

FACTSHEET

For internal circulation only.
Does not form part of the contract

PARK TOWN RESIDENCE

Development Details

Project Name	:	PARKTOWN Residence
Developer	:	Topaz Residential Pte. Ltd. & Topaz Commercial Pte. Ltd. (Joint Venture by CapitalLand Development Pte. Ltd., UOL Group Limited & Singapore Land Group Limited)
Address	:	1 Tampines Street 62, Singapore 529411 3 Tampines Street 62, Singapore 529412 5 Tampines Street 62, Singapore 529413 7 Tampines Street 62, Singapore 529414 9 Tampines Street 62, Singapore 529415 11 Tampines Street 62, Singapore 529387 13 Tampines Street 62, Singapore 529388 15 Tampines Street 62, Singapore 529389 17 Tampines Street 62, Singapore 529390 19 Tampines Street 62, Singapore 529391 21 Tampines Street 62, Singapore 529382 23 Tampines Street 62, Singapore 529383
Land Tenure	:	99 Years Commencing from 09 October 2023
District	:	18
Total Numbers of Units	:	1,193 Units
Targeted TOP Date	:	End 2028 (Estimated)
Expected Date of NOVP	:	30 June 2030
Expected Date of Legal Completion	:	30 June 2033
Site Area	:	50,679.70 sqm
Gross Plot Ratio	:	2.5
Permissible GFA	:	126,700 sqm
Project Description	:	Mixed-Use Development Comprising of 1-Storey Podium Block Consisting of Retail, Commercial, Community Club, Hawker Centre, Bus Interchange and Communal Facilities with 2 Basements of Retail and Carparks and 2 Block of Part 6-Storey/Part 7-Storey, 8 Blocks of 11-Storey and 2 Block of 12-Storey Residential Flat Building Above (Total:1193 Units) with Swimming Pool and Ancillary Facilities on Lot 03326X MK29 at Tampines Avenue 11 (Tampines Planning Area)
Carpark Lots	:	Basement 1 – Residential Carpark 961 carpark lots (including 10 lots equipped with EV charging station, and 7 accessible lots)

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Project Account Details	:	<p>UNITED OVERSEAS BANK LIMITED FOR PROJECT ACCOUNT NO. 451-314-037-6 OF TOPAZ RESIDENTIAL PTE. LTD. AND TOPAZ COMMERCIAL PTE. LTD.</p> <p><u>TT Details</u> Bank Name: United Overseas Bank Limited Address: 80 Raffles Place UOB Plaza Singapore 048624 Account Name: Topaz Residential Pte Ltd and Topaz Commercial Pte Ltd Project Account Bank Code: 7375 Branch Code: 001 (Main branch) Account No.: 451-314-037-6 Swift Code: UOVBSGSG</p>
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Consultant Team

Architect	:	P&T Consultants
Landscape Architect	:	Henning Larsen
Structure Engineer	:	TW-Asia Consultants
M&E Consultant	:	Rankine & Hill(s)
Project Interior Design	:	2 nd Edition
Main Contractor	:	United Tec Construction
Quantity Surveyor	:	Threesixty Cost Management

Conveyancing Solicitors and Block Allocation

Allen & Gledhill LLP One Marina Boulevard #28-00 Singapore 018989	Block 3, 5, 7, 9, 13 & 15
Dentons Rodyk & Davidson LLP 80 Raffles Place #33-00 UOB Plaza 1, Singapore 048624	Block 17,19 & 21
WongPartnership LLP 12 Marina Boulevard Level 28 Marina Bay Financial Centre Tower 3, Singapore 018982	Block 1, 11 & 23

Details on Integrated Development

Integrated Development Amenities	:	Retail Mall (PARKTOWN) Transport Hub (MRT & Air-con Bus Interchange) Green Boulevard (part of Tampines Boulevard Park) Community Club Community Plaza Hawker Centre
Retail Mall	:	PARKTOWN
Number of Storey	:	1-storey podium and 2 basements (L1 – Retail; B1 – Retail & carpark; B2 – Carpark)
Estimated Commercial GFA	:	13,600 sqm
MRT	:	Tampines North MRT (U/C) (with direct connection to the retail podium at B1 and 1st storey via the future underground linkage to MRT)

