

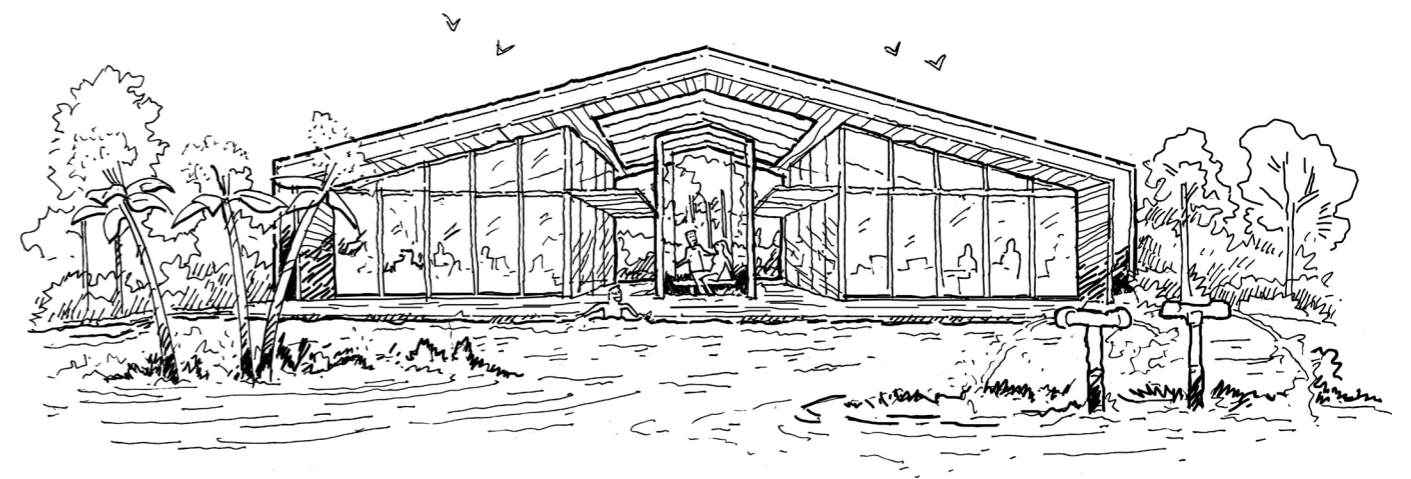
PARC CANBERRA

Down Under. Up North.



ISSUE 01

A LUXURIOUS EXECUTIVE CONDOMINIUM



G' DAY
MATE!



Artist's Impression

The Aussie way of life, brought right to your doorstep.

Welcome to Parc Canberra, your new Australian-inspired paradise in Sembawang. With the MRT station just a 5 minutes' walk away and an exuberance of nature and modern amenities all around you, here's where life unfolds as it should be – naturally.

Settle in. Get comfortable.
A life of laidback luxury awaits.



Artist's Impression

ALL WITHIN REACH

All of life's essentials, essentially at your front door. Step out and be greeted by an array of schools, shopping malls, neighbourhood parks, community centres and more. The world truly does revolve around you.



CONNECTIVITY

- Canberra MRT (NSL), 5 mins' walk
- Yishun Integrated Transport Hub, 1 MRT stop
- Bishan Interchange (NSL/CL), 5 MRT stops
- North-South Corridor (NSC) (U/C), 6 mins' drive



SHOPPING, ENTERTAINMENT & DINING

- Canberra Plaza, 5 mins' walk
- Sheng Siong Supermarket, 5 mins' walk
- Northpoint City, 1 MRT stop
- Sun Plaza/Sembawang Library, 1 MRT stop
- Chong Pang Market & Food Centre, 6 mins' drive



NATURE & LEISURE

- Sembawang Hot Spring Park, 4 mins' drive
- Sembawang Park, 4 mins' drive
- Bukit Canberra (U/C), 5 mins' drive
- ORTO, 7 mins' drive



