

PROJECT NAME	Parc Greenwich
Developer	Fernvale Lane Pte Ltd (C1389) A joint venture between Frasers Property & CSC Land Group
General Description	Proposed Executive Condominium Housing Development Comprising The Erection of 9 Blocks of 14-Storey Apartments (Total: 496 Units) With Common Basement Carpark and Communal Facilities on Lot 05278V MK 20 At Fernvale Lane (Sengkang Planning Area)
Address	31, 33, 35, 37, 39, 41, 43, 45, 47 Fernvale Lane
Location / District	Fernvale Lane / District 28
Total no. of units	496 Units
Total no. of carparks	460 Lots + 4 Handicapped Lots
Site Area	17,129.90 sqm / 184,385 sqft
Plot Ratio	2.8
Tenure of land	99 Years Leasehold commencing 8 th June 2020
Estimated Date of Vacant Possession	10 June 2026
Estimated Date of Legal Completion	10 June 2029
Payment Schedule	Normal / Deferred Payment Schedule

Project Account	DBS Bank Ltd for Project Account No. 003-700148-1 of Fernvale Lane Pte. Ltd.
Electronic Payment:	
Bank Name	DBS Bank Ltd
Address	12 Marina Boulevard, Marina Bay Financial Centre Tower 3, Singapore 018982
Account Name	Fernvale Lane Pte. Ltd.
Bank Code	7171
Branch Code	003
Account No.	003-700148-1
Swift Code	DBSSSGSG

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CONSULTANTS

Project Architect	ADDP Architects LLP
Civil & Structural Engineer	KCL Consultants Pte Ltd
M&E Engineer	J Roger Preston (S) Pte Ltd
Landscape Consultant	Tinderbox Landscape Studio
Quantity Surveyor	AECOM Cost Consulting and Project Management (Singapore) Pte Ltd
Main Contractor	Rich Construction Company Pte Ltd
Sales Gallery ID	SumiSura
Showflat ID	3BR+Study Type C5A : Chalked Interior Design 4BR Premium Type D1-PH : SumiSura
Conveyance Solicitor	Dentons Rodyk & Davidson LLP

PARC GREENWICH, located opposite Seletar Hills and minutes' drive from Serangoon Gardens, is a home in an urban village. Offering a modern, vibrant and idyllic lifestyle, Parc Greenwich has dedicated recreational zones, with a multitude of facilities to cultivate well-being for the whole family. Flexible and practical interior layouts also give room for everyone to grow. Parc Greenwich is the promise of a meaningful future, where moments, milestones, and memories are created.



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Unique Selling Points

1.	<ul style="list-style-type: none">(a) 8 years of Pent Up Demand, the Last District 28 EC New Launch was back in 2013.(b) Proximity to Seletar Hills Landed Enclave(c) Reputable Developer Frasers Property & CSC Land Group(d) Enjoying City-fringe Amenities in sought after location like Hundred Palms Residences (EC) along Yio Chu Kang Road – Launched in 2017 and 100% Fully Sold in 7 Hours!
2.	Masterplan Transformation <ul style="list-style-type: none">(e) Seletar Aerospace Park(f) Seletar Airport(g) Sengkang West Industrial Park(h) Punggol Digital District(i) Jalan Kayu Identity Node
3.	Amenities - Preschool <ul style="list-style-type: none">(a) My First Skool(b) PCF Sparkletots Preschool(c) Whole Child Nurture Centre(d) Maplebear(e) E-Bridge Pre-School(f) Cambridge@Fernvale
4.	Amenities – Primary School <ul style="list-style-type: none">(a) Fernvale Primary School – 1km(b) Sengkang Green Primary School – 1km(c) Rosyth School - <2km(d) Anchor Green Primary School – <2km(e) Fernvale Green Primary School - <2km(f) Hougang Primary School - <2km
5.	Amenities - Malls <ul style="list-style-type: none">(a) Greenwich V(b) The Seletar Mall(c) Compass One(d) Rivervale Mall(e) Waterway Point
6.	LTMP 2040 https://www.lta.gov.sg/content/ltagov/en/newsroom/2019/5/2/land-transport-master-plan-2040-bringing-singapore-together.html LTA will study the feasibility of a proposed rail line to serve new and growing developments in the north and northeast regions which may not currently have direct access to the rail network, such as parts of Woodlands, Sembawang, Sengkang and Serangoon North as well as areas such as Whampoa, Kallang and the Greater Southern Waterfront. This could relieve congestion along the northeast corridor and strengthen the overall resilience of the MRT network. More than 400,000 households could potentially benefit from this new line, with commuters saving up to 40 minutes when travelling to the city centre.

