

LIFE AT ITS FINEST  LIVE TO THE FULLEST



Reflections of SPACE

Spatial Design

Welcome to a resort-inspired enclave that seamlessly blend its inhabitants, both nature and humankind, in tune with the ageless chords of peace and harmony. Spanning the entire sanctuary, the landscape is likened to a paradisiacal valley of rocks, trees and water. The curious shall traverse deeper, into an endless vista of floral splendour, as the richness of the valley graces those who enter. This is **Canberra Residences**.

An abode that is a stone's throw away from conveniences - a paradise that you delightfully call home.

WELCOME

the exclusivity

Nestled in the tranquility of Sembawang, **Canberra Residences** combines sumptuous luxury with a modern minimalist style amidst the freedom of wide open spaces. The spaciousness, serenity and breathtaking scenery of the residences and the landscape exemplify a 'Green Sanctuary' - where the luxuriant foliage is a refreshing reminiscence of a rainforest. From the moment you drive into the basement car park, you are embraced with an aesthetic appeal that makes living a dreamy experience. Here, you can be yourself and free your senses!





ENJOY

the spaciousness

Stroll, or jog, you will discover the different natural terrains of the rain forest trail that fringes the entire sanctuary.



INDULGE

your passion

Immerse yourself into the 50-meter pool, wading pool or cavern spas, that are smack right in the heart of the residences nearing a host of leisure amenities of pavilions, barbeque pits, water lounge, jacuzzi, gymnasium by the waters, children's playground and a private clubhouse - all of these ensconced amidst the tropical green landscape, just like in an alluring resort paradise.

NORTHERN CONNECTOR LINKS TOWNS TO NATURE

WOODLANDS WATERFRONT



SEMBAWANG PARK



YISHUN PARK



LOWER SELETAR RESERVOIR



EXPLORING the North

Embark on a fascinating sojourn into urban heartlands and nature sites as you venture along the meandering 25km park connector loop. As you pedal along on a bicycle, or take a leisurely drive, you will experience the laidback yet scenic neighbouring communities. Flora and fauna habitats are in abundance, and simply breathtaking... and **Canberra Residences** is at the heart of it all.

PARK CONNECTOR (PC)

- A** CANBERRA-SEMBAWANG PC
- B** CANBERRA PC
- C** SEMBAWANG PC
- D** WOODLANDS (AVE 7) PC
- E** ADMIRALTY WEST PC
- F** MARSILING PC
- G** WOODLANDS (AVE 3) PC
- H** WOODLANDS (SLE) PC
- I** ULU SEMBAWANG PC
- J** CENTRAL CATCHMENT PC
- K** MANDAI PC
- L** KHATIB BONGSU PC
- M** YISHUN PC
- N** SIMPANG KIRI PC



WOODLANDS (SLE) PARK CONNECTOR



ULU SEMBAWANG PARK CONNECTOR



SITE PLAN



Pamper Yourself At Water Haven

- W1 Cavern Spa
- W2 Jacuzzi
- W3 Water Lounge
- W4 50 metre length Pool
- W5 Beach Bay
- W6 Resort Bay
- W7 Gymnasium by the Waters
- W8 Fountain Plaza
- W9 Waterfall Plaza
- W10 Arundina Pond
- W11 Crystal Pond
- W12 Cana Pond
- W13 Colocasia Pond
- W14 Waterbay Terrace
- W15 Wave Boardwalk

Repose And Relax In An Eco Sanctuary

- N1 Tree Grove Entrance
- N2 Fern Gully Entrance
- N3 Bamboo Forest
- N4 Rainforest
- N5 Willowing Walk
- N6 Bamboo Walk
- N7 Evolvulus Walk
- N8 Portulaca Walk
- N9 Heliconia Walk
- N10 Tamarind Walk
- N11 Fernery Walk
- N12 Tree Fern Trail
- N13 Hevea Trail
- N14 Gnetum Trail
- N15 Garcinia Trail
- N16 Hopea Trail
- N17 Jacaranda Trail
- N18 Sky Walk
- N19 Goldengem Court
- N20 Portulaca Court
- N21 Evolvulus Court
- N22 Tamarind Court
- N23 Fern Court
- B1 Basement Green Sanctuary (Carpark at Basement)

Unwind And Renew At Wellness Hub

- Rainforest Trail:
- E1 Fern Gully Jog
- E2 Rainbow Jog
- E3 Forest Heart Jog
- E4 Nature Fitness stations
- E5 Geriatric Fitness stations
- E6 Tai Chi Place
- E7 Reflexology Trail
- E8 Tennis Court

Indulge At Kid's Fun Land

- C1 Children's Water Playground
- C2 Water Jets
- C3 Children's Wading Pool
- C4 Children's Wading Plaza
- C5 Children's Play Area

Enjoy In A Leisure Garden

- R1 Outdoor Lounge
- R2 Dining Pavilion
- R3 Grill Pavillion
- R4 Teppanyaki Pavillion
- R5 Barbeque Station
- R6 Function Lawn
- R7 Club House/ Multi-purpose Room
- R8 Sky Lawn

ACCESS the conveniences - A short walk to SEMBAWANG MRT

Key locations shown on the map include:

- Transportation:** Sembawang MRT Station, Woodlands Checkpoint, Future Train Connection to Johor.
- Education:** Canberra Sec School, Canberra Pri School, Yishun Sec School, Yishun Pri School, Singapore Sports School, Singapore American School, Republic Polytechnic, Admiralty Polytechnic.
- Shopping & Leisure:** Sun Plaza Shopping Centre, Sembawang Bus Interchange, Sembawang Shopping Centre, NorthPoint, Yishun Neighbourhood Park, Yishun Pond, SAFRA Yishun Country Club, Khoo Teck Puat Hospital, Sembawang Golf Course, Sembawang Country Club.
- Other Amenities:** Sembawang Park, Bottle Tree Village, Montreal Green, Admiralty Country Club, Sembawang Hot Spring, Reserve Site For Sports/Recreation, Food Centre, Showflat.

