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Kopar At Newton - Floor Plans



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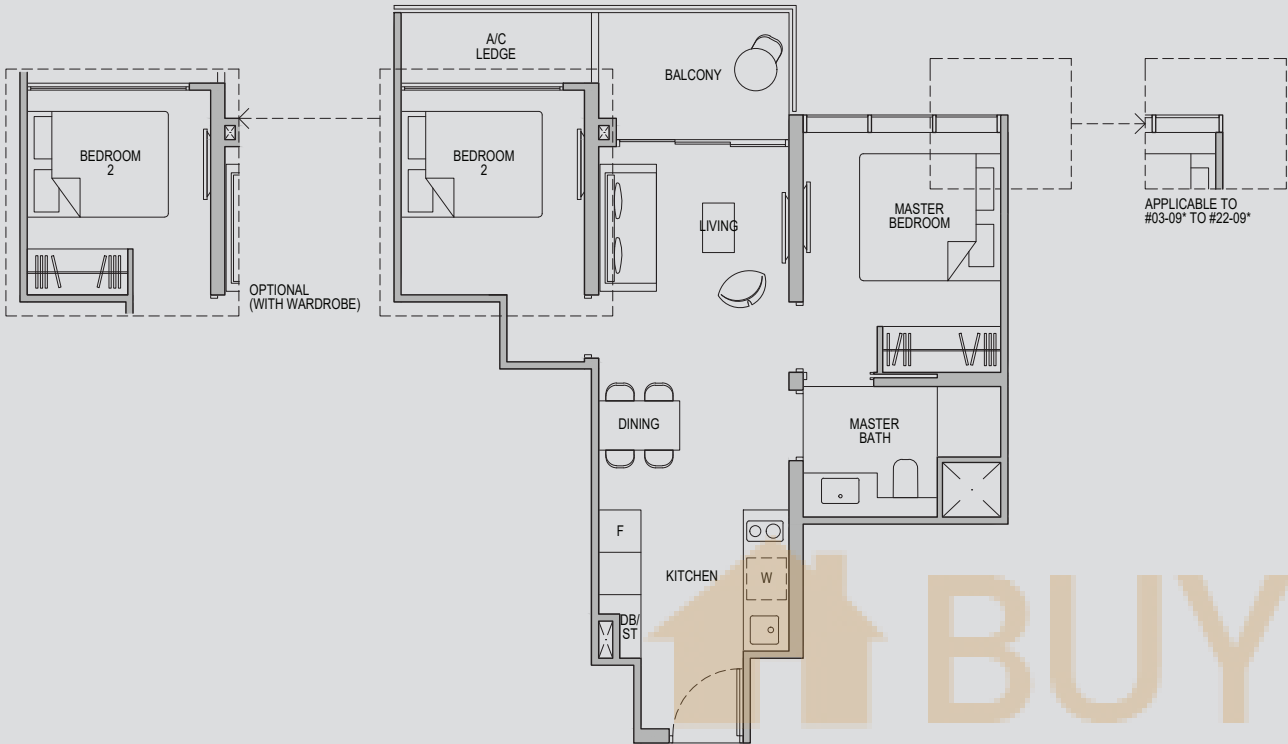
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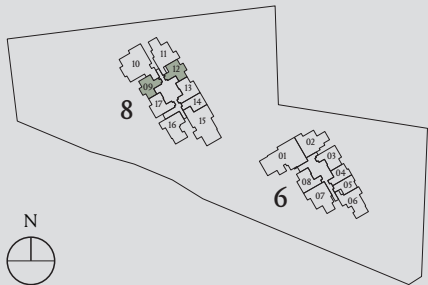
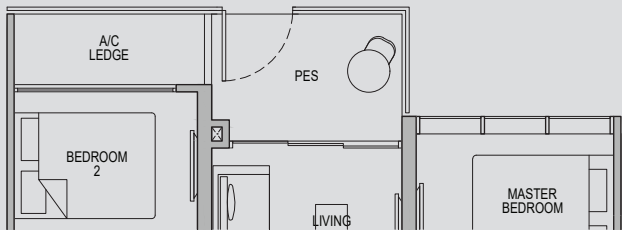
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2 - BEDROOM CLASSIC

Type 2C1
Area: 57 sqm (include 3 sqm A/C Ledge, 5 sqm Balcony)
Unit(s): #03-09* to #22-09*
#02-12 to #22-12



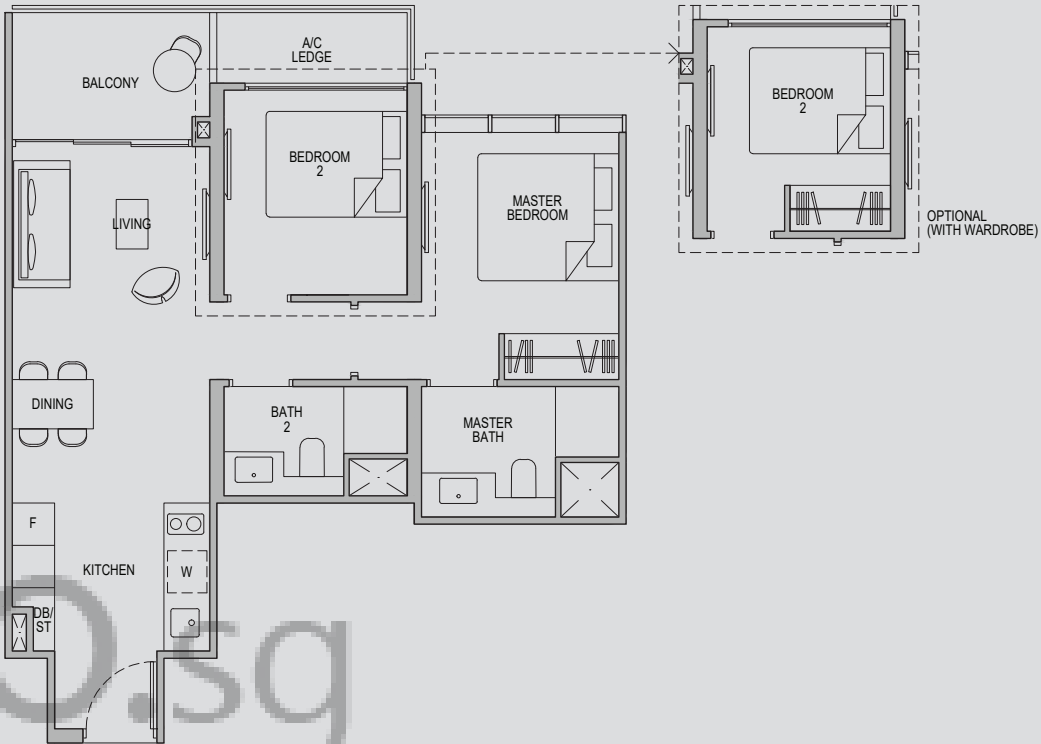
Type 2C1-G
Area: 57 sqm (include 3 sqm A/C Ledge, 5 sqm PES)
Unit(s): #01-12



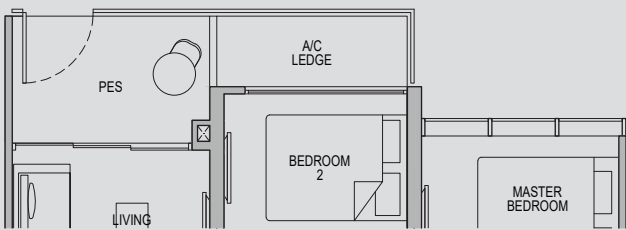
Note: *Mirror Image
Plans are subject to change/amendments as may be required and/or approved by the Developer and/or the relevant authorities and do not form part of any offer or contract. These are not drawn to scale and are for the purpose of visual presentation only. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to APPROVED BALCONY SCREEN DESIGN page of this brochure.

2 - BEDROOM DELUXE

Type 2D1
Area: 64 sqm (include 3 sqm A/C Ledge, 6 sqm Balcony)
Unit(s): #03-08 to #22-08
#02-17 to #22-17



Type 2D1-G
Area: 64 sqm (include 3 sqm A/C Ledge, 6 sqm PES)
Unit(s): #01-17



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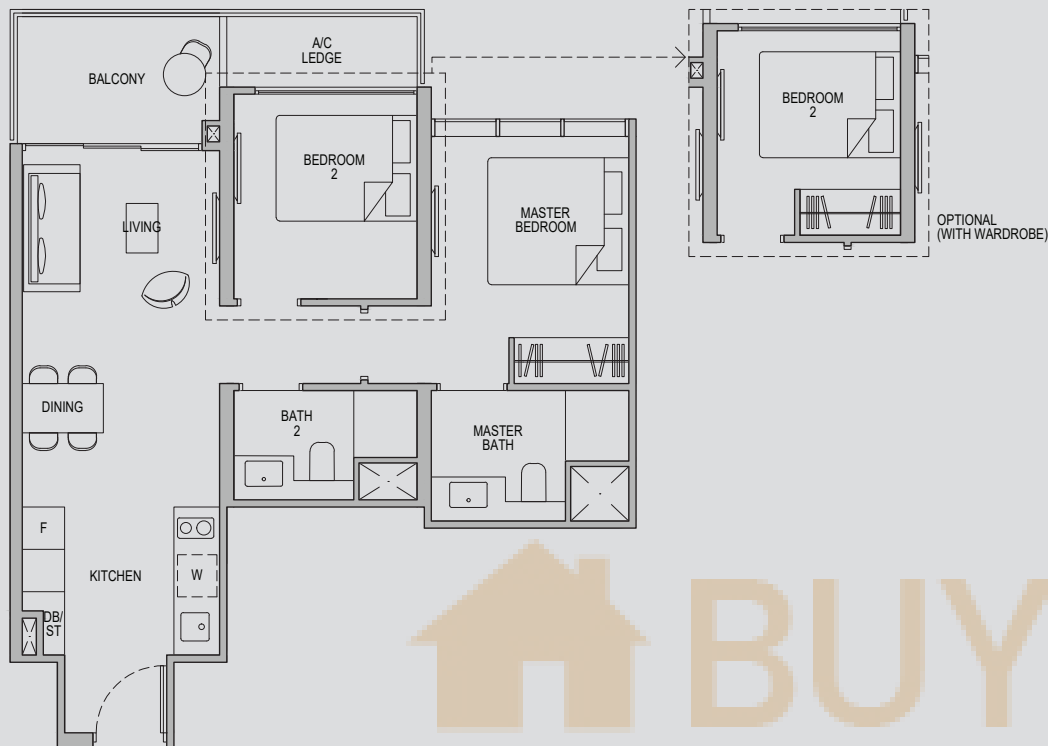