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LTA's feasibility study will examine the demand, alignment, station locations and determine its implementation timeline.

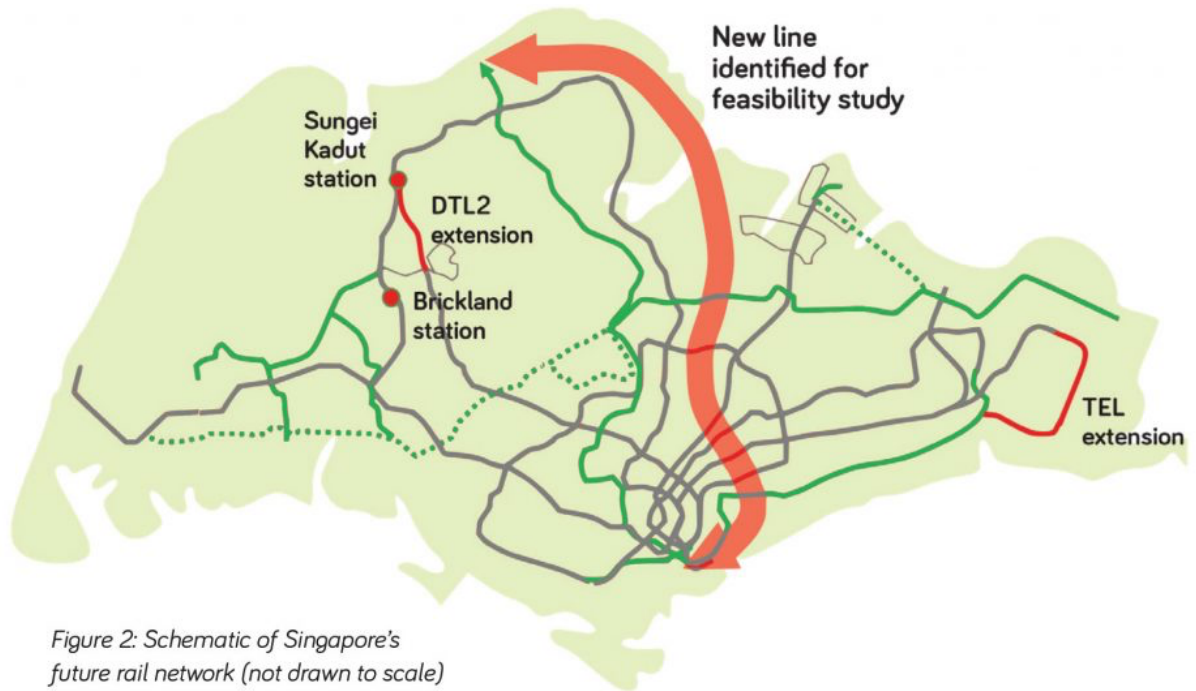


Figure 2: Schematic of Singapore's future rail network (not drawn to scale)