Additional information

MCST and Share Value Allocation

Residential vs Commercial Component	The total share value for the development (Residential and Commercial) is 100,000 of which 67,252 is allocated to Residential and 32,748 is allocated for Commercial
Tiers of Management Committee in the development	2 Tiers MC - 1 Main MC - 1 Sub MC for Residential <i>No Sub MC for Retail</i>

Unit Mix & Share Value

Bedroom Type	Unit Type	No. of Units	Area (sqm)	Area (sqft)	Share Value	Estimated Maintenance Fee
1-Bedroom + Study	AS1	73	47	506	45	\$362
	AS2/ AS3/AS4		43	463	45	
2-Bedroom	B1/ B2/ B2(p)/ B3	160	55	592	55	\$442
2-Bedroom Premium	BP1/ BP1(p)/ BP2/ BP2(p)/ BP3/ BP3(p)/ BP4/ BP4(p)	292	63	678	55	
	BP5		67	721	55	
2-Bedroom Premium + Study	BPS1/ BPS1(p)/ BPS2	134	71	764	55	
3-Bedroom	C1	135	86	926	55	
	C2		87	936	55	
	C3/ C4/ C5		88	947	55	
3-Bedroom Premium	CP1/ CP1(p)/ CP2/ CP3/ CP4/ CP5/ CP5(p)/ CP6/ CP6(p)	158	99	1,066	55	
	CP7/ CP7(p)		100	1,076	55	
	CP8		98	1,055	55	
3-Bedroom Premium + Study	CPS1/ CPS1(p)/ CPS2 / CPS2(p)	115	108	1,163	64	
	CPS3/ CPS3(p)		109	1,173	64	
	CPS4/ CPS5		110	1,184	64	
4-Bedroom	D1/ D1(p)/ D2/ D2(p)	57	124	1,335	64	
	D3/ D3(p)		125	1,345	64	
	D4/ D4(p)		126	1,356	64	
4-Bedroom Premium	DP1/ DP1(p)	47	138	1,485	64	
	DP2 / DP2(p)		139	1,496	64	
5-Bedroom Premium	E1/ E1(p)	22	156	1,679	73	\$587
		1,193				

No. of Units Per Floor

Block	Units Per Floor (Typical Units)	No. of Lift
5, 9, 11, 13, 15, 17, 19, 21, 23	9	2
1, 3, 7	11	3

Finishes Schedule

Bedroom Type	Location	Finishing
1-Bedroom + Study, 2-Bedroom, 2-Bedroom Premium, 2-Bedroom Premium + Study & 3-Bedroom.	Living, Dining, Study & Open Kitchen	Floor: Matt, Ceramic/Porcelain Tile, 1200mm x 600mm
	Kitchen	Wall: Ceramic/Porcelain Tile, 600mm x 600mm (where applicable) Floor: Ceramic/Porcelain Tile, 600mm x 600mm Backsplash: Honed, Ceramic/Porcelain Tile, 1500mm x 750mm Counter Top: Quartz
	Bedroom	Floor: Vinyl flooring, 1220mm x 180mm
	Master & Common Bath	Master Bath Wall: Matt, Ceramic/Porcelain Tile, 600mm x 600mm Common Bath Wall: Lappato, Ceramic/Porcelain Tile, 600mm x 600mm Floor (Basin & WC): Ceramic/Porcelain Tile, 600mm x 600mm Floor (Shower): Ceramic/Porcelain Tile, 600mm x 300mm Counter Top: Solid Surface
	Balcony	Floor: Ceramic/Porcelain Tile 900mm X 150mm
3-Bedroom Premium, 3-Bedroom Premium + Study, 4-Bedroom & 4-Bedroom Premium.	Living & Dining	Floor: Polished, Ceramic/Porcelain Tile, 1200mm x 600mm
	Kitchen	Wall: Matt, Ceramic/Porcelain Tile, 600mm x 600mm Floor: Ceramic/Porcelain Tile, 600mm x 600mm Backsplash: Polished, Ceramic/Porcelain Tile, 1500mm x 750mm Counter Top: Quartz
	HS	Floor: Ceramic/Porcelain Tile, 600mm x 600mm
	WC	Wall: Matt, Ceramic/Porcelain Tile, 600mm x 600mm Floor: Ceramic/Porcelain Tile, 600mm x 300mm
	Bedroom & Study	Floor: Timber flooring 300-1200mm x 70mm x 12mm
	Master, Jr. Master & Common Bath	All Bath Wall: Polished, Ceramic/Porcelain Tile, 600mm x 600mm Floor (Basin & WC): Ceramic/Porcelain Tile, 600mm x 600mm Floor (Shower): Ceramic/Porcelain Tile, 600mm x 300mm Counter Top: Solid Surface
	Balcony	Floor: Ceramic/Porcelain Tile 900mm X 150mm