2 - BEDROOM DELUXE

Type 2D1a

Area: 64 sqm (include 3 sqm A/C Ledge, 6 sqm Balcony)

Unit(s): #02-03 to #22-03

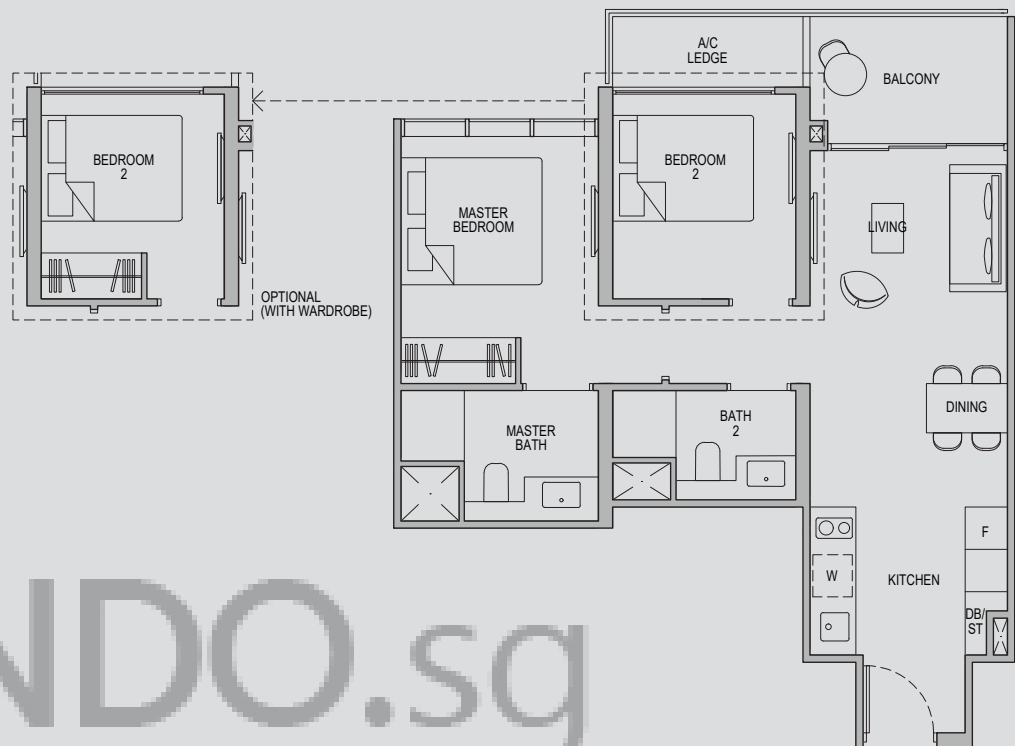


2 - BEDROOM DELUXE

Type 2D1b

Area: 64 sqm (include 3 sqm A/C Ledge, 6 sqm Balcony)

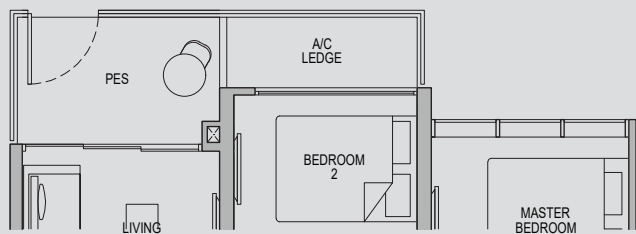
Unit(s): #02-13 to #22-13



Type 2D1a-G

Area: 64 sqm (include 3 sqm A/C Ledge, 6 sqm PES)

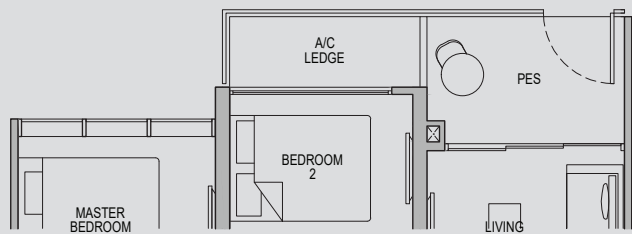
Unit(s): #01-03



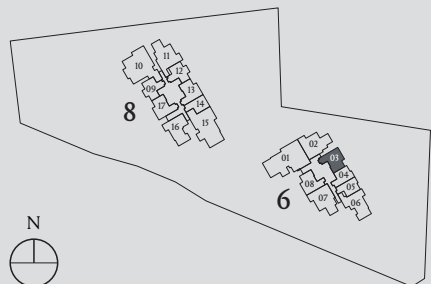
Type 2D1b-G

Area: 64 sqm (include 3 sqm A/C Ledge, 6 sqm PES)