RELISH good times



DELIGHT in luxury



Branded kitchen appliances will ensure hassle-free preparations of culinary delights for you and your family's enjoyment.



BRAVAT

At Canberra Residences, you are assured of premium quality sanitary fittings with a touch of class for luxurious living.



Chic and contemporary sanitary wares will harmoniously complement the trendy architectural designs that seamlessly blend form and function in immaculate fashion.

KOHLER

2ND - 4TH STOREY PLAN



- LEGEND:**
- TYPE 1 BR
 - TYPE 2 BR
 - TYPE 2 + 1 BR
 - TYPE 3 BR
 - TYPE 3 + 1 BR
 - TYPE 4 BR
 - TYPE 4 BR DK

UNIT DISTRIBUTION CHART

Tower A - No. 501
Canberra Residences

Unit Storey	01	02	03	04	05
5	PH6(b2)	PH1	PH2	PH2	PH2
4	C1(b2)	A	B1	BS1	BS1
3	C1(b2)	A	B1	BS1	BS1
2	C1(b2)	A	B1	BS1	BS1
1	C1(p)	A(p)	B1(p)	BS1(p)	BS1(p)

Tower B - No. 503
Canberra Residences

Unit Storey	06	07	08	09	10
5	PH2	PH4	PH2	PH6(b1)	PH6(b2)
4	BS1	B2	BS1	C1(b1)	C1(b2)
3	BS1	B2	BS1	C1(b1)	C1(b2)
2	BS1	B2	BS1	C1(b1)	C1(b2)
1	BS1(p)	B2(p)	BS1(p)	C1(p)	C1(p)

Tower C - No. 505
Canberra Residences

Unit Storey	11	12	13	14	15
5	PH9(b2)	PH8(b1)	PH2	PH4	PH3
4	C1(b2)	C1(b1)	BS1	B2	BS2
3	C1(b2)	C1(b1)	BS1	B2	BS2
2	C1(b2)	C1(b1)	BS1	B2	BS2
1	C1(p)	C1(p)	BS1(p)	B2(p)	BS2(p)

Tower D - No. 507
Canberra Residences

Unit Storey	16	17	18	19	20
5	PH3	PH1	PH2a	PH11(b1)	PH10(b2)
4	BS2	A	BS1a	D(b1)	CS1(b2)
3	BS2	A	BS1a	D(b1)	CS1(b2)
2	BS2	A	BS1a	D(b1)	CS1(b2)
1	BS2(p)	A(p)	BS1a(p)	D(p)	CS1(p)

Tower E - No. 509
Canberra Residences

Unit Storey	21	22	23	24	25
5	PH8(b2)	PH9(b1)	PH2a	PH1	PH3
4	C1(b2)	C1(b1)	BS1a	A	BS2
3	C1(b2)	C1(b1)	BS1a	A	BS2
2	C1(b2)	C1(b1)	BS1a	A	BS2
1	C1(p)	C1(p)	BS1a(p)	A(p)	BS2(p)

Tower F - No. 511
Canberra Residences

Unit Storey	26	27	28	29	30
5	PH3	PH1	PH2a	PH8	PH6(b2)
4	BS2	A	BS1a	CS2	C1(b2)
3	BS2	A	BS1a	CS2	C1(b2)
2	BS2	A	BS1a	CS2	C1(b2)
1	BS2(p)	A(p)	BS1a(p)	CS2(p)	C1(p)

Tower G - No. 513
Canberra Residences

Unit Storey	31	32	33	34	35
5	PH2	PH2	PH6a(b1)	PH1	PH6a
4	B1	B1	C1a(b1)	A	C1a
3	B1	B1	C1a(b1)	A	C1a
2	B1	B1	C1a(b1)	A	C1a
1	B1(p)	B1(p)	C1a(p)	A(p)	C1a(p)

Tower H - No. 515
Canberra Residences

Unit Storey	36	37	38	39	40
5	PH10(b2)	PH11(b1)	PH2	PH1	PH2
4	CS1(b2)	D(b1)	B1	A	B1
3	CS1(b2)	D(b1)	B1	A	B1
2	CS1(b2)	D(b1)	B1	A	B1
1	CS1(p)	D(p)	B1(p)	A(p)	B1(p)

Tower I - No. 517
Canberra Residences

Unit Storey	41	42	43	44	45
5	PH2	PH1	PH2	PH9(b1)	PH9(b2)
4	B1	A	B1	C1(b1)	C1(b2)
3	B1	A	B1	C1(b1)	C1(b2)
2	B1	A	B1	C1(b1)	C1(b2)
1	B1(p)	A(p)	B1(p)	C1(p)	C1(p)

Tower J - No. 519
Canberra Residences

Unit Storey	46	47	48	48
5	PH6	PH9(b1)	PH2	PH2
4	C1	C1(b1)	BS1	BS1
3	C1	C1(b1)	BS1	BS1
2	C1	C1(b1)	BS1	BS1
1	C1(p)	C1(p)	BS1(p)	BS1(p)

Tower K - No. 521
Canberra Residences

Unit Storey	50	51	52	53	54
5	PH2b	PH2	PH5	PH2	PH2b
4	B1	B1	BS3	BS1	BS1
3	B1	B1	BS3	BS1	BS1
2	B1	B1	BS3	BS1	BS1
1	B1(p)	B1(p)	BS3(p)	BS1(p)	BS1(p)

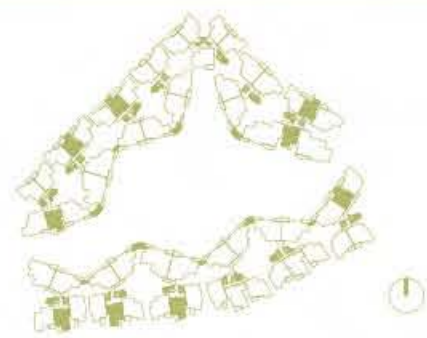
Tower L - No. 523
Canberra Residences

Unit Storey	55	56	57	58
5	PH7	PH7	PH9(b1)	PH6
4	C2	C2	C1(b1)	C1
3	C2	C2	C1(b1)	C1
2	C2	C2	C1(b1)	C1
1	C2(p)	C2(p)	C1(p)	C1(p)