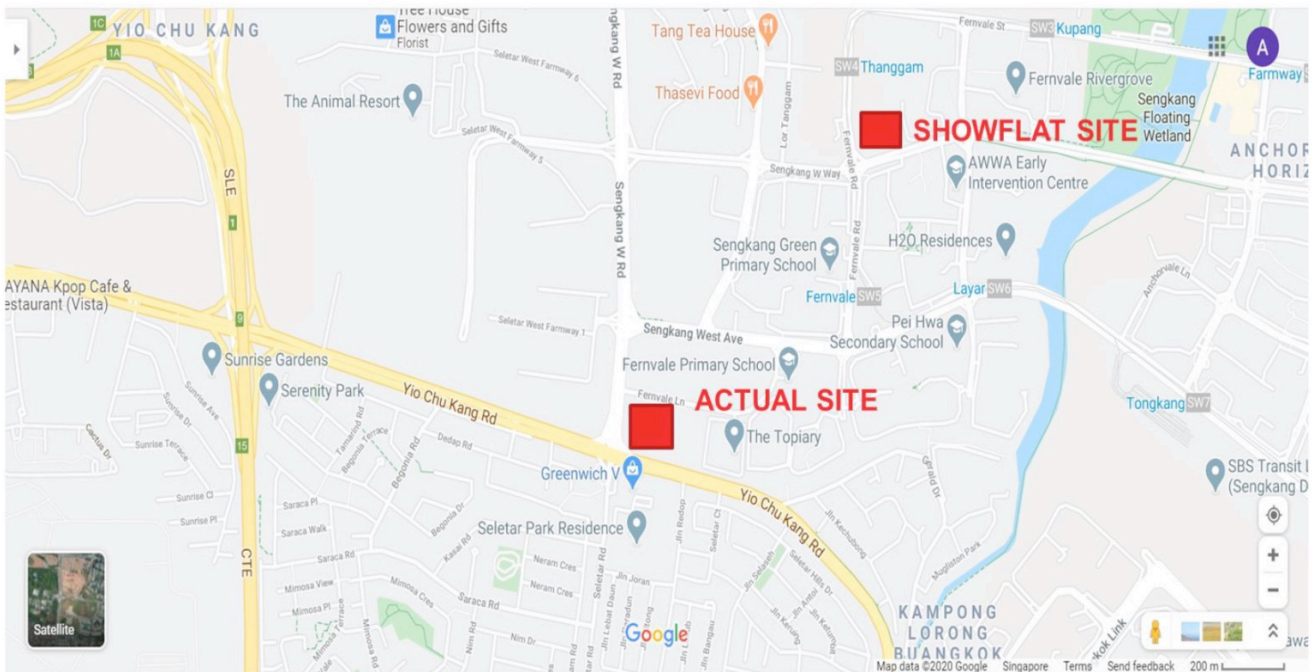
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ACTUAL SITE LOCATION

Fernvale EC Site



SHOWFLAT LOCATION



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UNIT MIX BREAKDOWN

Bedroom Type	Unit Type	Est. Size Sqft	No. of Units	Total No. of Unit	% of Unit	Share Value	Maintn Fee (est.)
2 Bedroom Deluxe	B1	786	13	14	3%	6	\$288
2 Bedroom Deluxe PHse	B1-PH	990*	1			6	\$288
3 Bedroom Deluxe	C1 C2	958 – 980	48	52	10%	6	\$288
3 Bedroom Deluxe PHse	C1-PH C2-PH	1173* – 1195*	4			6	\$288
3 Bedroom Premium	C3 C3a C3b C3c C4	1001	180	194	39%	6	\$288
3 Bedroom Premium PHse	C3-PH C3a-PH C3b-PH C3c-PH C4-PH	1141* - 1216*	14			6	\$288
3 Bedroom + Study	C5 C5a C5b C5c	1066	115	124	25%	6	\$288
3 Bedroom + Study PHse	C5-PH C5a-PH C5c-PH	1281*	9			6	\$288
4 Bedroom Premium	D1 D2	1206	91	98	20%	7	\$336
4 Bedroom Premium PHse	D1-PH D2-PH	1378* - 1410*	7			7	\$336
5 Bedroom Premium	E1	1464	13	14	3%	7	\$336
5 Bedroom Premium PHse	E1-PH	1679*	1			7	\$336

*Including Strata Void



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SHOWFLAT – 3 BR Premium with Study (Type C5A) 99sqm/1066sqft

LOCATION	FLOOR TO CEILING HEIGHT	FLOOR TO BOX-UP HEIGHT	ESTATED AREA (SQM)
Living & Dining	2.78	2.3	28.0
Master Bedroom with Master Bath	2.78/2.3	2.3	19.0
Bedroom 2	2.78	2.4	9.0
Bedroom 3	2.78	2.4	9.0
Bath 2	2.3	-	4.0
Study	2.78	2.4	4.0
Kitchen	2.4	-	8.0
Household Shelter	2.7	-	4.0
WC	2.3	-	1.0
Yard	2.4	-	2.0
AC Ledge	-	-	5.0
Balcony	2.7	-	6.0