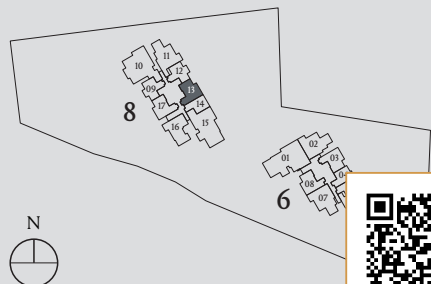
Unit(s): #01-13



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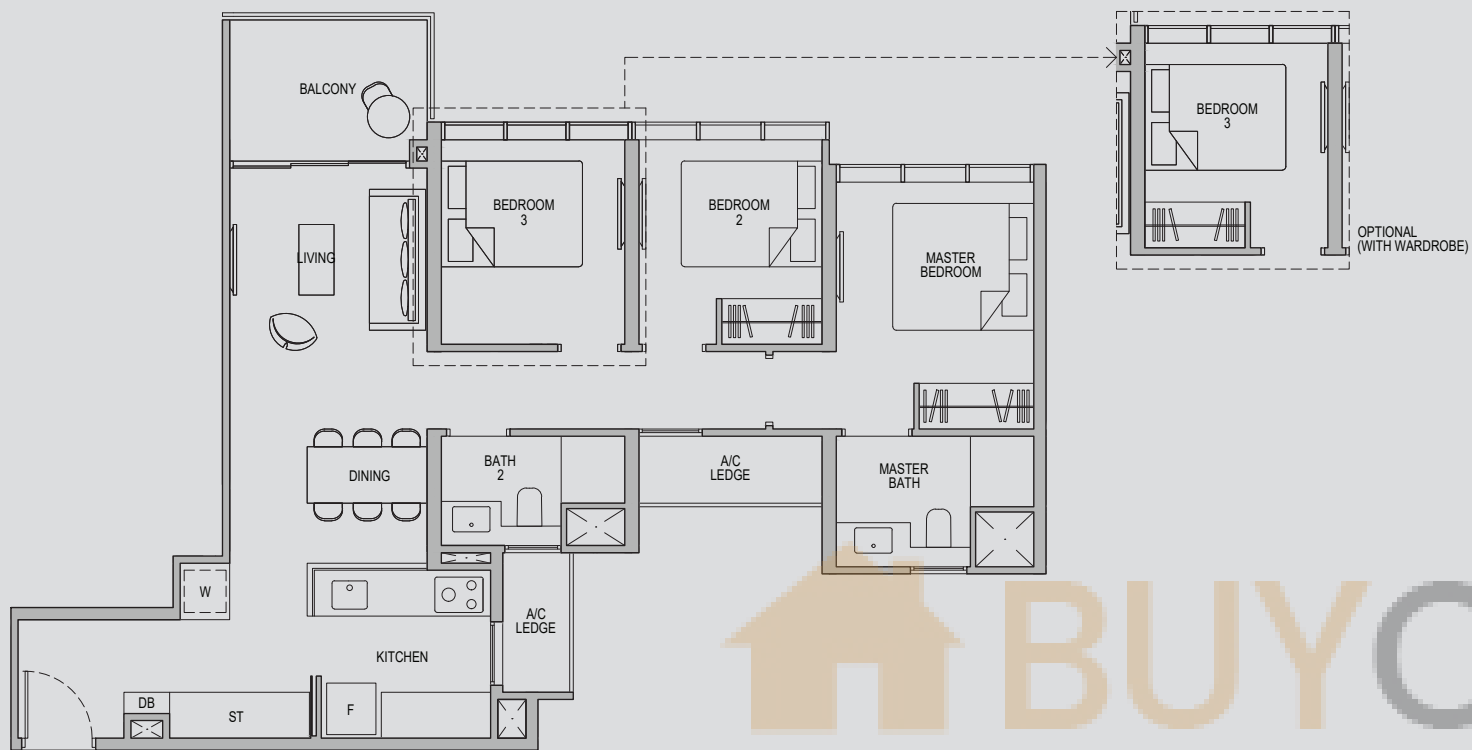
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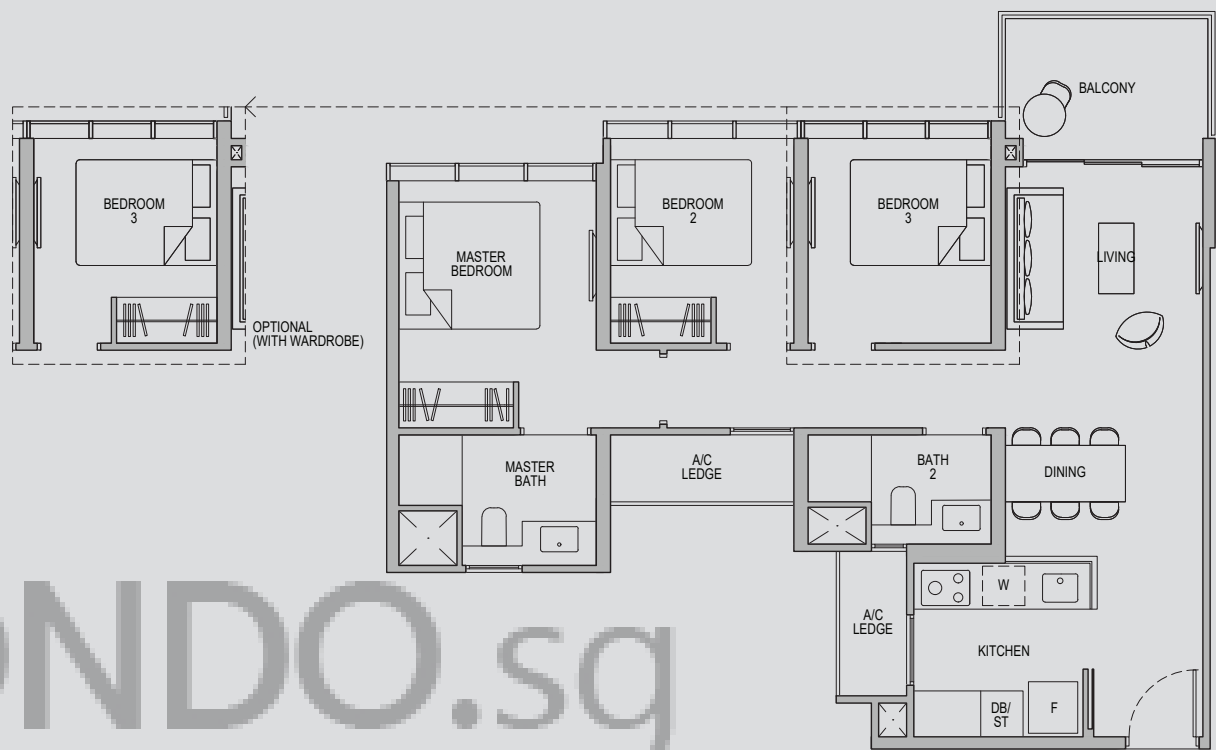
3 - BEDROOM CLASSIC

Type 3C1
Area: 89 sqm (include 5 sqm A/C Ledge, 6 sqm Balcony)
Unit(s): #02-06 to #22-06

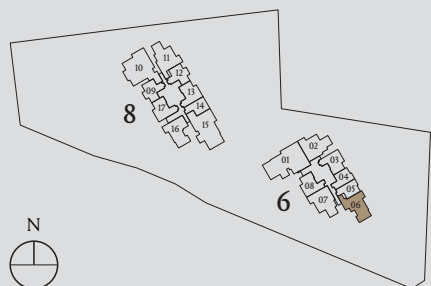
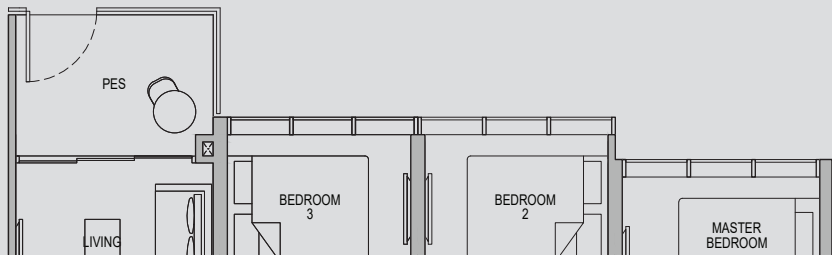


3 - BEDROOM CLASSIC

Type 3C2
Area: 85 sqm (include 5 sqm A/C Ledge, 6 sqm Balcony)
Unit(s): #02-16 to #22-16

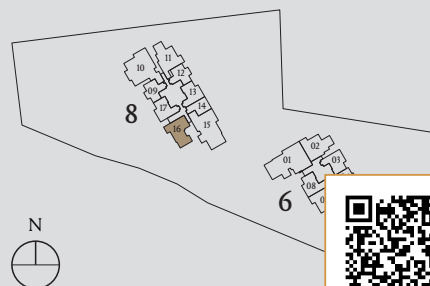
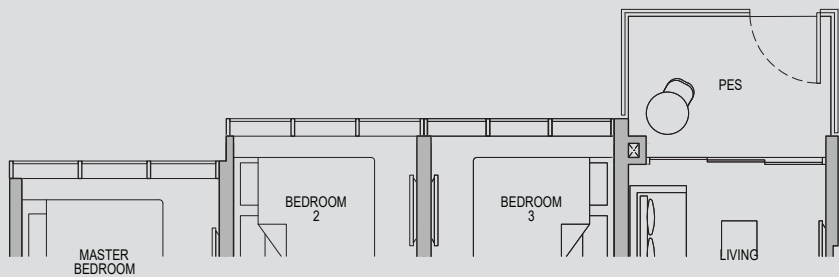


Type 3C1-G
Area: 89 sqm (include 5 sqm A/C Ledge, 6 sqm PES)
Unit(s): #01-06



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Type 3C2-G
Area: 85 sqm (include 5 sqm A/C Ledge, 6 sqm PES)
Unit(s): #01-16



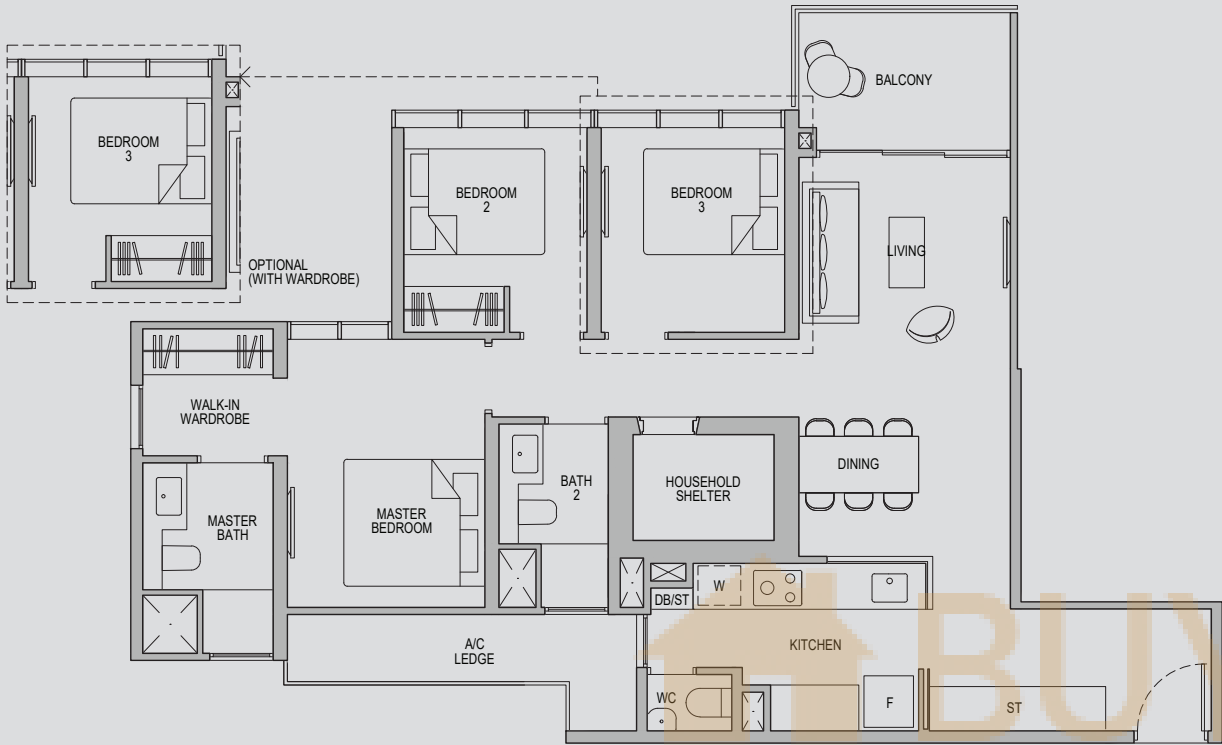
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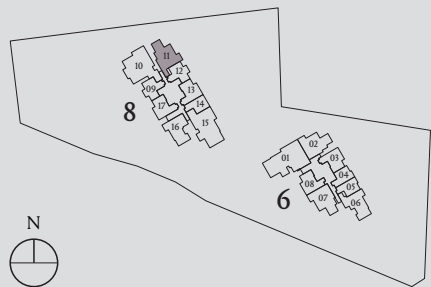
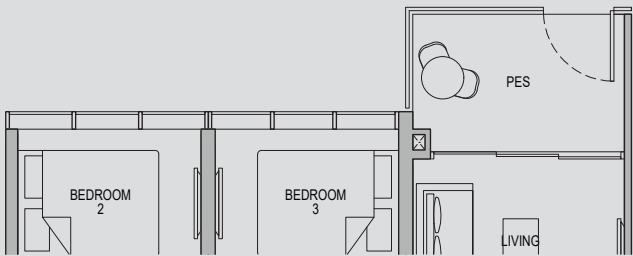
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3 - BEDROOM DELUXE

