

# SEA HORIZON

EXECUTIVE CONDOMINIUM BY THE SEA



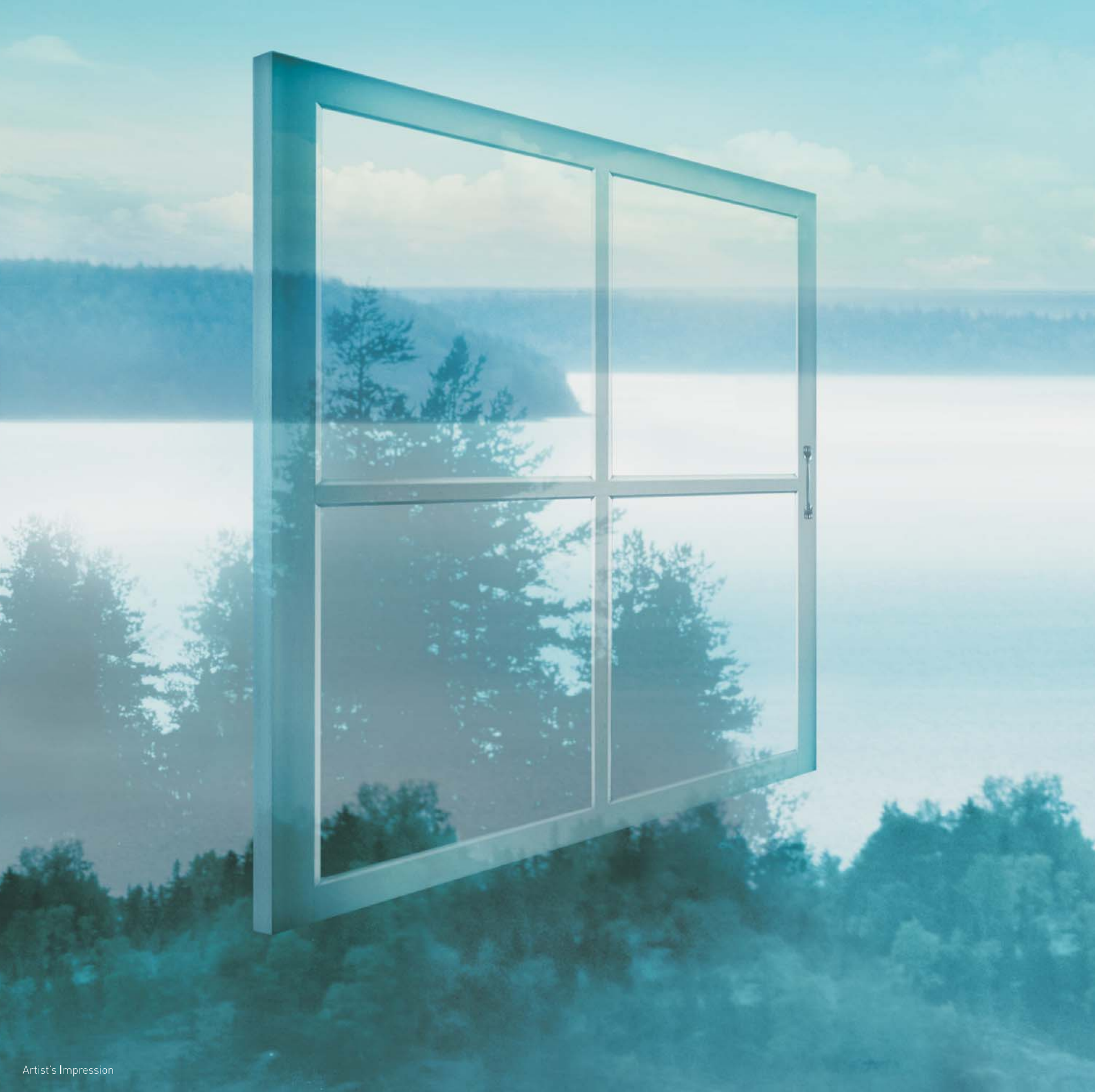
SECTION OF LUXURY ON HIGH  
ELEVATED  
SEASIDE  
LIVING AT  
PASIR RIS



NORDIC DESIGN • UNBLOCKED SEAVIEW • ON HIGH GROUND

A lifestyle by the sea, on higher ground





A white-framed window with four panes is positioned in the foreground, slightly to the right of the center. The window is set against a scenic background of a lake, forest, and mountains under a blue sky. The text "Where nothing seems to stand between you and the beauty of the sea" is overlaid on the window panes.

Where nothing seems to stand  
between you and the beauty of the sea



Up here,  
discover the  
Executive Condominium  
above all else



And everything you love is close to your heart







# Commemorating the best of the East

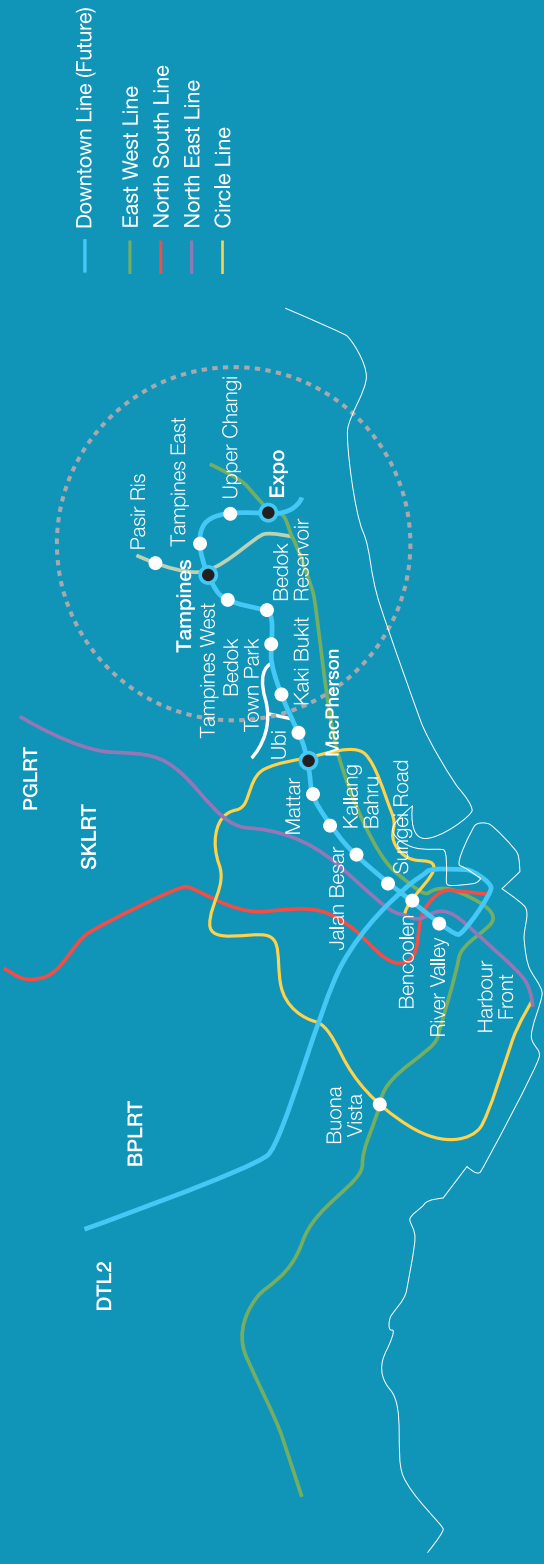
The East is, and always will be, a much sought-after residential precinct. And for good reason. Leisure and lifestyle, together with a close proximity to the sea, create a coveted quality of life that is found only here in the East. Sea Horizon not only brings you close to the sea, but also close to the attractions of nature and the excitement of today's modern entertainment!



# *Capturing the charm of The Nordic Seaside town*

Listen to the gentle waves upon the shore. See the birds skimming above the sparkling sea. Away from the hustle and bustle, life seems to take on an idyllic pace. There is a sense of village camaraderie in the air. Smiles are wider, spirits are lifted. Your heart tells you that this is indeed a good place for you and your loved ones.





- Downtown Line (Future)
- East West Line
- North South Line
- North East Line
- Circle Line

Enjoy a quiet stroll on the nearby beach. Or explore the natural wonders of Pasir Ris Park! Hop on a horse or ride a bicycle, the choice is yours! Dine by the sea or indulge in your favourite local delights... the choices are astounding!



**SEA HORIZON**  
EXECUTIVE CONDOMINIUM BY THE SEA

Within 500m radius - Source: OneMap

Distinctively east,  
conveniently located

Downtown Line  
(Future)



Pasir Ris MRT



Changi Airport



Pasir Ris Interchange



Singapore Expo



Changi Business Park



Hai Sing  
Catholic Sch



Casuarina Pri Sch



Highway TPE / PIE





# 30% OFF

**Purchase of CBTL  
Coffee Machine KALDI S04**

(colours are subjected to availability)



# 10% OFF

**Your total bill at Yoguru**



# FREE

**Homestyle soup or  
freshly brewed beverage**

(Coffee, Tea or Iced Tea) with any main meal purchased.

Visit us at 1 Pasir Ris Close

#02-126, E!Hub, Downtown East, Singapore 519599



# 10% OFF

**Your total bill for all  
online orders**

**PLEASE PRESENT THIS COUPON PRIOR TO ORDER**

**TERMS AND CONDITIONS**

- Voucher only valid from September 2013 till 31 August 2014.
- Purchase of machine can only be made direct from CBTL Specialty Sales DID: 66976243 / 66976248 or Email:specialtysales@coffeebean.com.sg.
- Payment by credit card prior to collection, or by cheque upon collection of machine.
- Original voucher must be presented upon redemption and is valid for one-time use only.
- Voucher is not exchangeable for cash, and not applicable for other promotions.
- Walk-in purchase from CBTL stores will not be allowed, only in accordance to the terms and conditions as stated on voucher.
- Stocks and colors are subjected to availability, during time of purchase.

**PLEASE PRESENT THIS COUPON PRIOR TO ORDER**

**TERMS AND CONDITIONS**

- Not valid in conjunction with any other discounts or promotions.
- Only valid at Yoguru E!hub Downtown East.
- Valid till 31st October 2013.

**PLEASE PRESENT THIS COUPON PRIOR TO ORDER**

**TERMS AND CONDITIONS**

- Redeemable with main entrée orders only.
- One voucher per meal.
- Not exchangeable for cash.
- Dine in only.
- Not valid with other promotions.

**TERMS AND CONDITIONS**

- Valid till 30 September 2013.
- Log on to [www.thejellyhearts.com](http://www.thejellyhearts.com) to purchase.
- Enter discount code SEAHORIZON10 when you check out your order.
- Minimum order of \$10.
- Not valid with other promotions.



Reaching destinations  
is a breeze

**SEA HORIZON**  
EXECUTIVE CONDOMINIUM BY THE SEA

Next to Downtown East

In front of Pasir Ris Beach and Park

7-minute walk to Pasir Ris MRT Station and bus interchange

7-minute walk to White Sands Shopping Centre

9-minute drive to Tampines Regional Centre

12-minute drive to Changi Business Park

22-minute drive to Orchard Road

25-minute drive to Marina Bay



Downtown East Fairprice

**Downtown East:**

- Wild Wild Wet water park
- Cathay Cineplexes
- Orchid Bowl
- NTUC Fairprice
- Shops, food, indoor playground, learning centres and more!



Tampines Mall



Wild Wild Wet



White Sands Shopping Centre



Pasir Ris Park

# Stamped with fun and excitement!



IKEA Tampines



Just next to your home is Downtown East, the leisure and lifestyle hub. Here, you can find a supermarket, a water theme park, cinemas, restaurants, eateries, shops, learning centres and loads more to keep every member of the family entertained!



A short walk away is White Sands Shopping Centre. But you can stop enroute at the Pasir Ris Sports and Recreation Centre for a cuppa at any of the numerous cafes there. And just one MRT stop away from White Sands Shopping Centre is the bustling Tampines Regional Centre. Here, three malls with hundreds of dining, shopping and entertainment choices await to satisfy all your needs! For more great shopping, hop on down to nearby Tampines Retail Park where you can spend a day out at IKEA Tampines, Courts and Giant Hypermart.

Costa Sands Resort



To Airport

TPE

SEA HORIZON  
EXECUTIVE CONDOMINIUM BY THE S&P

Tampines

Pasir Ris Park

An aerial rendering of a modern urban development. The scene is dominated by a large, winding river with clear blue water. On the left bank, there is a large, multi-story building complex with a red-tiled roof, surrounded by lush greenery and a playground area. A sandy beach is visible in the foreground. In the background, there are several high-rise apartment buildings and a large green park area. A road and a bridge are also visible. The sky is bright and blue with some light clouds.

Pasir Ris MRT/  
Bus Interchange

Downtown East

Delivering all you will ever need  
as far as the eye can see

ELEVATED  
SEASIDE AT  
BASIR RIS

• ON HIGH GROUND



A collection of seaside  
luxury on high ground



Artist's Impression

Sea Horizon is the spectacular Executive Condominium of Pasir Ris that is above all else you have ever seen. Residential blocks are placed in a staggered u-formation, opening up the entire development to fully embrace the beauty of the sea. Sea Horizon is also located on elevated ground to maximise the sea views and ensure that nature wafts through every part of your home. And everywhere you look, you will discover the Scandinavian/Nordic design inspirations that make Sea Horizon truly a one of its kind.







Artist's Impression

# Take a leaf from Scandinavian landscaping

The powerful vastness. The quiet beauty. From the mountains and plains, to the lakes and the sea, the landscape of the Scandinavian countries have inspired countless of artists to capture the awe-inspiring magnificence of the great outdoors. Imagine being surrounded by every element of such natural beauty. And imagine no more, because it is now real.





Immerse your senses  
in serene sophistication

JALAN LOYANG BESAR



- 1 Entrance
- 2 Pick Up / Drop Off Point
- 3 Guard House
- 4 Glazier Plaza
  - 4A Outdoor BBQ
  - 4B Kid's Cabin
  - 4C Children Dry Play
- 5 Spa By The Terrace
- 6 Terrace Garden
- 7 Alcove Garden Lounge
- 8 Glazier Pool (Swimming Pool)
- 9 Glazier Pool (Dip Pool)
- 10 Pool Deck
- 11 Eco-Promenade
- 12 Aka Pool (Swimming Pool)
- 13 Aka Lounge Deck
- 14 Children Wading Pool
- 15 Floating Children Play
- 16 Sun Deck
- 17 Eco-Pavilion (Teppanyaki)
- 18 Eco-Pavilion (BBQ)
- 19 Alpine Terrace
- 20 Forest Edge
- 21 Cottage Garden
- 22 Sky Clubhouse
- 23 Terrace Court
- 24 Eco-Garden Deck
- 25 Fitness Pad
- 26 Tennis Court

PASIR RIS DR 3

PASIR RIS RISE





# Collecting the finest in seaside living

Sea Horizon boasts of a smorgasbord of luxury facilities set to captivate everyone of any age. With Scandinavian-inspired landscaping, glacial blue pools glide alongside verdant trees with the residential blocks forming the mountainous backdrop. Wander through the gardens and what will you discover? A plaza with facilities dedicated to kids for play and to unleash their creativity. Teppanyaki and barbecue Eco-pavilions that are sure to bring families and friends closer together. Spa pools to rejuvenate one's self at the end of the day. Inviting swimming pools fringed with lounge decks. Unique gardens that reveal their hidden treasures to you...

You can also live it up as luxury takes to the skies in the Sky Clubhouse. An infinity water feature forms a seamless link to the sea and the sky, creating an unforgettable sight to behold. Spend a quiet contemplative moment here to admire the views. Or impress your friends with a nighttime soiree under the stars with the night sea lit by the lights from ships in the horizon.



Pick up / Drop off point  
Artist's Impression



Glazier Plaza  
Artist's Impression



Sky Clubhouse  
Artist's Impression



Sky Gym  
Artist's Impression







# *The experience of Nordic Design*

From start to finish, Nature plays an important role in Nordic design. Interiors are spacious, airy and full of light, no doubt drawing inspiration from the great plains and mountains. The elements of nature (earth, air and water) create a holistic balance through the use of natural materials like wood, glass and metal. The result are interiors that exude warmth and are functional yet highly innovative.

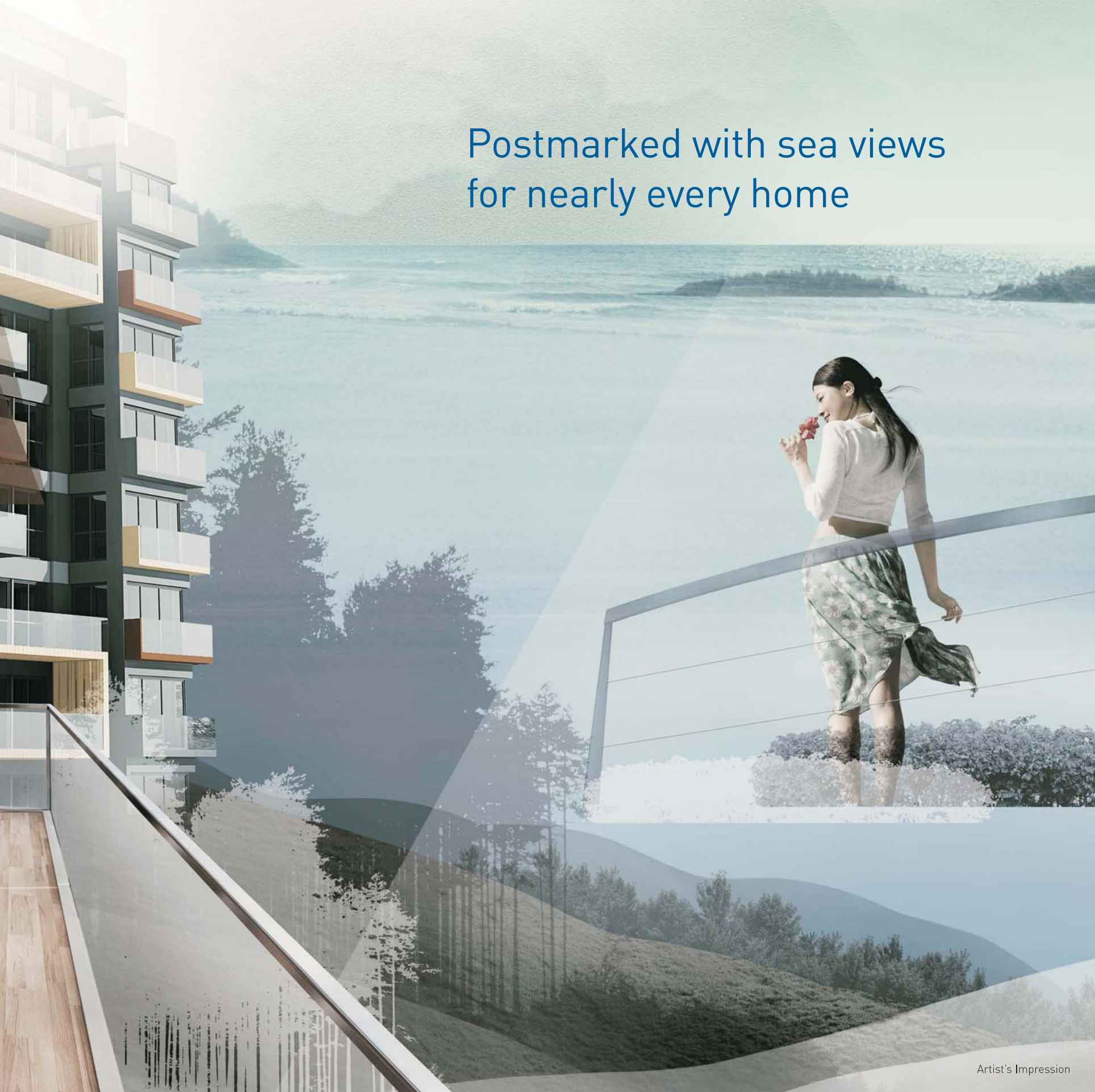








Postmarked with sea views  
for nearly every home



# DIAGRAMMATIC CHART

1 PASIR RIS RISE

11	PH7 (#11-01)		B2	B1a
10	C6	C2	B2	B1
9	C6a	C2a	B2	B1a
8	C6a	C2a	B2	B1a
7	C6	C2	B2a	B1
6	C6	C2	B2a	B1
5	C6	C2	B2	B1
4	C6a	C2a	B2	B1a
3	C6a	C2a	B2	B1a
2	C6(P)	C2(P)	B2	B1
1			B2(P)	B1(P)
	04	01	02	03

3 PASIR RIS RISE

11	C3a	C9	PH2 (#11-05)	UPPER SKY CLUB HOUSE	PH2 (#10-12)	C8a	C3	10
10	C3	C9	E2	LOWER SKY CLUB HOUSE	E2a	C8a	C3	9
9	C3	C9a	E2a	D2	D2	E2a	C8a	8
8	C3	C9a	E2a	D2	D2a	E2	C8	7
7	C3a	C9	E2	D2a	D2a	E2	C8	6
6	C3a	C9	E2	D2a	D2	E2	C8	5
5	C3	C9	E2	D2	D2	E2a	C8a	4
4	C3	C9a	E2a	D2	D2	E2a	C8a	3
3	C3	C9a	E2a	D2	D2(P)	E2(P)	C8	2
2	C3	C9	E2(P)				C8(P)	1
1	C3(P)	C9(P)						
	07	06	05	08	09	12	11	10

5 PASIR RIS RISE

10	PH2 (#10-12)	C8a	C3
9	E2a	C8a	C3
8	D2	E2a	C8a
7	D2a	E2	C8
6	D2a	E2	C8
5	D2	E2	C8
4	D2	E2a	C8a
3	D2	E2a	C8a
2	D2(P)	E2(P)	C8
1			C8(P)
	09	12	11

13 PASIR RIS RISE

11	PH1 (#11-25)		PH5 (#11-27)	
10	D3	E3	C4	C5
9	D3	E3a	C4a	C5
8	D3	E3a	C4a	C5
7	D3a	E3	C4	C5a
6	D3a	E3	C4	C5a
5	D3	E3	C4	C5
4	D3	E3a	C4a	C5
3	D3	E3a	C4a	C5
2	D3(P)	E3(P)	C4	C5
1			C4(P)	C5(Pb)
	28	25	26	27

15 PASIR RIS RISE

13	PH1 (#13-32)		PH5 (#13-30)	
12	E3	D3	C5	C4
11	E3	D3	C5	C4
10	E3	D3	C5	C4
9	E3a	D3	C5	C4a
8	E3a	D3	C5	C4a
7	E3	D3a	C5a	C4
6	E3	D3a	C5a	C4
5	E3	D3	C5	C4
4	E3a	D3	C5	C4a
3	E3a	D3	C5	C4a
2	E3(P)	D3(P)	C5	C4
1			C5(Pa)	C4(P)
	32	29	30	31

17 PASIR RIS RISE

13	PH2 (#13-36)		PH5 (#13-35)	
12	E2	D2	D4	C4
11	E2	D2	D4	C4
10	E2	D2	D4	C4
9	E2a	D2	D4	C4a
8	E2a	D2	D4	C4a
7	E2	D2a	D4a	C4
6	E2	D2a	D4a	C4
5	E2	D2	D4	C4
4	E2a	D2	D4	C4a
3	E2a	D2	D4	C4a
2	E2(P)	D2(P)	D4	C4
1			D4(P)	C4(P)
	36	33	34	35

 TYPE B  
2-Bedroom

 TYPE C  
3-Bedroom

 TYPE D  
4-Bedroom

7 PASIR RIS RISE

	PH4 (#10-16)		PH6 (#10-15)	
10				
9	D2	D1a	C7a	D4
8	D2	D1a	C7a	D4
7	D2a	D1	C7	D4a
6	D2a	D1	C7	D4a
5	D2	D1	C7	D4
4	D2	D1a	C7a	D4
3	D2	D1a	C7a	D4
2	D(GD) (#02-16)	D1(P)	C7	D4
1			C7(Pa)	D4(P)
	16	13	14	15

