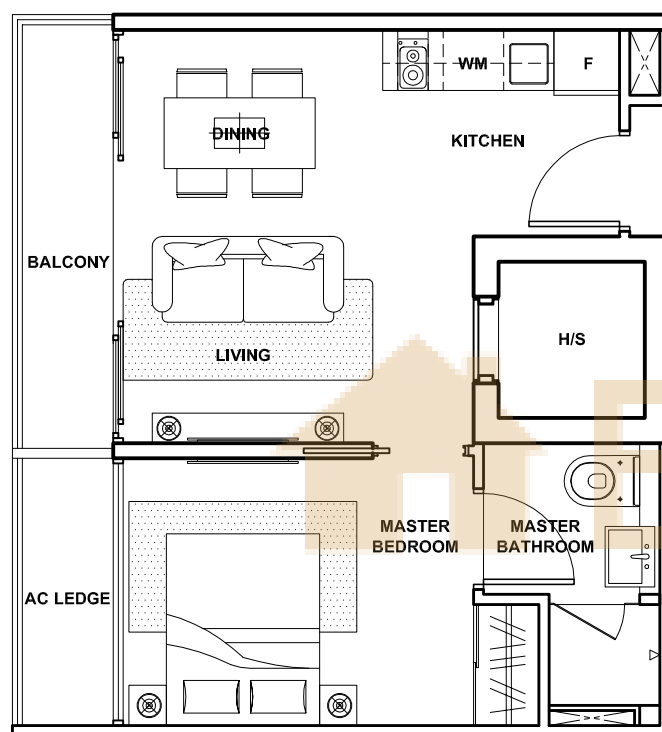
#03-06



06

FLOOR PLAN

1A

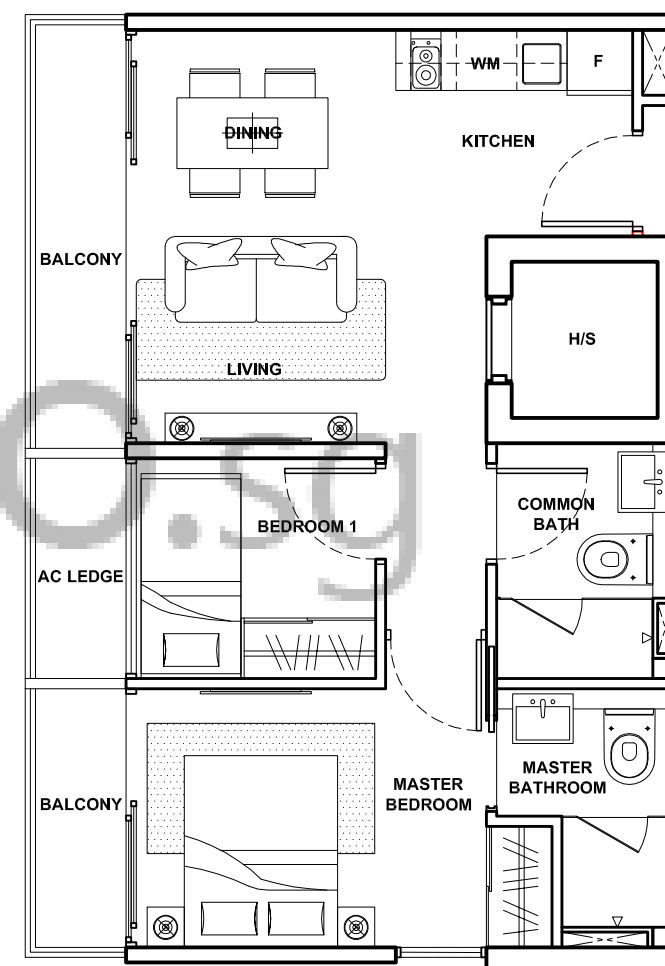


45 SQM / 484 SQF

Scale 1:75

FLOOR PLAN

1B



59 SQM / 635 SQF