Tower M - No. 525
Canberra Residences

Unit Storey	59	60	61	62	63	64
5	PH12	PH1	PH12(b1)	PH2	PH1	PH7a
4	E	A	E(b1)	B1	A	C2a
3	E	A	E(b1)	B1	A	C2a
2	E	A	E(b1)	B1	A	C2a
1	E(p)	A(p)	E(p)	B1(p)	A(p)	C2a(p)

- LEGEND**
- Type 1 BR
 - Type 2 BR
 - Type 2 + 1 BR
 - Type 3 BR
 - Type 3 + 1 BR
 - Type 4 BR
 - Type 4 BR DK
 - Type 2BR PH with Roof Terrace
 - Type 3BR PH with Roof Terrace
 - Type 3 + 1 BR PH with Roof Terrace
 - Type 3 + 1 BR PH with Roof Terrace & Sky Garden
 - Type 4 + 1 BR PH with Roof Terrace & Sky Garden
 - Type 4BR PH with Roof Terrace & Sky Garden

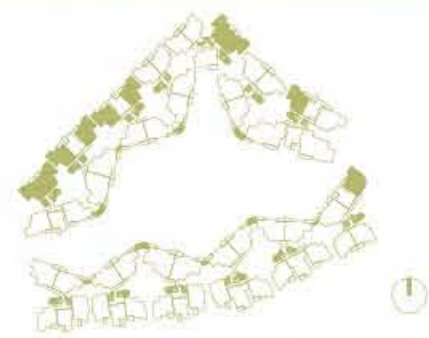


1 BEDROOM
RESORT RESIDENCES



TYPE A

57 SQM / 614 SQFT
#02 to 04-02, #02 to 04-17, #02 to 04-24, #02 to 04-27, #02 to 04-34,
#02 to 04-39, #02 to 04-42, #02 to 04-60, #02 to 04-63



2 BEDROOM
RESORT RESIDENCES

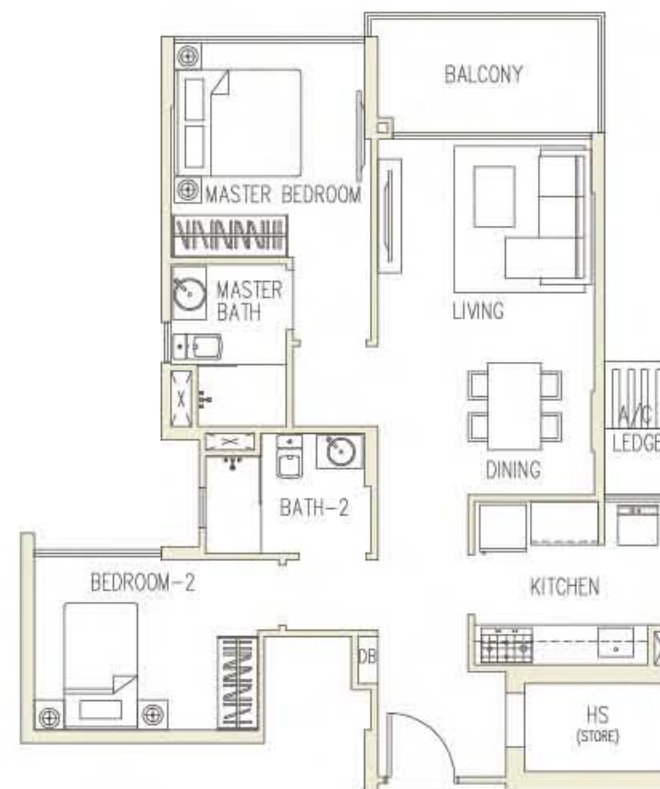


TYPE B1

79 SQM / 850 SQFT
#02 to 04-03, #02 to 04-31, #02 to 04-32, #02 to 04-38, #02 to 04-40,
#02 to 04-41, #02 to 04-43, #02 to 04-50, #02 to 04-51, #02 to 04-62



2 BEDROOM
RESORT RESIDENCES



TYPE B2

80 SQM / 861 SQFT
#02 to 04-07, #02 to 04-14



2 + 1 BEDROOM
RESORT RESIDENCES



REFER TO: TYPE BS1a

TYPE BS1

84 SQM / 904 SQFT
#02 to 04-04, #02 to 04-05, #02 to 04-06, #02 to 04-08, #02 to 04-13,
#02 to 04-48, #02 to 04-49, #02 to 04-53, #02 to 04-54



TYPE BS1a

84 SQM / 904 SQFT
#02 to 04-18, #02 to 04-23, #02 to 04-28



2 + 1 BEDROOM
RESORT RESIDENCES



TYPE BS2
87 SQM / 936 SQFT
#02 to 04-15, #02 to 04-16, #02 to 04-25, #02 to 04-26