9 PASIR RIS RISE

	PH4 (#10-20)		PH6 (#10-19)	
10				
9	D2	D1a	C7a	D4
8	D2	D1a	C7a	D4
7	D2a	D1	C7	D4a
6	D2a	D1	C7	D4a
5	D2	D1	C7	D4
4	D2	D1a	C7a	D4
3	D2	D1a	C7a	D4
2	D(GD) (#02-20)	D1(P)	C7	D4
1			C7(Pa)	D4(P)
	20	17	18	19

11 PASIR RIS RISE

	PH1 (#10-21)		PH5 (#10-23)	
10				
9	D2	E3a	C4a	D4
8	D2	E3a	C4a	D4
7	D2a	E3	C4	D4a
6	D2a	E3	C4	D4a
5	D2	E3	C4	D4
4	D2	E3a	C4a	D4
3	D2	E3a	C4a	D4
2	D(GD) (#02-24)	E3(P)	C4	D4
1			C4(P)	D4(P)
	24	21	22	23

19 PASIR RIS RISE

	PH2 (#13-37)		PH5 (#13-38)	
13				
12	E2	D2	D4	C4
11	E2	D2	D4	C4
10	E2	D2	D4	C4
9	E2a	D2	D4	C4a
8	E2a	D2	D4	C4a
7	E2	D2a	D4a	C4
6	E2	D2a	D4a	C4
5	E2	D2	D4	C4
4	E2a	D2	D4	C4a
3	E2a	D2	D4	C4a
2	E2(P)	D(GD) (#02-37)	D4	C4
1			D4(P)	C4(P)
	40	37	38	39

21 PASIR RIS RISE

	PH2 (#12-41)		PH6 (#12-42)	
12				
11	E2	D2	D4	C7
10	E2	D2	D4	C7
9	E2a	D2	D4	C7a
8	E2a	D2	D4	C7a
7	E2	D2a	D4a	C7
6	E2	D2a	D4a	C7
5	E2	D2	D4	C7
4	E2a	D2	D4	C7a
3	E2a	D2	D4	C7a
2	E2(P)	D(GD) (#02-41)	D4	C7
1			D4(P)	C7(Pb)
	44	41	42	43

23 PASIR RIS RISE

	PH3 (#12-48)		PH6 (#12-46)	
12				
11	E1	D1	C1	C7
10	E1	D1	C1	C7
9	E1	D1a	C1	C7a
8	E1	D1a	C1	C7a
7	E1a	D1	C1a	C7
6	E1a	D1	C1a	C7
5	E1	D1	C1	C7
4	E1	D1a	C1	C7a
3	E1	D1a	C1	C7a
2	E1(P)	D1(P)	C1	C7
1			C1(P)	
	48	45	46	47

 TYPE E  
5-Bedroom

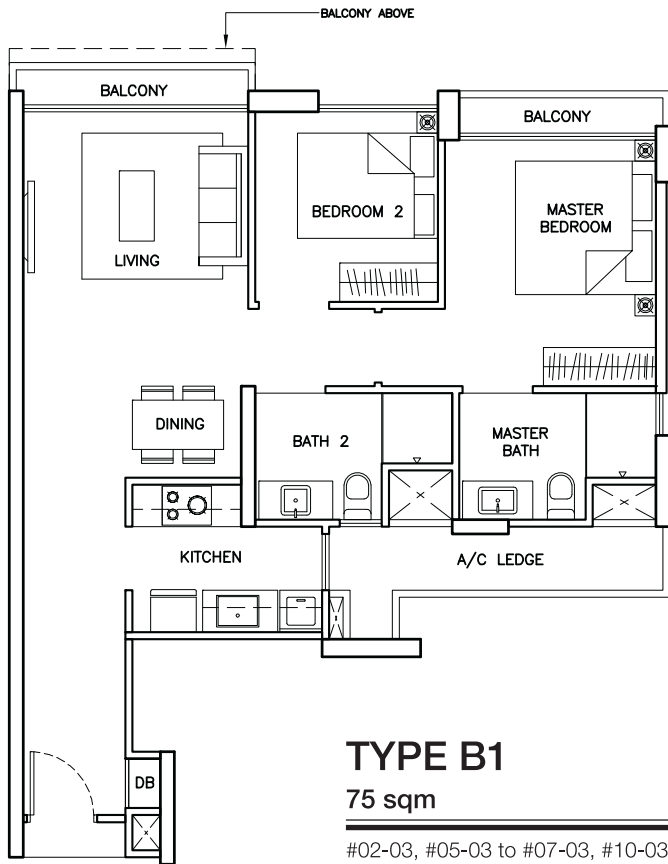
 TYPE GD  
5-Bedroom Garden Duplex

 TYPE PH  
4 & 5-Bedroom Penthouse



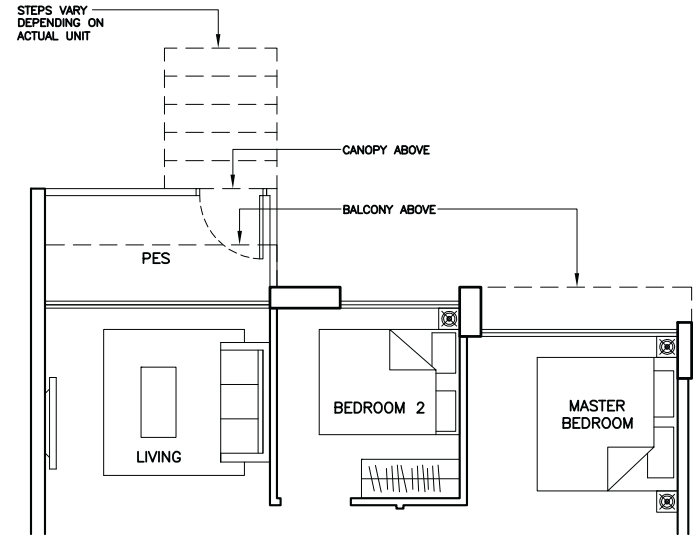






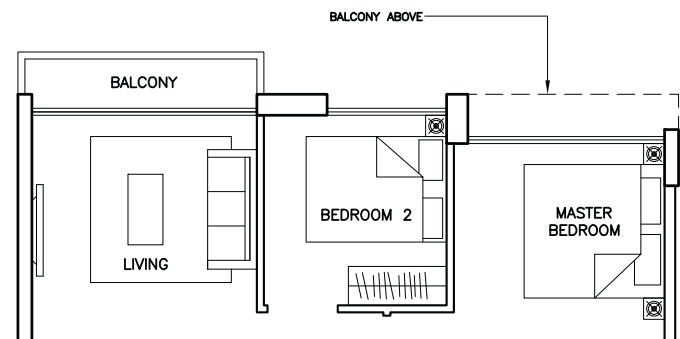
**TYPE B1**  
75 sqm

#02-03, #05-03 to #07-03, #10-03



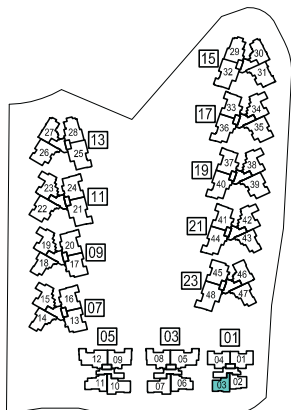
**TYPE B1(P)**  
80 sqm

#01-03



**TYPE B1a**  
74 sqm

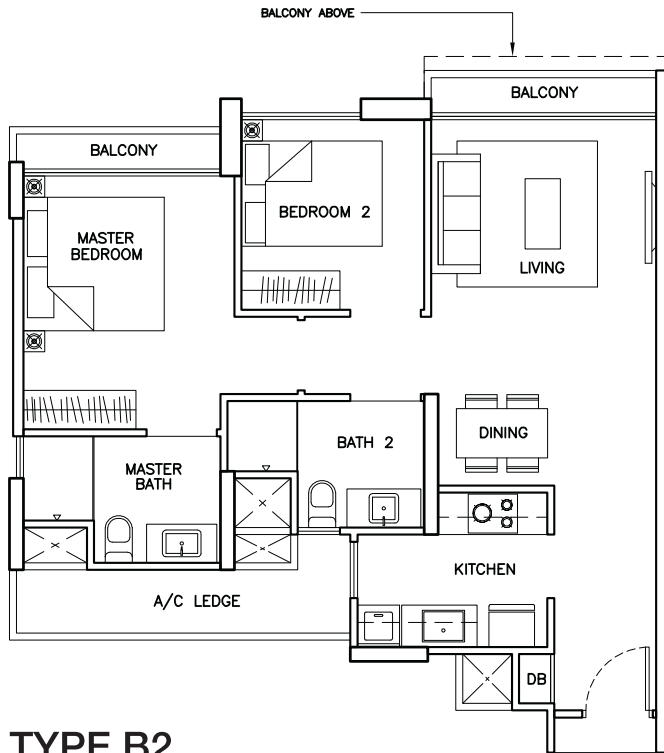
#03-03, #04-03, #08-03, #09-03, #11-03



NOTE: #01-03, #11-03 - HIGH CEILING UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

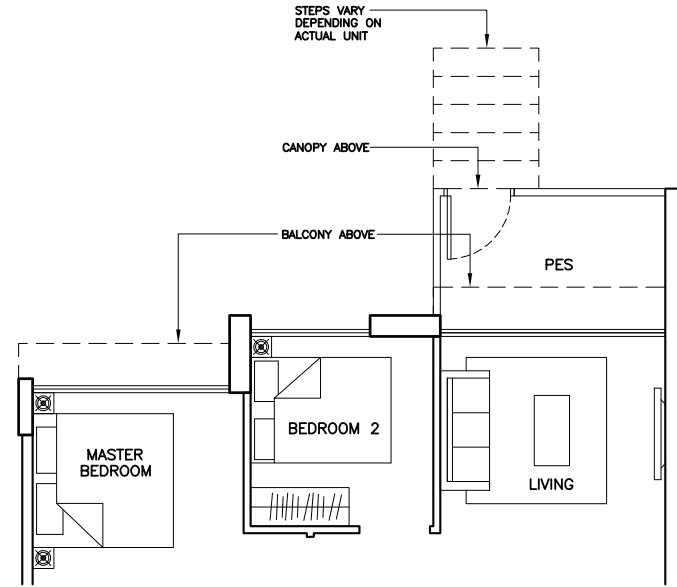




### TYPE B2

72 sqm

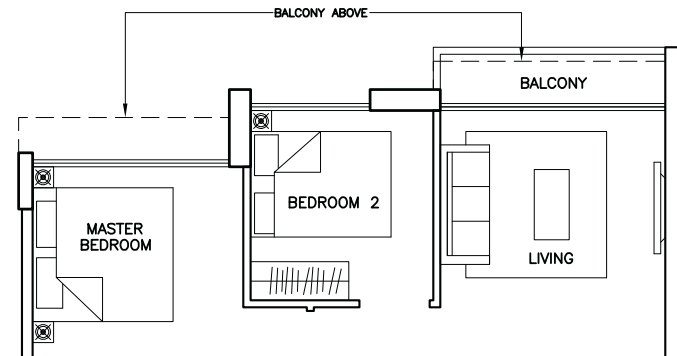
#02-02 to #05-02, #08-02 to #11-02



### TYPE B2(P)

78 sqm

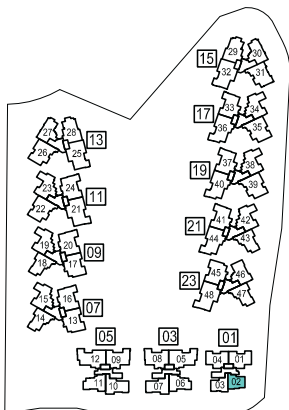
#01-02



### TYPE B2a

71 sqm

#06-02, #07-02



NOTE: #01-02, #11-02 - HIGH CEILING UNITS

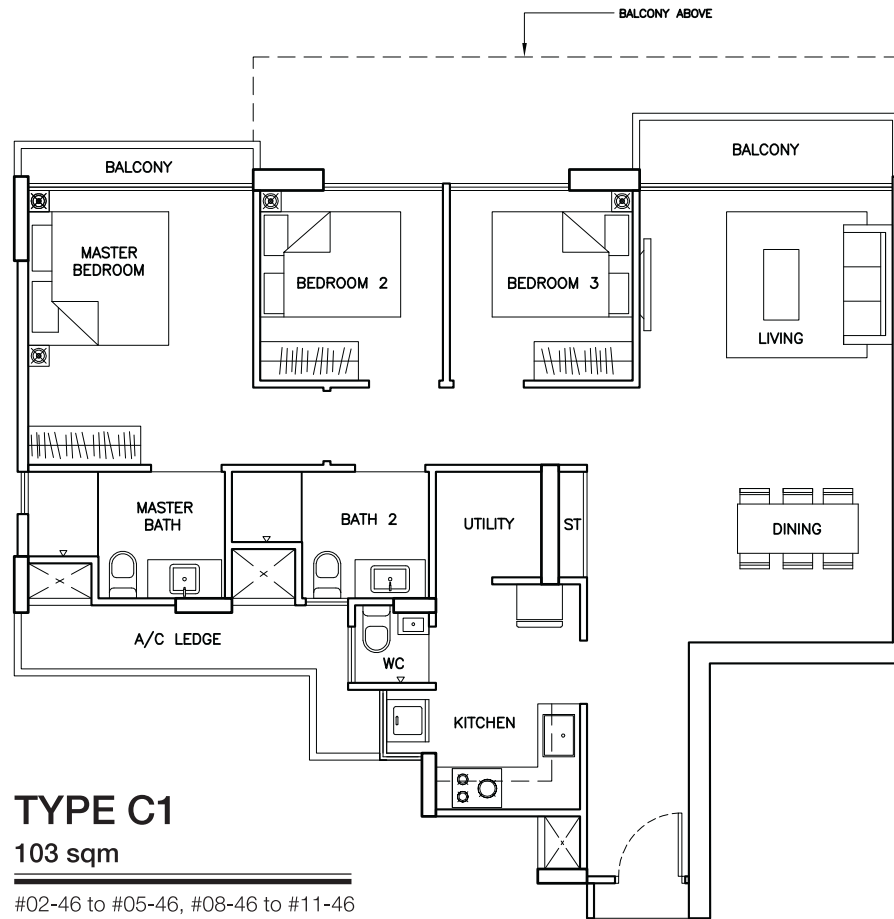
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.





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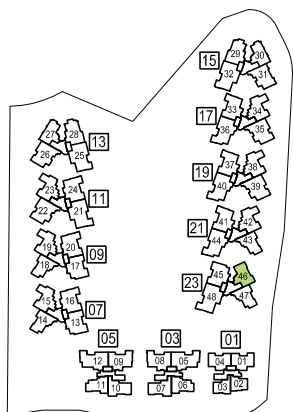




## TYPE C1

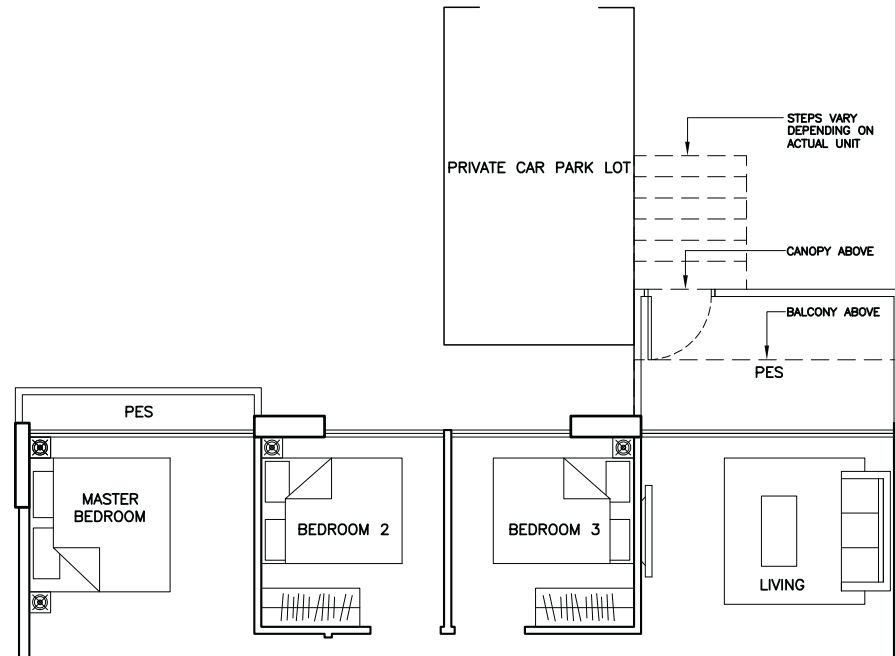
103 sqm

#02-46 to #05-46, #08-46 to #11-46



NOTE: #01-46 - HIGH CEILING UNIT

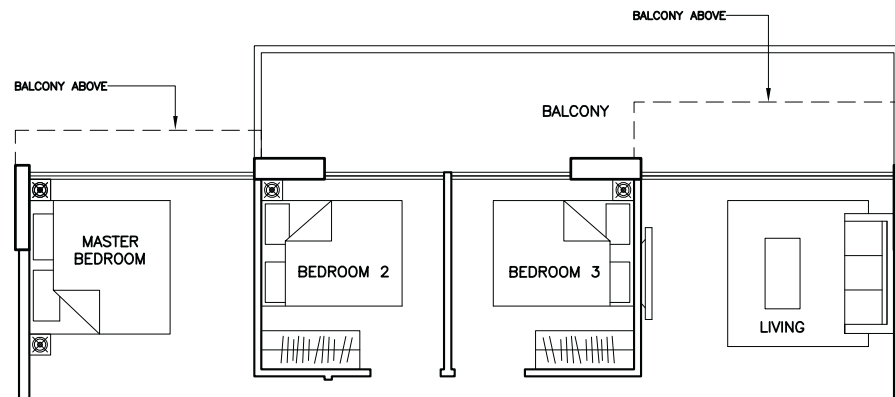
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE C1(P)

123 sqm

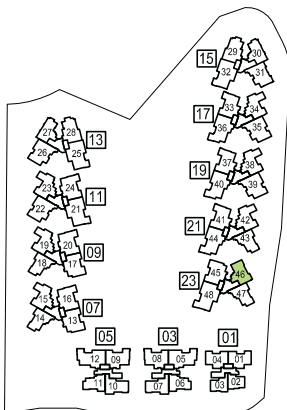
#01-46



### TYPE C1a

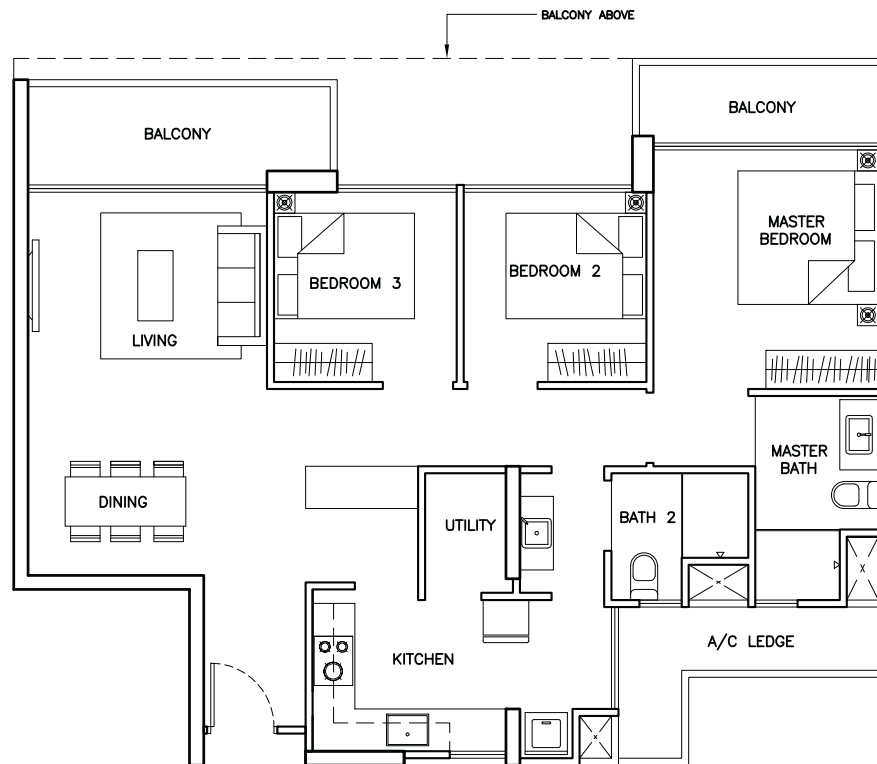
114 sqm

#06-46, #07-46



NOTE: #01-46 - HIGH CEILING UNIT

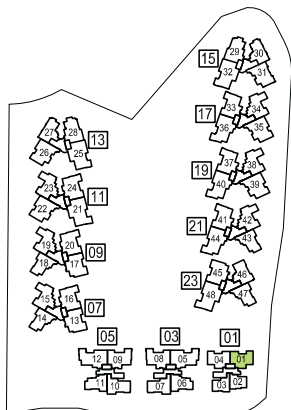
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C2