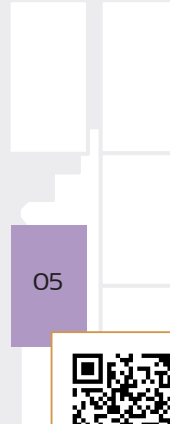
Scale 1:75

2 Bedrooms
2 Balconies

UNIT

#02-05

#04-05



05



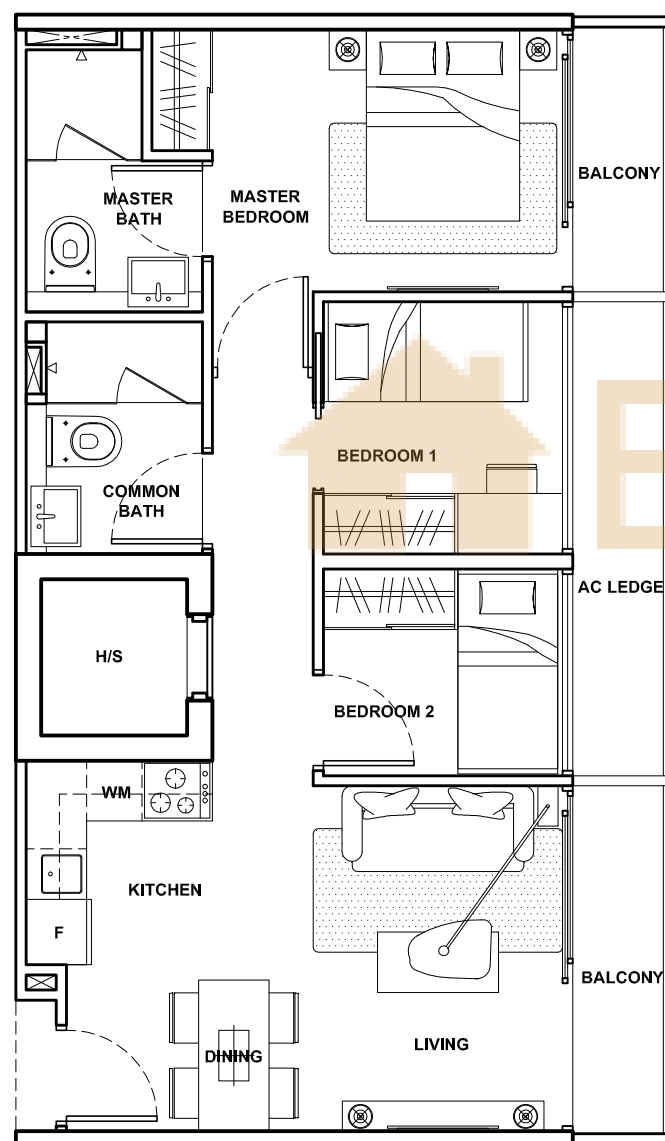
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FLOOR PLAN
1C