Living & Dining

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass sliding doors with fixed glass panel (only at living)

Balcony

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling in paint finish
- Metal railing and wall

Kitchen

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling in paint finish
- Hot water supply
- Porcelain tile (large format porcelain tile) countertop and backsplash with high and low kitchen cabinets in laminate and/or melamine finish
- Aluminium framed glass swing door (to balcony) with top hung panel above and fixed glass panel
- 1 Stainless steel sink with sink mixer
- 1 Gas hob and hood (Bosch)
- 1 Built in oven (Bosch)

WC

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- 1 Pedestal water closet
- 1 Basin and tap
- 1 Handheld shower set with 2-way tap
- 1 Toilet paper holder

Yard

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish

Bath 2

- Porcelain wall and floor tiles

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- Ceiling in paint finish
- Hot water supply
- Porcelain tile counter top with mirror above and cabinetry below in melamine finish
- 1 Water closet
- 1 Basin and basin mixer
- 1 Shower mixer with shower rail and hand shower set
- 1 Toilet paper holder
- 1 Towel rail

Master Bedroom

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

Master Bath

- Porcelain wall and floor tiles
- Ceiling in paint finish
- Hot water supply
- Porcelain tile counter top with mirror above and cabinetry below in melamine finish
- 1 Water closet
- 1 Basin and basin mixer
- 1 Shower mixer with handheld shower, shower rail and overhead shower set
- 1 Toilet paper holder
- 1 Towel rail

Bedroom 2

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

Bedroom 3

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

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SHOWFLAT – 4 BR Premium Penthouse (Type D1-PH) 131sqm/1410sqft

LOCATION	FLOOR TO CEILING HEIGHT	FLOOR TO BOX-UP HEIGHT	ESTIMATED AREA (SQM)
Living & Dining (including strata void)	5.0	2.4	31.0
Master Bedroom with Master Bath	2.78/2.3	2.3	19.0
Bedroom 2	2.78	2.4	9.0
Bedroom 3	2.78	2.4	9.0
Bedroom 4	2.78	2.4	8.0
Bath 2	2.3	-	4.0
Kitchen	2.4	-	8.0
Household Shelter	2.7	-	4.0
WC	2.3	-	2.0
Yard	2.78	2.4	3.0
AC Ledge	-	-	5.0
Balcony	3.5	-	10.0
Strata Void	-	-	19.0

Living & Dining

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass sliding doors with fixed glass panel (only at living)

Balcony

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling in paint finish
- Metal railing and wall

Kitchen

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling in paint finish
- Hot water supply
- Porcelain tile (large format porcelain tile) countertop and backsplash with high and low kitchen cabinets in laminate and/or melamine finish
- Aluminium framed glass swing door (to balcony) with top hung panel above and fixed glass panel
- 1 Stainless steel sink with sink mixer
- 1 Gas hob and hood (Bosch)
- 1 Built in oven (Bosch)

WC

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- 1 Pedestal water closet
- 1 Basin and tap
- 1 Handheld shower set with 2-way tap
- 1 Toilet paper holder

Yard

- Porcelain tiles with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish

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Bath 2

- Porcelain wall and floor tiles
- Ceiling in paint finish
- Hot water supply
- Porcelain tile counter top with mirror above and cabinetry below in melamine finish
- 1 Water closet
- 1 Basin and basin mixer
- 1 Shower mixer with shower rail and hand shower set
- 1 Toilet paper holder
- 1 Towel rail

Bedroom 2

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

Bedroom 3

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

Bedroom 4

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

Master Bedroom

- Vinyl flooring with skirting
- Wall with skim coat and paint finish
- Ceiling and localised bulkhead in paint finish
- Aluminium framed glass casement and top hung window with fixed glass panel
- Wardrobe in melamine finish