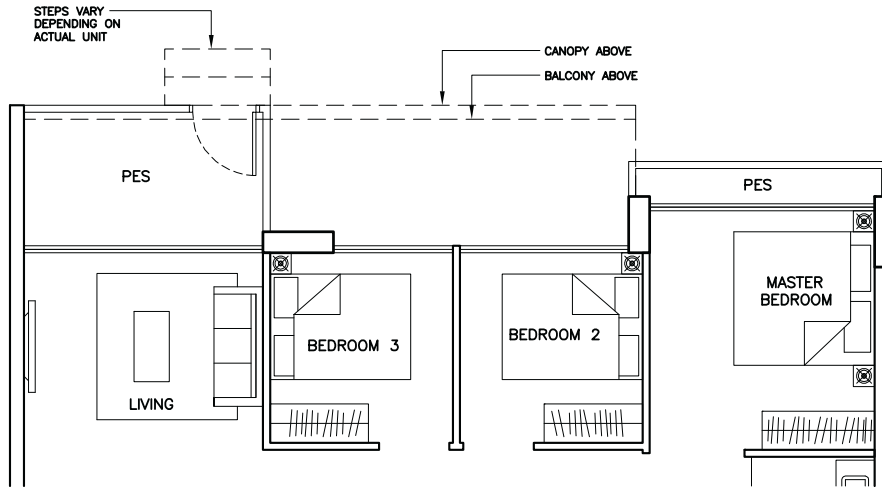
103 sqm

#05-01, #06-01, #07-01, #10-01



Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

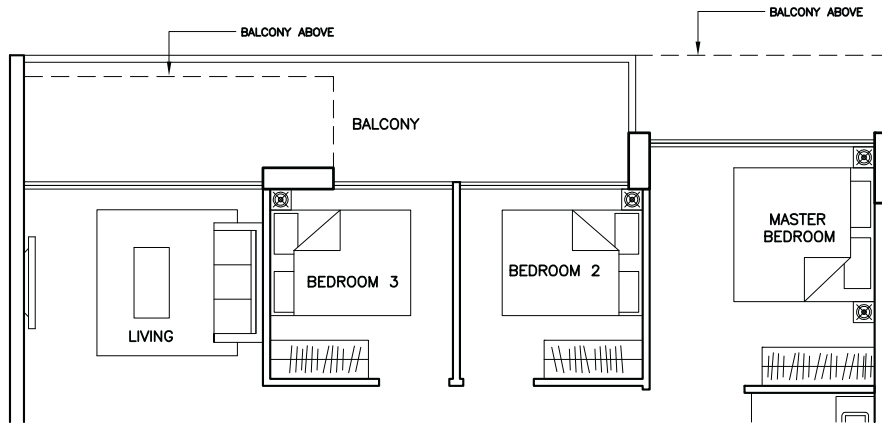




### TYPE C2(P)

102 sqm

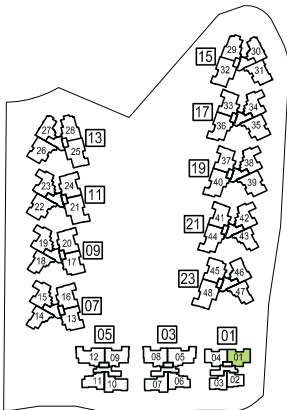
#02-01



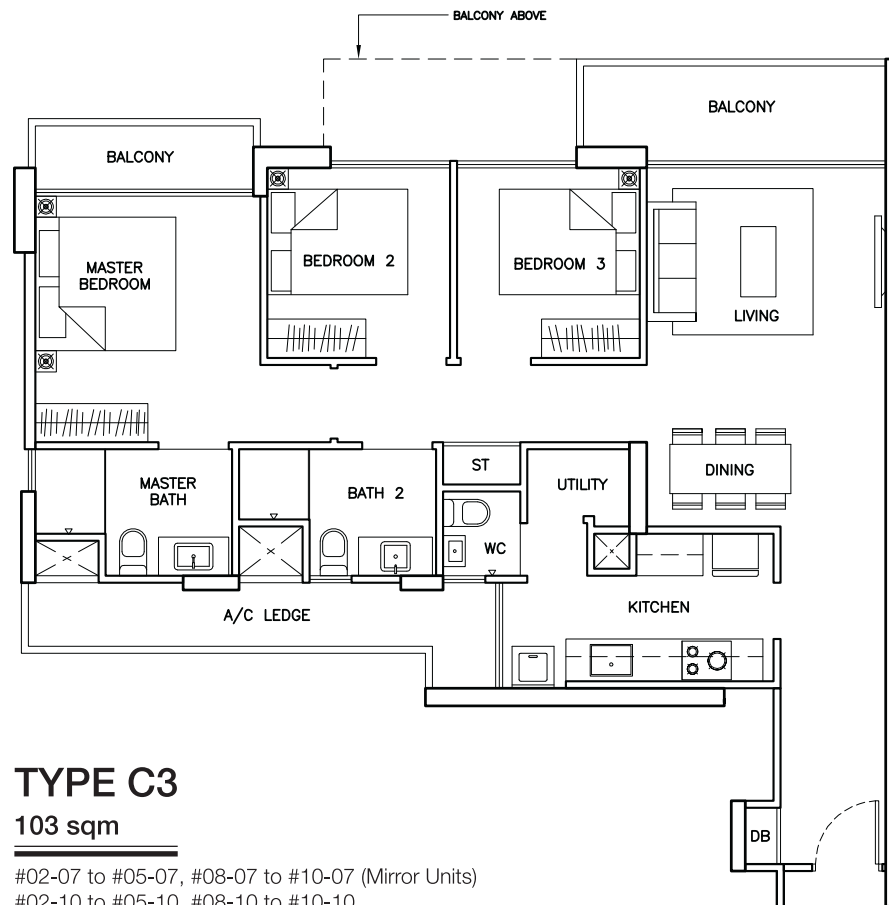
### TYPE C2a

108 sqm

#03-01, #04-01, #08-01, #09-01



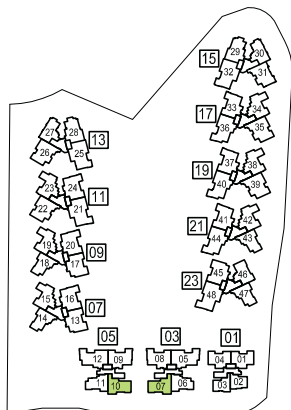
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE C3

103 sqm

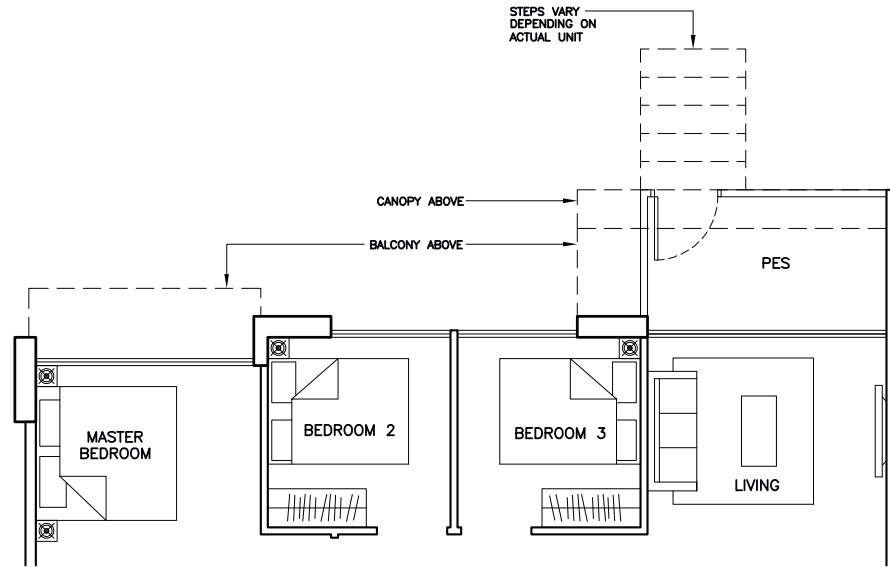
#02-07 to #05-07, #08-07 to #10-07 (Mirror Units)  
 #02-10 to #05-10, #08-10 to #10-10



NOTE: #01-07, #01-10, #10-10, #11-07 - HIGH CEILING UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

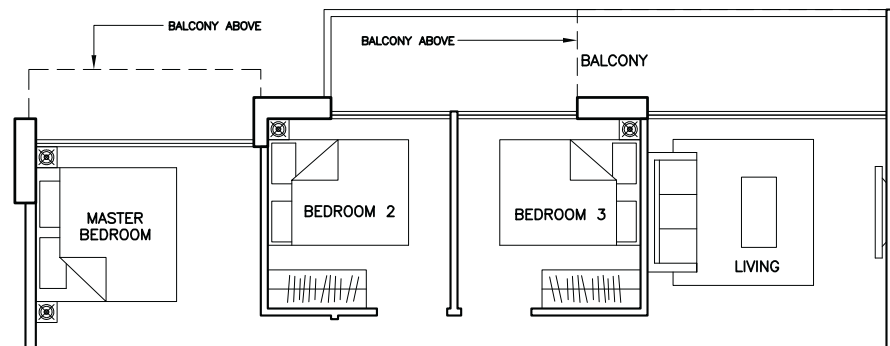




### TYPE C3(P)

103 sqm

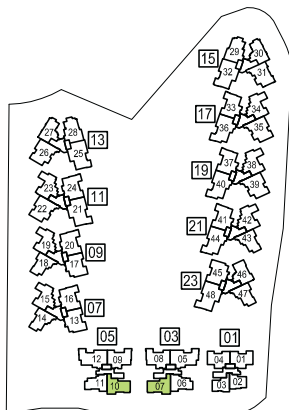
#01-07 (Mirror Unit)  
#01-10



### TYPE C3a

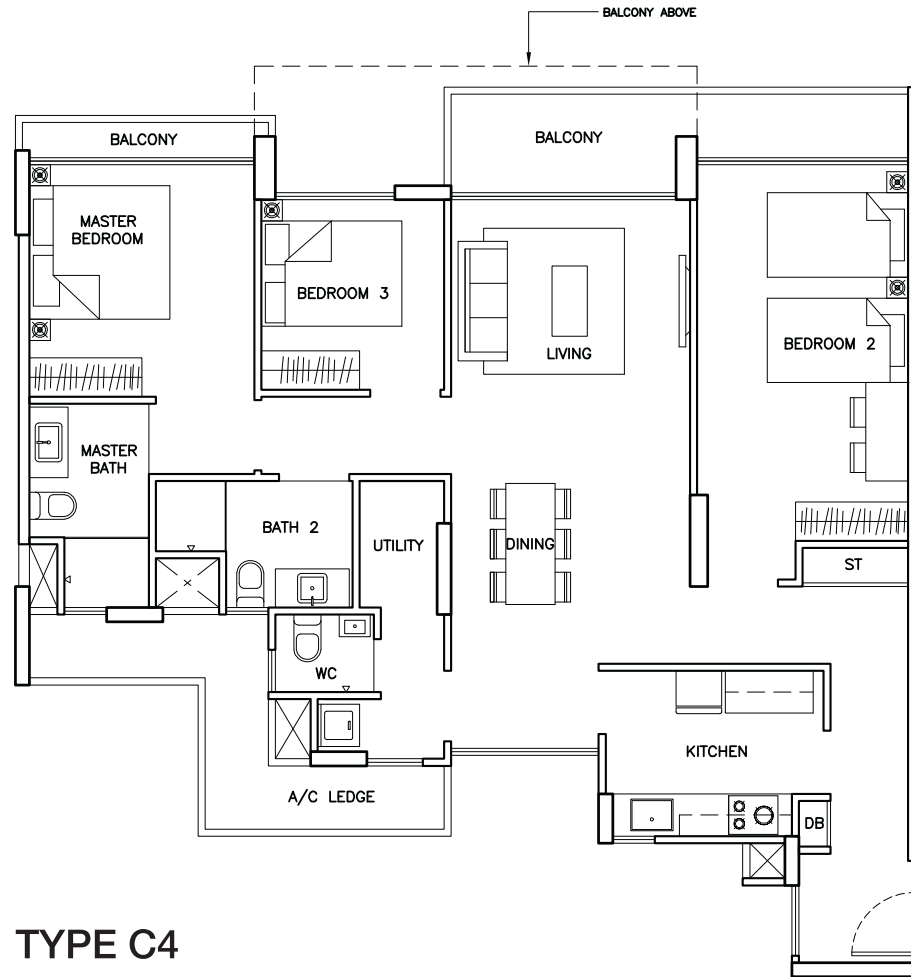
105 sqm

#06-07, #07-07, #11-07 (Mirror Units)  
#06-10, #07-10



NOTE: #01-07, #01-10, #10-10, #11-07 - HIGH CEILING UNITS

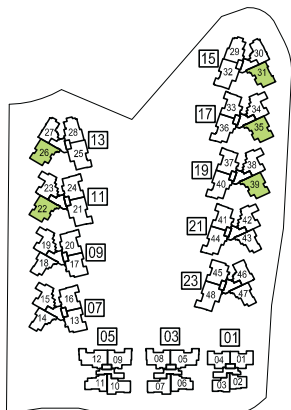
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C4

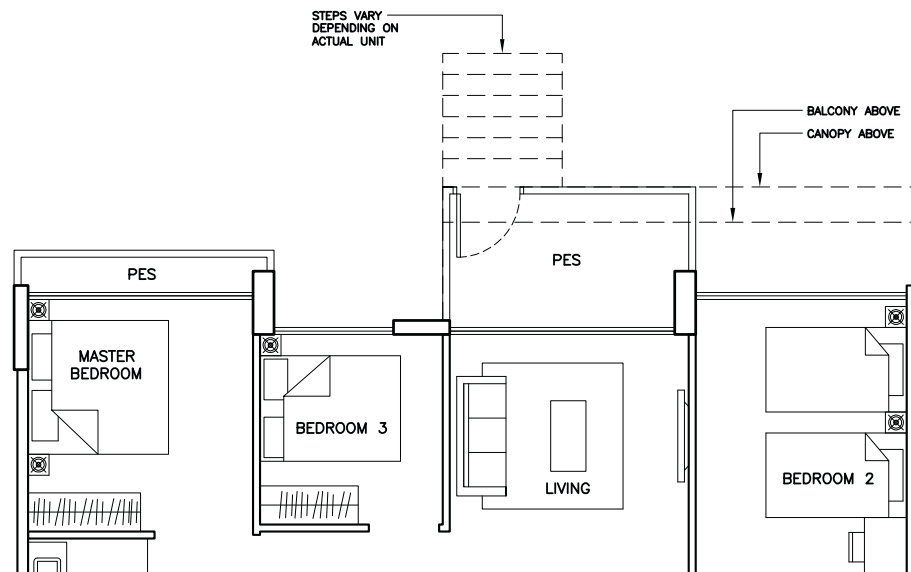
124 sqm

#02-22, #05-22 to #07-22  
 #02-26, #05-26 to #07-26, #10-26  
 #02-31, #05-31 to #07-31, #10-31 to #12-31 (Mirror Units)  
 #02-35, #05-35 to #07-35, #10-35 to #12-35 (Mirror Units)  
 #02-39, #05-39 to #07-39, #10-39 to #12-39 (Mirror Units)



NOTE: #01-22, #01-26, #01-31, #01-35, #01-39 - HIGH CEILING UNITS

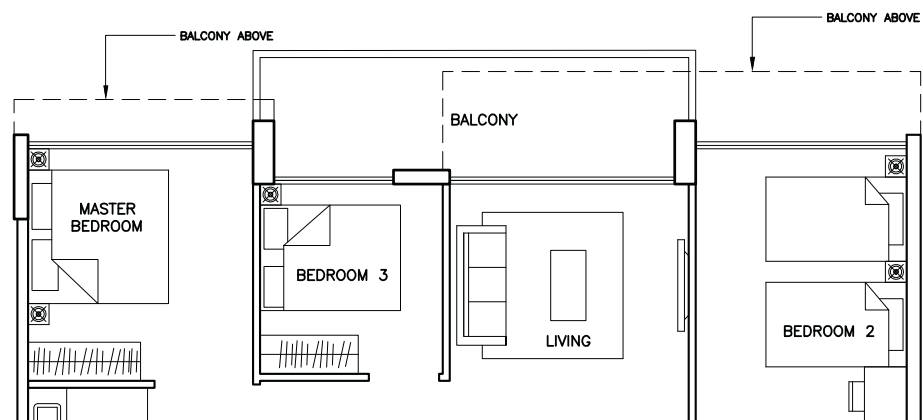
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C4(P)

126 sqm

#01-22  
 #01-26  
 #01-31 (Mirror Unit)  
 #01-35 (Mirror Unit)  
 #01-39 (Mirror Unit)



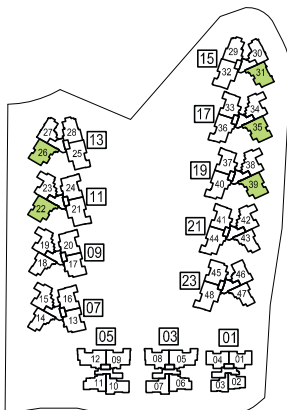
## TYPE C4a

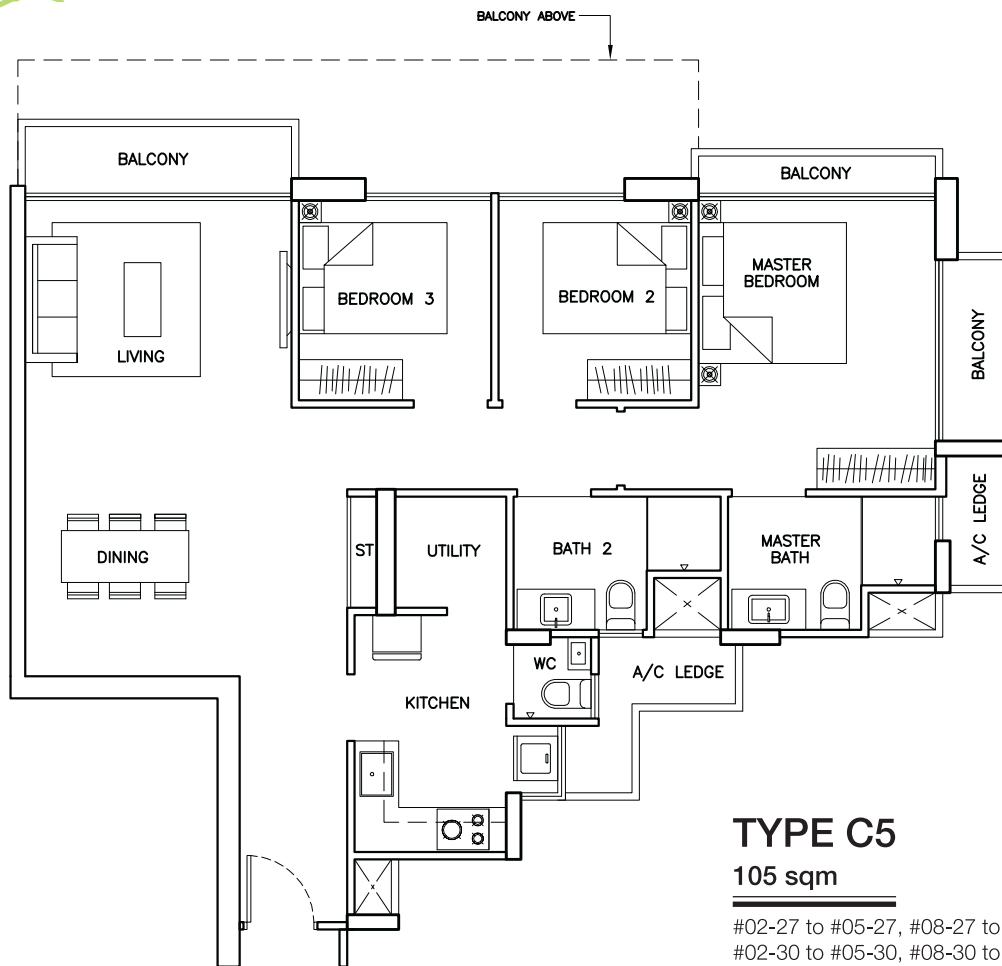
124 sqm

#03-22, #04-22, #08-22, #09-22  
 #03-26, #04-26, #08-26, #09-26  
 #03-31, #04-31, #08-31, #09-31 (Mirror Units)  
 #03-35, #04-35, #08-35, #09-35 (Mirror Units)  
 #03-39, #04-39, #08-39, #09-39 (Mirror Units)

NOTE: #01-22, #01-26, #01-31, #01-35, #01-39 - HIGH CEILING UNITS

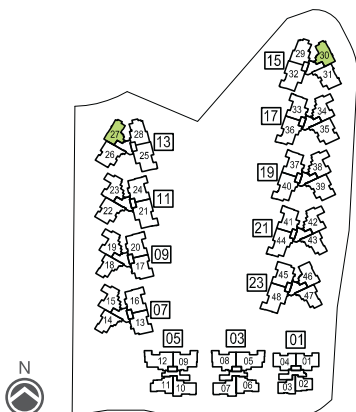
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.





**TYPE C5**  
**105 sqm**

#02-27 to #05-27, #08-27 to #10-27  
 #02-30 to #05-30, #08-30 to #12-30 (Mirror Units)



NOTE: #01-27, #01-30 - HIGH CEILING UNITS

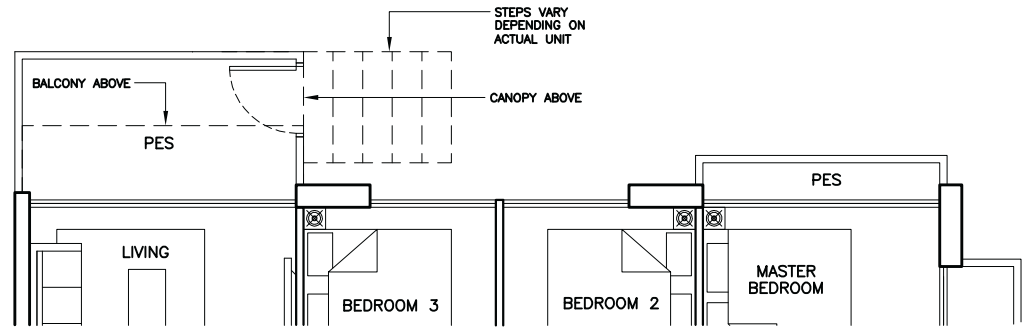
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C5(Pa)

112 sqm

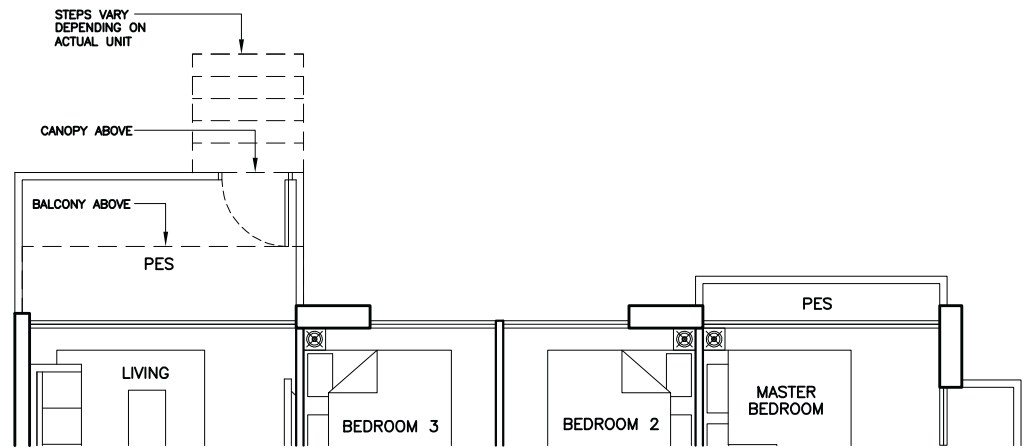
#01-30 (Mirror Unit)



## TYPE C5(Pb)

112 sqm

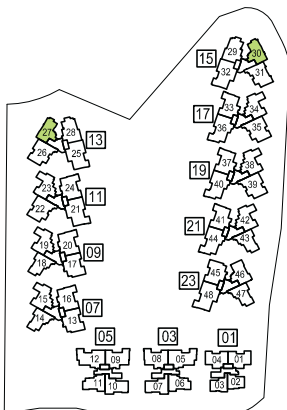
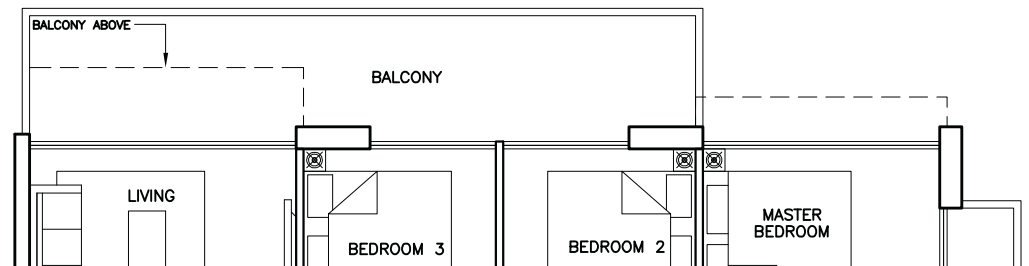
#01-27



## TYPE C5a

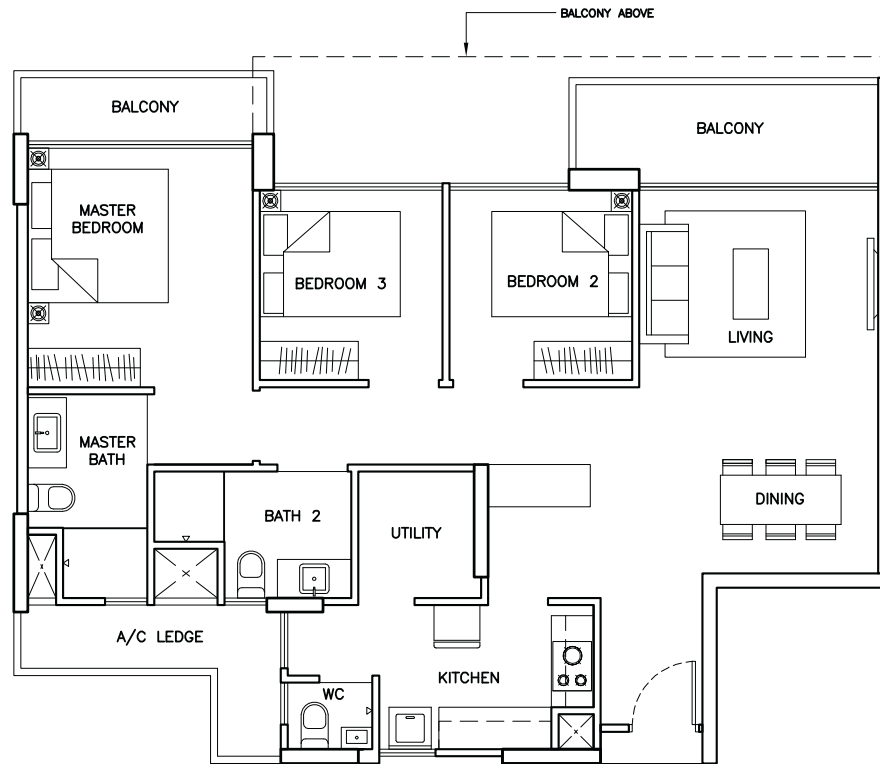
116 sqm

#06-27, #07-27  
#06-30, #07-30 (Mirror Units)