3 Bedrooms
2 Balconies

UNIT

#02-03
#03-03
#04-03
#05-03



71 SQM / 764 SQF

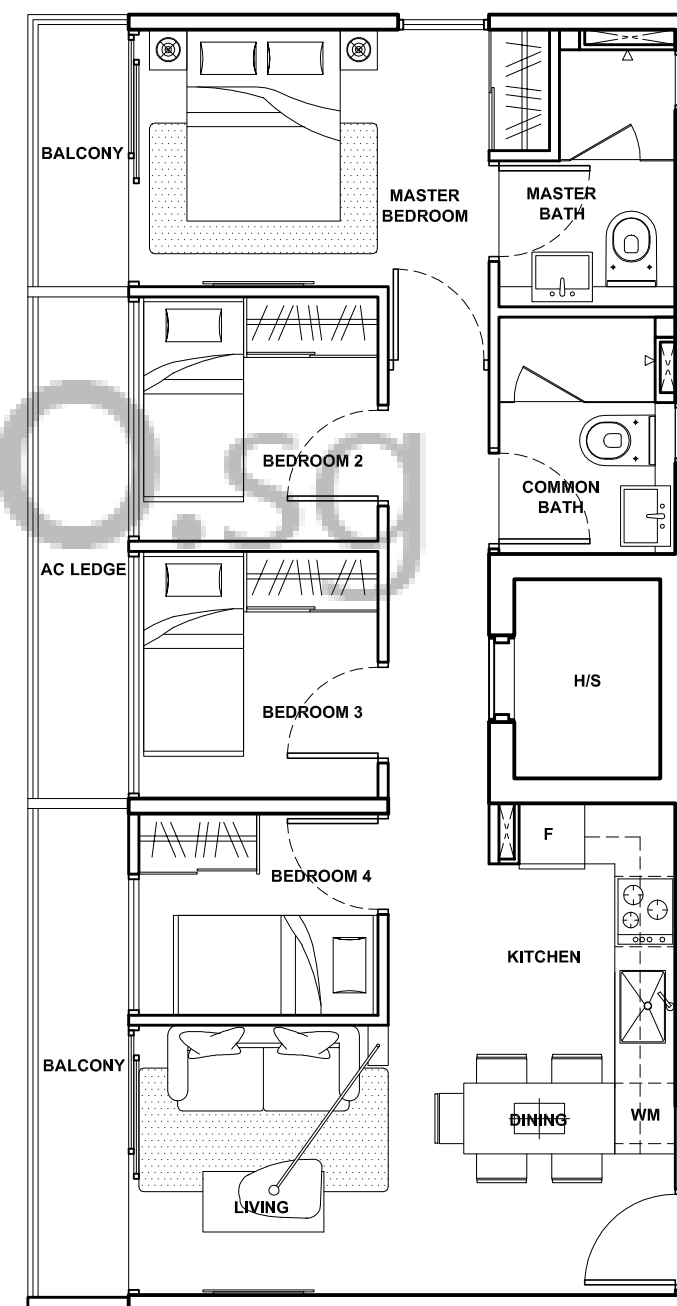
Scale 1:75

FLOOR PLAN
1D

4 Bedrooms
2 Balconies

UNIT

#02-01
#02-02
#03-01
#03-02
#04-01
#04-02
#05-02



82 SQM / 883 SQF

Scale 1:75