TYPE BS3
82 SQM / 883 SQFT
#02 to 04-52



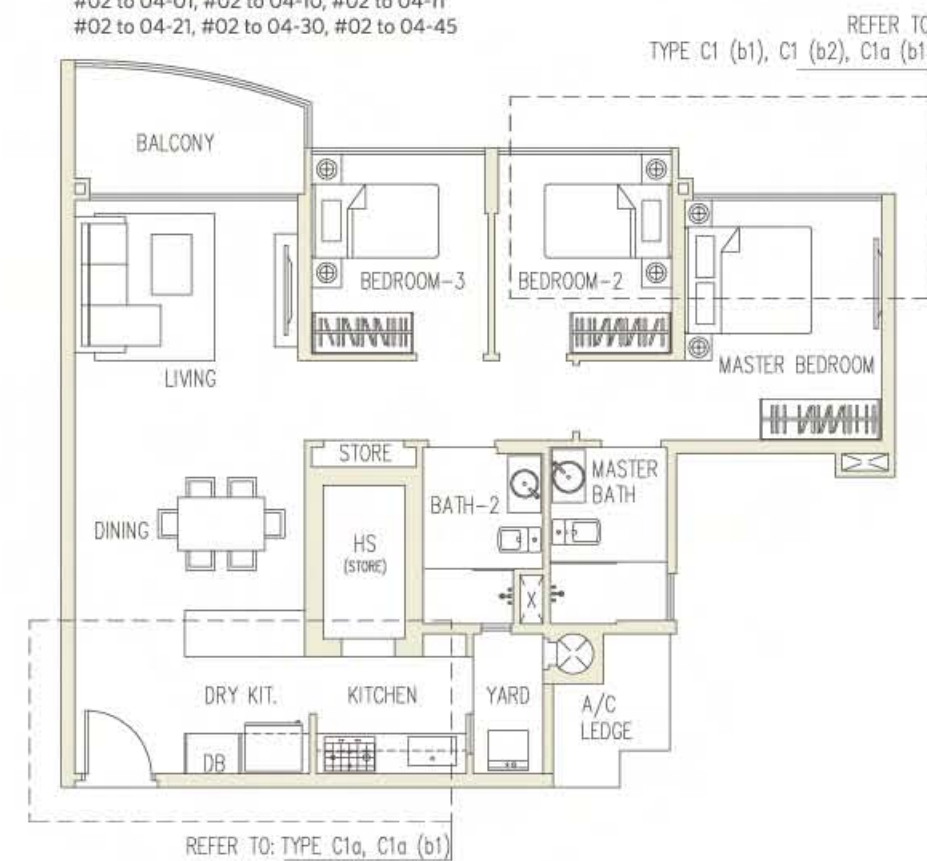
3 BEDROOM
RESORT RESIDENCES



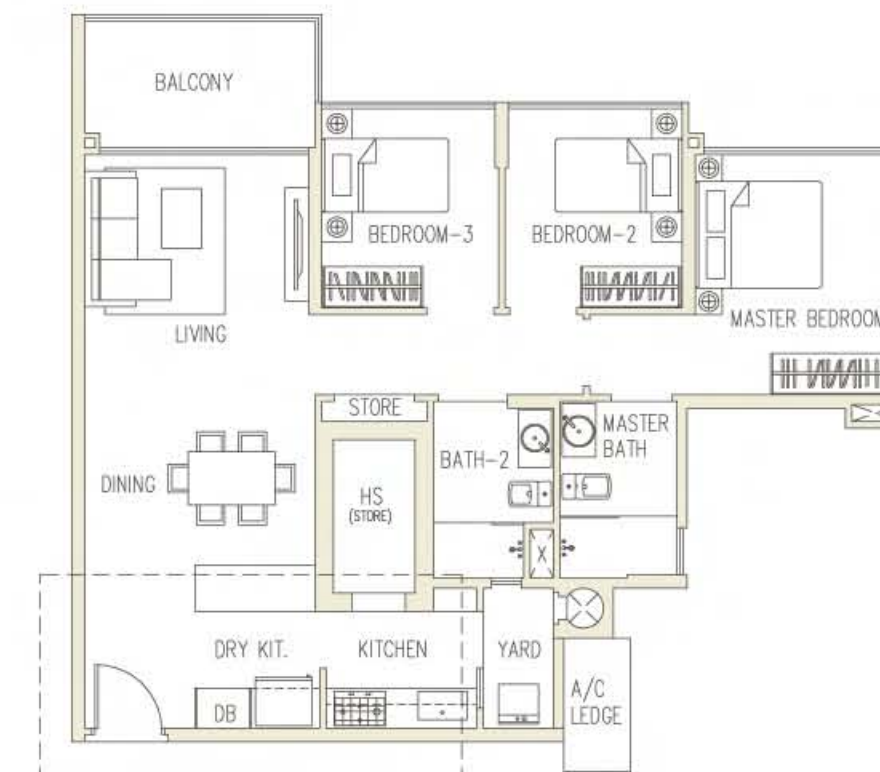
TYPE C1 (b1)
105 SQM / 1,130 SQFT
#02 to 04-09, #02 to 04-12, #02 to 04-22
#02 to 04-44, #02 to 04-47, #02 to 04-57



TYPE C1 (b2)
106 SQM / 1,141 SQFT
#02 to 04-01, #02 to 04-10, #02 to 04-11
#02 to 04-21, #02 to 04-30, #02 to 04-45



TYPE C1
100 SQM / 1,076 SQFT
#02 to 04-46, #02 to 04-58



TYPE C2
100 SQM / 1,076 SQFT
#02 to 04-55, #02 to 04-56



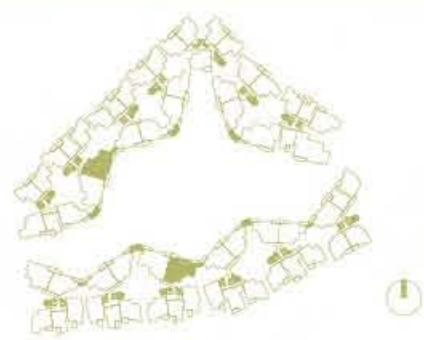
TYPE C1a
100 SQM / 1,076 SQFT
#02 to 04-35