NOTE: #01-27, #01-30 - HIGH CEILING UNITS

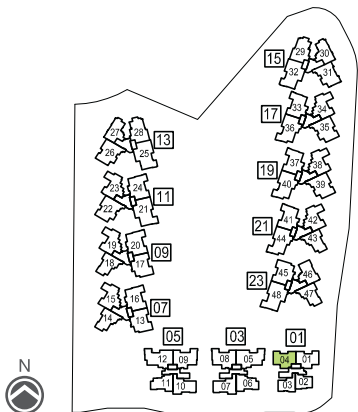
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C6

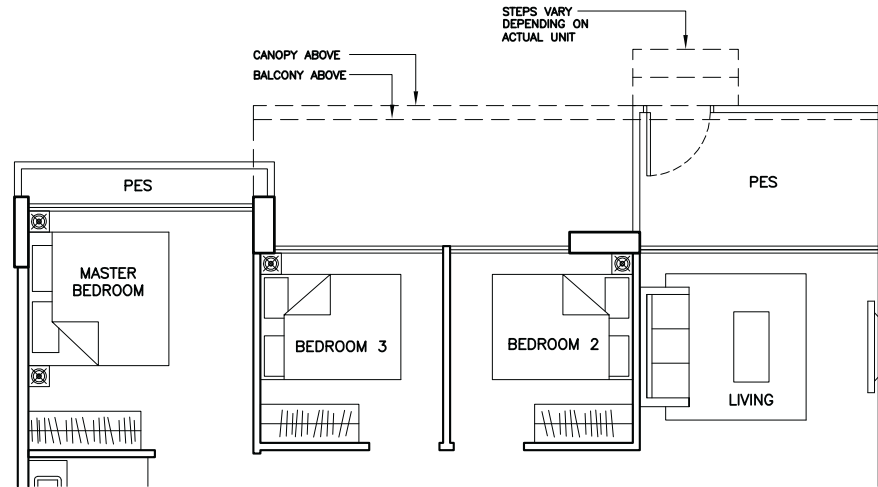
102 sqm

#05-04, #06-04, #07-04, #10-04



Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

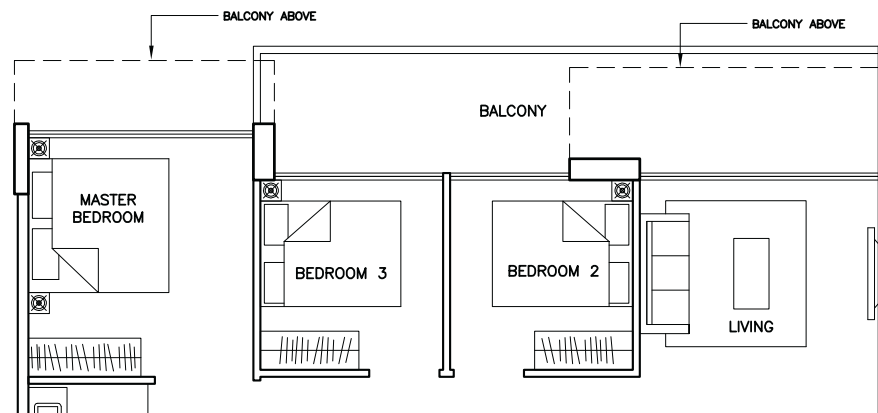




### TYPE C6(P)

102 sqm

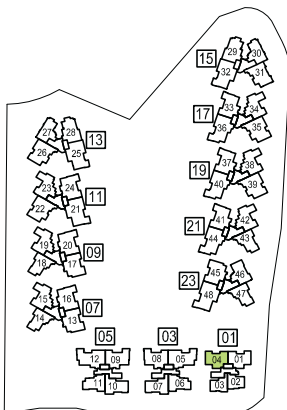
#02-04



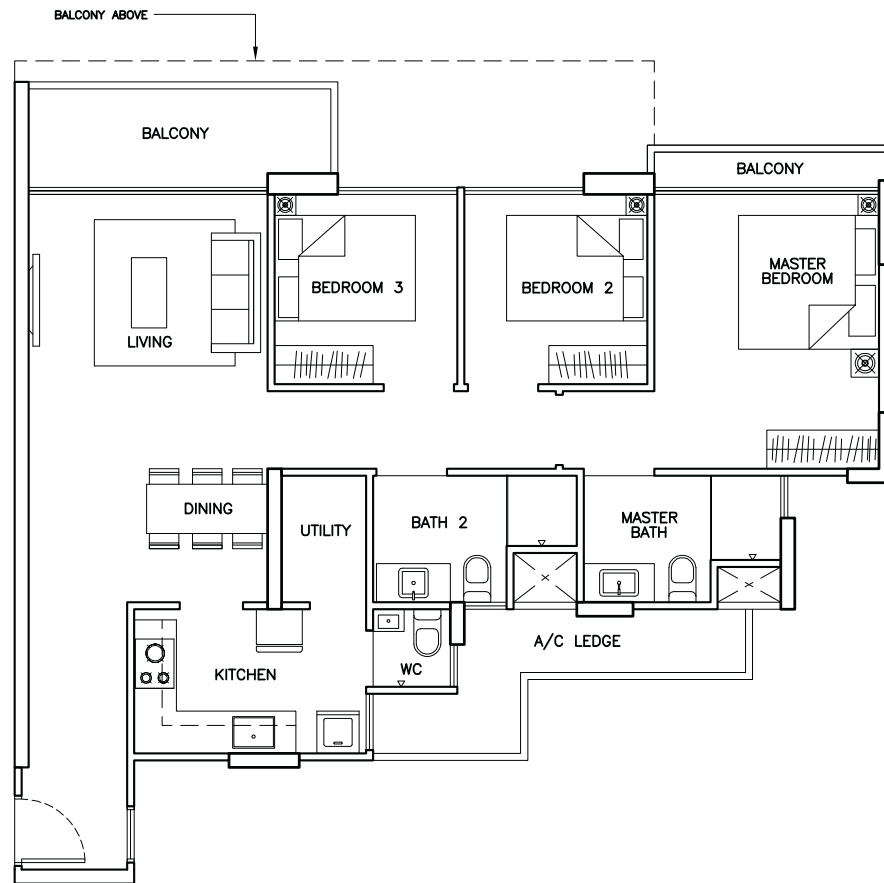
### TYPE C6a

108 sqm

#03-04, #04-04, #08-04, #09-04



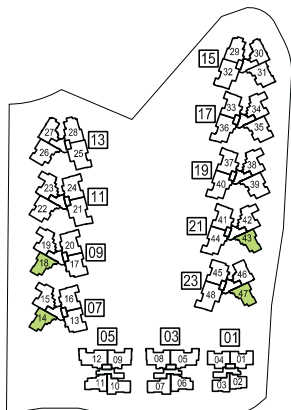
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C7

100 sqm

#02-14, #05-14 to #07-14 (Mirror Units)  
 #02-18, #05-18 to #07-18 (Mirror Units)  
 #02-43, #05-43 to #07-43, #10-43, #11-43  
 #02-47, #05-47 to #07-47, #10-47, #11-47



NOTE: #01-14, #01-18, #01-43 - HIGH CEILING UNITS

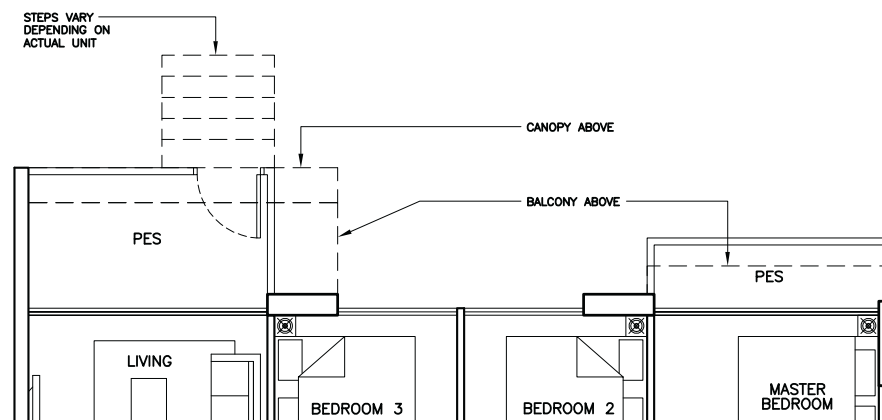
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C7(Pa)

105 sqm

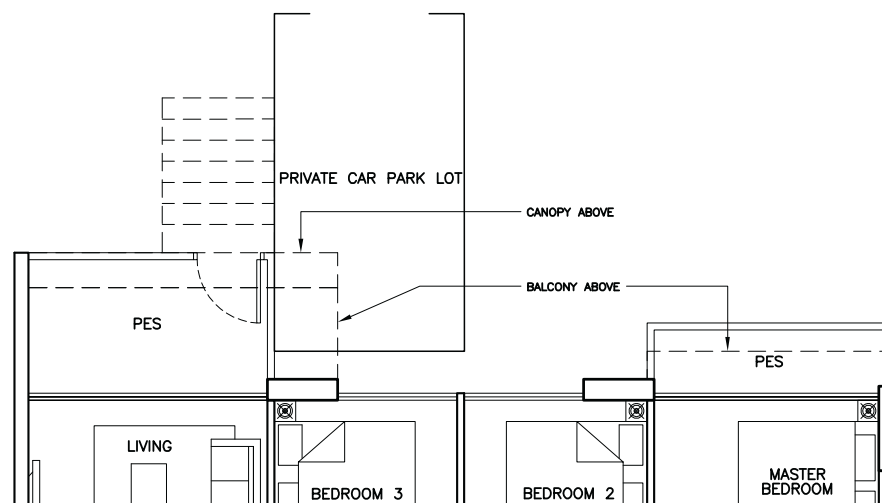
#01-14 (Mirror Unit)  
#01-18 (Mirror Unit)



## TYPE C7(Pb)

118 sqm

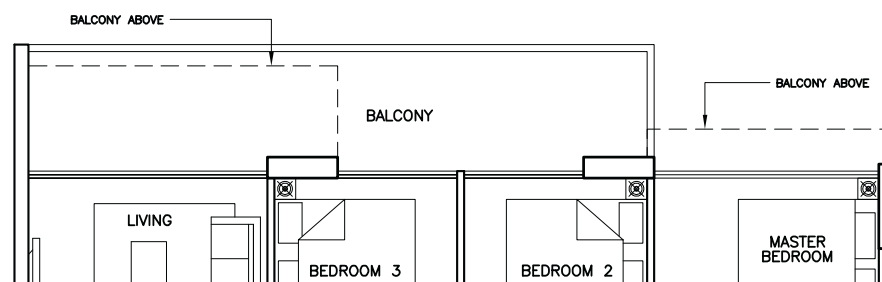
#01-43 (With Private Car Park Lot)



## TYPE C7a

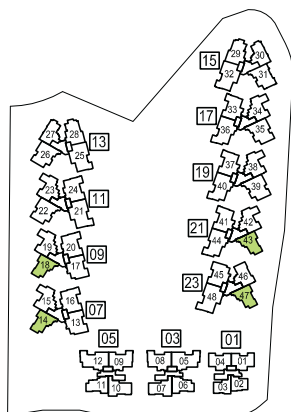
107 sqm

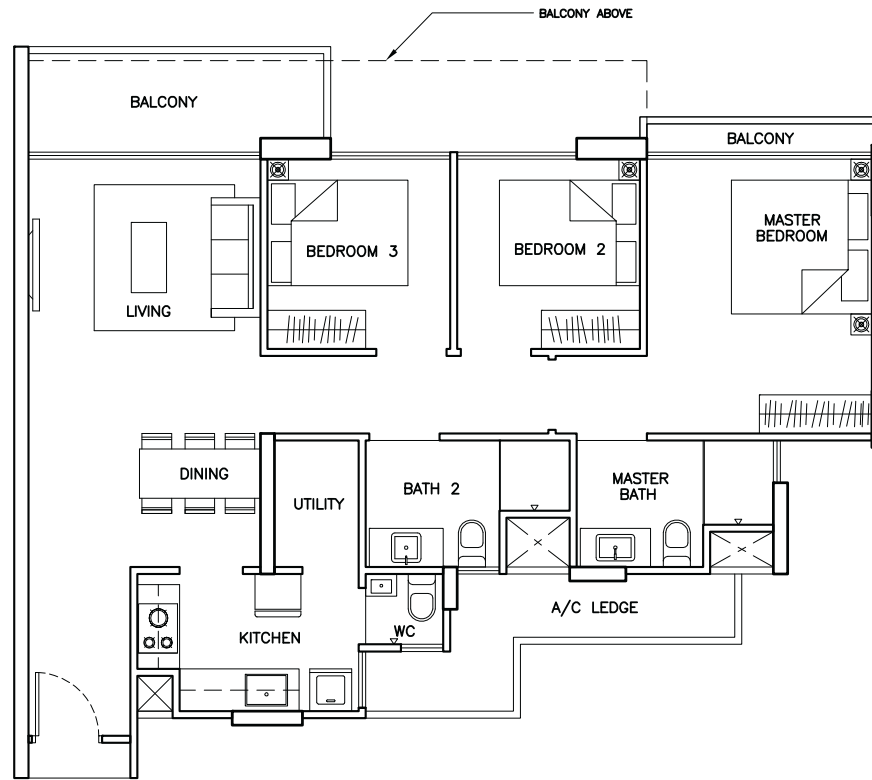
#03-14, #04-14, #08-14, #09-14 (Mirror Units)  
#03-18, #04-18, #08-18, #09-18 (Mirror Units)  
#03-43, #04-43, #08-43, #09-43  
#03-47, #04-47, #08-47, #09-47



NOTE: #01-14, #01-18, #01-43 - HIGH CEILING UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

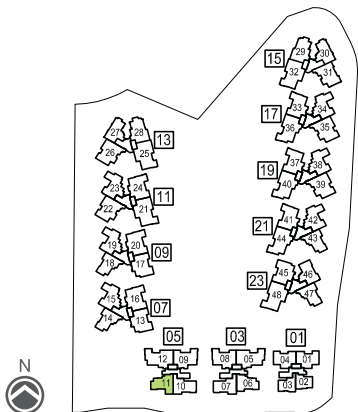




## TYPE C8

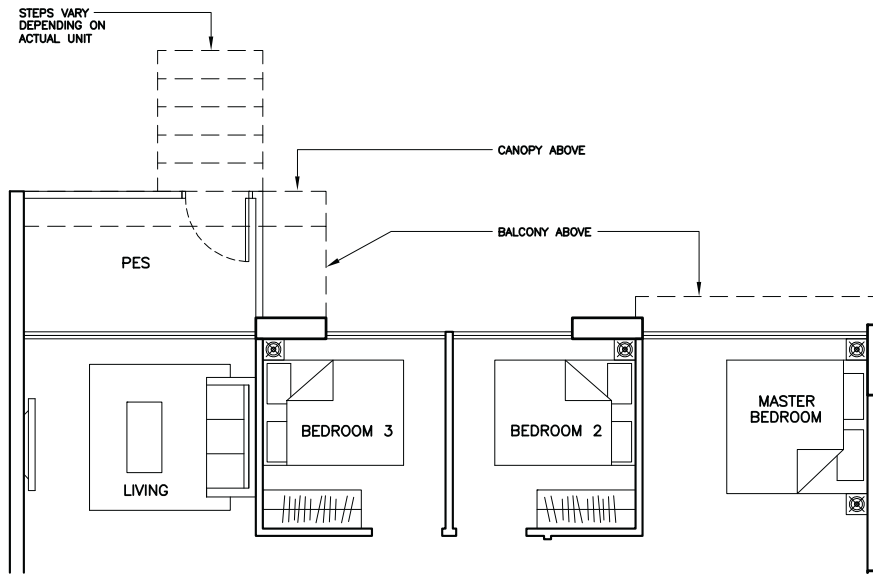
96 sqm

#02-11, #05-11 to #07-11



NOTE: #01-11, #10-11 - HIGH CEILING UNITS

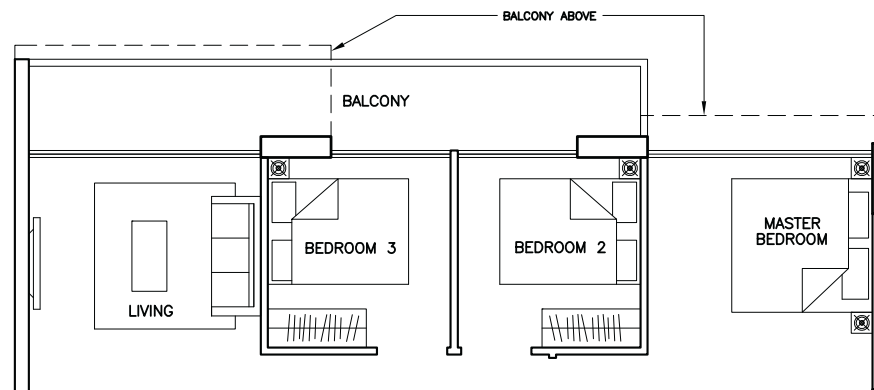
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE C8(P)

98 sqm

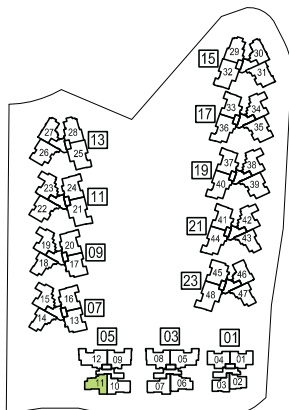
#01-11



### TYPE C8a

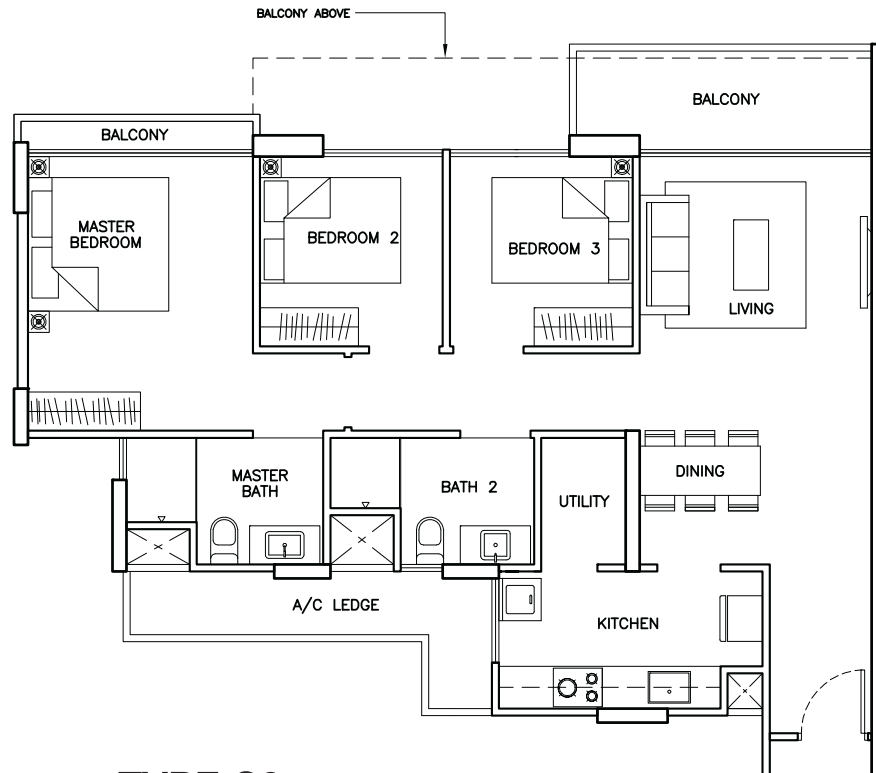
99 sqm

#03-11, #04-11, #08-11 to #10-11



NOTE: #01-11, #10-11 - HIGH CEILING UNITS

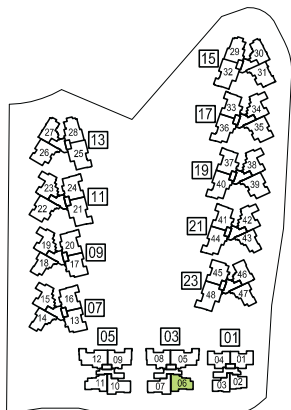
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE C9

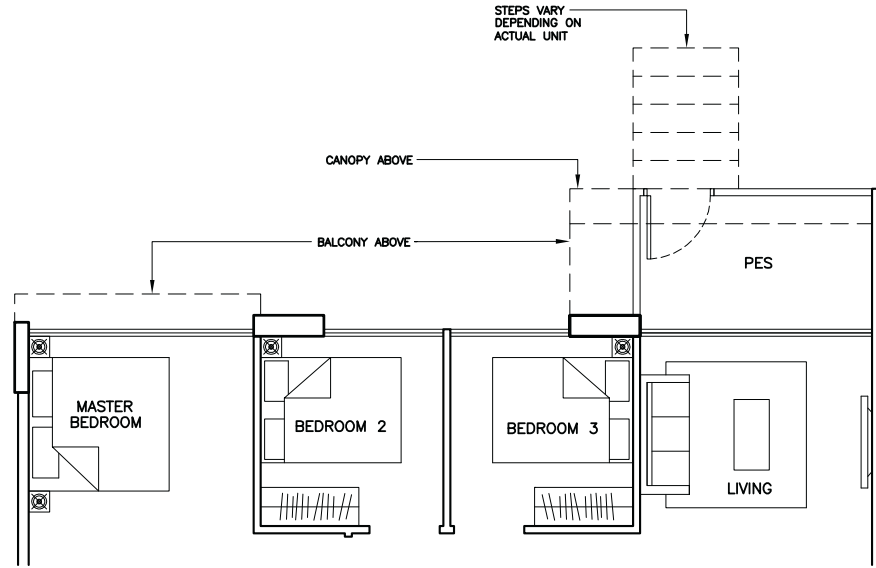
96 sqm

#02-06, #05-06, #06-06, #07-06, #10-06, #11-06



NOTE: #01-06, #11-06 - HIGH CEILING UNITS

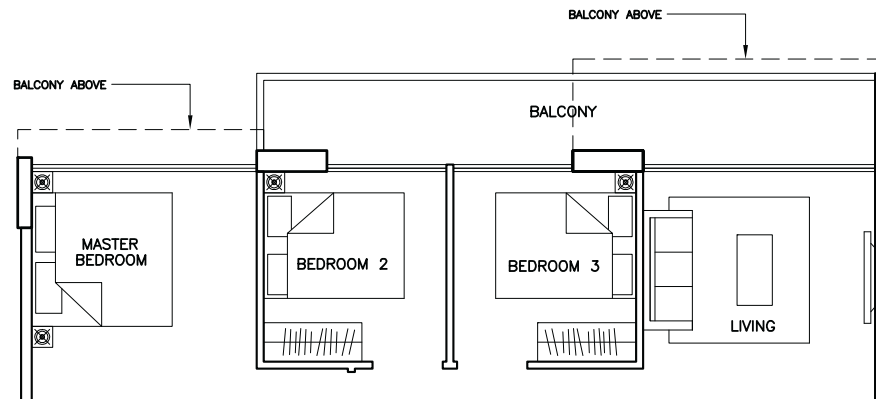
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE C9(P)

97 sqm

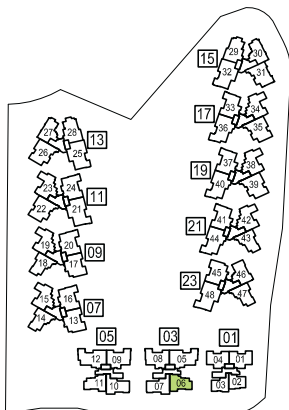
#01-06



### TYPE C9a

99 sqm

#03-06, #04-06, #08-06, #09-06



NOTE: #01-06, #11-06 - HIGH CEILING UNITS

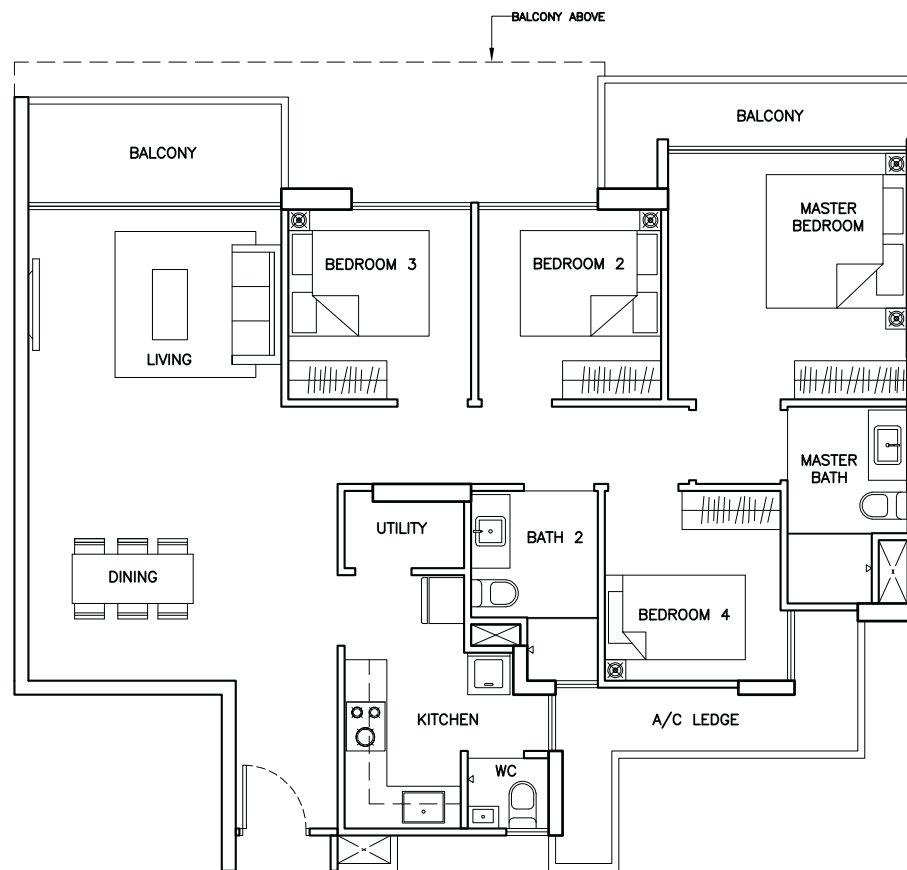
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.