Master Bath

- Porcelain wall and floor tiles
- Ceiling in paint finish
- Hot water supply
- Porcelain tile counter top with mirror above and cabinetry below in melamine finish
- 1 Water closet
- 1 Basin and basin mixer
- 1 Shower mixer with handheld shower, shower rail and overhead shower set
- 1 Toilet paper holder
- 1 Towel rail

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SUBJECT	QUESTIONS	ANSWER
CEILING HEIGHTS	Living, Dining	2.78m
	Living and/or Dining <i>(Applicable to PH Units only)</i>	5m at high ceiling area
	Bedroom, Junior Suite and Study	2.78m
	Kitchen	2.4m
	Yard (Applicable to Types C3, C4 & C5 only)	2.4m
	Yard (Applicable to Types D1, D2 & E1 only)	2.78m
	Bath, WC	2.3m
	Balcony/ PES	2.7m
	Balcony (Applicable to PH Units only)	3.5m
	Corridor leading to Bedrooms	2.4m
	Household Shelter	2.7m
	<u>Note</u> 1. Floor to Ceiling Height - floor finish level to underside of slab/ceiling where applicable (in m) 2. Ceiling height for localized bulkheads (where applicable) is at 2.3m (or higher). 3. Ceiling height at balcony for units with acoustic ceiling will be lowered by approximately 0.15m to the height stated in the above schedule	
FLOOR FINISHES	Living, Dining, Corridor leading to Bedrooms and Junior Suite, Household Shelter, Yard, Kitchen, Balcony and PES	Porcelain and/or ceramic and/or homogeneous tiles with skirting (where applicable)
	Bedroom, Junior Suite and Study	Vinyl flooring with skirting
	All Bathrooms and WC	Porcelain and/or ceramic and/or homogeneous tiles
	A/C ledge	Concrete slab with screed

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SUBJECT	QUESTIONS	ANSWER
WALL FINISHES	Living, Dining, Bedroom, Study, Junior Suite, Corridor leading to Bedrooms, Household Shelter, Yard and Kitchen	Cement and sand plaster and/or skim coat with paint finish (up to false ceiling and on exposed surfaces only).
	Balcony and PES	Cement and sand plaster and/or skim coat with paint finish.
	All Bathrooms and WC	Porcelain and/or ceramic and/or homogeneous tiles (up to false ceiling and on exposed surfaces only).
	Note: No finishes behind vanity top, vanity cabinets, kitchen cabinets, mirrors, glass and wall surfaces above false ceiling. Finishes to exposed surfaces only.	
PES / BALCONY	Lighting points	Type B1: 1 Type C1 & C2: 1 Type C3 & C4: 1 Type C5: 1 Type D1 & D2: 2 Type E1: 2
	Water points	0
	Power points	Type B1: 1 Type C1 & C2: 1 Type C3 & C4: 1 Type C5: 1 Type D1 & D2: 1 Type E1: 1
	Floor materials	Porcelain and/or ceramic and/or homogeneous tiles with skirting (where applicable)
AIRCON (To ApartmentUnits)	Where are the aircons located?	Living, Dining, Bedrooms, Junior Suite and Study
	What brand?	Mitsubishi Electric
	Ducted or Fan Coil?	Wall mounted Fan Coil

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FREQUENTLY ASKED QUESTIONS (FAQs)