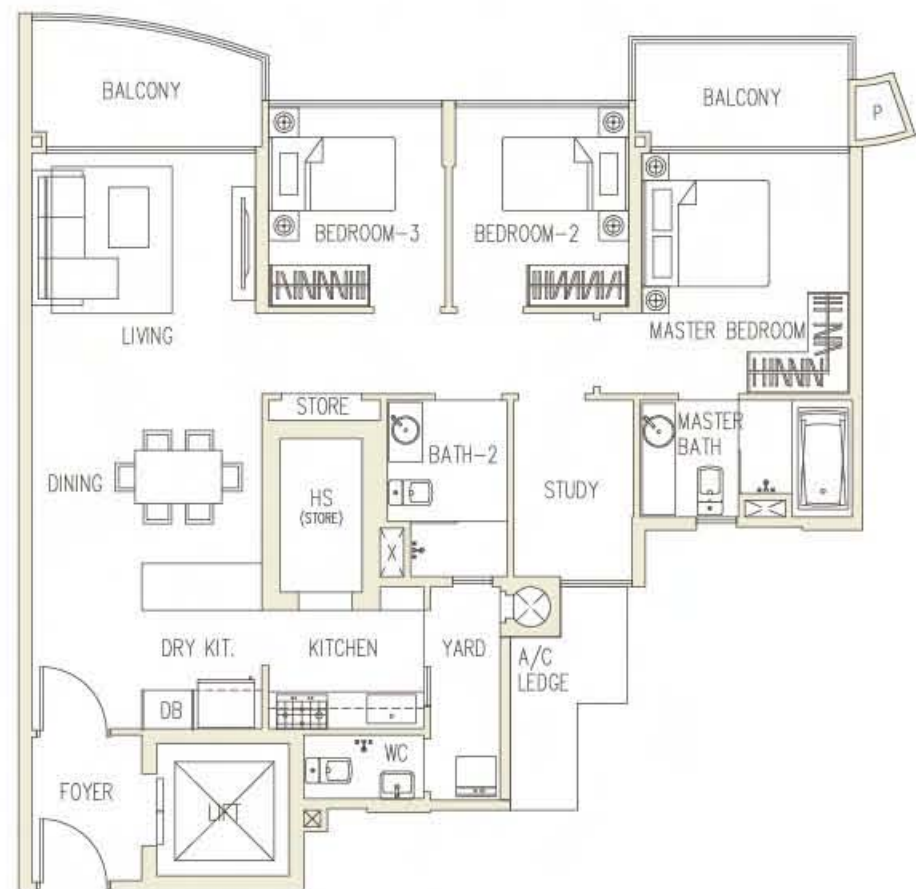
TYPE C1a (b1)
105 SQM / 1,130 SQFT
#02 to 04-33