SHEMISURA



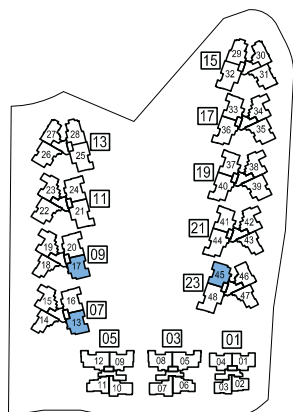
## TYPE D1

116 sqm

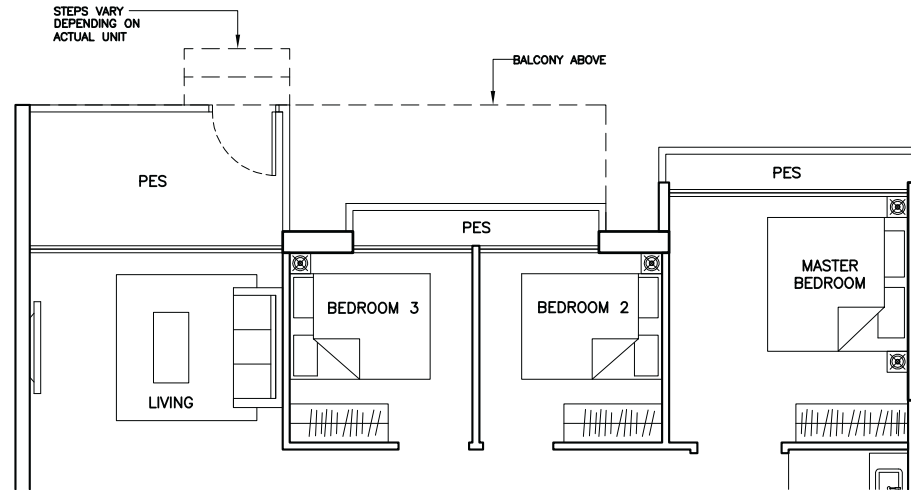
#05-13 to #07-13

#05-17 to #07-17

#05-45 to #07-45, #10-45, #11-45



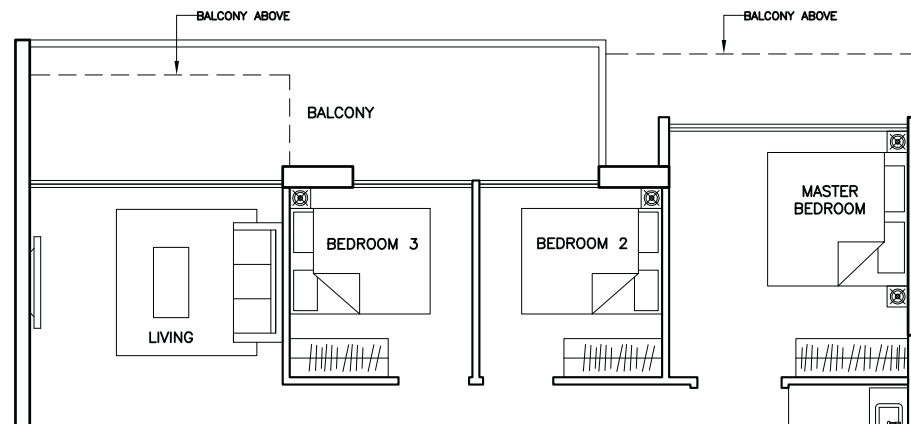
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE D1(P)

118 sqm

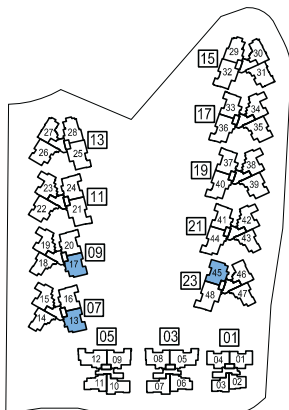
#02-13  
#02-17  
#02-45



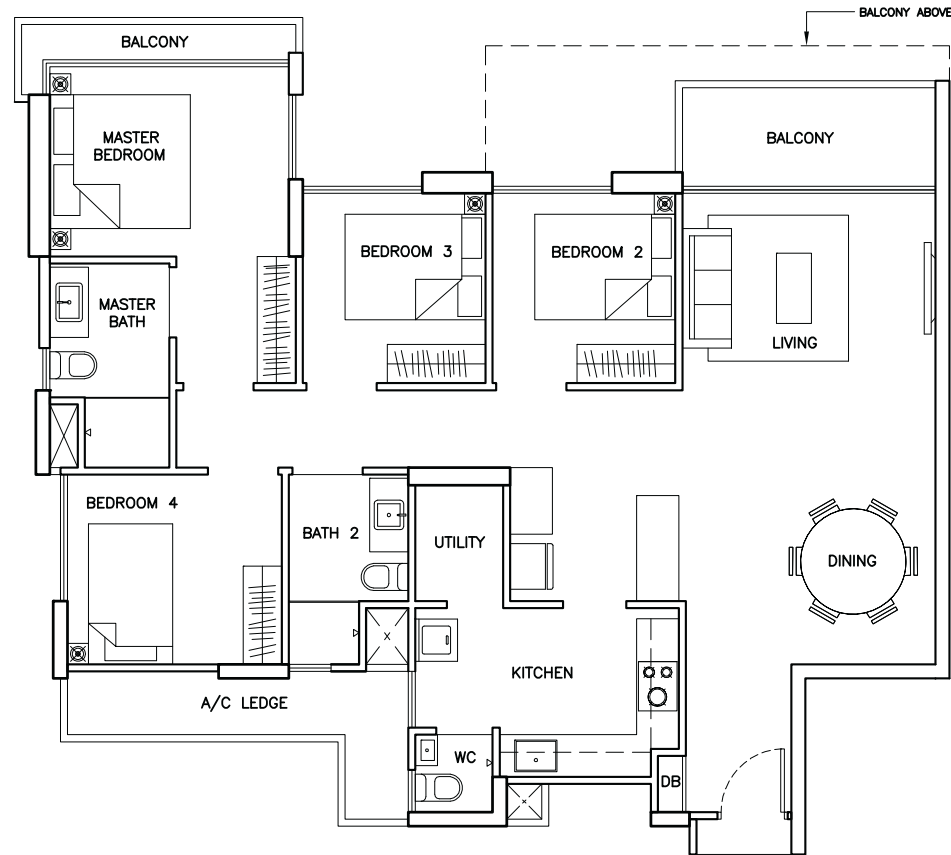
## TYPE D1a

122 sqm

#03-13, #04-13, #08-13, #09-13  
#03-17, #04-17, #08-17, #09-17  
#03-45, #04-45, #08-45, #09-45



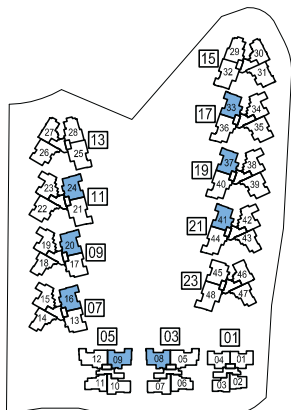
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE D2

119 sqm

- #03-08 to #05-08, #08-08, #09-08  
 #03-09 to #05-09, #08-09 (Mirror Units)  
 #03-16 to #05-16, #08-16, #09-16  
 #03-20 to #05-20, #08-20, #09-20  
 #03-24 to #05-24, #08-24, #09-24  
 #03-33 to #05-33, #08-33 to #12-33 (Mirror Units)  
 #03-37 to #05-37, #08-37 to #12-37 (Mirror Units)  
 #03-41 to #05-41, #08-41 to #11-41 (Mirror Units)



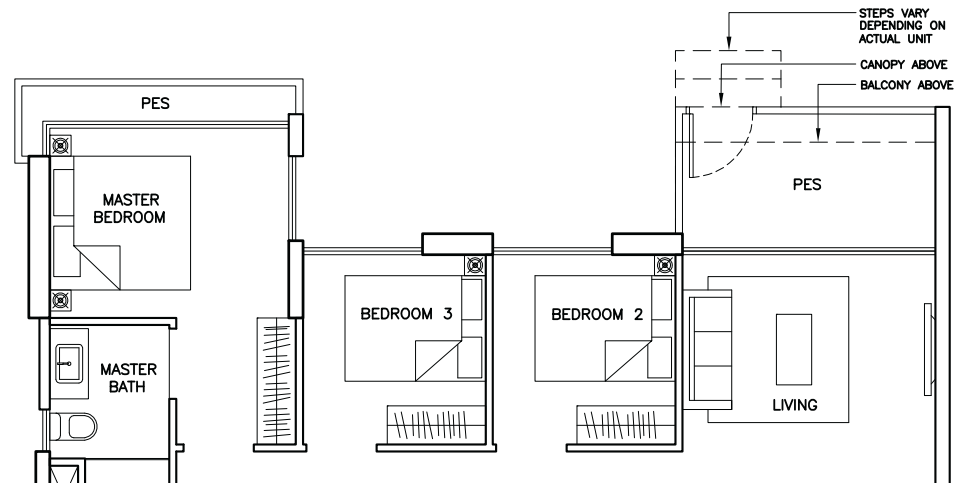
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE D2(P)

122 sqm

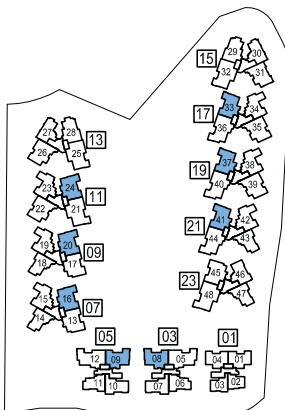
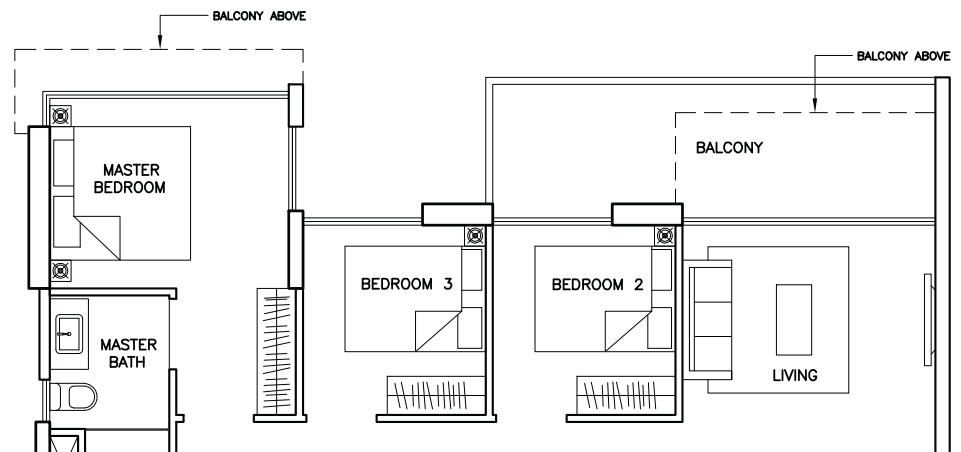
#02-09 (Mirror Unit)  
#02-33 (Mirror Unit)



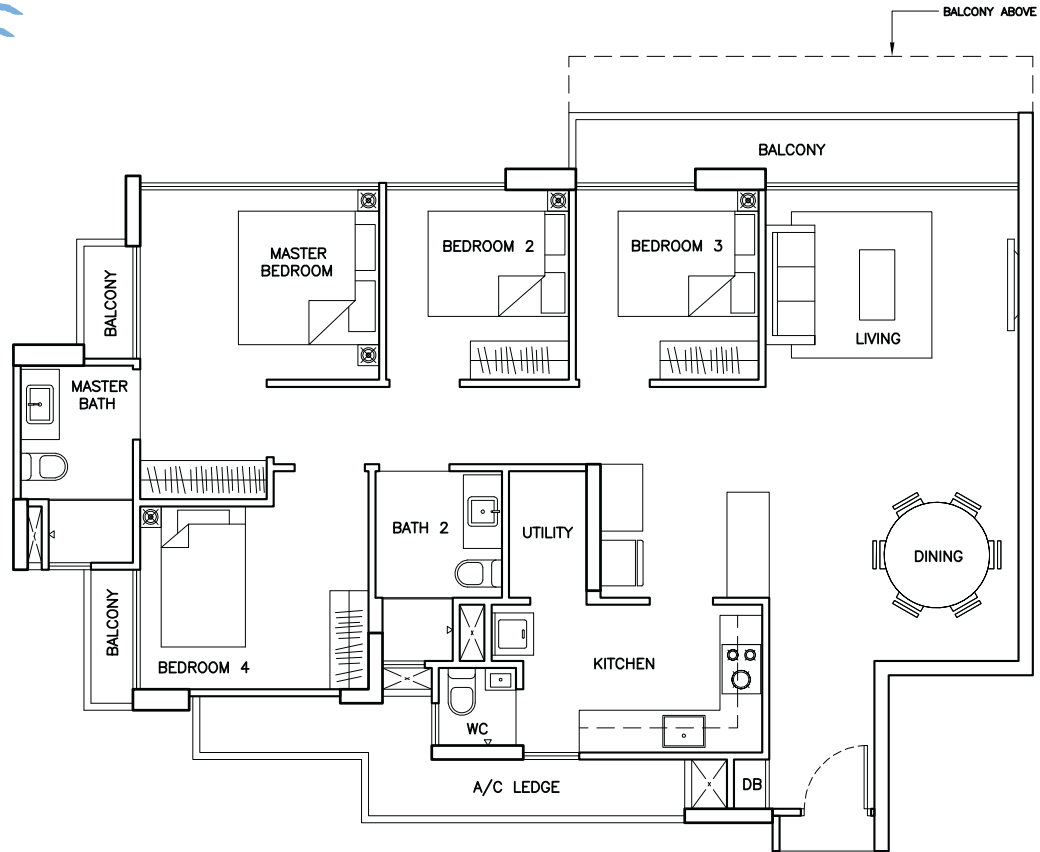
## TYPE D2a

123 sqm

#06-08, #07-08  
#06-09, #07-09 (Mirror Units)  
#06-16, #07-16  
#06-20, #07-20  
#06-24, #07-24  
#06-33, #07-33 (Mirror Units)  
#06-37, #07-37 (Mirror Units)  
#06-41, #07-41 (Mirror Units)



Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

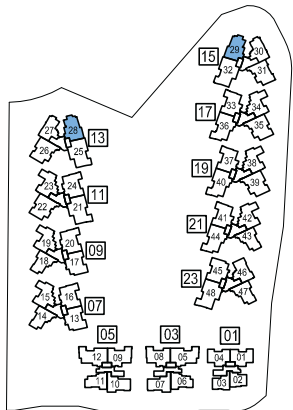


## TYPE D3

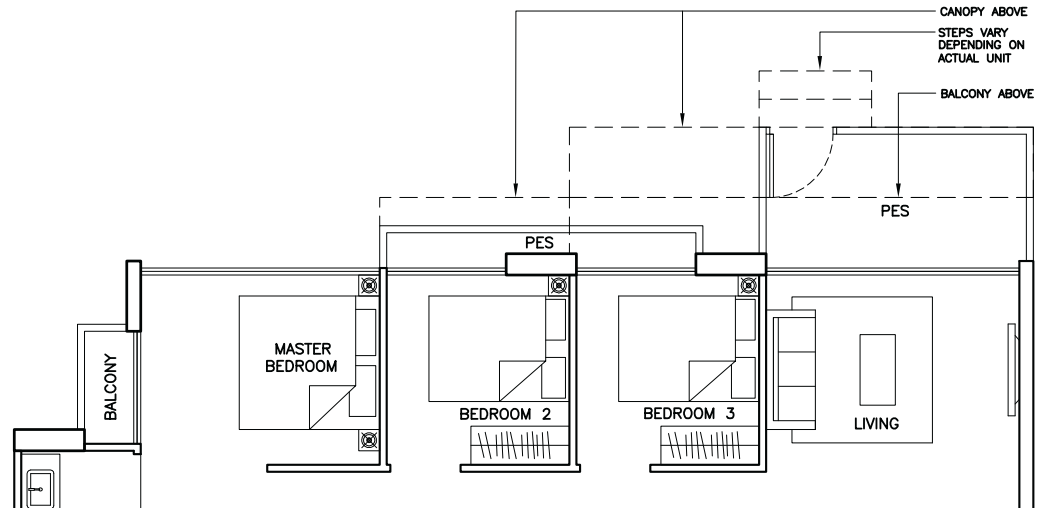
121 sqm

#03-28 to #05-28, #08-28 to #10-28

#03-29 to #05-29, #08-29 to #12-29 (Mirror Units)



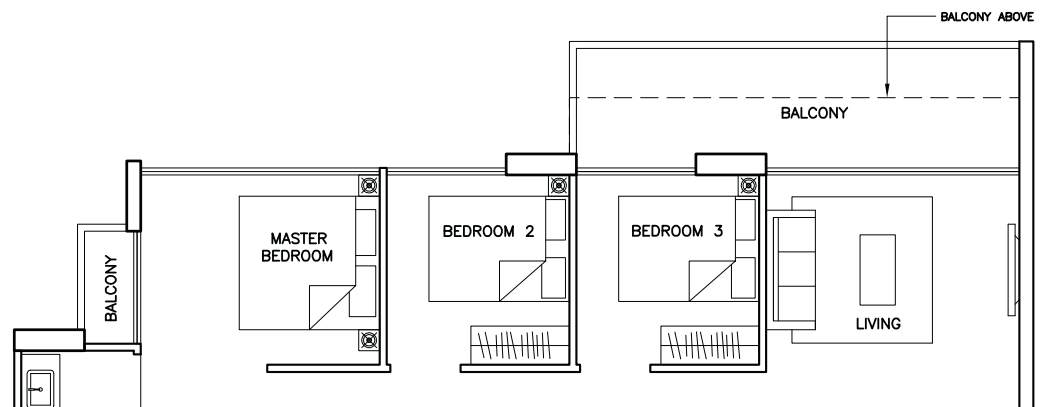
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE D3(P)

126 sqm

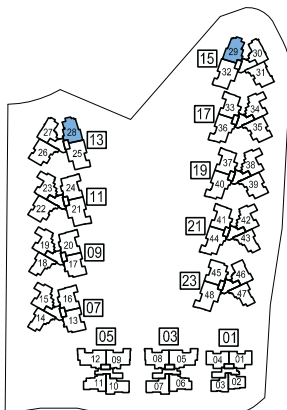
#02-28  
#02-29 (Mirror Unit)



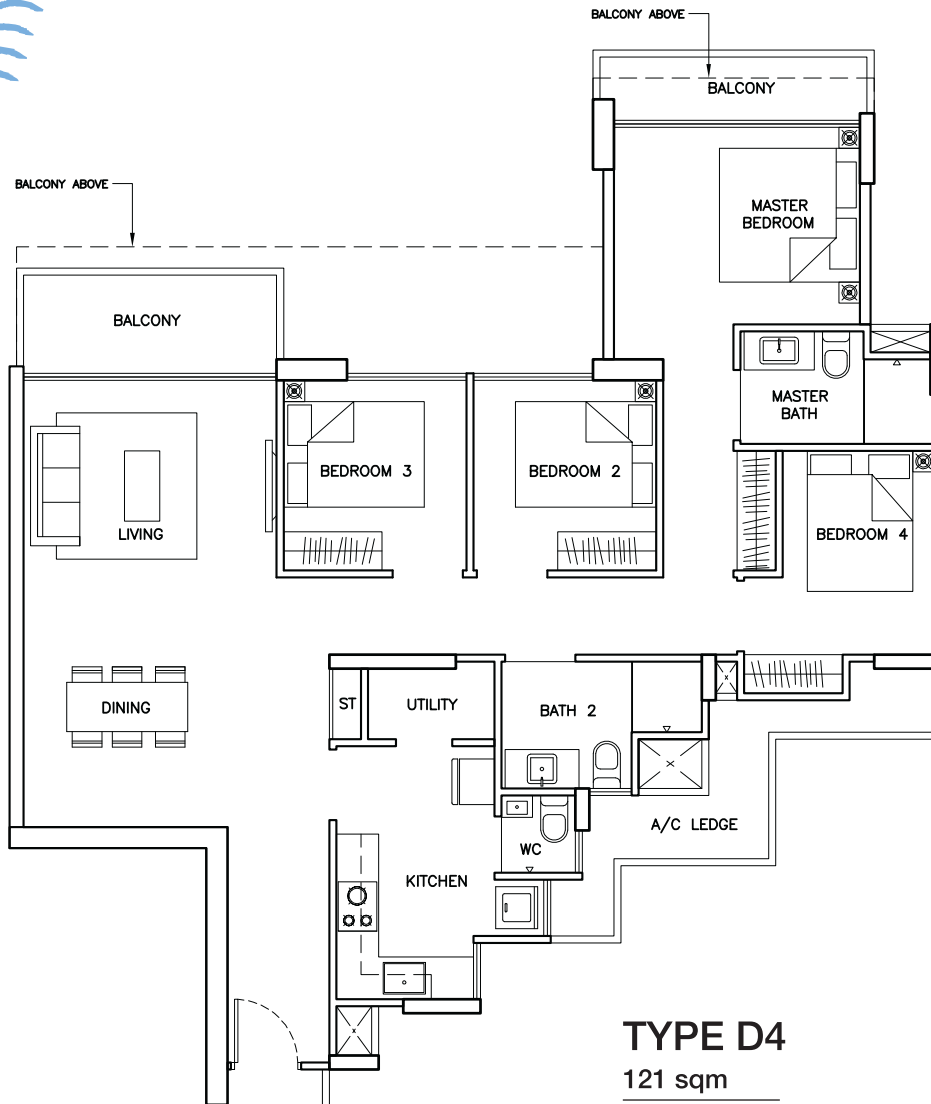
### TYPE D3a

127 sqm

#06-28, #07-28  
#06-29, #07-29 (Mirror Units)