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5-Bedroom Premium	Living & Dining	Floor: Polished, Marble, 900mm x 900mm
	Kitchen	Wall: Matt, Ceramic/Porcelain Tile, 600mm x 600mm Floor: Ceramic/Porcelain Tile, 600mm x 600mm Backsplash: Polished, Ceramic/Porcelain Tile, 1500mm x 750mm Counter Top: Quartz
		HS
	WC	Wall: Matt, Ceramic/Porcelain Tile, 600mm x 600mm Floor: Ceramic/Porcelain Tile, 600mm x 300mm
		Bedroom & Study
	Master, Jr. Master & Common Bath	All Bath Wall: Polished, Ceramic/Porcelain Tile, 600mm x 600mm Floor (Basin & WC): Ceramic/Porcelain Tile, 600mm x 600mm Floor (Shower): Ceramic/Porcelain Tile, 600mm x 300mm Counter Top: Solid Surface
		Balcony
All Unit Type	Living, Dining, Study & All Bedrooms	Skirting: Painted Solid Timber Skirting, 50mm x 10mm
	Unit Main Door, Internal Bedroom & Bathroom door	Door Leaf & Frame: Veneer
Unit with Enclosed Kitchen except 4-Bedroom Premium & 5-Bedroom Premium	Kitchen Door	Veneer with glass infill
For 4-Bedroom Premium & 5-Bedroom Premium	Kitchen Door	Aluminium Frame with tinted glass infill

Appliances

	1-Bedroom + Study/ 2-Bedroom	2-Bedroom Premium/ 2-Bedroom Premium + Study	3-Bedroom (Type C1)	3-Bedroom (Type C2, C3, C4, C5)	3-Bedroom Premium/ 3-Bedroom Premium + Study	4-Bedroom/ 4-Bedroom Premium	5-Bedroom Premium
Hood (60cm) - Bosch	✓	✓					
Hood (90cm) - Bosch			✓	✓	✓	✓	✓
2 Zone Induction Hob - Bosch	✓	✓					
3 Zone Induction Hob - Bosch			✓				
3 Zone Gas Hob - Bosch				✓	✓	✓	✓
Oven - Bosch	✓	✓	✓	✓	✓	✓	✓
Steam Oven - Bosch							✓
Fridge (325 l) –Samsung	✓	✓					
Fridge (458 l) – Samsung			✓	✓			
Fridge (617 l) – Samsung					✓	✓	✓
Wine Chiller - Vintec						✓	✓
Washer Cum Dryer - Bosch	✓	✓	✓	✓			
Standalone Washer & Dryer - Bosch					✓	✓	✓

Other Provision

c) Wardrobes

- Master bedroom (All Type except for Type D4(p), D4, E1(p), E1): Built-in wardrobes with side dresser in laminate and/or melamine finish with clear mirror panel.
- All common bedrooms and Junior Master Bedroom (Type DP1(p), DP1, DP2(p), DP2, E1(p), E1): Built-in wardrobes in laminate and/or melamine finish.
- Master bedroom (Type D4(p), D4, E1(p), E1): Built-in wardrobe in laminate and/or melamine finish with pull out dresser with clear mirror panel.