S/N	SUBJECT	QUESTIONS	ANSWER
1	RUBBISH CHUTE	Where is the rubbish chute? Inside of unit or outside? Where?	Located at typical lift lobby of each tower block.
2	INTERNAL DOORS	What kind of material?	<ul style="list-style-type: none"> a. Main Entrance: Approved fire-rated door b. Living/ Dining leading to Balcony/PES: Aluminium framed sliding glass door c. Kitchen leading to Balcony / PES (where applicable): Aluminium framed swing glass door. d. Bedroom, Junior Suite, Study and all Bathrooms: Hollow core timber swing door e. Kitchen: Hollow core timber sliding door with glass panel f. WC: PVC slide-swing door g. Yard (where applicable): Hollow core sliding timber door h. Household Shelter: Approved metal swing door (external). PVC slide-swing door (internal)
3	WATER HEATER	Gas or electric?	Electric Storage Water Heater to apartment units
4	WATER TANK	Where is it located?	Located at roof of each tower block and at basement level.
5	SUBSTATION	Where is it located?	Located at basement level.
6	REFUSE COLLECTION	What is the residential refuse system type and where is it collected?	<p>Refuse collection system with Basement Refuse Chamber at every Tower.</p> <p>Bin Centre is located at basement.</p>
7	PEDESTRAIN SIDE ENTRANCES	Any?	<p>3 side entrances.</p> <p>Refer to Site Plan for clarity on location.</p>
8	VEHICULAR ACCESS	Where?	Vehicular access is via Fernvale Lane.
9	MAIN SWIMMING POOL	Depth?	Approx. 1.2m
		Length?	Approx. 50m
10	OTHER POOLS	How Many? What type?	<p>Rejuvenation Pool – Approx. 20m² (0.85 m depth)</p> <p>Vitality Pool – Approx. 90m² (0.85 m depth)</p> <p>Splash Pool – Approx. 100m² (0.30 m depth)</p>

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S/N	SUBJECT	QUESTIONS	ANSWER
11	BBQ AREAS	Location?	They are located in: <ul style="list-style-type: none"> • Parkview BBQ Pavilion (at L3 of Wellness Club) • Farm-to-Table BBQ Pavilion (in front of Tower 31)
12	WELLNESS CLUB	Location? Size?	Wellness Club is 3-storey standalone clubhouse located next to Tower 33/35.
13	VILLAGE HALL	Size? Ceiling Height?	Footprint of Village Hall approx. 150m ² . Ceiling height approx. 6.5m high.
14	GYM	Size? What type of eqpt?	Approx. 45m ² Equipment will be commercial range. To be determined.
15	VILLAGE SQUARE CLUBHOUSE	Size? Location? What are the facilities?	Village Square consists of Waterfall Lounge, Parc Room, Greenwich Room, Function Lawn, Play Nest, Champs Club, Accessible Toilet & Bicycle Park.
		How many function rooms? Size?	Parc Room – approx. 22m ² Greenwich Room – approx. 30m ² Champs Clubs – approx. 19m ² Play Nest – approx. 30m ²
16	LIFTS	Number of lifts?	20 lifts (inclusive of 18 nos. of tower block lifts, 1 no. at drop-off area and 1 no. at Wellness Club)
		Is there a common lift from basement to ground level?	Yes, as indicated above.
		Are the lift lobbies aircon?	Only to basement lift lobbies.
		Are all the lifts and lobby secured with security features?	Secured lobbies are provided to residential blocks' lobbies at Basement and L1 only. Lifts are provided with CCTV.
		What is the size of the lift?	13-pax lifts (approx. 2.2m ² area)
17	SMART HOME FEATURES	Any? Brand?	1 no. Gateway with Camera 1 no. Air Conditioning Control 1 no. Digital Lockset for Main Entrance Door
18	APPLIANCES PROVIDED	Any? Brands?	Bosch Oven, Hood & Hob will be provided.
		Cooker Hob Induction or Gas Hob?	Gas Hob
19	CARPARK	How many carpark lots are there? Where?	460 parking lots and 4 accessible lots. Carpark lots are generally located at basement.