Type 3D1
Area: 102 sqm (include 6 sqm A/C Ledge, 6 sqm Balcony)
Unit(s): #02-11 to #22-11



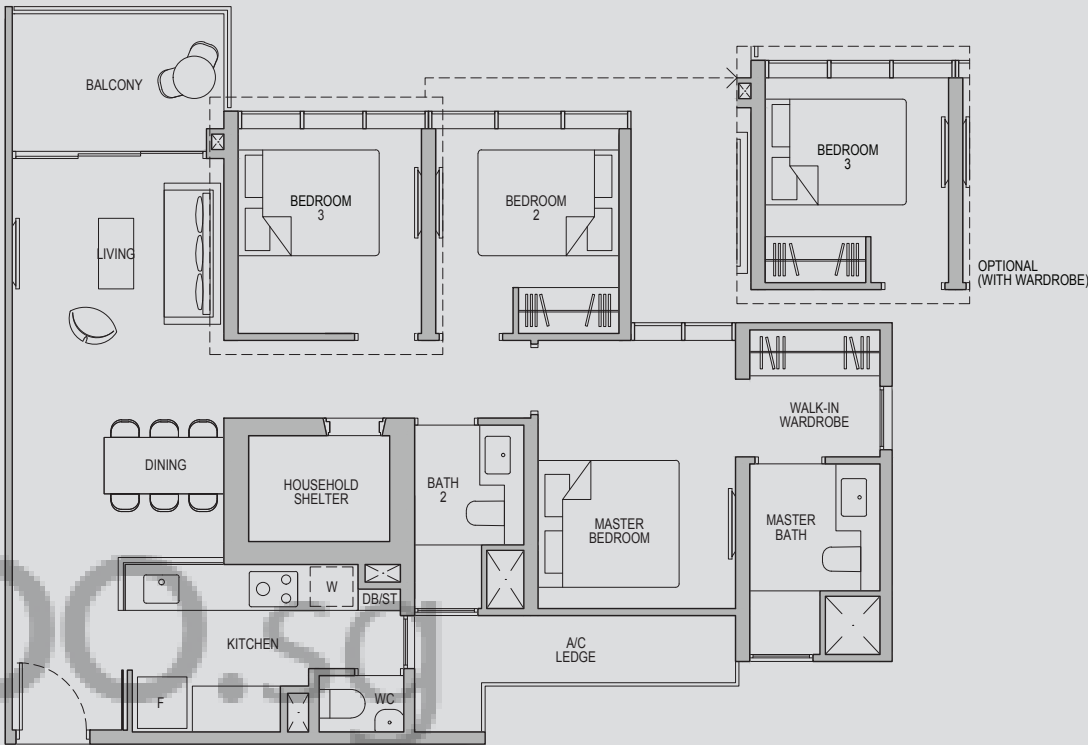
Type 3D1-G
Area: 102 sqm (include 6 sqm A/C Ledge, 6 sqm PES)
Unit(s): #01-11



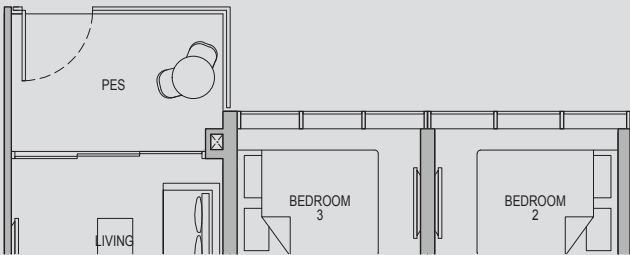
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3 - BEDROOM DELUXE

Type 3D2
Area: 98 sqm (include 6 sqm A/C Ledge, 6 sqm Balcony)
Unit(s): #02-02 to #22-02
#02-07* to #22-07*



Type 3D2-G
Area: 98 sqm (include 6 sqm A/C Ledge, 6 sqm PES)
Unit(s): #01-02
#01-07*



Note: *Mirror Image

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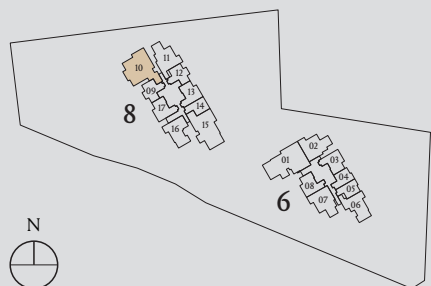
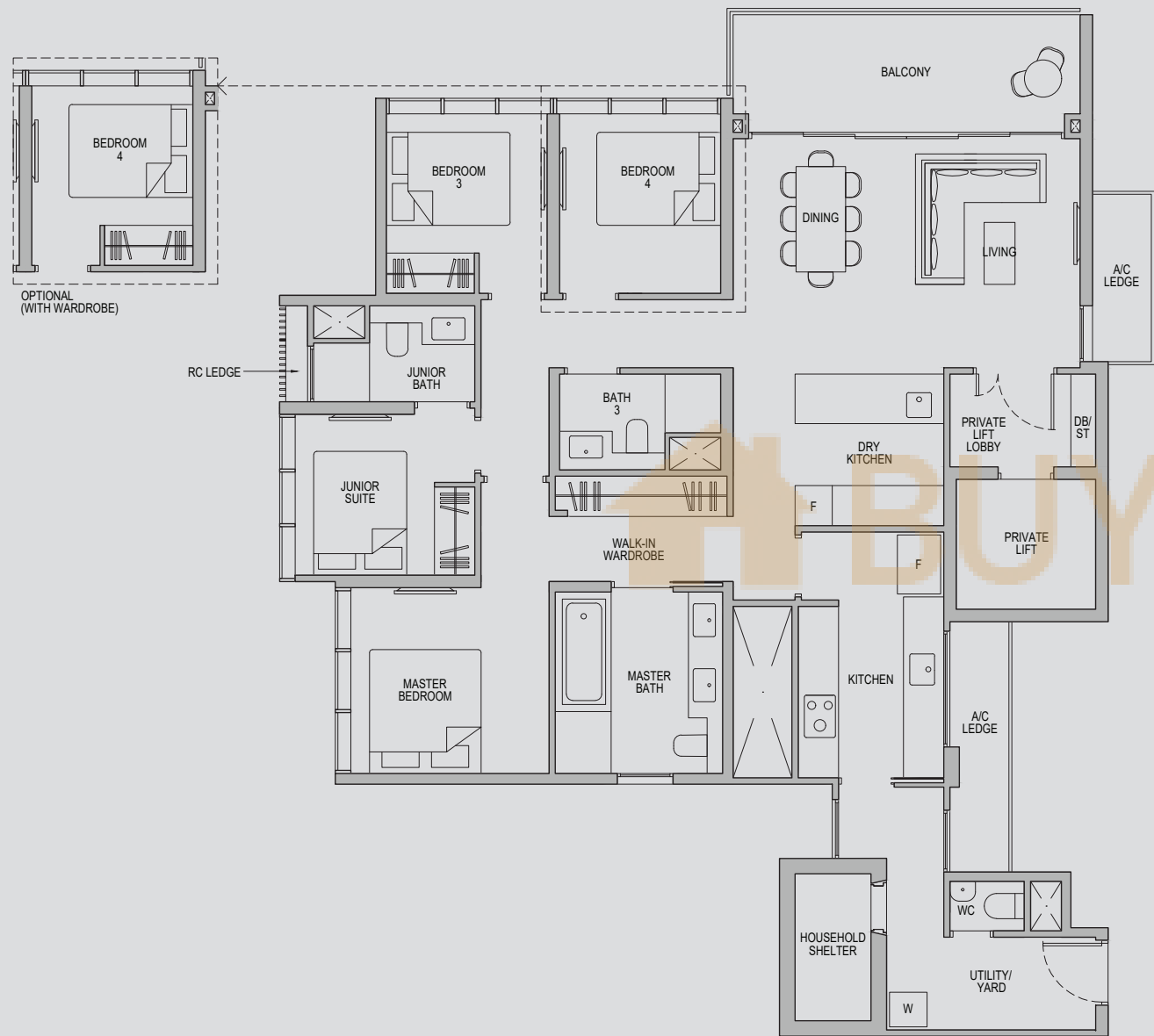
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4 - BEDROOM DELUXE

Type 4D1

Area: 149 sqm (include 7 sqm A/C Ledge, 11 sqm Balcony)