EDUCATION

- Within 1km
- Sembawang Pri Sch, 4 mins' drive
 - Wellington Pri Sch, 5 mins' drive
- Within 2km
- Yishun Pri Sch, 3 mins' drive
 - Chongfu School, 4 mins' drive
 - Ahmad Ibrahim Pri Sch, 4 mins' drive
 - Canberra Pri Sch, 6 mins' drive



HEALTHCARE

- Khoo Teck Puat Hospital, 6 mins' drive
- Yishun Community Hospital, 6 mins' drive
- Woodlands Health Campus (U/C), 12 mins' drive

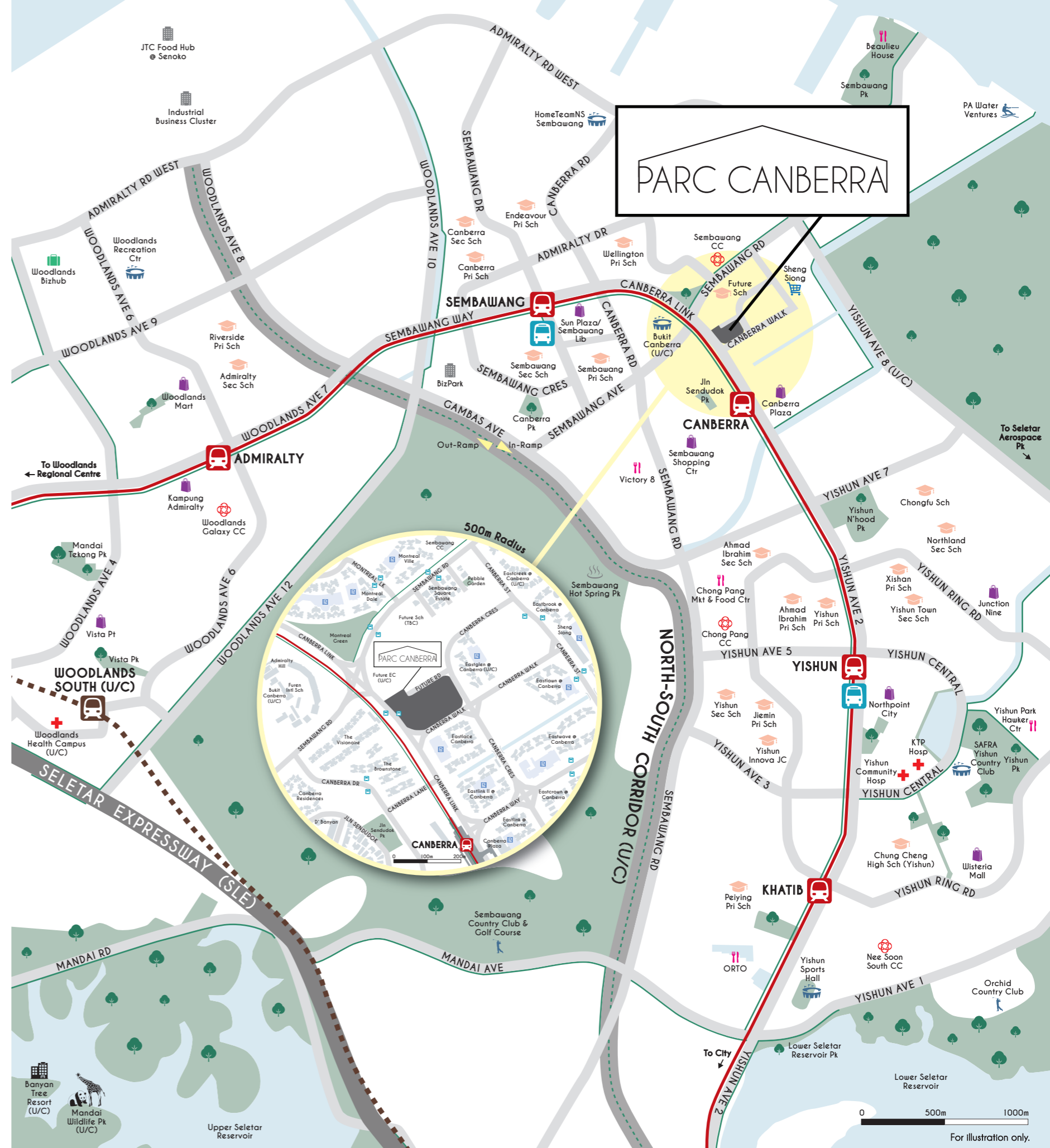


BUSINESS HUBS

- Woodlands Regional Centre, 12 mins' drive
- Seletar Aerospace Hub, 14 mins' drive
- Marina Bay, 30 mins via MRT

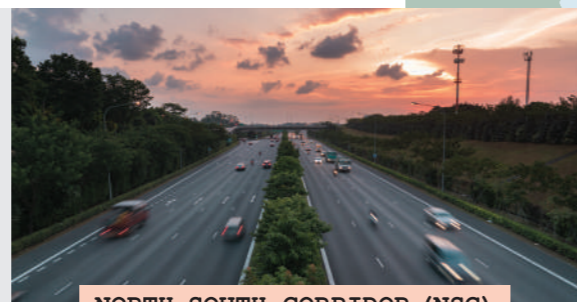
--- Park Connector/Cycling Network

Travel durations are estimates only.



CANBERRA MRT

Just a 5 minutes' walk away, the new Canberra MRT station cuts travelling time to Orchard and Jurong East by up to 10 minutes, and takes you to Marina Bay in 30 minutes.



NORTH-SOUTH CORRIDOR (NSC)