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S/N	SUBJECT	QUESTIONS	ANSWER
		Where can visitors park?	Visitor lots will be allocated and to be advised later.
		What is the clearance height?	Minimum 2.2m to general carpark area.
		Are there any EV lots and washbay?	No provision of wash-bay. Min. 3 nos. of EV lots to be provided. System of charges to be determined.
20	DRIVEWAY	Width of residential driveway?	Driveway at basement carpark is approx. 6m. with localized areas at 3.6-4m width.
		Material?	Surface Driveway - Tiles and/or stone and/or pavers and/or tarmac and/or reinforced concrete finish (where applicable). Carpark: Reinforced concrete finish.
21	DISTANCE	What is the distance between blocks?	Refer to <i>Figure 1</i> . Below. Distances indicated are approximate; subject to site conditions and construction tolerances.
		What is distance to main road?	Refer to <i>Figure 1</i> . Below Distances indicated are approximate; subject to site conditions and construction tolerances.
		Is the e-deck above ground? What is estimated height?	1 st Storey landscape deck varies in height below and above ground. Along Fernvale Lane and Sengkang West Road – approx. 1.2m – 3.6m below road level Along YCK Road – approx. 1.5m above road level to approx. 1.7m below road level
22	WINDOWS	What kind of windows? Glass?	Aluminum Framed Window with Tinted Glass
23	SECURITY FEATURES	Any?	Carpark Barrier with access control using residents' vehicle IU (in vehicle unit), Proximity Card Access System at Pedestrian Side Gates and designated Lift Lobbies
24		Is there concierge service provided for the residents?	No.
25	SHUTTLE BUS SERVICES	Any? Where to? For how long?	Yes there will be shuttle bus service for 2 years to & from Parc Greenwich & Sengkang MRT/ LRT (afterwhich, extension is subject to MCST).
26	MAINTENANCE FEE	What is estimated maintenance fee for each unit type? Or per share?	2BR/3BR = Est. \$288*/month 4BR/5BR = Est. \$336*/month <i>*Estimated figures subject to changes.</i>
27	PET FACILITIES	What kind of Pet facilities are provided?	Water Point & Pet play Equipment

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S/N	SUBJECT	QUESTIONS	ANSWER
28		Is the development handicap-friendly?	Yes, compliance with BCA Accessible requirements.
29		What sort of refuse system? How far is it from the nearest unit?	Refer to Item 6 above. It is located at basement beside Tower 35
30		Are the windows tinted?	Yes, tinted grey.
31		What is the height of the railing for the balcony?	Approximately 1.1m high.
32		What are the dimensions of the various swimming pools	Refer to Items 10.
33		Is it Citygas and if yes, does water heater also use gas?	Town Gas will be provided to each unit's kitchen gas hob. Electric Storage water heater is provided to residential units.
34		How is the carpark allocated?	Allotment of carparking lots to applicants shall not be in respect of any specific carparking lots. Priority will be given to 1st car application. If the no. of 1st car application exceeds the no. of carpark lots, then balloting is required. Subject to MA/MCST requirements.
35		Will the road along seng kang west road next to the site being expanded. Also the right turn road to fernvale lane, coming in from Yio Chu kang road side open up too? As is currently for bus to turn in.	This is under LTA's purview. More information will be shared once received.
36		What is the ceiling height for typical and penthouse unit?	Refer to ceiling heights stated at page 1
37		How come the carpark lots for Parc Greenwich is not 1 for 1?	Due to site constraint.
38		When will the public park next to the development be ready?	This is under HDB's purview. More information will be shared once received.
39		Is the ground level elevated?	Refer to Item 21
40		Will most of the normal common rooms from 2br – 5br be of the same size?	Yes, most of the common bedrooms are generally same size. Study of 3BR with Study units, Bedroom 4 of 4BR units and Bedroom 5 of 5BR units are smaller.
41		What will be the opening hours of the gym? Will they consider to open it 24hr type, as nowadays people like do like to do workout at midnight.	Normal Gym operating hours: 7am to 10pm subject to MA/MCST requirements.
42		What is the Carpark lot size (LxW)?	Carpark lots are generally 2.4 x 4.8m.
43		What is the level layout and location of refuse, stairs and lift?	Refer to Figure 2. below
44		What is the total size and pax capacity of each room (parc, greenwich, playnest & champ, etc)?	Refer to Item 15.
45		Is Multi-purpose hall ac provided?	Yes. AC to be provided.