e) Air-Conditioning System

- Living/Dining (All Types except Type E1(p), E1), Master Bedroom, Junior Master Bedroom (Type DP1(p), DP1, DP2(p), DP2, E1(p), E1), Bedrooms and Study room of Type (Type AS1, AS2, AS3, AS4, BPS1(p), BPS1, BPS2, CPS1(p), CPS1, CPS2(p), CPS2, CPS3(p), CPS3, CPS4, CPS5): Exposed Single and/or multi-split wall mounted air-conditioning system.
- Living/Dining (Type E1(p), E1): Ceiling concealed ducted air-conditioner.

B. Ceiling Schedule

LOCATION	UNIT TYPE						
	AS1, AS2, AS3, AS4	B1, B2(p), B2, B3, BP1(p), BP1, BP2(p), BP2, BP3(p), BP3, BP4(p), BP4, BP5	BPS1(p), BPS1, BPS2	C1, C2, C3, C4, C5	CP1(p), CP1, CP2, CP3, CP4, CP5(p), CP5, CP6(p), CP6, CP7(p), CP7, CP8	CPS1(p), CPS1, CPS2(p), CPS2, CPS3(p), CPS3, CPS4, CPS5	D1(p),D1, D2(p), D2, D3(p), D3, D4(p), D4, DP1(p), DP1, DP2(p), DP2, E1(p), E1
Living	2.79	2.79	2.79	2.79	2.79	2.79	2.90
Dining	2.79	2.79	2.79	2.79	2.79	2.79	2.90
Bedrooms	2.79	2.79	2.79	2.79	2.79	2.79	2.79
Study	2.79/ 2.90	-	2.79	-	-	2.79	-
Kitchen/ Yard	2.40	2.40	2.40	2.40	2.40	2.40	2.40
Bathrooms	2.40/2.30	2.40/2.30	2.40/2.30	2.40/2.30	2.40/2.30	2.40/2.30	2.40/2.30
WC	-	-	-	-	2.30	2.30	2.30
Corridor to bedrooms	-	2.40	-	2.40	2.40	2.40	2.40
Balcony/ PES	-	2.95	2.95	2.95	2.95	2.95	2.95
Household shelter	-	-	-	-	2.85	2.85	2.85

Note:


- 1) Floor to Ceiling Height - floor finish level to underside of slab/ceiling where applicable in meter.
- 2) Ceiling height for localized bulkheads (where applicable) is at 2.4m for all Unit Types
- 3) Pelmet in selected bathrooms where applicable.
- 4) Ceiling height in Balcony may vary in certain areas due to the thickness of screed which will be cast to fall.

FAQ

Residential Entrance, Drop-off Point, Access, Lift		
#	Question	Answer
1	Where are the residential drop-off point and guard house located?	Basement 1
2	Lift lobby natural ventilated or air-conditioned?	MV (AC) (Basement 1), MV (1 st Storey), NV (2 nd Storey onwards)
3	Can residents access other levels? Is there card control inside the lift?	Yes, residents can access other levels within their own block. Card control is only at the lift lobby.
4	Is it possible to access the lift lobbies of other blocks? (E.g. Can residents from Blk 1 access Blk 3?)	It is not possible to access the lift lobbies of other blocks unless permission is obtained from the other block via Call Panel at lift lobby.
5	How do residents access to the Retail Mall, Green Boulevard, 24-hour through block link and MRT?	1 st Storey, from all tower lifts & Resi common lifts
6	How do residents access from Park East to Park West?	2 nd Storey Podium level, from all tower lifts & Resi common lifts
7	What is the dimension of the lift? How many people can it fit? What is the length and width of the lift door opening? Are we able to fit a grand piano?	Resi Passenger and Fire Lift Lift Door clear size: - 1000W x 2400H Resi Common Passenger Lift Car clear size: Lift Door clear size: - 1200W x 2400H
9	Any fire lift or service lift in the development?	Yes, there are fire lifts. Service lifts are for commercial use only
10	Any CCTV camera inside the lifts, common corridors and carpark?	Yes, there is CCTV camera inside each lift, corridors (except tower block typical floor common corridor) and designated location in carpark.
11	How can residents grant access to their visitors?	Residents grant access to their visitors through registration in the IoT apps
12	Do visitor need to obtain permission via Video Call Panel before entering L2 facilities deck from the visitor lift? Or it is free access?	Yes, Visitor need to obtain permission via Call Panel before entering L2 facilities deck from respective tower lift lobby at basement 1 and 1 st storey via lift. It is not free access
13	Are parking charges included in the maintenance fees or charged separately?	(i) the Residential Limited Common Property Car Park Lots may be allocated by way of periodic balloting when the Vendor or the Residential Sub-MC (when formed) deem necessary, and (ii) notwithstanding that the Vendor shall not be imposing any charges for the use of the Residential Limited Common Property Car Park Lots, the Residential Sub-MC (when formed) may subsequently determine whether to impose any charges for the use of the Residential Limited Common Property Car Park Lots.