Access the North-South Corridor from Gambas Avenue, just a short drive away. Linked to the SLE, PIE and ECP, the NSC features continuous bus lanes that will reduce travelling times to the city by up to 30 minutes.



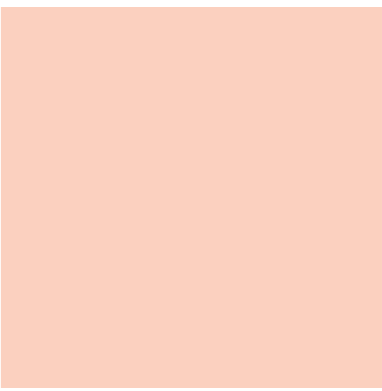
CANBERRA PLAZA

A new generation neighbourhood centre with commercial and communal amenities such as a supermarket, food courts and enrichment centres, as well as pockets of gardens and a water playground.



BUKIT CANBERRA

A one-stop community hub featuring indoor and outdoor swimming pools, Singapore's largest ActiveSG gym, a hawker centre, a polyclinic and communal green spaces.



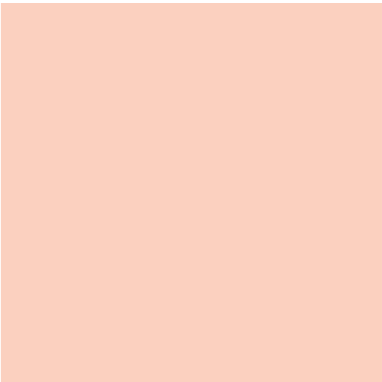
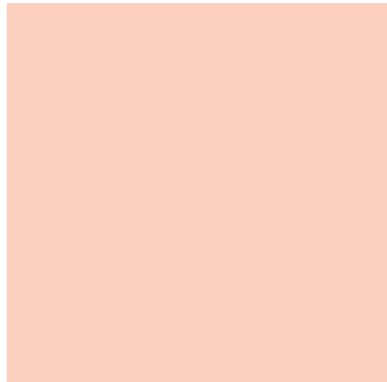
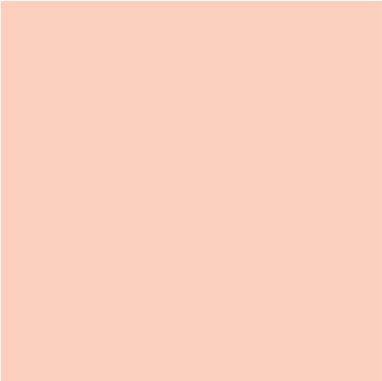
FACILITIES
**RECHARGE,
BODY & SOUL**



Come home to a life of leisure, with an inviting array of amenities awaiting your enjoyment.