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S/N	SUBJECT	QUESTIONS	ANSWER
46		Are there common Wi-Fi provisions since promoting WFH at pavilions & facilities?	Wi-Fi provisions to Greenwich Room and Village Hall.
47		Where are the common bathrooms?	(Male and Female) Changing Room and Steam Room are provided next to Wellness Club.
48		Is there lift access at the wellness club across lvl 2 and 3? Which location?	Yes. Wellness Club will be served by a lift from basement to L3.
49		BBQ pit is electric, grill or conventional charcoal type?	The 2 nos. of BBQ pavilions will be provided with electric grill.
50		What is the % landscaping vs build?	On-ground landscaping is approx. 30% of site area (excluding pool areas), subject to authorities' requirements.
51		What is the total area of the public park beside?	The adjacent park is under HDB's purview. More information will be shared once received.
52		With the sliding door restriction, can the balcony sliding doors still be able to open fully?	Homeowners will be able to remove the sliding door restriction to open the sliding door fully.
53		Is Fridge & Washer provided?	Not provided.
54		Will there be any charges for booking of facilities in Parc Greenwich?	Yes. Charges to be determined.
55		What is the low-e value of the windows?	Low-e glass is <u>not</u> provided to apartment units
56		Are there any restrictions on the angle of opening for all windows, including the top-hung windows?	Casement windows are able to open to approx. 90 degrees. For top-hung windows, it will be able to open to approx. 30 degrees. Subject to authorities' requirements (where applicable)
57		Are there windows for natural ventilation in all toilets and kitchen for all unit types?	All kitchens are n/v with windows and/or doors for ventilation. Not all toilets are n/v. WC at unit type C4 and Bath 2 at B1 are m/v.
58		For the gas stoves provided in the 2 bedroom unit types, how many burners do they come with?	3-burner hob
59		Will there be any covered walkways to bus stop?	There will be a covered linkway to future bus stop along Fernvale Lane, subject to LTA's requirements.
60		Is there any BCA Green Mark rating for Parc Greenwich?	Yes. Target to achieve Green Mark Gold Plus (subject to final approval by BCA)

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Figure 1

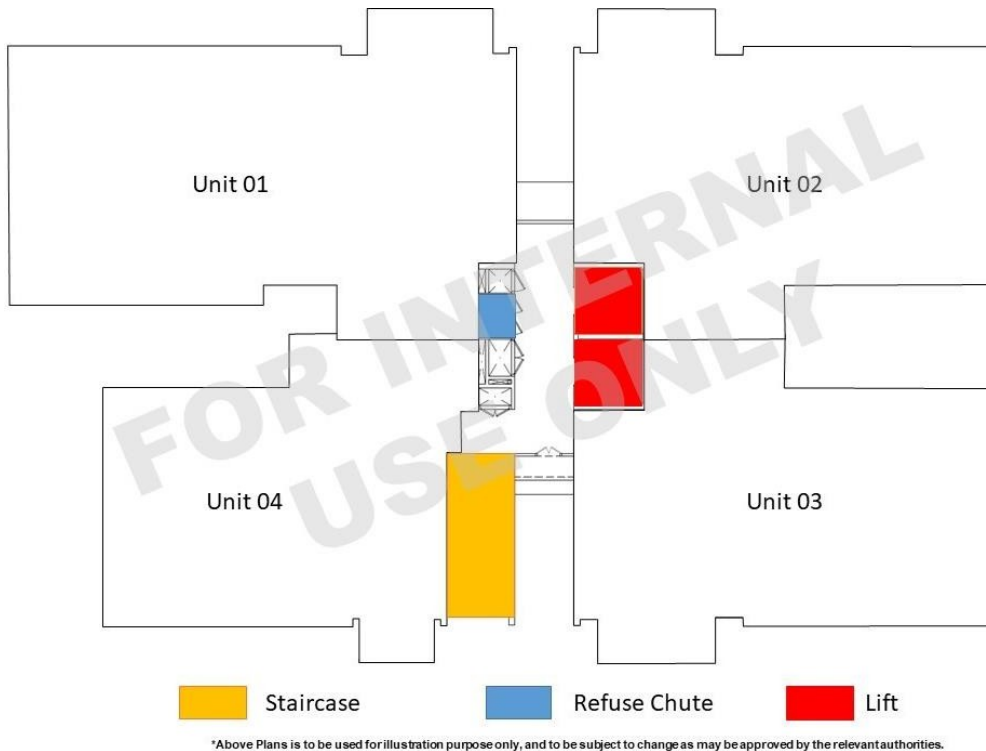


Figure 2

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