Carpark		
	Question	Answer
1	How many washing bay in the residential carpark?	None
2	What is the size of the lot?	2.4m x 4.8m (reverse), 2.4m x 5.4m (parallel) All listed sizes are approximate and serve as a reference only.
3	Carpark ceiling height clearance?	General driveway height – min 2400mm height Service driveway to substation – min 4500mm height Carpark lot – min 2200mm height
4	Any visitor lots?	No
5	AC or DC charger for EV lots?	AC charger for EV lots
6	Are residential and commercial carpark lots linked or separated?	Separated <i>Note:</i> - <i>there is a link between the residential and common vehicular ramps to be used only during emergency and the conditions of the usage will be subject to arrangements with the Main MC</i>
Waste Management		
	Question	Answer
1	What waste disposal system are we using?	Pneumatic Waste Conveyance System (PWCS) – Residential component only
2	Where is the location of the bin centre?	Basement 1
3	How many general waste and recyclable refuse hopper per floor?	1 no. of general waste and 1 no. recyclable refuse hopper per floor for Resi-tower blocks except for B1 and 1 st Storey lobby
Facilities		
	Question	Answer
1	What is the pool size at Park East?	Approximately 1,467 sqm
2	What is the pool size at Park West? Equivalent to how many lanes?	Approximately 50m x 7m. Equivalent to 3 lanes
3	Any equipment at Aquatic Therapy Lounge and Hydrotherapy Pool?	Hydrotherapy pool 3 x hydro jet seat. Aqua Therapy 4 x hydro jet seat
4	What is the equipment installed at Aqua Gym?	Yes, 2 x aqua treadmill, 2 x aqua bike, 2 x elliptical
5	Is there jacuzzi pool?	Yes, jacuzzi - hydro seat equivalent within hydrotherapy, aquatic and spa cove
6	What is the size of Kid's Water Play?	Approximately 150 sqm
7	Is there hot water available in any of the pools?	No
8	What is the size of Amphitheatre?	Approximately 33 sqm
9	How many traditional and electric BBQ Pits in Park East and Park West?	BBQ Pavilion 1 & 2 - Traditional BBQ Pits BBQ Pavilion 3, Gourmet Pavilion, Culinary Pavilion & Gastronomy Pavilion - Electrical BBQ Pits