Bask in the crystalline waters of the 50m Infinity Pool, Family Pool, Fun Pool or Spa Pool. Cosy up at the Cabana Deck with a drink in hand. Dine alfresco at the BBQ Teppanyaki Pavilion. Wind down at The Barn, a primary clubhouse that caters to the recreational needs for each and every generation all under one roof.

That's just a glimpse at the four remarkable facility zones at Parc Canberra, each carefully curated to bring you a slice of paradise, any time of the day.



SITE PLAN

A FLURRY OF FACILITIES



ARRIVAL ZONE

- 1. Grand Drop Off Plaza
- 2. Guard House
- 3. Resident's Side Gate
- 4. Covered Pedestrian Linkway
- 5. Grand Entrance Lobby
- 6. Entrance Reflective Pool

ACTIVE ZONE

- 7. Tree Courtyard
- 8. Pool Deck
- 9. Cabana Deck
- 10. 50m Infinity Pool
- 11. Outdoor Shower
- 12. Poolside Lawn
- 13. BBQ & Teppanyaki Pavilion
- 14. Gym
- 15. Steam Room
- 16. Yoga Deck
- 17. Water Cascade
- 18. Spa Pool
- 19. Pool Lounge

FAMILY ZONE

- 20. Family Pool
- 21. Sun Deck
- 22. Fun Pool with Kid's Water Play
- 23. Fun Deck
- 24. The Barn
 - a. Media Room
 - b. Kid's Party Room
 - c. Function Room
 - d. Study Room
 - e. Outdoor Courtyard
- 25. BBQ Pavilion 2
- 26. BBQ Pavilion 3
- 27. Resident's Side Gate
- 28. Covered Linkway

FITNESS ZONE

- 29. Multi-purpose Court
- 30. BBQ Pavilion 4
- 31. Playground
- 32. Play Pavilion
- 33. Outdoor Fitness Centre

NATURE ZONE

- 34. Garden Seats
- 35. Gardening Pavilion
- 36. Community Garden
- 37. Bioswale Garden
- 38. Jogging Trail

AUXILLARY

- 39. Substation/Transformer Room
- 40. Genset
- 41. Bin Centre
- 42. Management Office (Basement level)
- Bicycle Parking Area (Basement level)

E-DECK LEVEL
 Ventilation Shaft

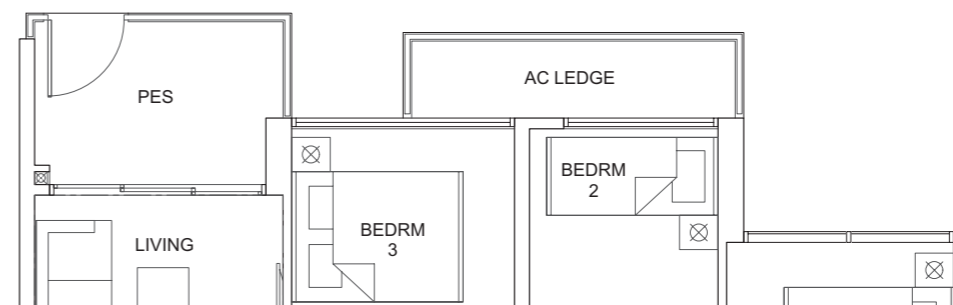
ROOF LEVEL
 Water Tank

2-BEDROOM + STUDY

TYPE B1-G

77m² / 829ft²
(inclusive of 9m² PES
& 4m² AC Ledge)