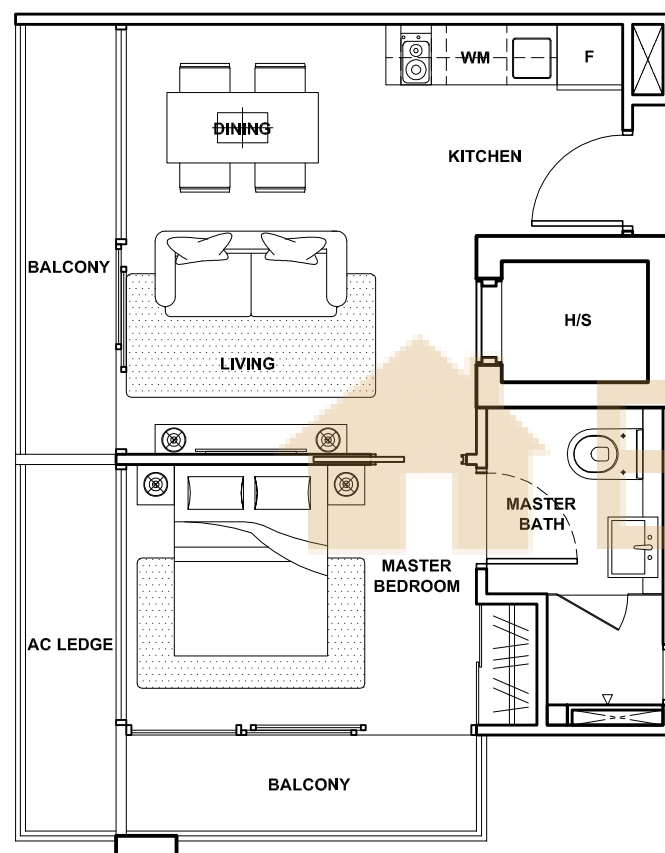


FLOOR PLAN
2A

1 Bedroom
2 Balconies

UNIT

#03-05



52 SQM / 560 SQF

Scale 1:75

FLOOR PLAN
2C

3 Bedrooms
2 Balconies

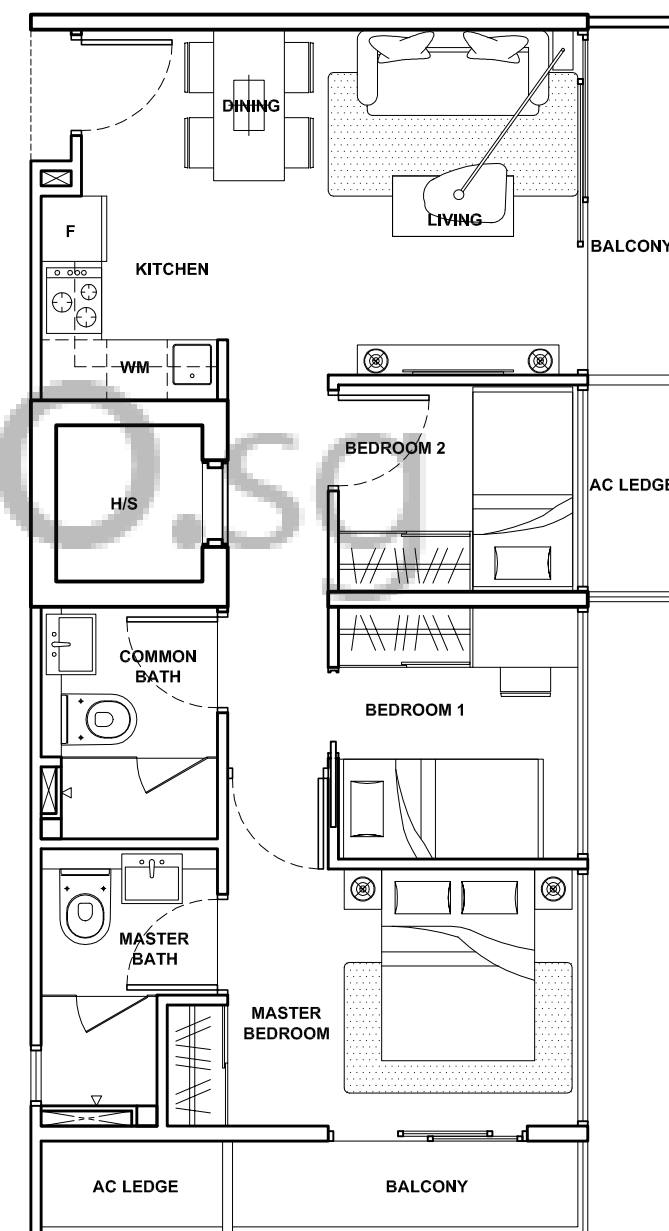
UNIT

#02-04

#03-04

#04-04

#05-04



71 SQM / 764 SQF