10	What is the estimated size and ceiling height of the function rooms?	<p>Approximate Ceiling Height = 3m</p> <p>Approximate Sizes Function Rm 1 & 2 – 40 sqm Function Rm 3 & 4 – 39 sqm Kids Function Rm 1 & 2 – 40 sqm</p> <p>All listed sizes are approximate and serve as a reference only.</p>
11	Any appliances provided in the function room?	<p>Function Rooms 1, 2, 3 & 4 – Appliances for each Function Room:</p> <ul style="list-style-type: none"> • Microwave Oven: 1 unit • Induction Hob: 1 unit • Cooker Hood: 1 unit • Fridge: 1 unit <p>Kid's Function Rooms 1 & 2 – Appliances for each Function Room:</p> <ul style="list-style-type: none"> • Microwave Oven: 1 unit • Fridge: 1 unit <p>Subject to change</p>
12	What is the estimated size in Gym 1 and Gym 2?	<p>Gym 1 – 90 sqm, Gym 2 – 120 sqm</p> <p>All listed sizes are approximate and serve as a reference only.</p>
13	How many private gym pods are there in the development?	1 private gym for each gym, so total of 2 private gym pods in the development
14	What is the estimated size of KTV room? How many pax can it fit?	<p>KTV Room 1 – 13 sqm, KTV Room 2 – 17 sqm</p> <p>All listed sizes are approximate and serve as a reference only.</p>
15	What is the size of Co-working lounge?	<p>Lounge 1– 47 sqm, Lounge 2 – 49 sqm</p> <p>All listed sizes are approximate and serve as a reference only.</p>
16	How many bicycle lots in the entire integrated development?	Approximately 728 lots
17	Is parcel box provided?	No
18	Can both Function 1 & 2 open into a single room? Similarly, for Function 3 & 4?	Yes
19	Will WiFi be available in the facilities area?	No.
20	Are the community plaza and green boulevard areas sheltered?	Community plaza is partially sheltered, green boulevard is open to sky
	Unit	
	Question	Answer
1	What is the height of the balcony railing?	Balcony railing is 1050mm height from Living Room RFL
2	Is acoustic ceiling installed at balcony?	No
3	Any powerpoint or tap provided at balcony?	1 no. of power point and 1 no. of water tap will be provided at balcony
4	What is the cost to install balcony screen?	Please refer to attachment.
5	What is the colour of the balcony sliding door and railing?	Dark grey frames, as shown in Showflat

6	What type of glass is provided at the balcony?	Tinted Glass
7	What type of glass is provided for the window? (Tinted? Low-E?)	Mixture of Tinted Single Glazed Glass and Tinted Laminated Glass
8	Any light fitting provided in the wardrobe?	No light fitting in wardrobe.
9	Will dehumidifier be provided in the wardrobe?	No dehumidifier in wardrobe.
10	What type of heater is installed in the bathroom?	1BR, 2BR and 3BR (Type C1 only) – Electric Storage Heater. 3BR (except Type C1), 4BR and 5BR – Gas Heater
11	Any light fitting provided in the bathroom cabinets?	No light fitting in bathroom cabinet.
12	Any light fitting provided in the Kitchen cabinets?	No light fitting in kitchen, only lighting point is provided
13	Town gas or cylinder gas?	Town Gas – from Type C2 onwards. (Induction - 1BR, 2BR and Type C1)
14	Kitchen hood extracted or recirculated?	Recirculating type kitchen hood
15	Is the Mechanical Ventilation (MV) for the bathroom extracted or recirculated?	Extracted-type mechanical ventilation for bathrooms without windows
16	Are there any floor finishes beneath the wardrobe?	Yes. Will have floor finishes beneath wardrobe
17	What is the size of the main door?	Min 850 mm width x min 2300 mm height All listed sizes are approximate and serve as a reference only.
18	What are the smart home features provided?	1 no. of Smart Home Gateway, 1 no. of Biometric Digital Lockset at Unit Main Entrance door and Smart Air conditioner Control for Fan Coil Unit.
19	Distance between blocks & facilities	Refer to the Attached PDF All measurements are approximate and serve as a reference only.
20	What material is used for the glass canopy? What treatments are applied to avoid heat and light reflection into units? 	Tinted laminated glass. Adjacent tall Residential towers and landscaping will help shade and mitigate light reflection into units
22	Does the cooling tower generate heat or noise? What measures has been taken?	Yes. These cooling towers are located furthest away possible from the gable ends of the Residential tower blocks, with roof trellis screen to help deflect noise away.
23	Who should maintain the overhead link bridge at Tampines Avenue and Tampines Avenue 6?	Existing POB across Ave 6 is to be maintained by LTA New POB across Ave 11 is by Main MC.
24	What is the height from unit #02-36 to commercial carpark entrance?	10.2m
25	Are there any special treatments for the windows of units facing the bus interchange ingress/egress?	Restrictor for windows for authority compliance
26	Are there any special treatments for the windows of units facing west?	Restrictor for windows for authority compliance and solar control