Unit(s): #02-10 to #22-10



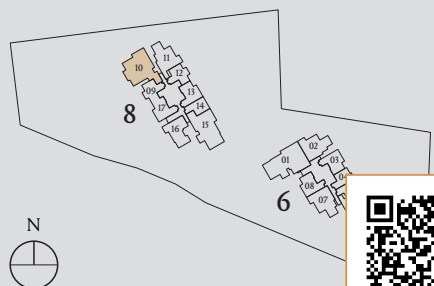
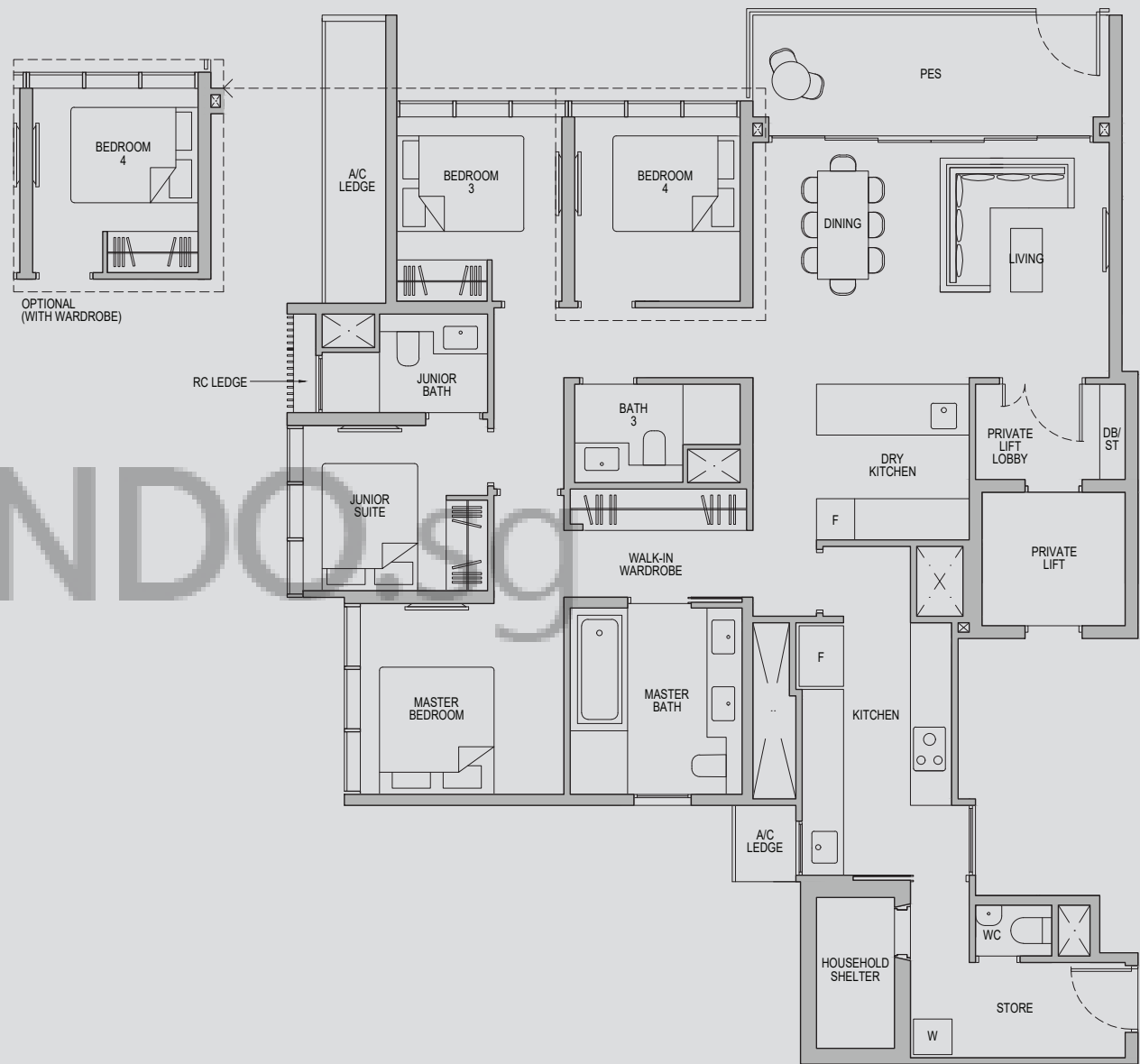
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4 - BEDROOM DELUXE

Type 4D1-G

Area: 149 sqm (include 7 sqm A/C Ledge, 11 sqm PES)

Unit(s): #01-10



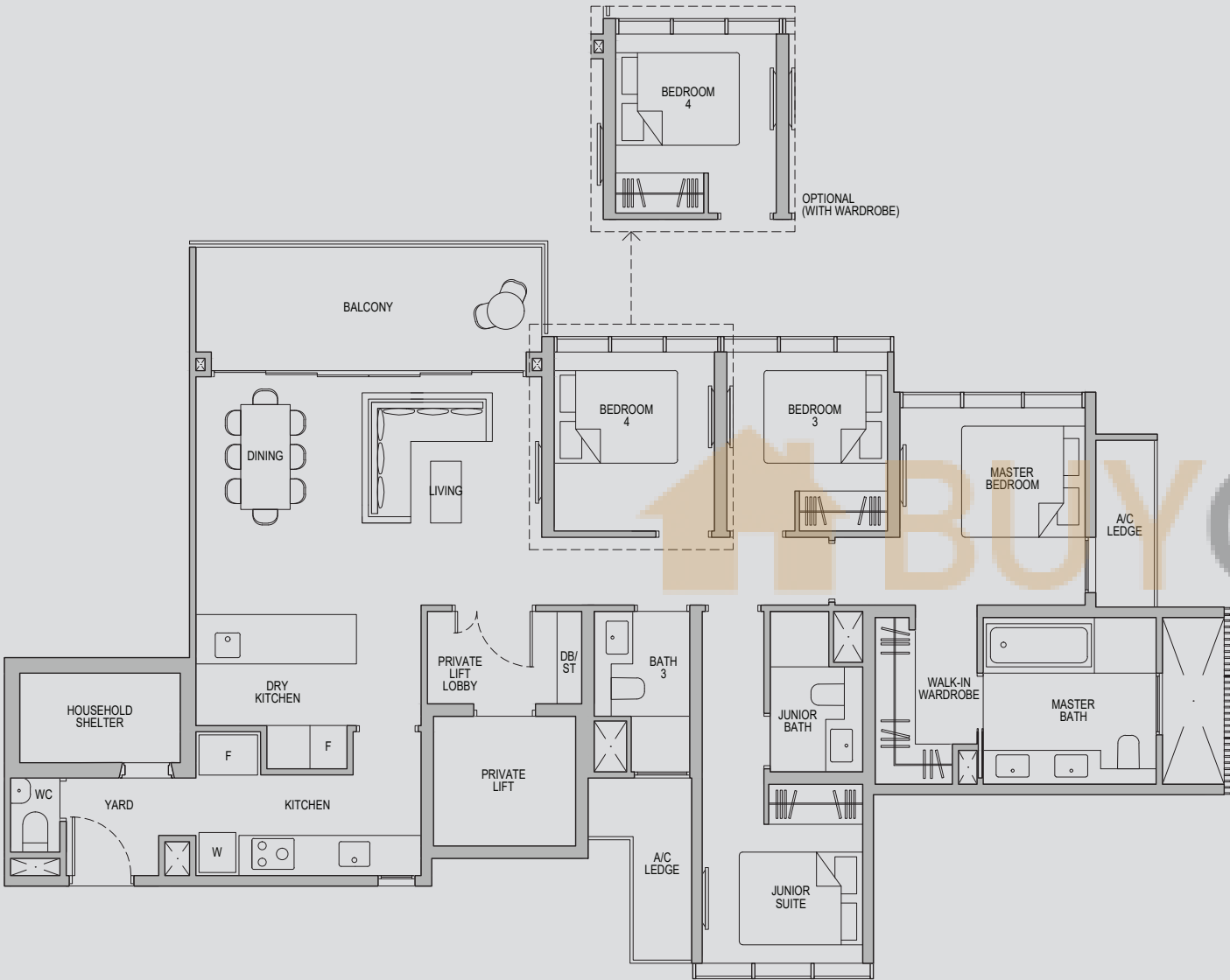
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4 - BEDROOM DELUXE