Scale 1:75

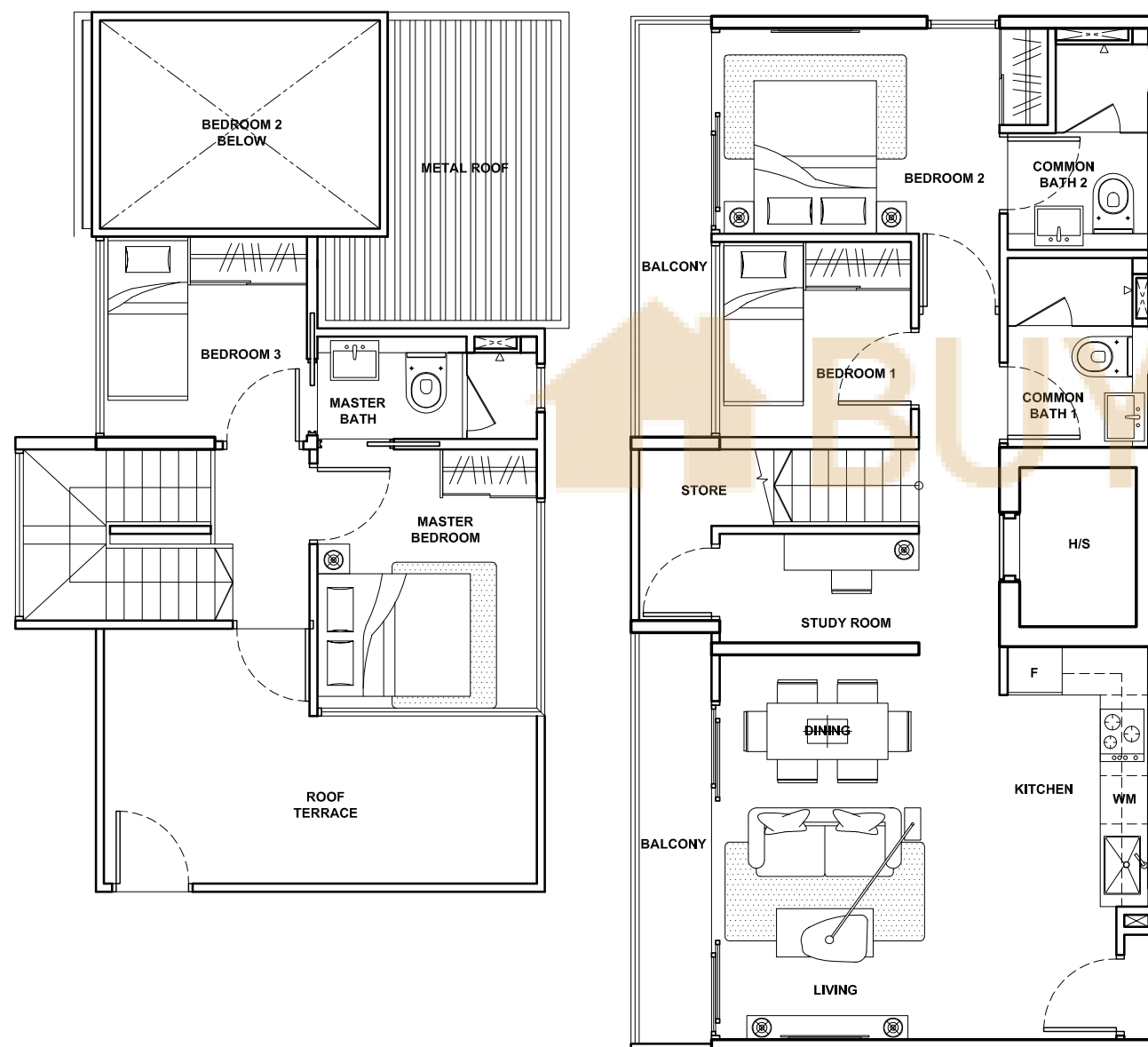


FLOOR PLAN
PH1

4+1 Bedrooms
2 Balconies
1 Roof Terrace

UNIT

#05-01



134 SQM / 1,442 SQF

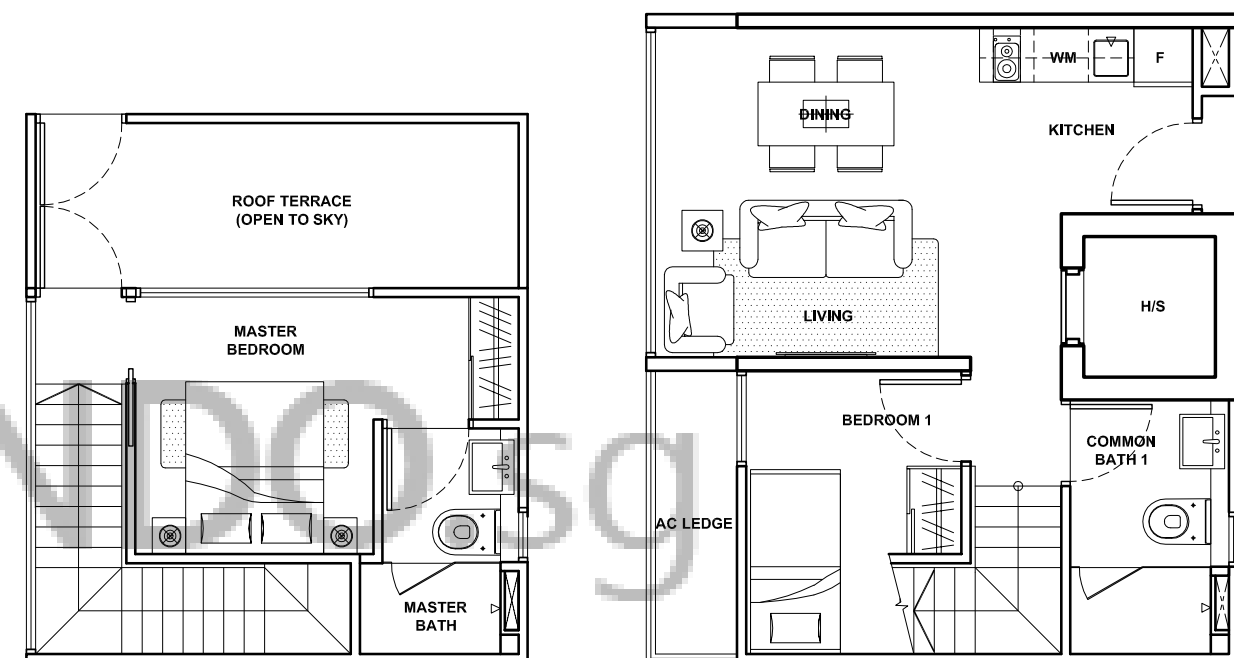
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FLOOR PLAN
PH2