27	Are the windows laminated with double-glazing, especially for units near the cooling tower and tennis court?	No. window laminated glass only applies to those below 1m.
28	Are there any approved louvers?	Approved balcony screen as shown in showflat
29	Will the 5-bedroom units have fan-coil air conditioning in the living and dining areas, or ducted air like other UOL developments?	Ducted air-con for living and dining only
30	What is the block-to-nearby HDB distance?	Block 3 – Approximate 65m Block 5 – Approximate 72m Block 21 – Approximate 59m Block 23 – Approximate 60m All measurements are approximate and serve as a reference only.
31	How many non-vehicular access points are there for Parktown?	12 nos
32	Are there measures to address concerns about buses coming in and out of the project?	There is a high covered linkway and a signalized crossing near the bus entry and exit to ensure safe pedestrian crossing

Commercial related		
	Question	Answer
1	Where is the loading and unloading bay?	Basement 1
2	When will the MRT and Bus Interchange be completed?	Estimate in year 2030 (Date of Operation shall be subject to Authorities' confirmation)
3	Green Boulevard (24-hours through block link) is under Main-MC or Residential Sub-MC	Green Boulevard at 1 st storey is under Commercial Strata
4	Where are the Common-common area water tanks located at?	Basement 1
5	Where is the F&B Kitchen Exhausts location?	1 st storey high level facade
6	How do residents access to MRT from their Block?	1 st storey
7	Are maintenance fees computed separately for retail/commercial units and residential units?	Yes

PARKTOWN RESIDENCE

PERFORATED ALUMINIUM SLIDING & BI-FOLDING ALUMINIUM SCREEN IN POWDER COATED FINISH

S/No	Unit Type	Nett Price
1	<u>Tier 1</u>	
a	Type B1	17,000.00
b	Type B2	17,000.00
c	Type B3	17,000.00
d	Type BP1	16,000.00
e	Type BP2	17,000.00
f	Type BP3	18,000.00
g	Type BP4	18,000.00
h	Type BP5	10,000.00
i	Type BPS1	18,000.00
j	Type BPS2	18,000.00
k	Type C1	19,000.00
l	Type C2	13,000.00
m	Type C3	13,000.00
n	Type C4	13,000.00
o	Type C5	13,000.00
2	<u>Tier 2</u>	
a	Type CP1	14,000.00
b	Type CP2	14,000.00
c	Type CP3	14,000.00
d	Type CP4	14,000.00
e	Type CP5	14,000.00
f	Type CP6	14,000.00
g	Type CP7	14,000.00
h	Type CP8	13,000.00
i	Type CPS1	14,000.00
j	Type CPS2	14,000.00
k	Type CPS3	14,000.00
l	Type CPS4	14,000.00
m	Type CPS5	14,000.00
n	Type D1	18,000.00
o	Type D2	18,000.00
p	Type D3	18,000.00
q	Type D4	18,000.00
r	Type DP1	20,000.00
s	Type DP2	20,000.00
t	Type E1	20,000.00

- RESIDENTIAL
- COMMERCIAL
- BUS INTERCHANGE
- HAWKER CENTRE
- COMMUNITY CENTRE

- RESIDENTIAL LIFT TO UNIT AND BASEMENT CARPARK
- COMMERCIAL LIFT TO BASEMENT
- RESI - VISITOR'S LIFT TO E-DECK AND BASEMENT CARPARK
- GREEN BOULEVARD
- 7M TROUGH BLOCK LINK
- CONNECTION FROM MRT TO 1ST STOREY