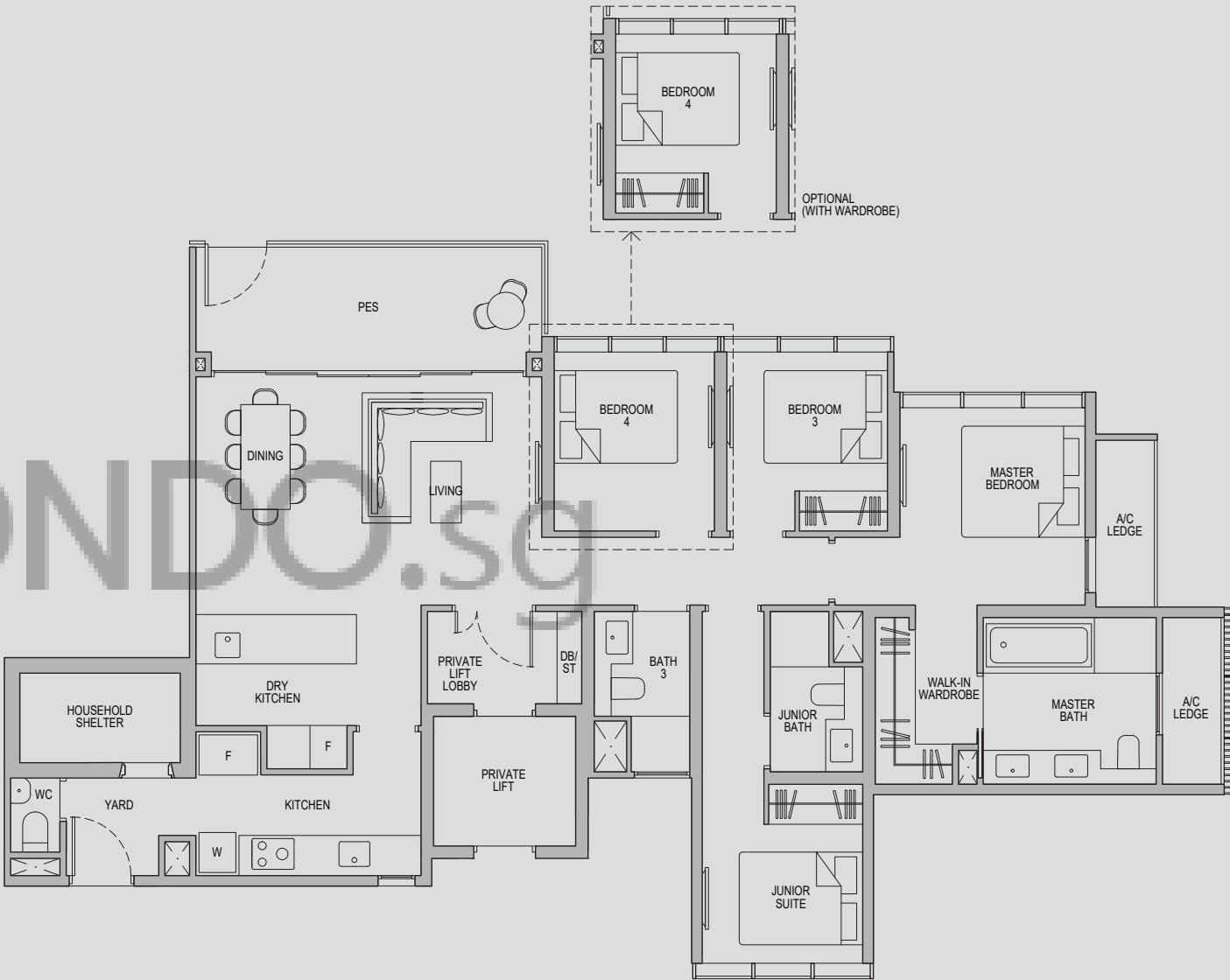
Type 4D2
Area: 142 sqm (include 7 sqm A/C Ledge, 12 sqm Balcony)
Unit(s): #02-15 to #04-15



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4 - BEDROOM DELUXE

Type 4D2-G
Area: 141 sqm (include 6 sqm A/C Ledge, 12 sqm PES)
Unit(s): #01-15



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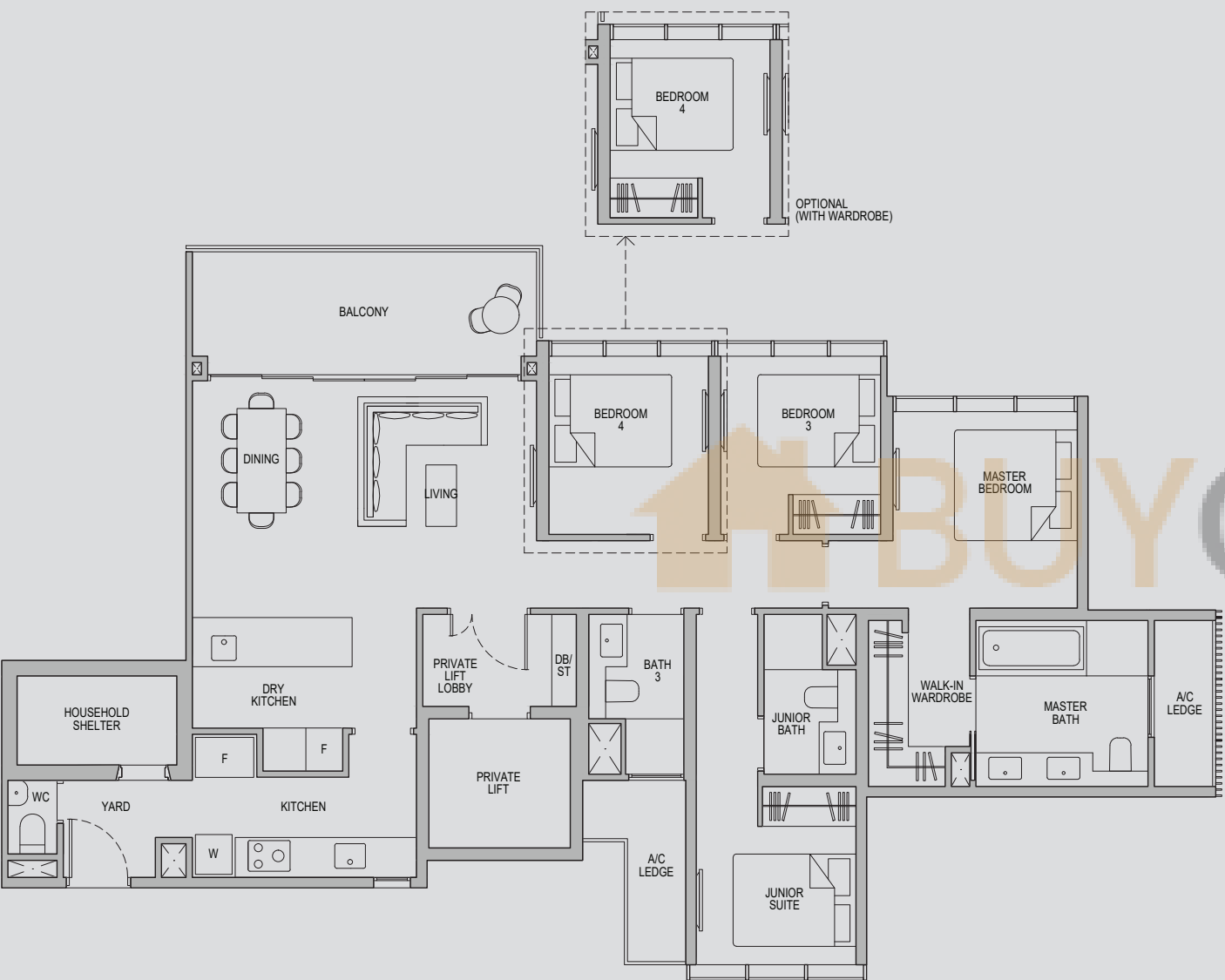
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4 - BEDROOM DELUXE

Type 4D2a

Area: 142 sqm (include 7 sqm A/C Ledge, 12 sqm Balcony)

Unit(s): #05-15 to #22-15



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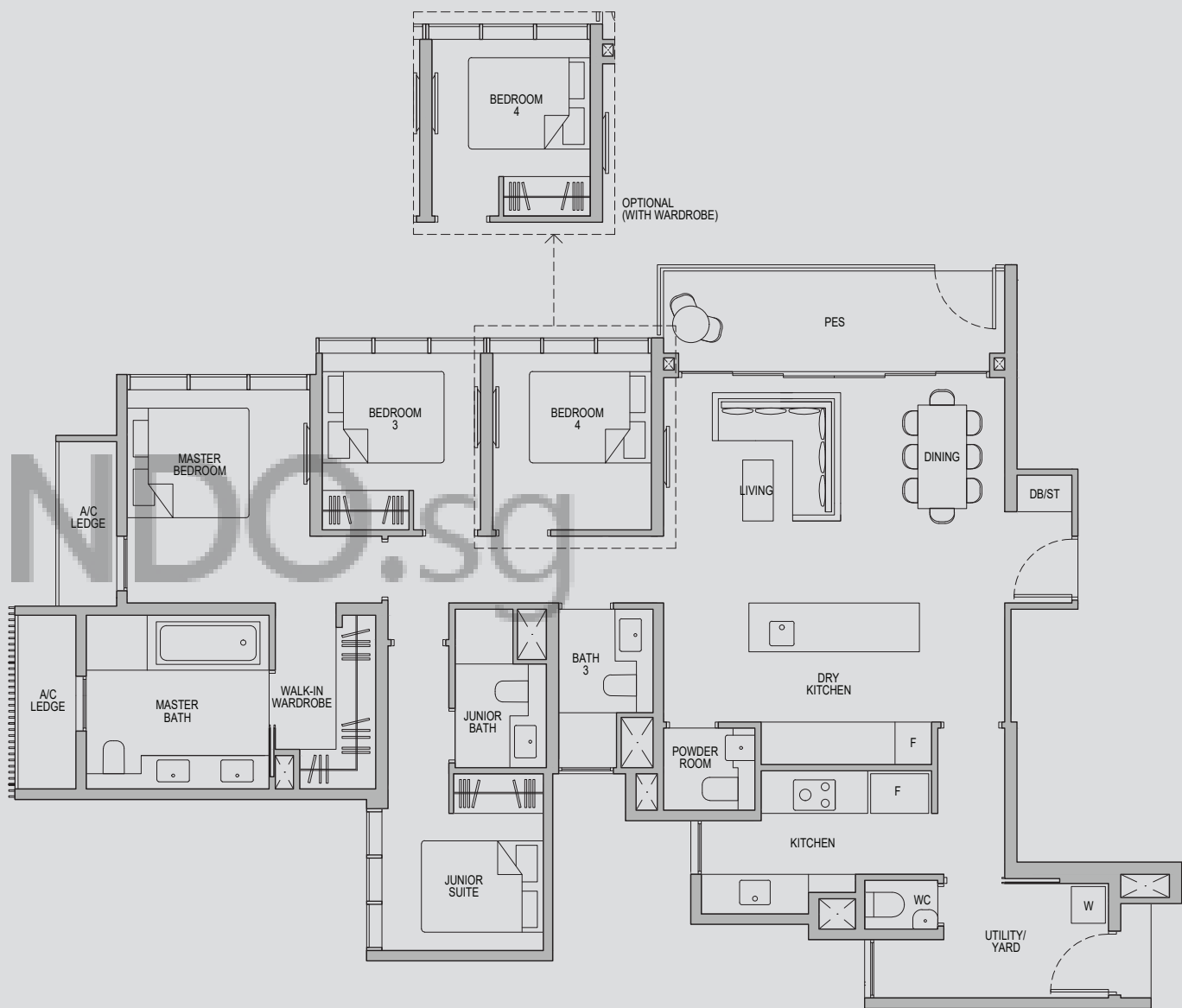