2 Bedrooms
1 Roof Terrace

UNIT

#05-06



77 SQM / 829 SQF

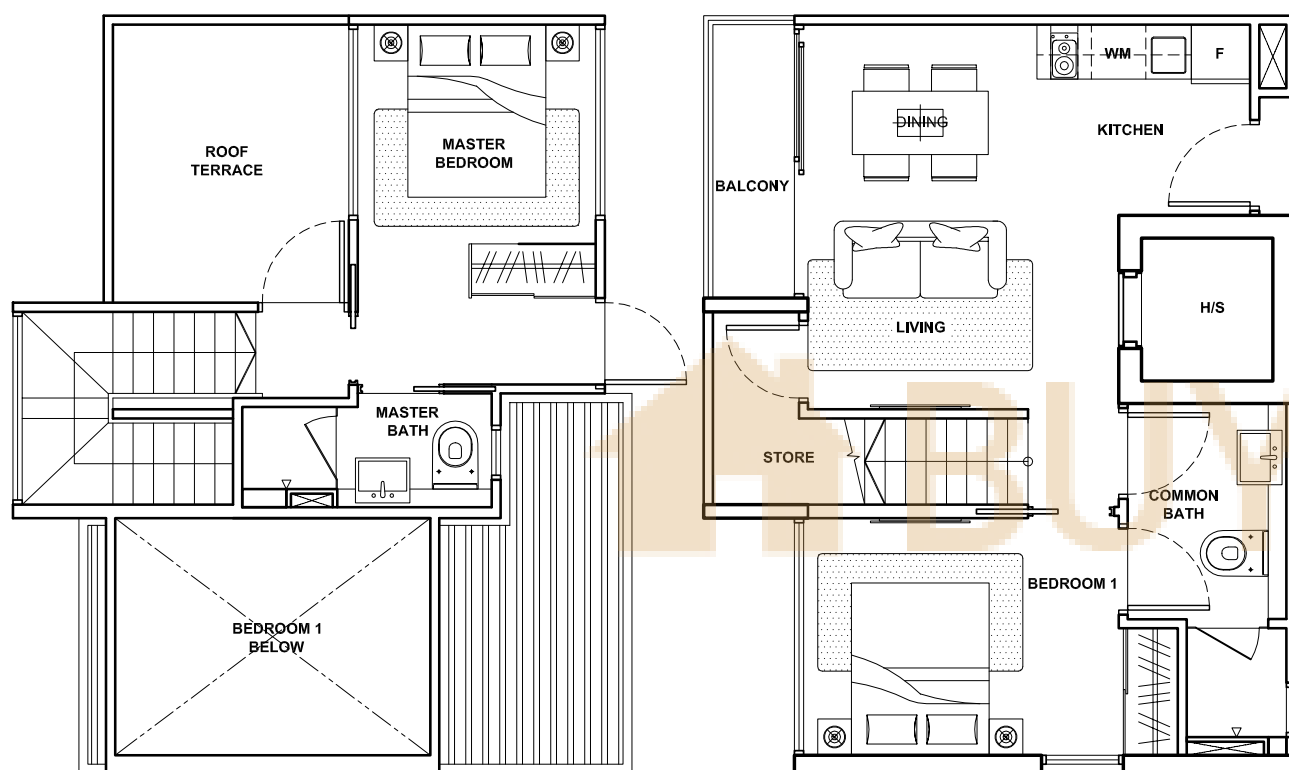
Scale 1:75



2 Bedrooms
1 Balcony
1 Roof Terrace

UNIT

#05-05



89 SQM / 958 SQF

Scale 1:75

SPECIFICATIONS

1. FOUNDATION
Reinforced Concrete Foundation

2. SUPER-STRUCTURE
Reinforced Concrete Framework

3. WALLS
a) External: Common clay brick / reinforced concrete walls
b) Internal: Common clay brick/reinforced concrete walls / cement and sand block / aerated block / autoclaved aerated panel

4. ROOF
a) Flat Roof: Reinforced concrete roof with appropriate insulation and waterproofing system.
b) Pitched Roof: Metal roofing system with rock wool insulation.