TYPE C2a
100 SQM / 1,076 SQFT
#02 to 04-64



3 + 1 BEDROOM
RESORT RESIDENCES



TYPE CS1 (b2)
122 SQM / 1,313 SQFT
#02 to 04-20, #02 to 04-36



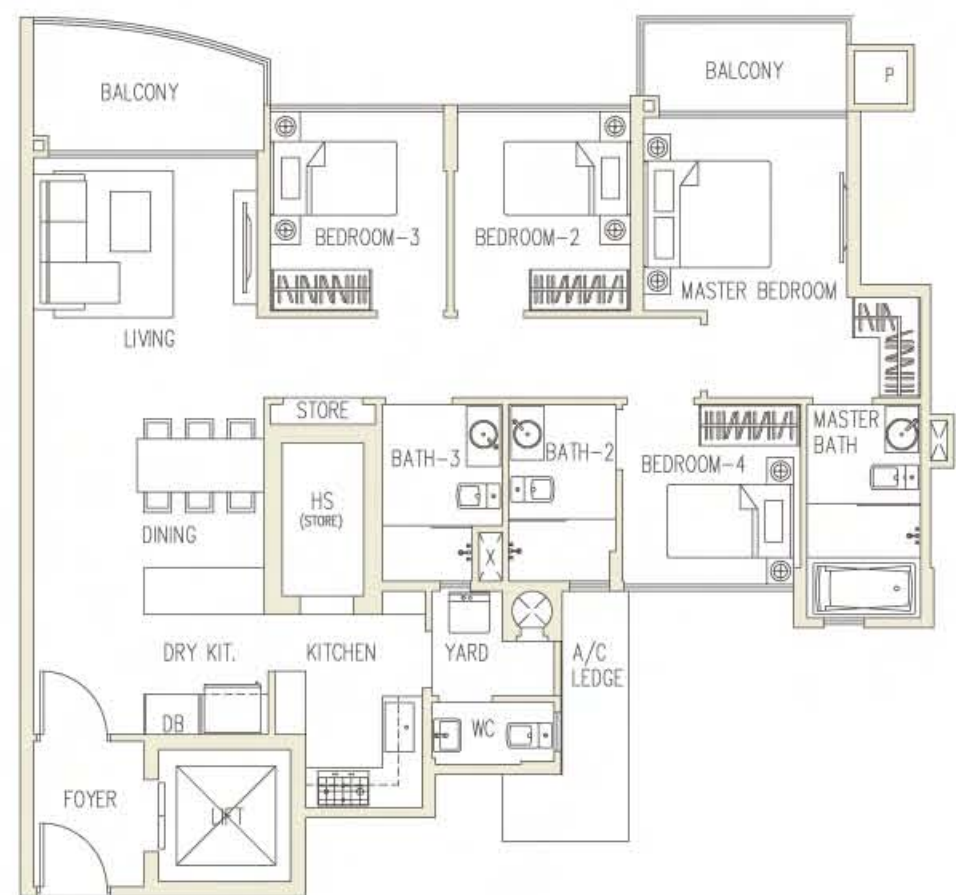
3 + 1 BEDROOM
RESORT RESIDENCES



TYPE CS2
112 SQM / 1,206 SQFT
#02 to 04-29



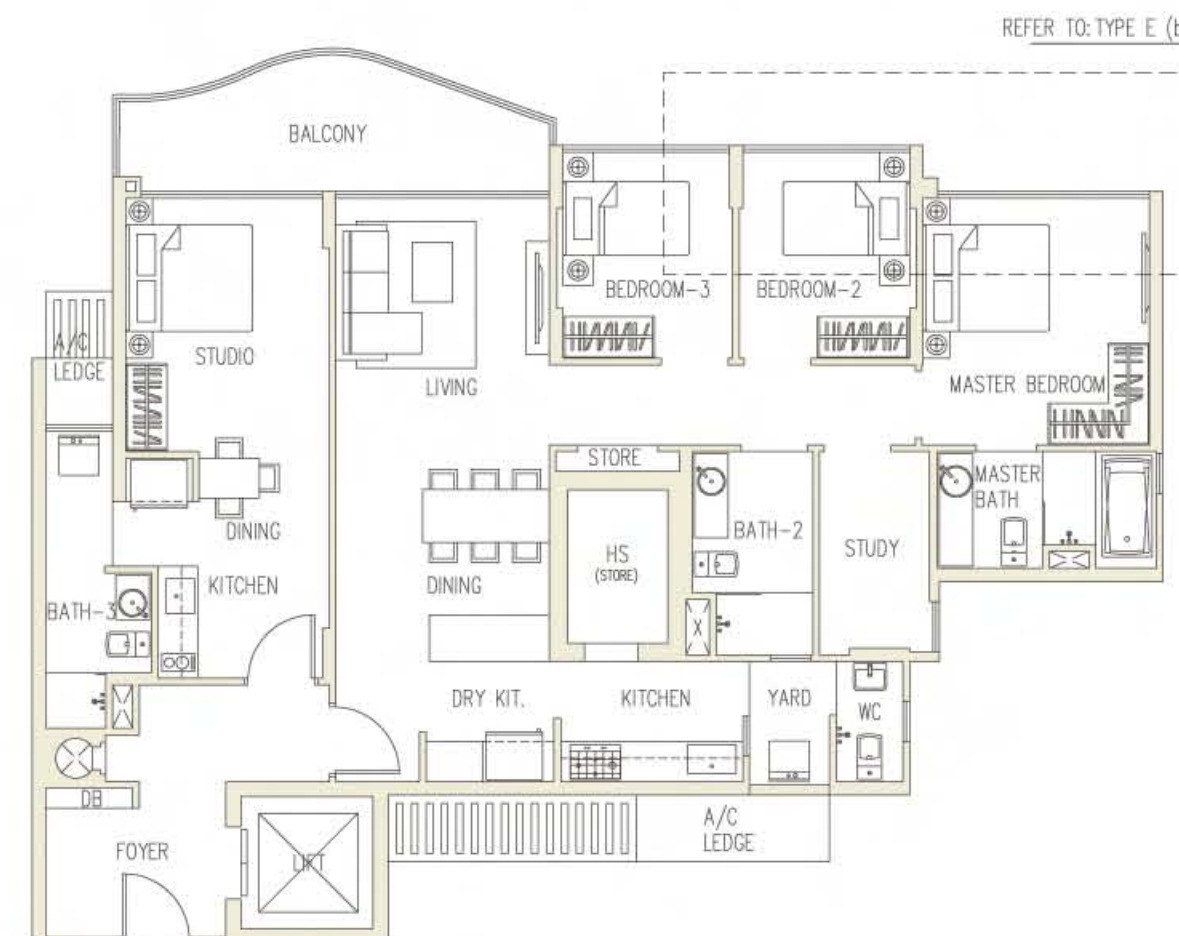
4 BEDROOM
RESORT RESIDENCES



TYPE D (b1)
133 SQM / 1,432 SQFT
#02 to 04-19, #02 to 04-37



4 + 1 BEDROOM DUAL KEY
RESORT RESIDENCES



TYPE E
158 SQM / 1,701 SQFT
#02 to 04-59



TYPE E (b1)
164 SQM / 1,765 SQFT
#02 to 04-61

SPECIFICATIONS

- 1. FOUNDATION**
Pre-cast reinforced concrete piles and/or other approved foundations.
- 2. SUPERSTRUCTURE**
Cast in-situ reinforced concrete structure and/or pre-cast reinforced concrete structure and/or steel structure framed system.
- 3. FLOORS**
Cast in-situ reinforced concrete flat slab and/or structural beam slab systems
- 4. WALLS**
 - a) External:- reinforced concrete and/or precast concrete panel and /or common clay brick walls.
 - b) Internal:- reinforced concrete and/or precast concrete panel and/or drywall partition system and /or common clay brick walls.
- 5. ROOFS**
 - a) Pitched Roof:-
Metal roofing on structural steel framing and/or reinforced concrete slab with appropriate insulation and waterproofing system.
 - b) Flat Roof:-
Reinforced concrete roof and/or structural steel roofing systems with appropriate insulation and waterproofing system.
- 6. CEILING**
 - a) Unit:-
 - i) Living, Dining, Bedrooms and Study:
Skim coat with emulsion paint and/or bulkhead (where applicable).
 - ii) Hallway to Bedroom/Entry to Living, Kitchen, Bathrooms, WC and Yard (where applicable):
Plaster ceiling board with emulsion paint.
 - iii) Planter, Balcony, Private Enclosed Space (PES) and Household Shelter:
Skim coat with emulsion paint.
 - iv) Kitchen, Dry Kitchen and all Bathrooms: Plasterboard ceiling with emulsion paint finish.
 - b) Common Areas:-
 - i) Basement Lift Lobby to 5th Storey Lift Lobby: Plaster ceiling board with emulsion paint.
 - ii) Gymnasium and Function Room (where applicable): Plaster ceiling board with emulsion paint.
 - iii) Male and Female Changing Rooms:
Plaster ceiling board with emulsion paint.
 - iv) Basement Car Park, Ramp and Staircases:
Skim coat with emulsion paint.
- 7. FINISHES**
 - a) Wall
 - i) Unit:-
 - Living, Dining, Hallway, Bedrooms, Study, Household Shelter and Yard:
Cement & sand plaster and/or skim coat with emulsion paint (up to false ceiling and on exposed surfaces only).
 - Roof Terrace, Balcony and Private Enclosed Space (PES):
Cement & sand plaster with emulsion paint.
 - Master Bathroom and other Bathrooms:
Homogeneous and/or ceramic tiles (up to false ceiling and at exposed areas only).
 - Kitchen, Dry Kitchen (where applicable) and WC:
Homogeneous and/or ceramic tiles and/or cement & sand plaster with emulsion paint finish (up to false ceiling and at exposed areas only).
 - ii) Common Areas:-
Internal Wall
 - Basement Lobby and 1st Storey Lift Lobby:
Granite and/or marble and/or homogenous tiles and/or ceramic and/or cement sand plaster and/or skim coat with emulsion paint finish (up to false ceiling and on exposed areas only).
 - 2nd to 5th Storey Lift Lobbies:
Cement & sand plaster and/or skim coat with emulsion paint (up to false ceiling and on exposed area only).
 - Common Corridors, Staircases, and Basement Car Park:
Cement & sand plaster and/or skim coat with emulsion paint.
 - External Wall
 - All External Walls including Roof Terrace, Balcony and Private Enclosed Space (PES):
Cement & sand plaster with emulsion paint and/or spray texture coating.
 - b) Floor
 - i) Unit:-
 - Living, Dining, Hallway to Bedroom and Dry Kitchen:
Homogenous and/or ceramic tiles with timber skirting.
 - Bedroom, Study and Internal Unit Staircase:
Timber flooring with timber skirting.
 - Master Bath, other Bathrooms and Kitchen:
Homogeneous and/or ceramic tiles to exposed areas only.
 - Household Shelter, WC and Yard:
Homogeneous and/or ceramic tiles with tile skirting.
 - Balcony, Private Enclosed Space (PES), Roof Terrace:
Homogeneous and/or ceramic tiles and/or turfing
 - A/C Ledges:
Cement & sand screed
 - ii) Common Areas:-
Internal Floor
 - Basement Lift Lobby and 1st Storey Lift Lobby:
Homogeneous and/or ceramic tiles and/or natural stone with skirting.
 - 2nd to 5th Storey Lift Lobbies and Common Corridors, Function Room, Male & Female Changing Rooms:
Homogeneous and/or ceramic tiles.
 - Staircases:
Cement & sand screed finish with nosing tiles.
 - External Floor
 - Pool Deck Areas:
Homogeneous tiles and/or glass tiles and /or mosaic and/or slates paver and/or pebble wash and/or natural stone and/or composite floor deck and/or stamped concrete to Architect's design.
 - Swimming Pool, Children and Spa Pools: Homogenous and/or ceramic tiles and /or porcelain mosaic tiles to Architect's design.