4 - BEDROOM DELUXE

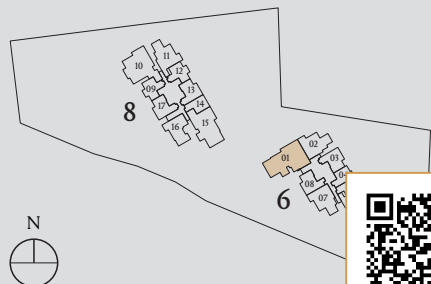
Type 4D3-G

Area: 148 sqm (include 6 sqm A/C Ledge, 10 sqm PES)

Unit(s): #01-01



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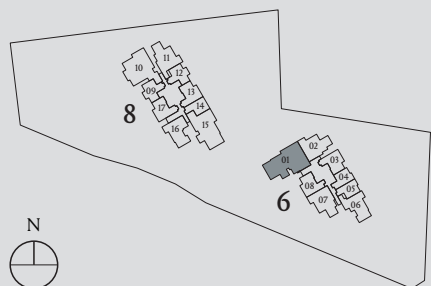
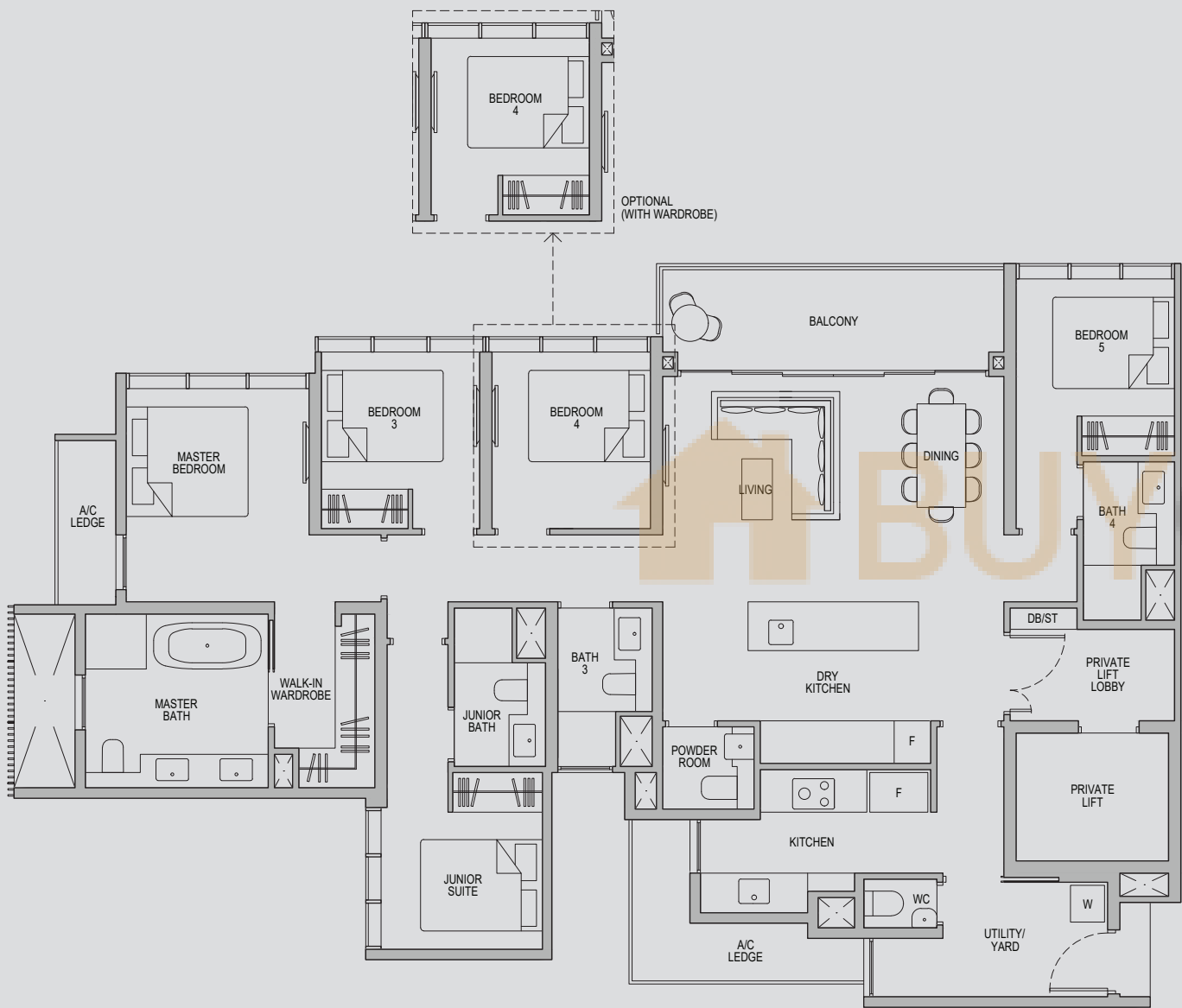
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5 - BEDROOM LUXURY

Type 5L1

Area: 169 sqm (include 9 sqm A/C Ledge, 10 sqm Balcony)

Unit(s): #02-01 to #04-01



Note: *Mirror Image

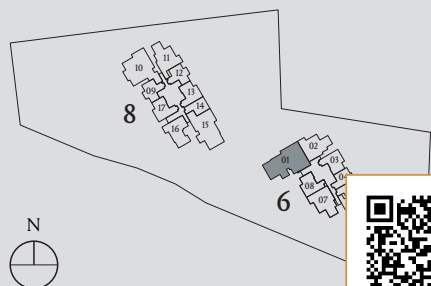
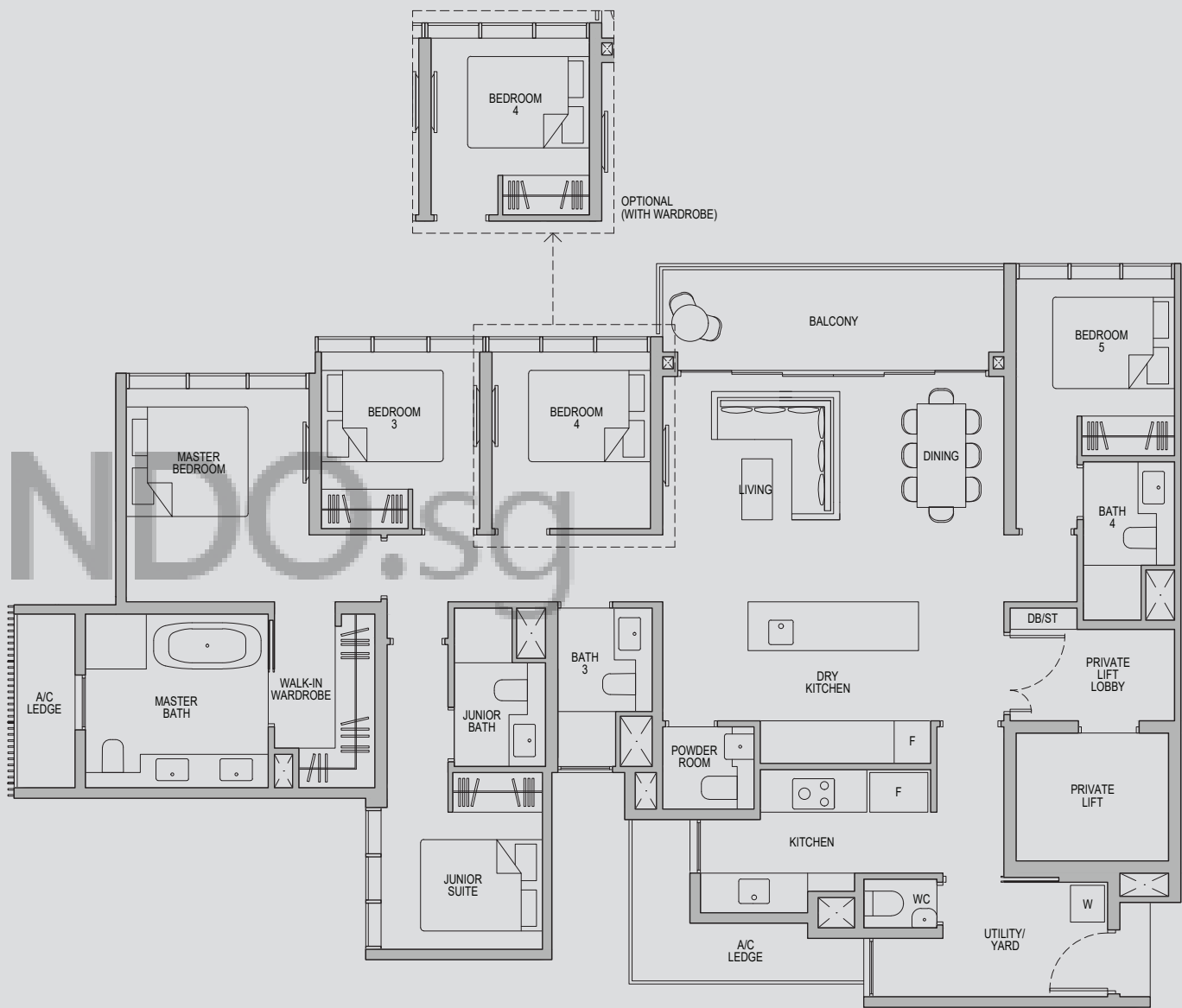
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5 - BEDROOM LUXURY