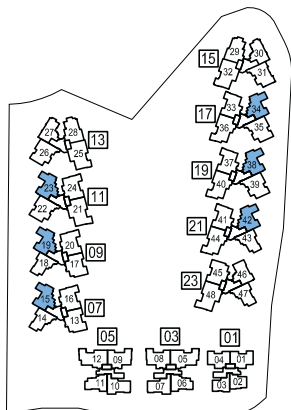


Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



**TYPE D4**  
121 sqm

- #02-15 to #05-15, #08-15, #09-15
- #02-19 to #05-19, #08-19, #09-19
- #02-23 to #05-23, #08-23, #09-23
- #02-34 to #05-34, #08-34 to #12-34 (Mirror Units)
- #02-38 to #05-38, #08-38 to #12-38 (Mirror Units)
- #02-42 to #05-42, #08-42 to #11-42 (Mirror Units)



NOTE: #01-15, #01-19, #01-23, #01-34, #01-38, #01-42 - HIGH CEILING UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



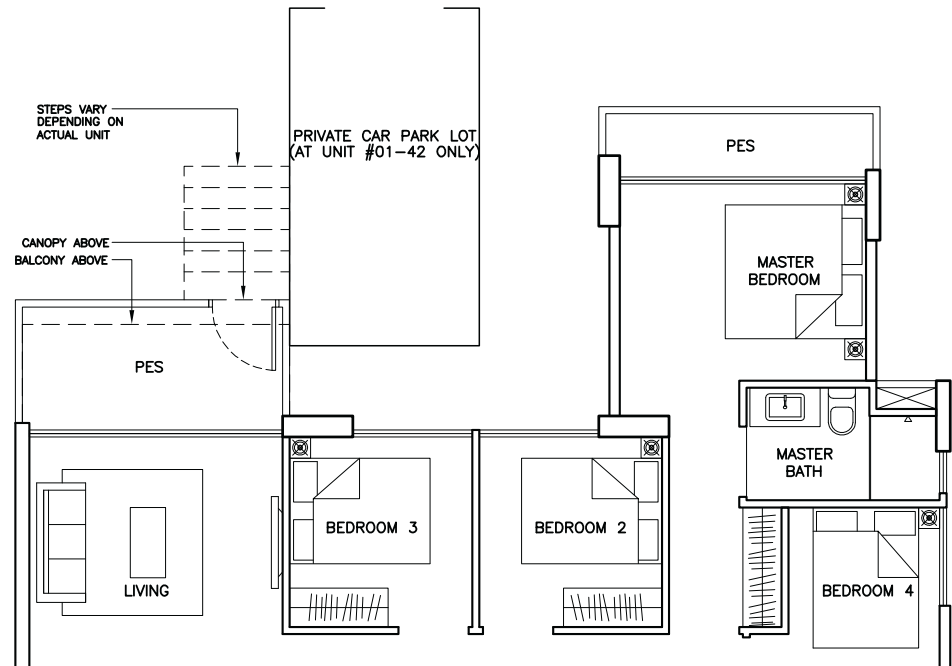




## TYPE D4(P)

**125 sqm**

#01-15  
#01-19  
#01-23  
#01-34 (Mirror Unit)  
#01-38 (Mirror Unit)



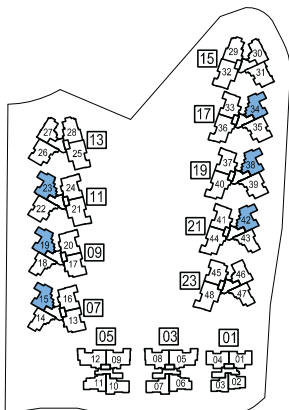
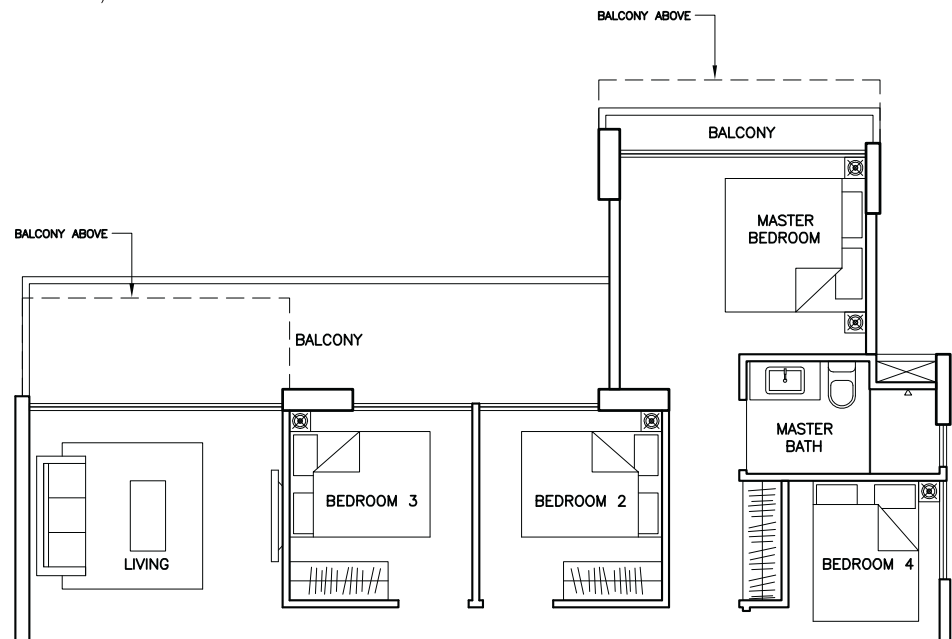
**138 sqm**

#01-42 (Mirror Unit, With Private Car Park Lot)

## TYPE D4a

**129 sqm**

#06-15, #07-15  
#06-19, #07-19  
#06-23, #07-23  
#06-34, #07-34 (Mirror Units)  
#06-38, #07-38 (Mirror Units)  
#06-42, #07-42 (Mirror Units)

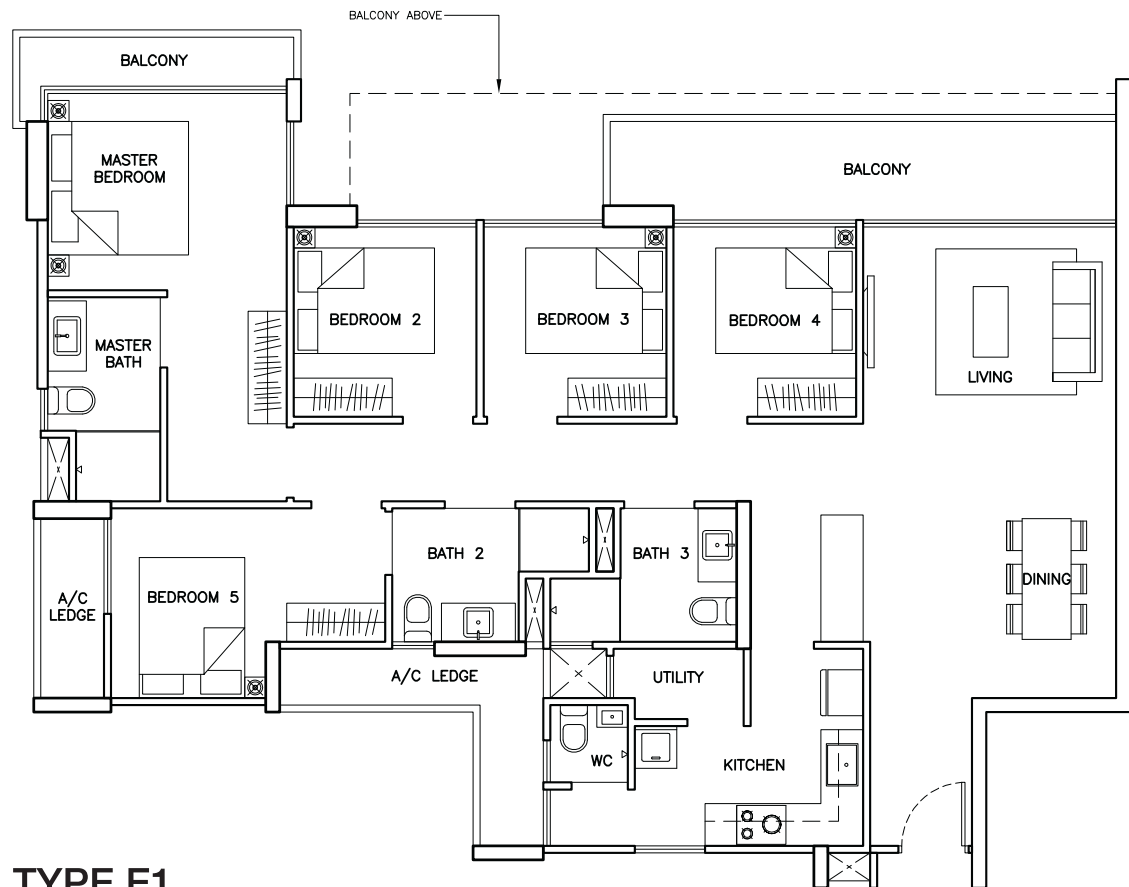


NOTE: #01-15, #01-19, #01-23, #01-34, #01-38, #01-42 - HIGH CEILING UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

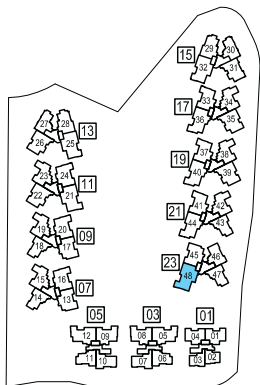




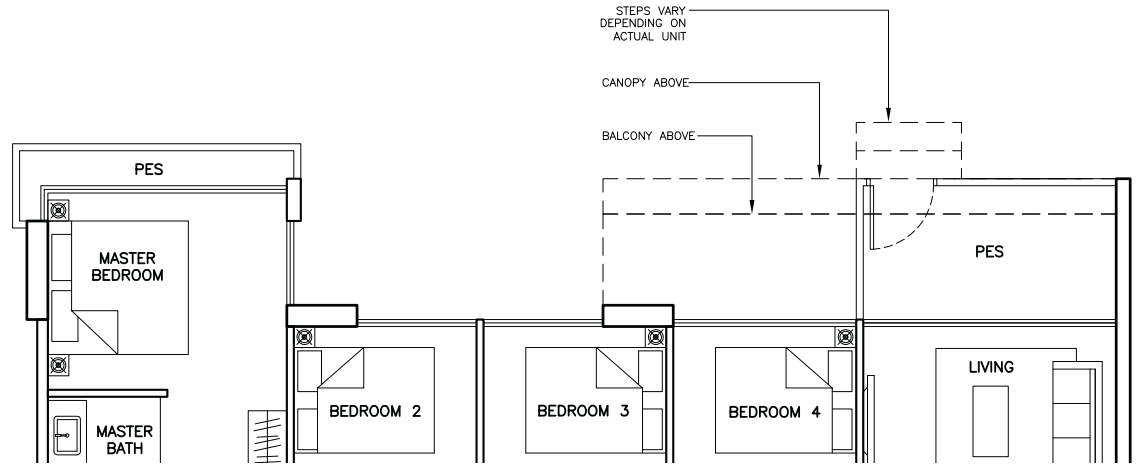


**TYPE E1**  
**142 sqm**

#03-48 to #05-48, #08-48 to #11-48



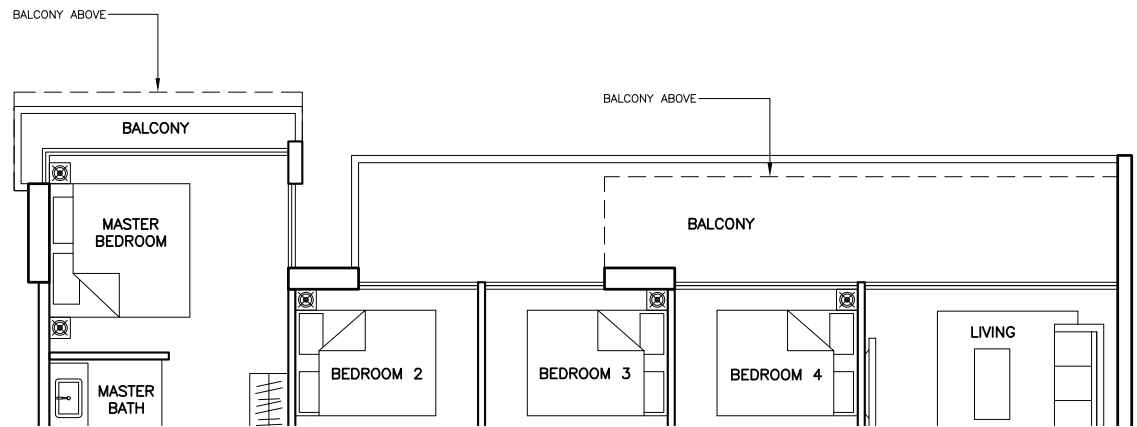
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE E1(P)

139 sqm

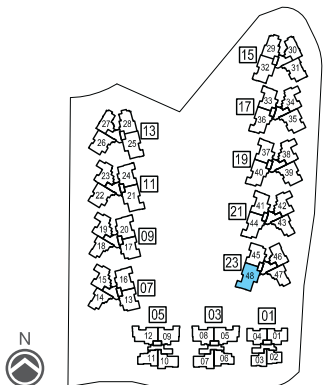
#02-48



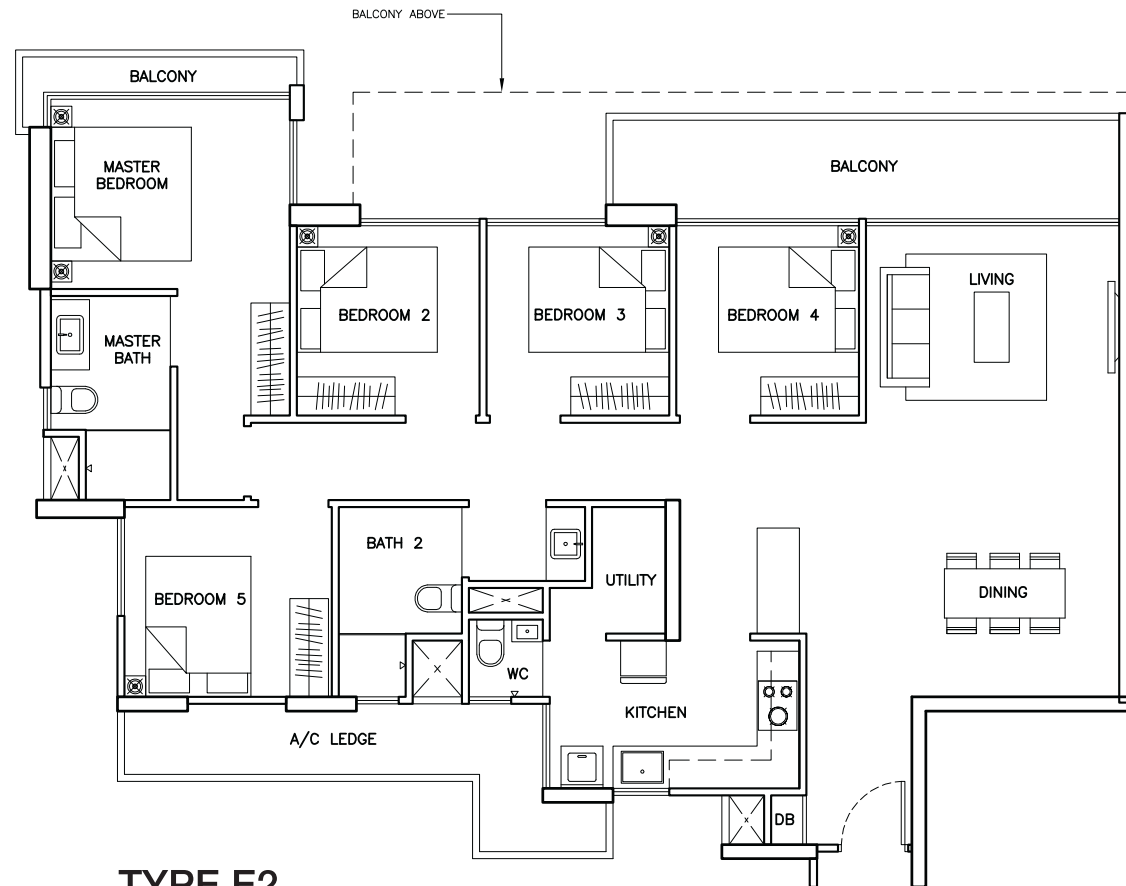
### TYPE E1a

150 sqm

#06-48, #07-48



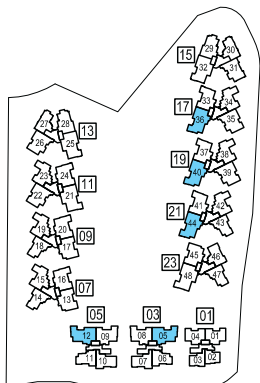
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



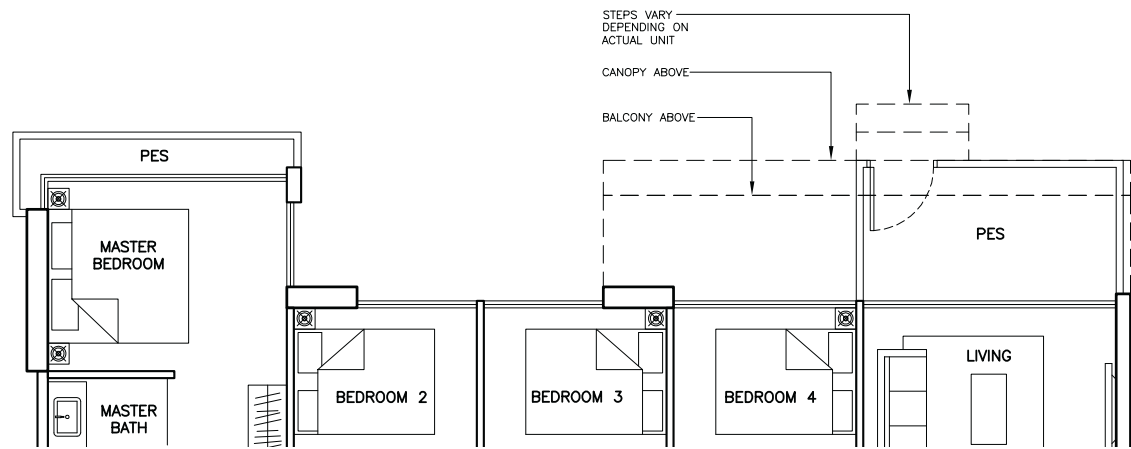
## TYPE E2

140 sqm

- #05-05 to #07-05, #10-05 (Mirror Units)
- #05-12 to #07-12
- #05-36 to #07-36, #10-36 to #12-36
- #05-40 to #07-40, #10-40 to #12-40
- #05-44 to #07-44, #10-44, #11-44



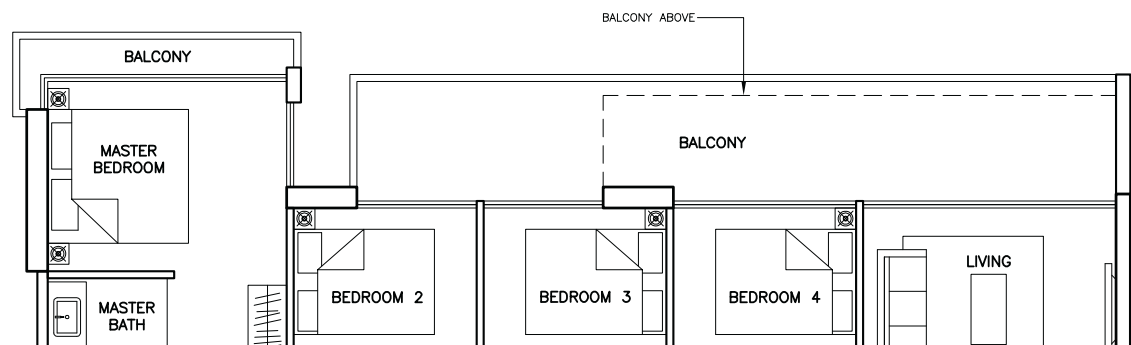
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE E2(P)

138 sqm

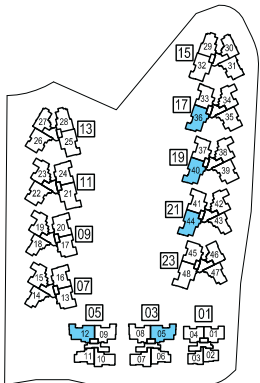
#02-05 (Mirror Units)  
 #02-12  
 #02-36  
 #02-40  
 #02-44



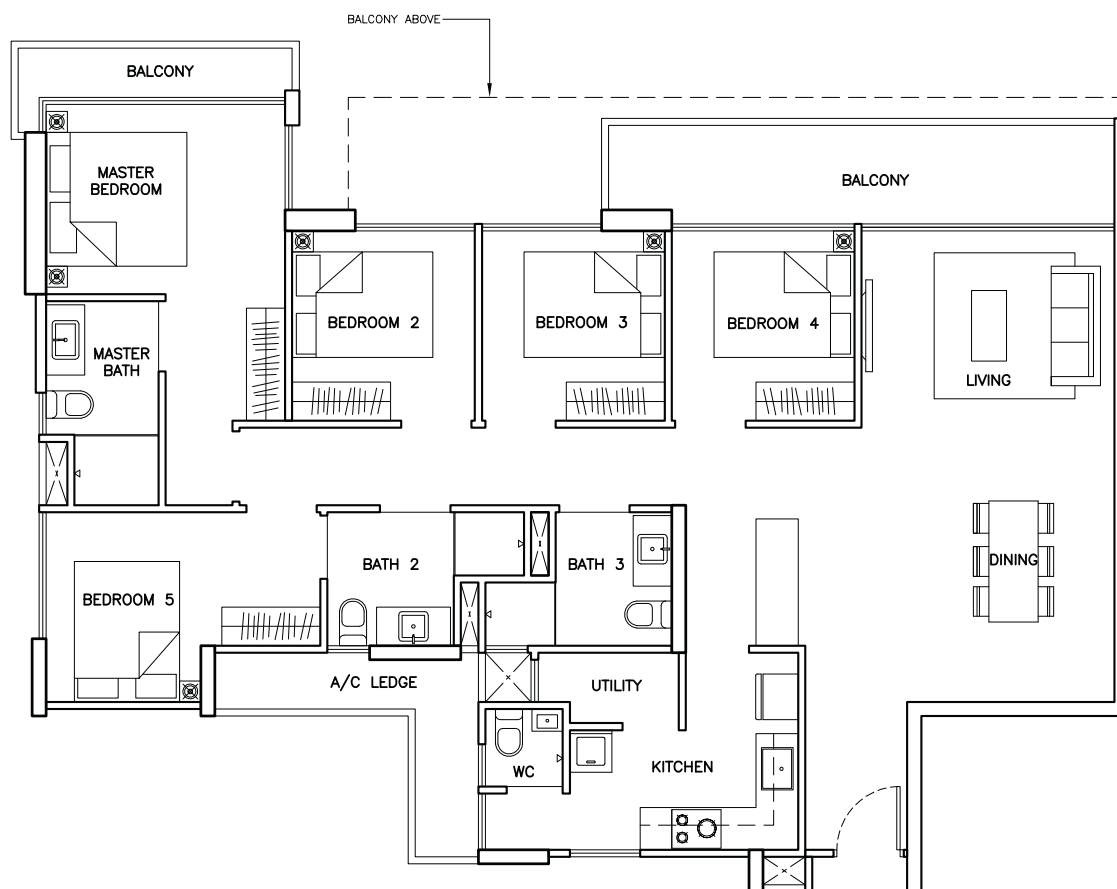
## TYPE E2a

149 sqm

#03-05, #04-05, #08-05, #09-05 (Mirror Units)  
 #03-12, #04-12, #08-12, #09-12  
 #03-36, #04-36, #08-36, #09-36  
 #03-40, #04-40, #08-40, #09-40  
 #03-44, #04-44, #08-44, #09-44



Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE E3

142 sqm

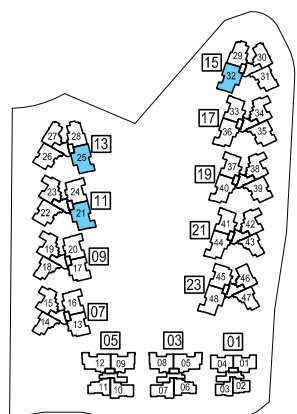
#05-21 to #07-21

(Mirror Units)

#05-25 to #07-25, #10-25

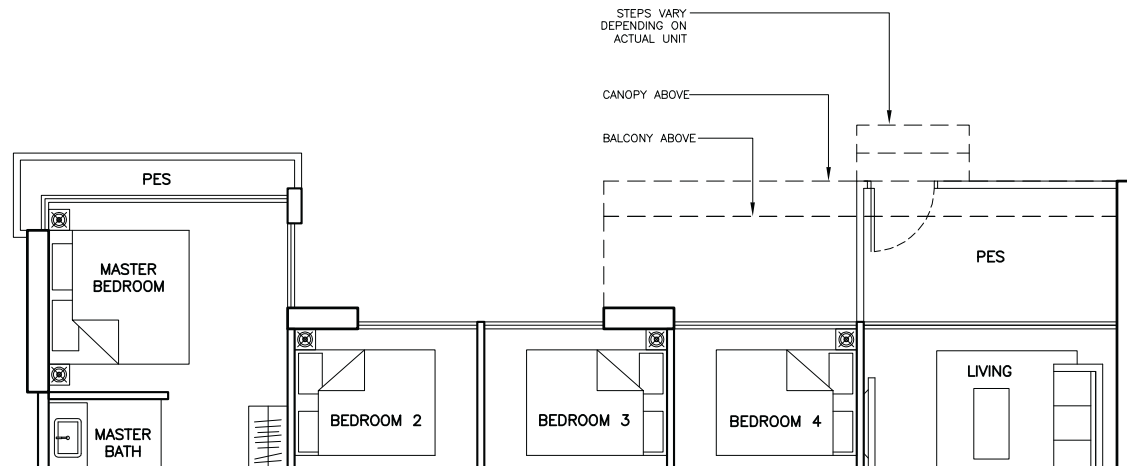
(Mirror Units)

#05-32 to #07-32, #10-32 to #12-32



Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

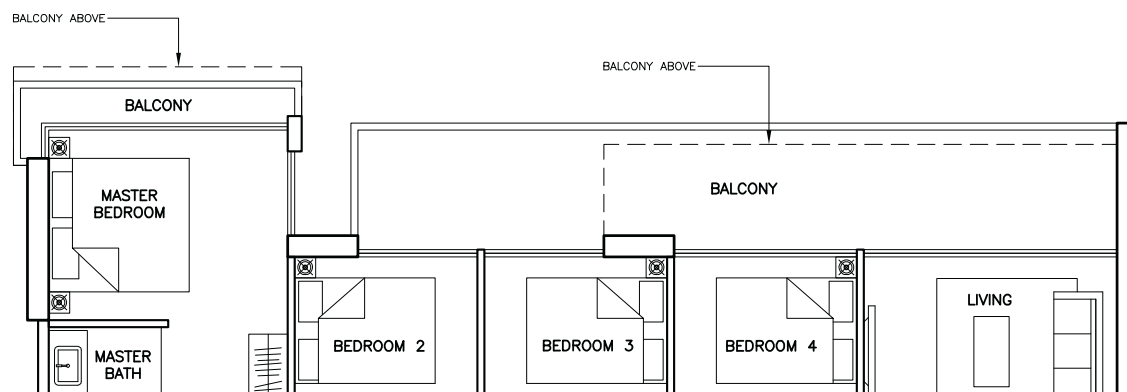




## TYPE E3(P)

139 sqm

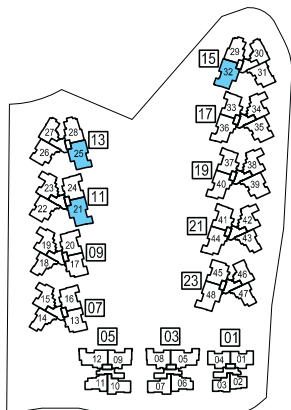
#02-21 (Mirror Units)  
#02-25 (Mirror Units)  
#02-32



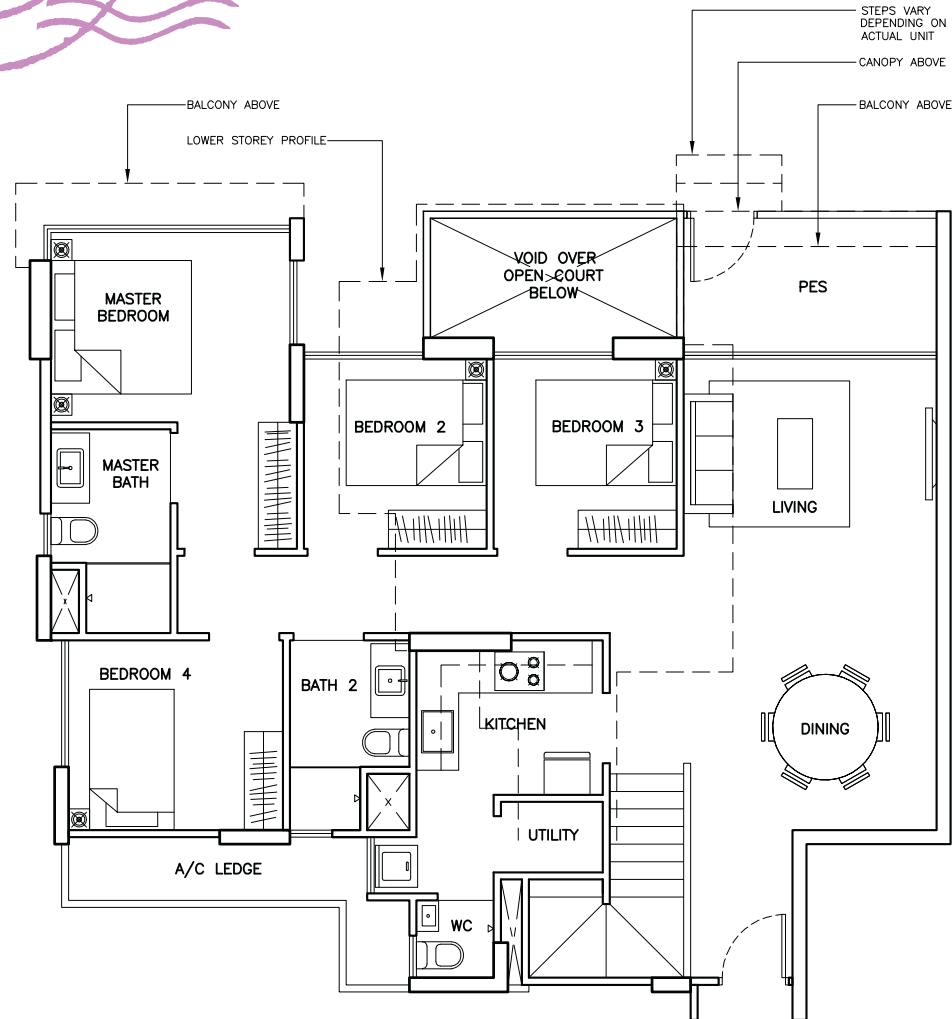
## TYPE E3a

150 sqm

#03-21, #04-21, #08-21, #09-21 (Mirror Units)  
#03-25, #04-25, #08-25, #09-25 (Mirror Units)  
#03-32, #04-32, #08-32, #09-32



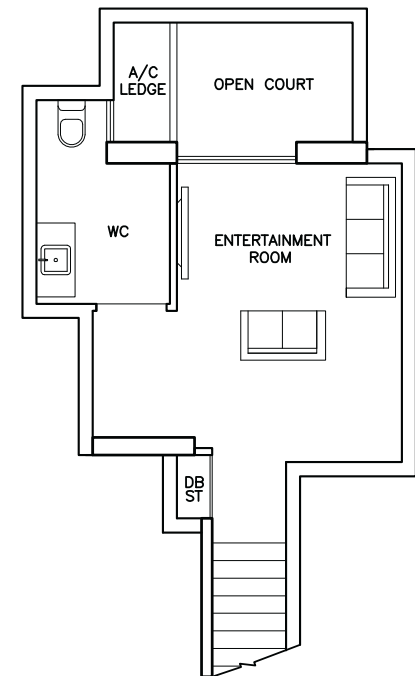
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



### TYPE D(GD)-UPPER

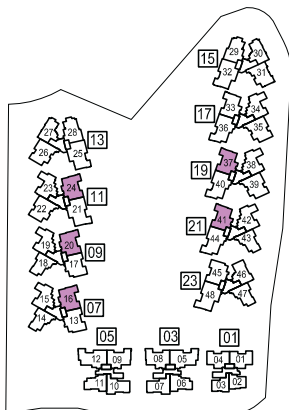
126 sqm (Total = 160 sqm)

- #02-16
- #02-20
- #02-24
- #02-37 (Mirror Unit)
- #02-41 (Mirror Unit)



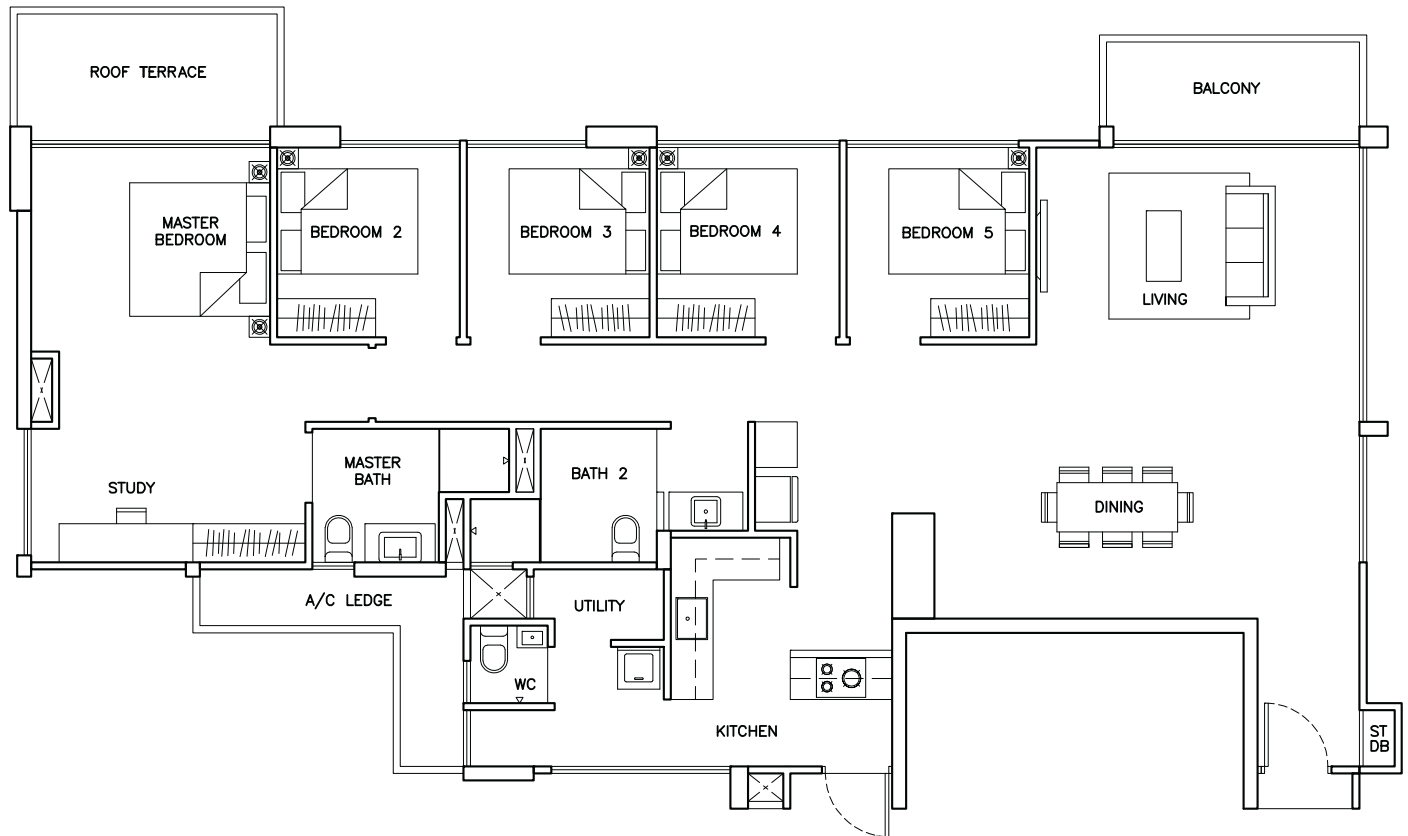
### TYPE D(GD)-LOWER

34 sqm



Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

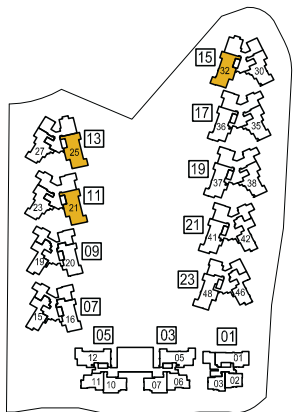




## TYPE PH1

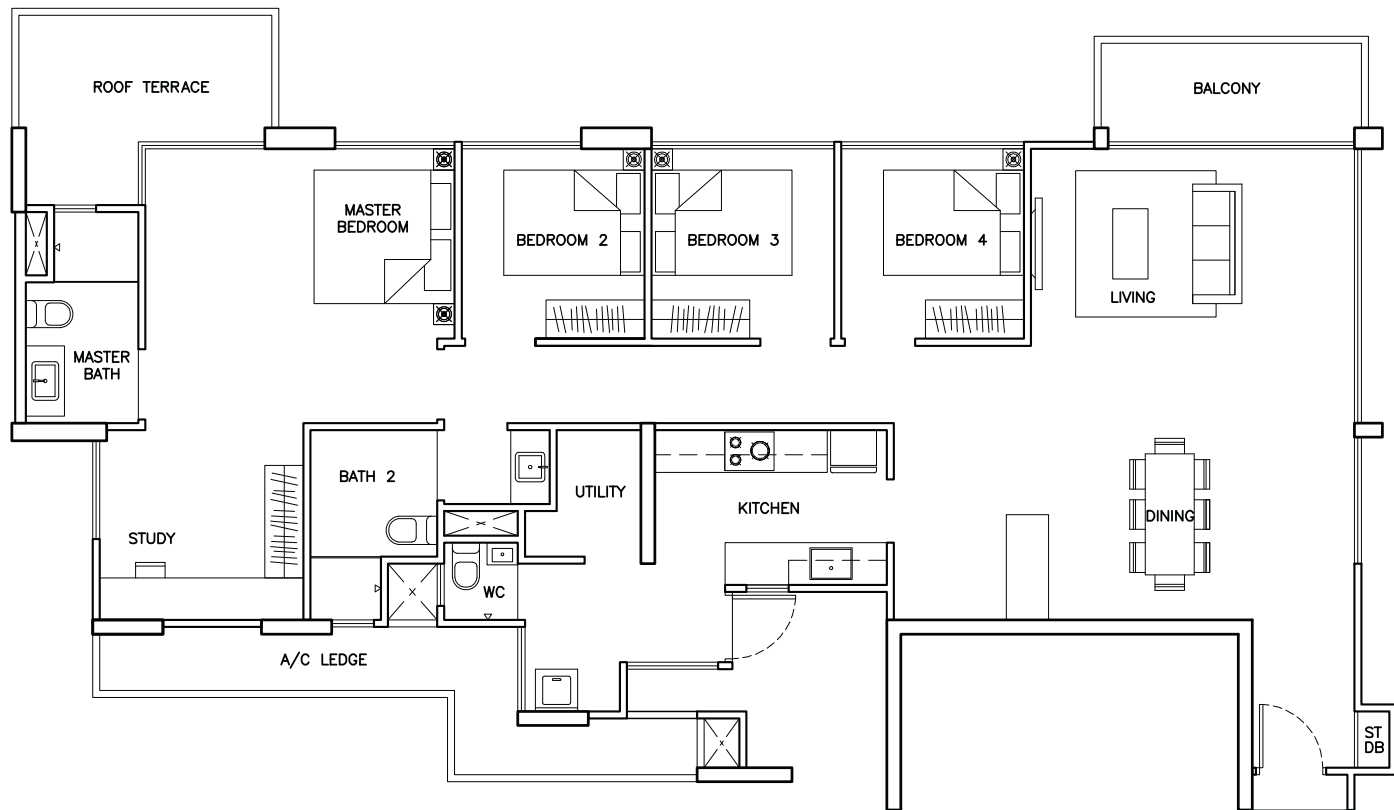
160 sqm

#10-21 (Mirror Unit)  
 #11-25 (Mirror Unit)  
 #13-32



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

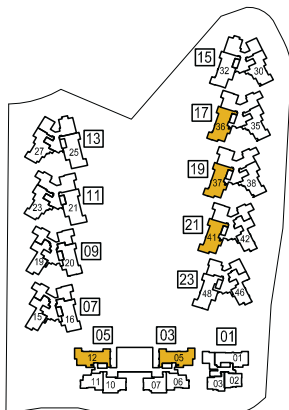
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE PH2

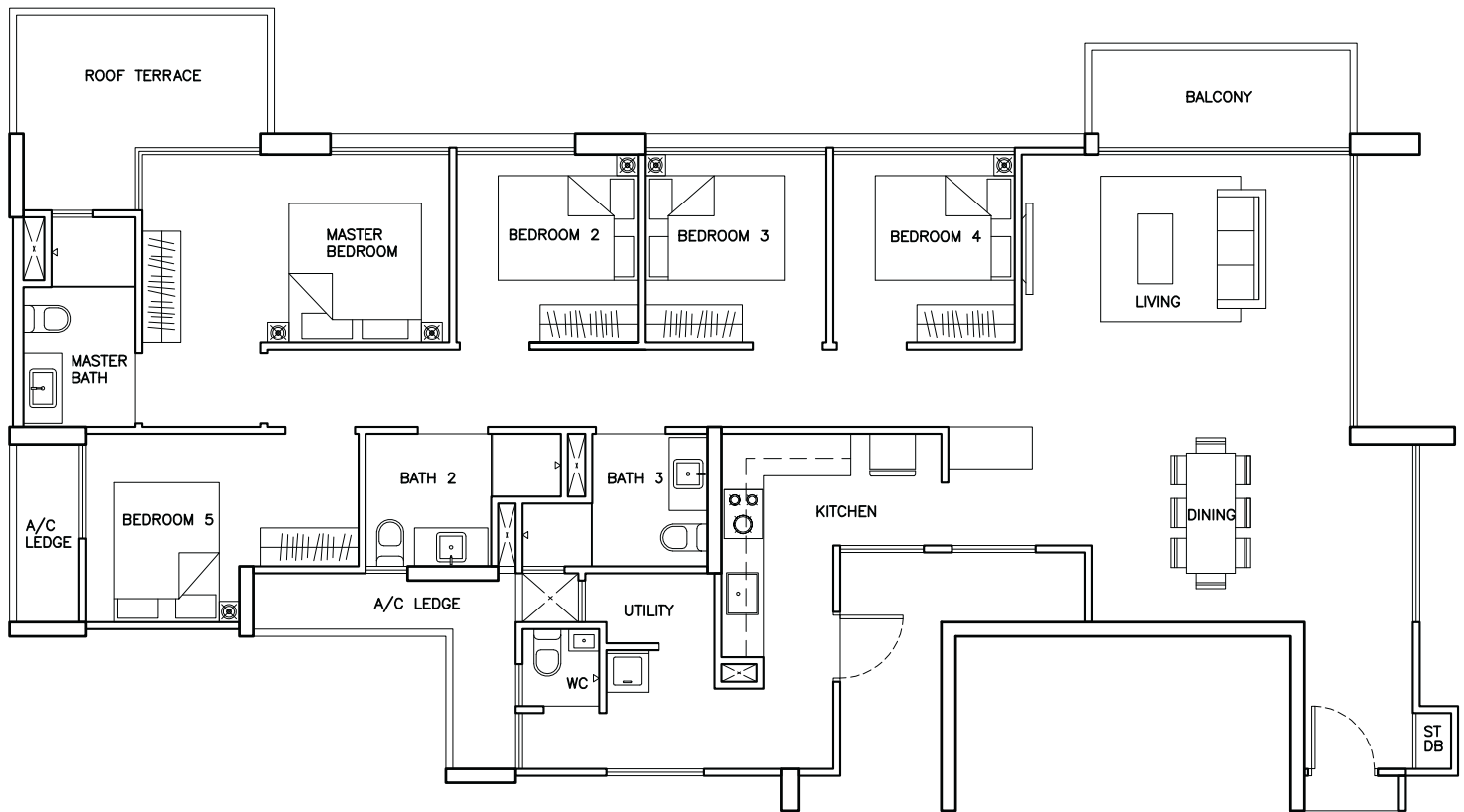
156 sqm

- #11-05 (Mirror Unit)
- #10-12
- #13-36
- #13-37
- #12-41



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

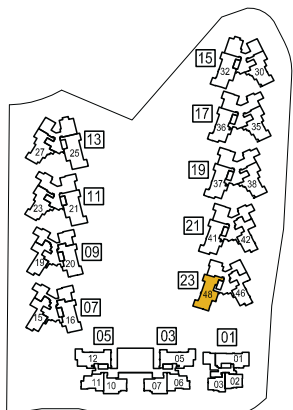
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE PH3