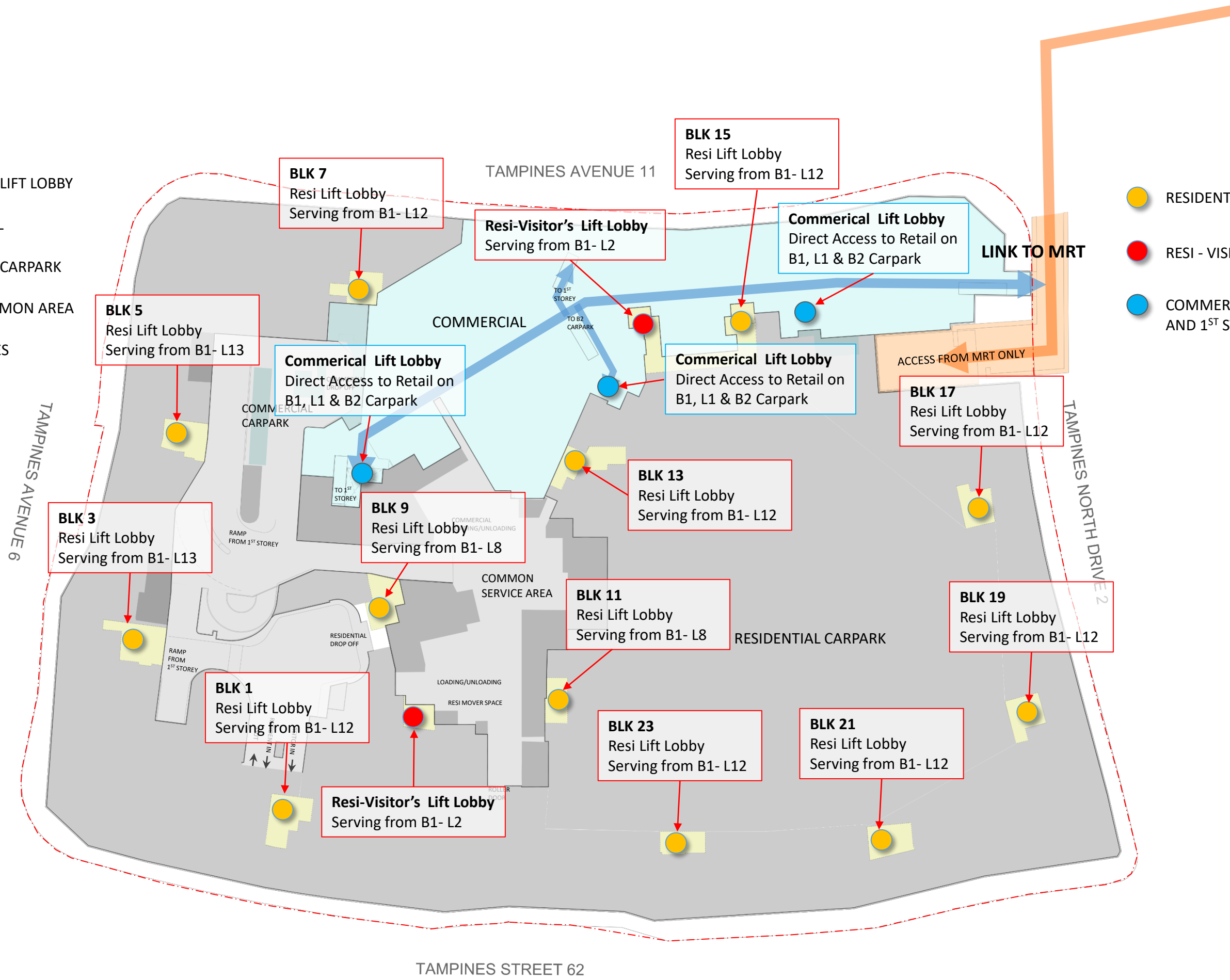
1ST STOREY PLAN | PEDESTRIAN ACCESS

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- RESIDENTIAL LIFT LOBBY
- COMMERCIAL
- RESIDENTIAL CARPARK
- RAMP / COMMON AREA
- M&E SERVICES

- RESIDENTIAL LIFT TO UNIT
- RESI - VISITOR'S LIFT TO E-DECK
- COMMERCIAL LIFT TO B2 CARPARK AND 1ST STOREY



UPPER BASEMENT PLAN | PEDESTRIAN ACCESS

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