*Note:
- No tiles behind and below kitchen cabinets, bathroom cabinets, mirrors and above false ceiling.
- Wall surface above the false ceiling level will be left in its original bare conditions.

- 8. WINDOWS**
Unit:-
Powder coated aluminum framed windows with clear and/or tinted glass and/or frosted glass where appropriate and to Architect's design.
- 9. DOORS**
Unit:-
 - i) Approved fire-rated timber door to apartment's Main Entrance.
 - ii) Hollow core timber door to Bedrooms, Study, Master Bathroom and other Bathrooms.
 - iii) Timber sliding door with viewing panel to Kitchen.
 - iv) Slide and swing door to WC.
 - v) Approved metal door to Household Shelter.
 - vi) Powder coated aluminum framed sliding and/or swing door with clear and/or tinted glass to Balcony, Private Enclosed Space (PES) and Roof Terrace.
 - vii) Metal gate to Private Enclosed Space (PES) (where applicable).
 - b) i) All aluminium frames shall be powder coated (colour subject to Architect's selection).
 - ii) All glazing shall be approximately 6mm thick of clear, tinted or frosted glass (colour subject to Architect's selection).
 - iii) Selected quality locksets and ironmongery at designated doors.
- 10. SANITARY FITTINGS**
 - a) Master Bath:-
 - 1 long bath* complete with bath mixer set
 - 1 sunken shower with screen complete with shower mixer set
 - 1 pedestal water closet
 - 1 vanity top complete with 1 wash basin and 1 basin mixer
 - 1 mirrored cabinet
 - 1 toilet paper holder
 - 1 towel rail
 - 1 hook
 - b) Bathroom 1, 2 & 3:-
 - 1 shower with screen complete with shower mixer set
 - 1 pedestal water closet
 - 1 vanity top complete with 1 wash basin and 1 basin mixer
 - 1 mirror
 - 1 toilet paper holder
 - 1 towel rail
 - 1 hook
 - c) WC (where applicable):-
 - 1 bib tap with shower head
 - 1 water closet
 - 1 wash basin with tap
 - 1 toilet paper holder
 - d) Yard or Kitchen (where applicable):-
 - 1 washing machine bib tap
 - e) Private Enclosed Space (PES), Sky Garden and Roof Terrace (where applicable):-
 - 1 cold water bib tap
- 11. 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.
- 12. CABLE TV AND TELEPHONE POINTS**
 - TV/Telephone points shall be provided in accordance with the Electrical Schedule.
- 13. LIGHTNING PROTECTION SYSTEM**
 - Lightning Protection System shall be provided in accordance with Singapore Standard CP33: 1996.
- 14. PAINTING**
 - a) Internal Walls: Emulsion paint
 - b) External Walls: Exterior emulsion painting and/or texture paint coating
- 15. WATERPROOFING**
Waterproofing shall be provided to floors of all Bathrooms, Kitchen, Yard, WC, Private Enclosed Space (PES), Balcony, Roof Terrace, Swimming Pool and other Pools, Changing Rooms, Handicap Toilets, Swimming Pool Pump Room, Planters, Landscape Water Features, Landscape Deck and Reinforced Concrete Flat Roof, Basement, where applicable.
- 16. DRIVEWAY AND CAR PARK**
 - a) Surface Driveway:
Stone pavers and/or granite and/or pre-mix and/or concrete floor to external driveway at designated areas.
 - b) Basement Car Park and ramp to Basement Car Park: Reinforced concrete slab with floor hardener.
- 17. VERTICAL TRANSPORTATION**
Card access to lift landing floors of those units with private Foyer only.
- 18. RECREATIONAL FACILITIES**
 - a) Swimming Pool (approx. 1,000m² and 50m in length) with poolside Boardwalk
 - b) Spa Pools - Cavern Spa, Jacuzzi and Water Lounge
 - c) Children's Wading Pool
 - d) Water Features - Fountain Plaza, Waterfall Plaza, Bio-Ponds and Reflective Pools
 - e) Poolside Dining Pavilions
 - f) BBQ Patio
 - g) Multi-Function Room
 - h) Outdoor Lounge
 - i) Function Lawn
 - j) Clubhouse - Gymnasium
 - k) Male and Female Changing Rooms
 - l) Children's Play Area - Water Playground and Water Jets
 - m) Outdoor Fitness Stations
 - n) Recreational Tennis Court
 - o) Jogging Trail (approx. 0.5km)
 - p) Themed Gardens and Trails - Willowing Walk, Bamboo Walk, Tree Fern Trail, Garcinia Trail, Hopea Trail, Sky Walk, Rainforest Trail, Basement Green Sanctuary, etc.
- 19. OTHER FACILITIES**
Management Office and Guard House.