Type 5L1a

Area: 169 sqm (include 9 sqm A/C Ledge, 10 sqm Balcony)

Unit(s): #05-01 to #22-01

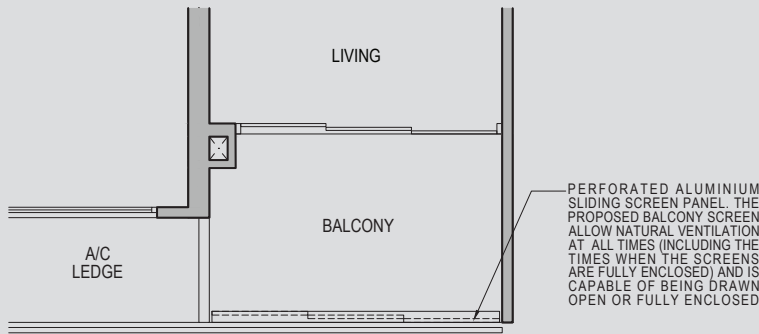


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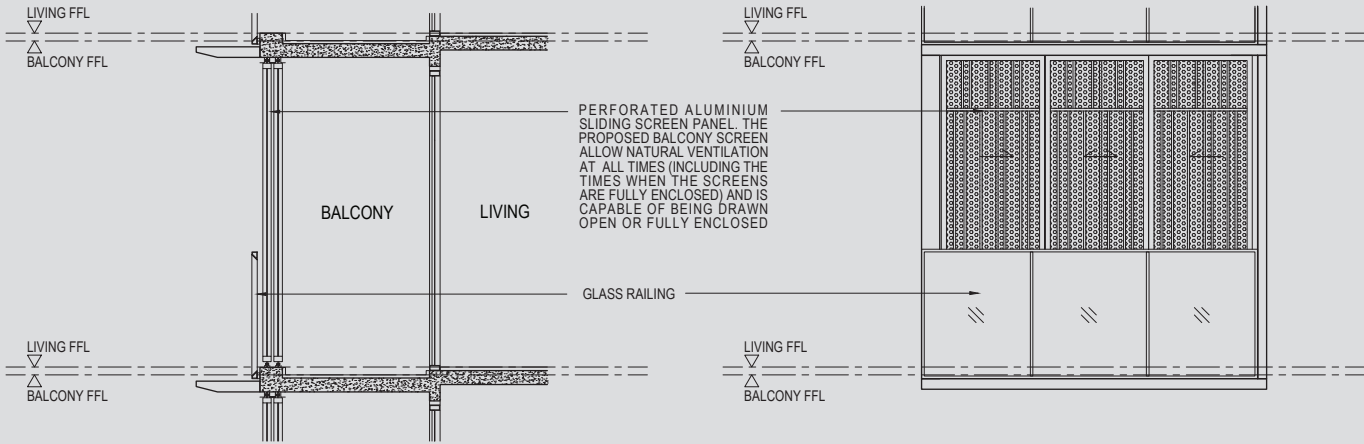


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APPROVED BALCONY SCREEN DESIGN



TYPICAL SLIDING BALCONY SCREEN – PLAN



SECTION

ELEVATION

The balcony(ies) (if any) and private enclosed space(s) (if any) shall not be enclosed unless with the approved balcony screen. Purchaser may opt to have approved balcony screen installed at the balcony(ies) / private enclosed space(s) (if any) at the unit at purchaser's own cost.

SPECIFICATIONS

1. FOUNDATION

Reinforced concrete piles and/or footings.

2. SUPERSTRUCTURE

Reinforced concrete and/or steel structure to Engineer's design and specification.

3. WALLS

External: Reinforced concrete wall and/or reinforced concrete precast panels and/or lightweight concrete block.
Internal: Reinforced concrete wall and/or reinforced concrete precast panels and/or lightweight concrete block and/or dry wall partition system where applicable.

4. ROOF

Reinforced concrete roof with insulation and waterproofing system.

5. CEILING

For Flats

- (i) Living, Dining, Master Bedroom, Junior Suite, Bedroom, Hallway to Bedroom, Study, Private Lift Lobby, Family Room, Family Area, Utility, Household Shelter, Store, DB, ST:
Skim coat and/or ceiling boards and/or bulkhead with emulsion paint where applicable.
- (ii) Master Bath, Junior Bath, Common Bath, WC, Powder Room, All Kitchens (including Dry Kitchen), Yard:
Ceiling board and/or bulkhead with emulsion paint where applicable.
- (iii) Balcony and PES:
Metal canopy and/or skim coat and/or ceiling boards and/or bulkhead with emulsion paint where applicable.
- (iv) Ceiling Height:
Refer to Ceiling Height Schedule for details.

For Common Areas

Skim coat and/or ceiling boards and/or bulkhead with emulsion paint where applicable and/or perforated ceiling.

6. FINISHES

A) WALL

For Flats

- (i) Living, Dining, Master Bedroom, Junior Suite, Bedroom, Hallway to Bedroom, Study, Dry Kitchen, Private Lift Lobby, Family Room, Family Area, Utility, Store, DB, ST, Yard, Household Shelter:
Cement and sand plaster and/or skim coat with emulsion paint.
- (ii) Master Bath, Junior Bath, Common Bath, Powder Room:
Tiles laid up to false ceiling height and on exposed surfaces only, except for unit types 3D3-PH, 3D4-PH, 3D5-PH, 3D6-PH, 4D1, 4D1-G, 4D2, 4D2a, 4D2-G, 4D3-G, 4D4-PH, 5L1, 5L1a, PH1, PH2 and PH3.

Marble laid up to false ceiling height and on exposed surfaces only for unit types 3D3-PH, 3D4-PH, 3D5-PH, 3D6-PH, 4D1, 4D1-G, 4D2, 4D2a, 4D2-G, 4D3-G, 4D4-PH, 5L1, 5L1a, PH1, PH2 and PH3 only.

(iii) WC

Tiles laid up to false ceiling height and on exposed surfaces only.

(iv) Kitchen

Cement and sand plaster and/or skim coat with emulsion paint and/or backsplash tiles.

(v) Balcony and PES:

Cement and sand plaster and/or skim coat with emulsion paint.

For Common Areas

- (i) All Lift Lobbies:
Tiles and/or cement and sand plaster and/or skim coat with emulsion paint.
- (ii) Staircase/ Corridor:
Cement and sand plaster and/or skim coat with emulsion paint.
- (iii) External Wall:
Cement and sand plaster and/or skim coat with spray texture coating and/or emulsion paint.

B) FLOOR

For Flats

- (i) Living, Dining, Hallway to Bedroom, Dry Kitchen, Master Bath, Junior Bath, Common Bath, Powder Room, Private Lift Lobby, Family Area:
Tiles with skirting where applicable except for unit types 3D3-PH, 3D4-PH, 3D5-PH, 3D6-PH, 4D1, 4D1-G, 4D2, 4D2a, 4D2-G, 4D3-G, 4D4-PH, 5L1, 5L1a, PH1, PH2 and PH3.
Marble with skirting where applicable for unit types 3D3-PH, 3D4-PH, 3D5-PH, 3D6-PH, 4D1, 4D1-G, 4D2, 4D2a, 4D2-G, 4D3-G, 4D4-PH, 5L1, 5L1a, PH1, PH2 and PH3 only.
- (ii) Kitchen, Balcony, PES, WC, Household Shelter, Yard, Utility, Store:
Tiles with skirting where applicable.
- (iii) All Bedrooms (including Junior Suite), Family Room, Study:
Engineered timber flooring with skirting where applicable.

For Common Areas

- (i) All Lift Lobbies:
Tiles and/or screed finish where applicable.
- (ii) Staircases, Corridors and other communal areas:
Granite and/or tiles and/or pebble wash and/or composite timber flooring and/or carpet tiles and/or vinyl tiles and/or screed finish, where applicable.



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