5. CEILING
a) Toilet / Bath: Water resistant plasterboard ceiling with emulsion paint
b) Kitchen: Fibrous plasterboard ceiling with emulsion paint
c) Study Room, Dining, Living, Bedroom, Balcony, A/C Ledge, H/S, PES: Skim coat with emulsion paint on concrete ceiling with or without box up at designated areas

6. FINISHES
For Apartment
a) Wall
i) Living, Dining, Study, Kitchen, All Bedrooms, Balcony, Open / Roof Terrace, A/C Ledge, Internal Staircase and Household Shelter: Cement and sand plaster / cement skim coat with emulsion paint with or without box-up at designated areas
ii) Common / Master Bath: Stone tiles / Composite marble and/or Homogeneous tiles (up to false ceiling height and on exposed surfaces only) with or without skirting.
b) Floor
i) Living, Dining, Study, Kitchen: Stone tiles / Composite marble and/or Homogenous tiles (on exposed surface only) with or without skirting.
ii) Bathroom (Toilet and shower): Stone tiles/ Composite marble and/ or homogenous tiles.
iii) All Bedrooms and Internal Staircase: Timber flooring with or without skirting.
iv) Household Shelter: Ceramic / Homogeneous tiles (on exposed surfaces only).
- v) A/C Ledge: Cement and sand screed and/or homogenous tiles.
vi) Open Roof Terrace and Balcony: Timber flooring and/or homogeneous tiles.

For Common Area
a) Wall
i) Staircase: Plaster and/or skim coat with emulsion paint finish.
ii) Lift Lobby / Corridor: Stones tiles/ Composite marble and/or homogenous tiles with or without skirting
b) Floor
i) Lift Lobby / Corridor: Stones tiles/ Composite marble and/or homogenous tiles with or without skirting
ii) Staircases: Cement and sand screed with nosing tiles
iii) Pool Deck: Timber Decking and/or pebble wash finish
iv) Swimming Pool: Mosaic / ceramic tiles.

7. WINDOWS
Bedroom, Living, Dining, Kitchen, study room, Master/common bath: Powder coated aluminum framed casement and/or sliding or fixed window with tinted/Sandblasted glass panel

8. DOORS
a) Main Entrance Door: Fire-rated timber door
b) Balcony and Open / Roof Terrace: Powder coated aluminum framed sliding or swing glass door with or without frost
c) All Bedrooms, Study and Common / Master Bath: Solid Timber door
d) Household Shelter: Fire-rated Metal door as approved by authority
e) Ironmongery: Selected quality lockset.

9. SANITARY FITTINGS
a) Master / Common Bath:
1 Vanity solid top with 1 wash basin and mixer tap and cabinet below
1 Glass shower compartment complete with 1 shower mixer
1 Water closet
1 Mirror
1 Paper holder
1 Hand spray
b) Open Roof Terrace:
1 bib tap

c) Kitchen:
1 single lever sink mixer
1 single bowl kitchen sink
10. ELECTRICAL INSTALLATION
a) All electrical wiring for apartment units shall be concealed where possible except for areas with false ceiling where wiring above false ceilings and within electrical compartments shall be in exposed conduit / trunking / tray.
b) Please refer to Electrical Schedule for points details.

11. TV / CABLE SERVICES / TELEPHONE POINTS
a) All electrical wiring for apartment units shall be concealed where possible except for areas with false ceiling where wiring above false ceilings and within electrical compartments shall be in exposed conduit / trunking / tray.
b) Please refer to Electrical Schedule for points details.

12. LIGHTNING PROTECTION
Lightning protection system provided in compliance with Singapore Standard SS555:2010.

13. PAINTING
a) External Walls: Sprayed textured coating and / or water based weather bond emulsion paint.
b) Internal Walls: Water based emulsion paint.

14. WATER PROOFING
Waterproofing shall be provided to floors of Common/Master Bath, Balcony, Kitchen, Open/ Roof Terrace, swimming pool and RC Flat Roof where applicable.

15. DRIVEWAY AND CARPARK
a) Surface Driveway: Concrete and/or clay paving block/ stamped concrete finish and/or granite pavers.
b) Car Parking: 23 nos. of surface with interlocking paver blocks / stone tiles (for covered car parking)/ grass cell blocks (for open car parking). (Including 1 lot of Handicapped Parking)

16. RECREATION FACILITIES
a) Swimming Pool: approximately 85 sqm
b) Children Playground: approximately 24 sqm
c) Pool Deck: approximately 1
d) Sky Terrace (2nd & 4th storey) approximately 85 sqm



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