- 20. ADDITIONAL ITEMS**
 - a) Kitchen Cabinets and Appliances:-
Solid surface countertops complete with high and low level kitchen cabinets and stainless steel sink with kitchen tap, cooker hob, hood and built-in oven.
 - b) Wardrobes:-
Built-in wardrobes to all Bedrooms (except Study).
 - c) Air-Conditioning:-
Split-unit wall mounted air-conditioning system to be provided for Living, Dining, Bedrooms and Study.
 - d) Water Heater:-
Hot water supply shall be provided to Master Bath and Bathroom 1, 2 & 3.
 - e) Gas Supply:-
City Gas is supplied to the hob in Kitchen only (except Dry Kitchen)
 - f) Security System:-
 - i) Card access to Pedestrian Side Gate at 1st Storey
 - ii) Audio Intercom System to apartment units.
 - iii) Car Park Barrier System at Main Entrance near Guard House.
 - vi) Closed Circuit Television System (CCTV) general surveillance to Basement Lift Lobbies and designated common areas.
 - g) Balcony and Roof Terrace:-
Metal railing and/or fixed glass panel balustrade to Architect's design.

NOTE:

- 1. Air-conditioning System**
To ensure good working condition of the air-conditioning system, the system has to be maintained and cleaned by the Purchaser on a regular basis. This includes the cleaning of filters, clearing the condensate pipes and charging of gas.
- 2. Cable Television and/or Internet Access**
The Purchaser is liable to pay annual fee, subscription fee and such other fees to the StarHub Cable Vision Ltd (SCV) and/or internet service providers (ISP) or any other relevant party or any other relevant authorities. The Vendor is not responsible to make arrangements with any of the said parties for the service connection for their respective subscription channels and/or internet access.
- 3. Warranties**
Where warranties are given by the manufacturers and/or contractors and/or suppliers of any of the equipment and/or appliances installed by the Vendor at the Unit, such warranties shall be handed over to the Purchaser at the time when possession of the Unit is delivered to the Purchaser.

APARTMENT UNIT TYPE

ITEM	A, A(p)	B1, B1(p), B2, B2(p)	B51, B51(p), B51a, B51a(p), B52, B52(p), B53, B53(p)	C1, C1(p), C1(b1), C1(b2), C1a, C1a(p), C1a(b1), C2, C2(p), C2a, C2a(p)	CS1, CS1(p), CS1(b2), CS2, CS2(p)	D(b1), D(p)	E, E(p)	PH1	PH2, PH2a, PH2b, PH3, PH4, PH5	PH6, PH6(b1), PH6(b2), PH6a, PH6a(b1), PH7, PH7a, PH8	PH9(b1), PH9(b2), PH10(b2), PH11(b1)	PH12, PH12(b1)
Lighting Point	10	12	16	18	20	22	28	20	22	23	30	38
Twin Switched Socket Outlet	6	9	9	11	12	12	18	10	12	12	14	20
Single Switched Socket Outlet	5	8	8	10	11	11	16	9	11	11	13	18
Aircon Isolator	1	1	2	2	3	3	2	1	3	3	3	3
Cooker Hood Point	1	1	1	1	1	1	2	1	1	1	1	2
Oven Point	1	1	1	1	1	1	2	1	1	1	1	2
Washing Machine Point	1	1	1	1	1	1	2	1	1	1	1	2
Telephone Point	2	3	4	5	5	6	6	4	5	5	6	7
TV Point	3	4	4	5	5	6	6	4	5	5	6	7
Door Chime Point	1	1	1	1	1	1	1	1	1	1	1	1

Note:

- KOHLER sanitary wares
 - Kohler wash basin & water closet to all Master Bath, Bathroom 1, 2 & 3.
 - Kohler long bath to all master bath except for Type A(p), A, B1(p), B1, B2(p), B2, B51(p), B51, B51a(p), B51a, B52(p), B52, B53(p), B53, C1(p), C1, C1(b1), C1(b2), C1a(p), C1a, C1a(b1), C2(p), C2, C2a(p), C2a.
 - Kohler stainless steel sink to all Kitchens.
- BRAVAT sanitary fittings
 - Bravat fittings to all Master Bath, Bathroom 1, 2 & 3.
- BOSCH kitchen appliances
 - Bosch cooker hood and gas cooker hob to all Kitchen except for Studio Kitchen of Type E(p), E, E(b1), PH12, PH12(b1)
 - Bosch induction cooker hob to Studio Kitchen of Type E(p), E, E(b1), PH12, PH12(b1)
 - Bosch oven to all unit types

MCC Group is a diversified state-owned Fortune 500 company that is publicly listed on the Hong Kong and Shanghai Exchange. Since 1955, the company businesses ranging from Resource Mining, Pulp and Paper, Scientific Research, Construction Engineering, International Trading to Real Estate Development of the highest international standard in the Asia Pacific region for nearly two decades - an impeccable reputation behind all developments undertaken by the company.

Developer:



MCC LAND (SINGAPORE) PTE LTD
中冶置业(新加坡)有限公司

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Developer: MCC Land (Singapore) Pte Ltd (RCB: 201004196D) ▪ Developer's Licence No: C0696 on 7 October 2010 ▪ Building Plan No: A1365-10003-2010-BP01 dated 07 Jan 2011
Tenure of Land: 99 years from 8 September 2010 ▪ Mukim/Lot No: Lot 3209X of Mukim 19, Singapore ▪ Expected Date of Vacant Possession: 10 Nov 2015 ▪ Expected Date of Legal Completion: 10 Nov 2018

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