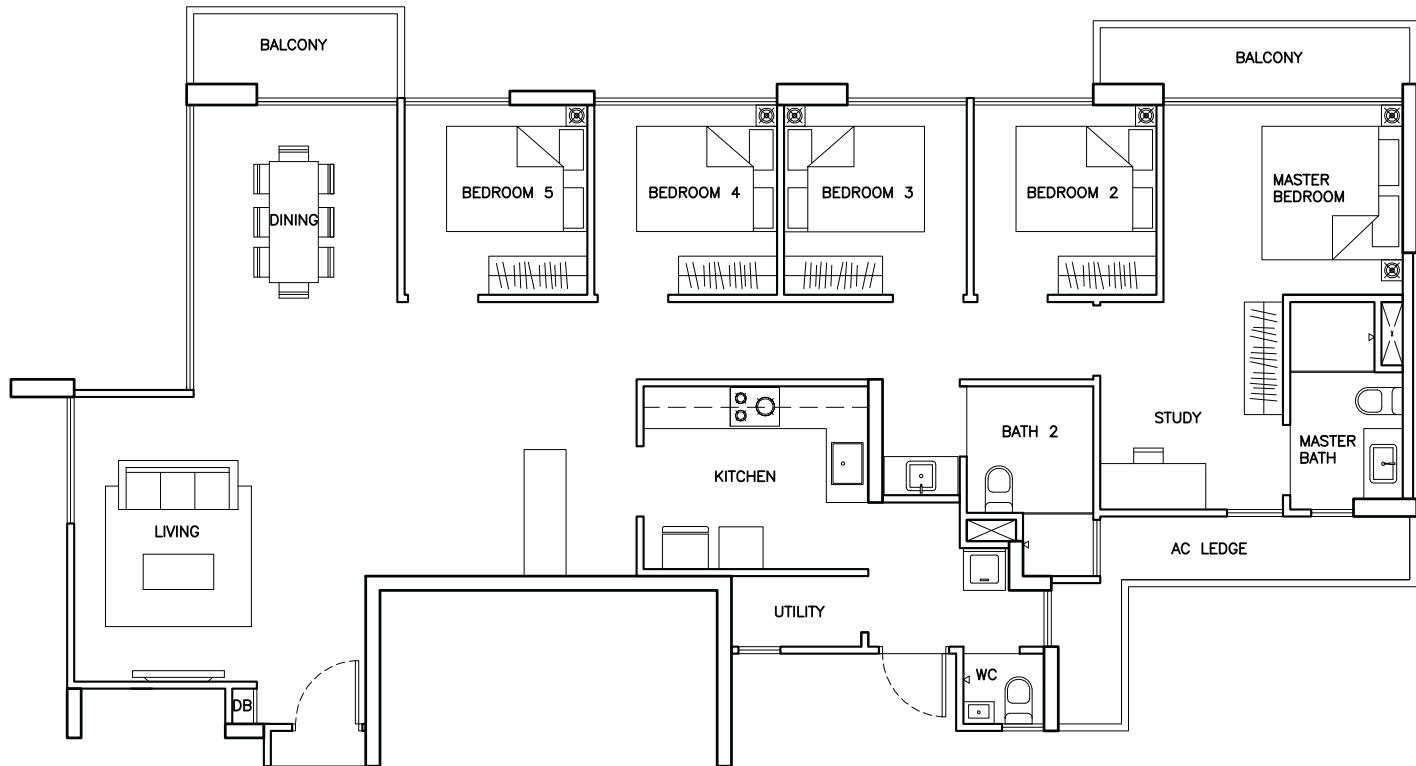
159 sqm

#12-48



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

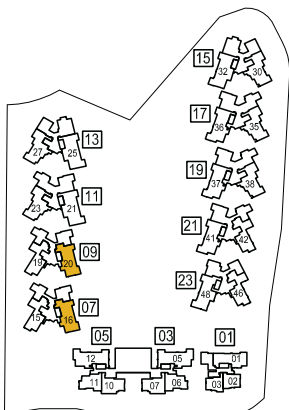
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE PH4

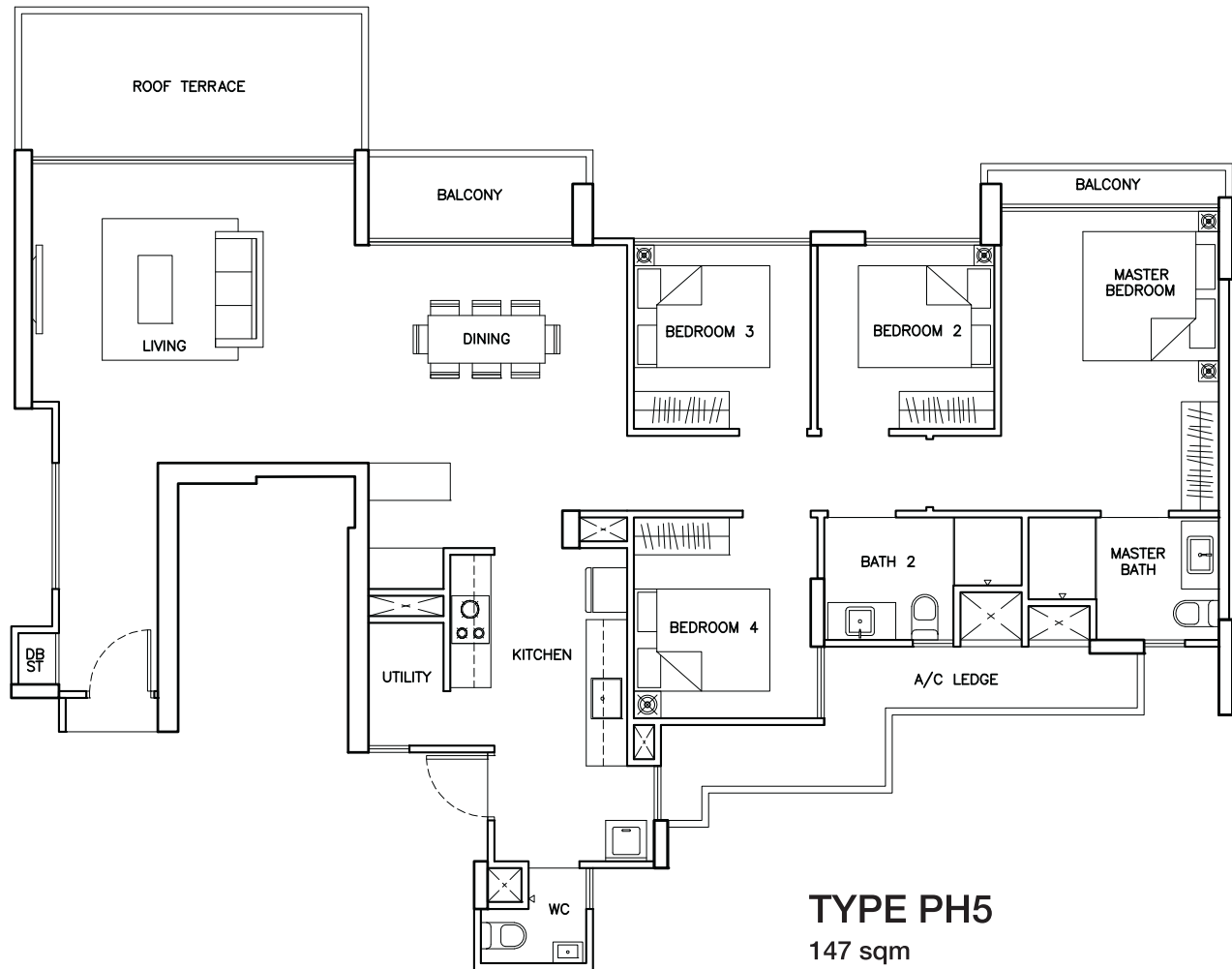
150 sqm

#10-16  
#10-20



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

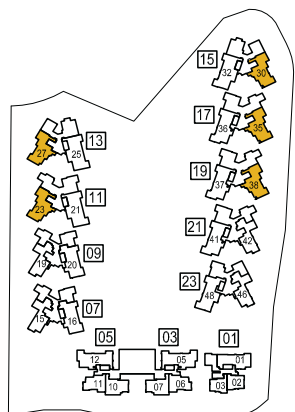
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE PH5

147 sqm

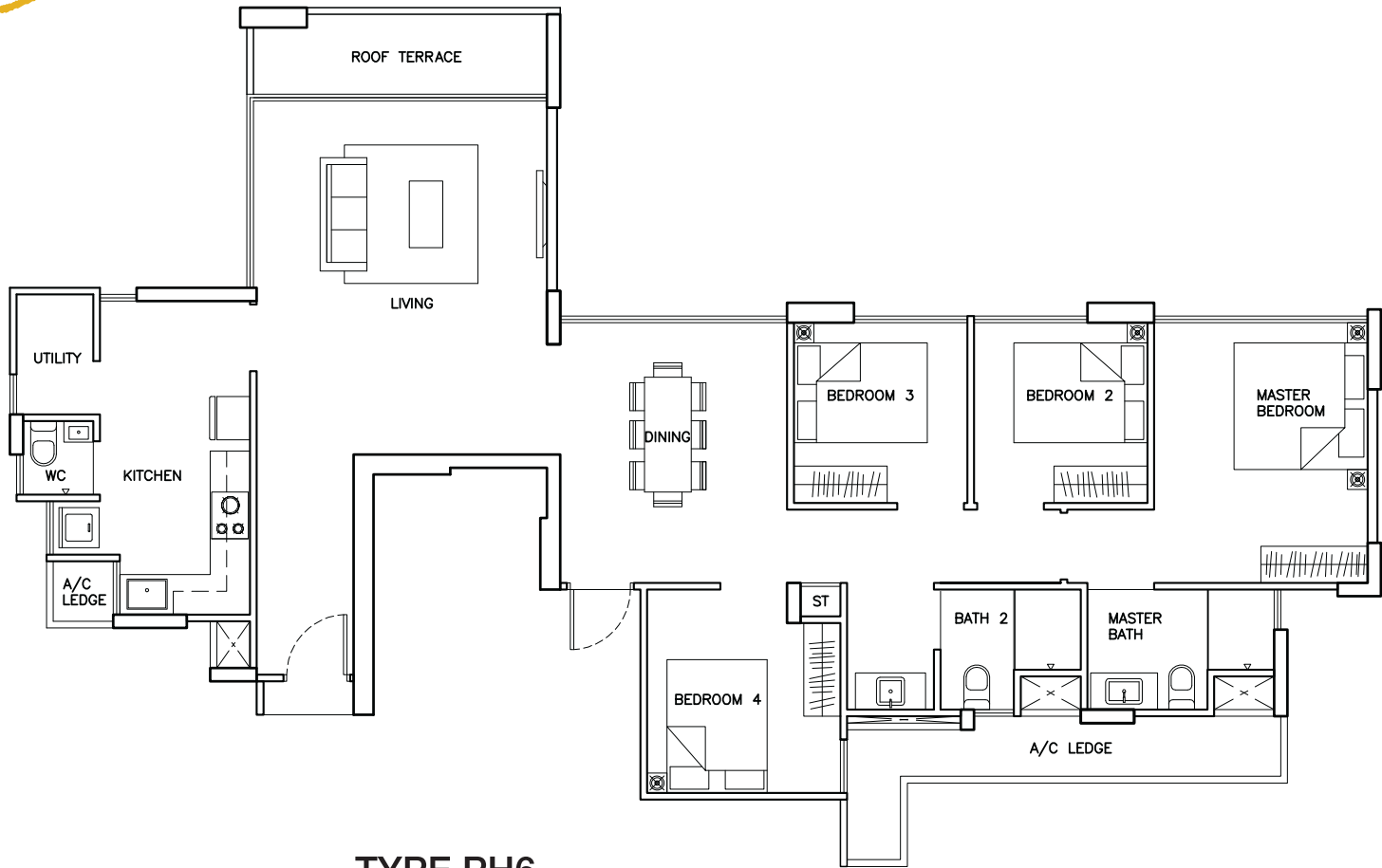
- #10-23 (Mirror Unit)
- #11-27 (Mirror Unit)
- #13-30
- #13-35
- #13-38



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

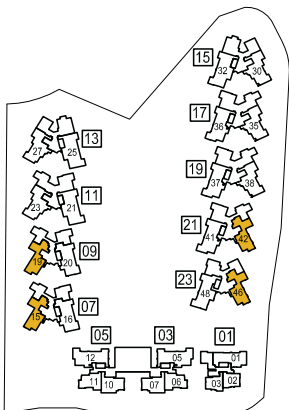




## TYPE PH6

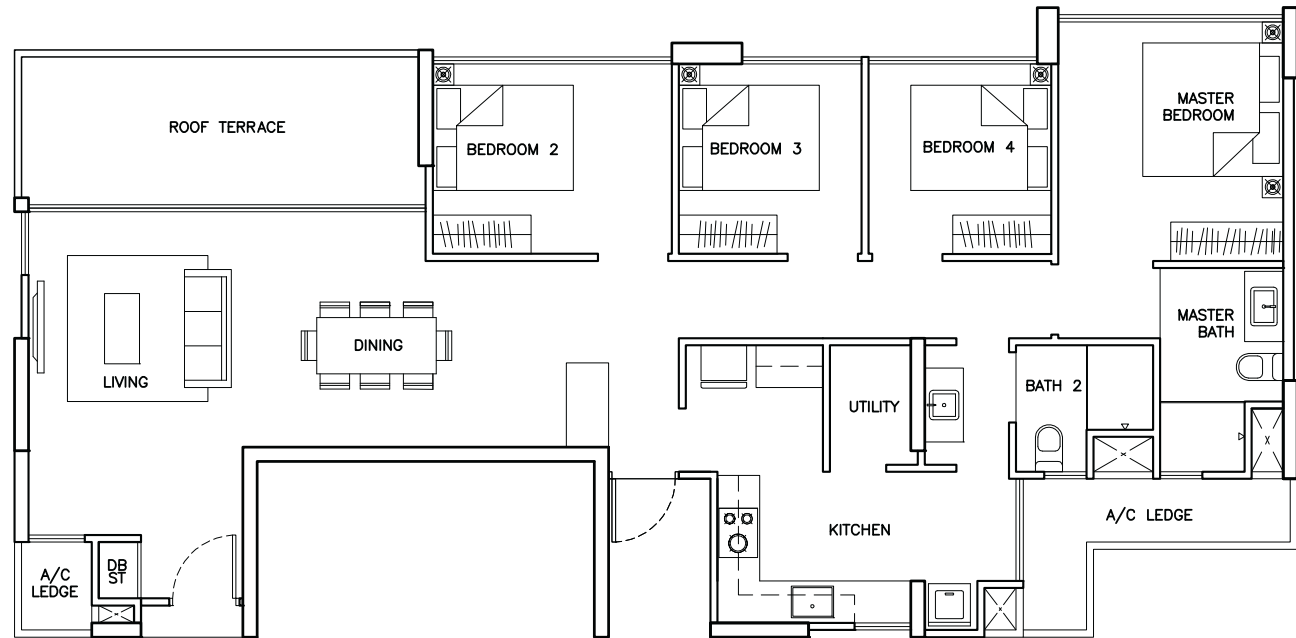
132 sqm

- #10-15 (Mirror Unit)
- #10-19 (Mirror Unit)
- #12-42
- #12-46



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

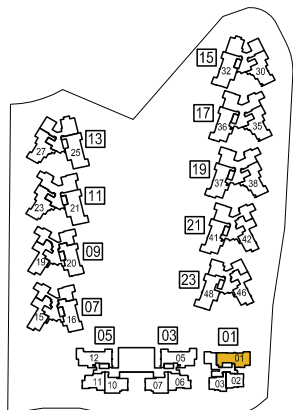
Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.



## TYPE PH7

129 sqm

#11-01



NOTE: HIGH CEILING FOR ALL PENTHOUSE UNITS

Area includes A/C ledge, balcony, PES, roof terrace and void (where applicable). Orientation and facings will differ depending on the unit you are purchasing (please refer to the key plan). All plans are not to scale and subject to changes as may be required by relevant authorities. All floor areas are estimated and subjected to final survey.

# SPECIFICATIONS

## 1 FOUNDATION

Piled foundation and/or other approved foundation system.

## 2 SUPERSTRUCTURE

Reinforced concrete and/or steel structure.

## 3 WALLS

- a) External : - Reinforced concrete and/or pre-cast reinforced concrete and/or masonry.
- b) Internal : - Masonry and/or cast in-situ reinforced concrete wall and/or pre-cast reinforced concrete wall and/or light weight concrete block and/or drywall partition.

## 4 ROOFS

Reinforced concrete roof and/or structural steel roofing system with appropriate insulation and waterproofing system.

## 5 CEILING

### a) Unit

- i) Living, Dining, Bedrooms
- Skim coat with paint finish and/or bulkhead (Where applicable).
- ii) Hallway to Bedrooms/ Entry to Living, Kitchen, Bathroom, WC, Private Enclosed Space (PES) and Balcony (where applicable).
- Ceiling board and/or ceiling box-up and/or cement/ sand plaster and/or skim coat with paint finish and/or bulkhead (where applicable) to designated area.

### b) Common area

- i) 1st storey lift lobby to 13th storey lift lobby
- Ceiling board and/or skim coat and/or cement/ sand plaster with paint finish.
- ii) Carpark, Ramp and staircase
- Skim coat and/or cement/sand plaster with paint finish and/or bulkhead (where applicable).

## 6 FINISHES

### a) Wall

- i) Unit
- Living, Dining, Bedrooms, Hallway to Bedrooms
    - Paint finish to exposed surface only.
  - Bathroom, Powder room
    - Tile to designated exposed surface below false ceiling.
  - Kitchen, WC
    - Tile and/or skim coat and/or cement/sand plaster with paint finish (up to false ceiling and at designated exposed areas only).
  - Private Enclosed Space (PES), Balcony, Planter and Roof Terrace
    - Cement/sand plaster and/or skim coat with paint finish.
- ii) Common Area
- Internal Wall**
- 1st storey lift lobby and 2nd storey lift lobby:
    - Stone and/or tile and/or cement /sand plaster and/or skim coat with paint finish.
  - 3rd to 13th storey common lift lobby
    - Cement/sand plaster and/or skim coat with paint finish.
  - Common Corridor, Staircase and Carpark
    - Cement/sand plaster and/or skim coat with paint finish.

### External Wall

- All external Walls including Roof Terrace, Balcony and Private Enclosed Space (PES)
  - Cement/Sand plaster with emulsion and/or spray textured paint.

### b) Floor

- i) Unit
- Living, Dining, Kitchen, Bathrooms, Powder room, Entrance Foyer, WC, Hallway
  - Tile with skirting
  - Bedrooms
    - Timber flooring with skirting.
  - Private Enclosed Space (PES), Balcony, Roof Terrace
    - Tile and/or cement/sand screed to Architect s design.
  - A/C Ledge
    - Cement/sand screed.
- ii) Common Area
- 1st storey lift lobby to 13th storey lift lobby
    - Stone and/or tile and/or cement/sand screed.

## 7 WINDOW

### i) Unit

- All windows of the apartment shall be aluminium framed window with glass.

## 8 DOORS

### i) Unit

- Main Entrance
  - Approved fire-rated timber door.
- Bedrooms, Bathrooms Powder room
  - Hollow core timber swing door and/or sliding door.
- Kitchen
  - Timber and/or aluminium framed sliding door and/or swing door and/or slide and fold door to Architect s design (where applicable).
- WC
  - Swing door and/or slide and fold door to Architect s design (where applicable).
- Balcony, Terrace and Roof Terrace, Private Enclosed Space (PES)
  - Aluminium framed sliding and/or swing door and/or slide and fold door.

## 9 SANITARY FITTINGS

### a) Master Bath

- 1 shower compartment complete with shower mixer set
- 1 water closet
- 1 vanity top complete with 1 countertop basin and 1 basin mixer
- 1 mirror
- 1 tower rail
- 1 toilet paper holder

### b) Common Baths (where applicable)

- 1 shower compartment with shower mixer
- 1 water closet
- 1 vanity top complete with 1 countertop basin and 1 basin mixer
- 1 pedestal wash basin with 1 basin mixer
- 1 mirror
- 1 tower rail
- 1 toilet paper holder

**c) Powder Room** (where applicable)

- 1 water closet
- 1 vanity top complete with 1 countertop basin and 1 basin mixer
- 1 pedestal wash basin with 1 basin mixer
- 1 mirror
- 1 tower rail
- 1 toilet paper holder

**d) WC** (where applicable)

- 1 water closet
- 1 shower set
- 1 toilet paper holder

**e) Kitchen(when applicable) or Yard** (where applicable)

- 1 washing machine bib tap

**f) Private Enclosed Space (PES) or Roof Terrace** (where applicable)

- 1 cold water bib tap

**10 ELECTRICAL INSTALLATION**

- Wiring for lighting and power shall be concealed conduit except for spaces within DB's closet and area above false ceiling, which shall be exposed conduit/trunking.
- See Electrical Schedule for details.

**11 CABLE TV AND TELEPHONE POINTS**

TV/telephone points shall be provided in accordance with the Electrical Schedule.

**12 LIGHTNING PROTECTION SYSTEM**

Lightning Protection System shall be provided in accordance with SS555:2010.

**13 PAINTING**

- External Wall
  - External emulsion painting and/or spray textured paint coating.
- Internal Wall
  - Emulsion paint.

**14 WATERPROOFING**

Waterproofing shall be provided to floor of Bathroom, Kitchen, WC, Private Enclosed Space (PES), Balcony, Roof Terrace, Reinforced Concrete (RC) Roof, Planter, Swimming Pool and other Pools, Swimming Pool Pump Room, Landscape Deck, Basement Carparks (where applicable).

**15 DRIVEWAY AND CARPARK**

- Surface driveway
  - Concrete/stone paver and/or tile and/or pre-mix and/or concrete floor and/or Grass-cell pavers to external driveway at designated areas.
- Carpark and ramp to basement Carpark
  - Reinforced concrete slab with floor hardener.

**16 RECREATIONAL FACILITIES**

- Swimming Pool - lap pool & free-form pool with pool side deck
- Children's Wading Pool
- Dip Pool
- Spa

e) Plaza - with BBQ facilities

f) Outdoor Lounge Deck

g) Poolside Pavilion

h) BBQ/Grill Pavilion

i) Children Play

j) Tennis Court

k) Outdoor Fitness Stations

l) Themed Gardens

m) Sky Clubhouse - Gym, Dining and Lounge Areas

**17 OTHER FACILITIES**

Management Office & Guard House.

**18 ADDITIONAL ITEMS**

a) Kitchen Cabinets and appliances

- Solid surface countertop complete with high and low level kitchen cabinet and stainless steel sink with kitchen tap, cooker hob, hood and built-in microwave.

b) Bedroom wardrobe

- Built in Wardrobe.

c) Water heater

- Hot water supply shall be provided to all Bathrooms (EXCEPT WC, kitchen, powder room)

d) Security System

- Audio Intercom System to Apartment Units.
- Card Access to pedestrian gate.
- Carpark Barrier System at main entrance near Guardhouse.
- Closed Circuit Television System (CCTV) general surveillance to ground storey lift lobby and designated common areas.

e) Gas supply

- Town gas is supplied to units with Gas Burner hob and gas heater.

f) PES fencing

- Metal railing and/or fixed glass panel and/or planter and/or brick wall with plaster and paint and/or reinforced concrete (RC) with gate to Architect's design.

g) Balcony and Roof Terrace

- Metal Railing and/or fixed glass panel and/or reinforced concrete (RC) balustrade to Architect's design.

h) Air-Conditioning

- Wall mounted fan coil unit air-conditioning system to Living/Dining, and Bedrooms.

**NOTE:**

1) Air-Conditioning System

To ensure good working condition of the air-conditioning system, the system has to be maintained and cleaned on a regular basis by the Purchaser. This includes the cleaning of filters, clearing of condensate pipes and charging of gas. The Purchaser is advised to engage his/her own contractor to service the air-conditioning system regularly.



Developer : Hao Yuan Development Pte Ltd [RCB : 201229944Z] • Developer's License No : C1079 dated 15 July 2013 • Tenure of Land : 99 years from 25 February 2013 • Mukim/Lot No : Lot 4838K of Mukim 31, Singapore • Building Plan No : A1698-00350-2013-BP01 dated 10 July 2013 • Planning Approval No : P280113-24C2-Z000 dated 17 Jun 2013 • Project Account No : MALAYAN BANKING BERHAD FOR PROJECT ACCOUNT NUMBER 04011503676 FOR HAO YUAN DEVELOPMENT PTE LTD • Expected Date of Vacant Possession : 25 November 2016 • Expected Date of Legal Completion : 25 November 2019

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Developer:



Jointly Developed By:



Sustained Land Pte Ltd