Blk 19, #01-40



3-BEDROOM

TYPE C1-G

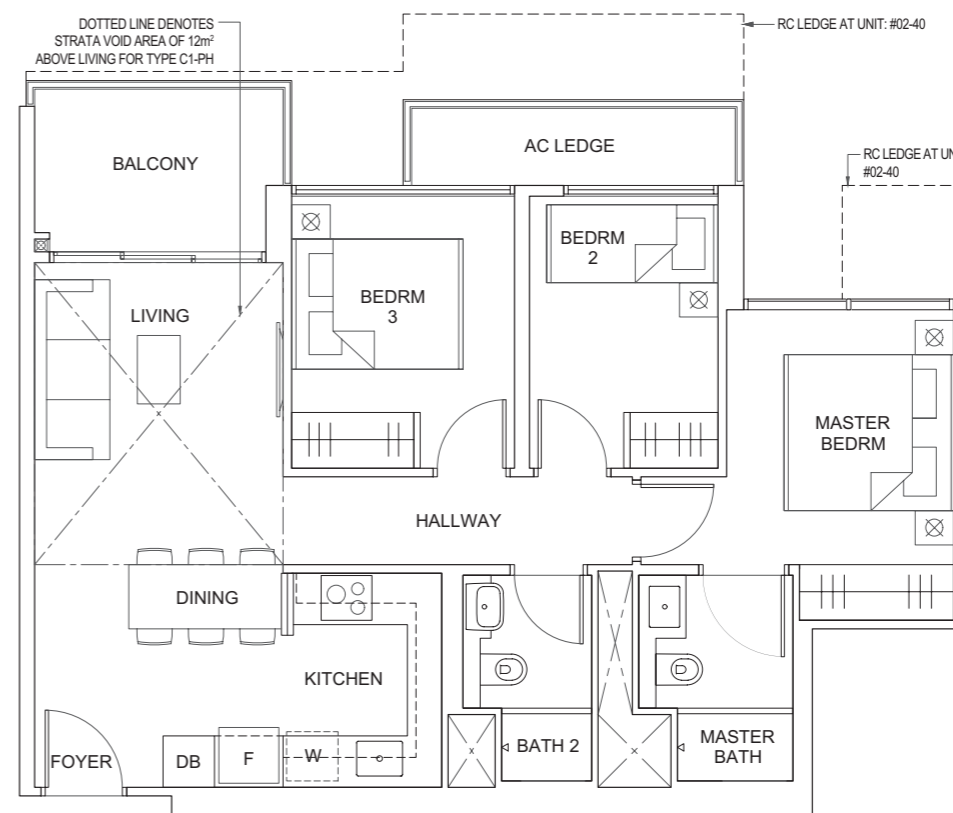
76m² / 818ft²
(inclusive of 6m² PES
& 4m² AC Ledge)

Blk 19, #01-37*

TYPE C1

76m² / 818ft²
(inclusive of 6m² Balcony
& 4m² AC Ledge)

Blk 19, #02-37* to #12-37*
#02-40 to #12-40



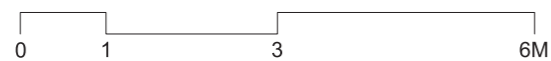
TYPE C1-PH

88m² / 947ft²
(inclusive of 6m² Balcony
& 4m² AC Ledge
& 12m² Void over Living)

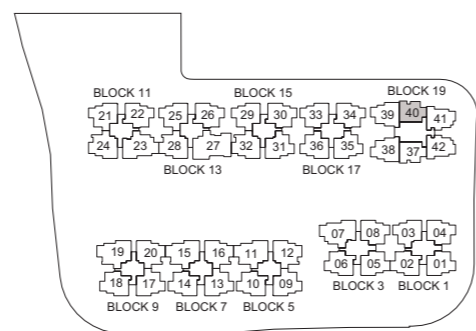
Blk 19, #13-37*
#13-40

Legend

W - Washer F - Fridge DB - Distribution Board



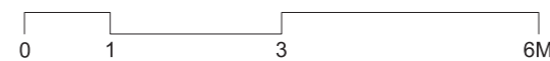
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BP No.: A712-05181-2018-BPO1 (Dated 2 Dec 2019)



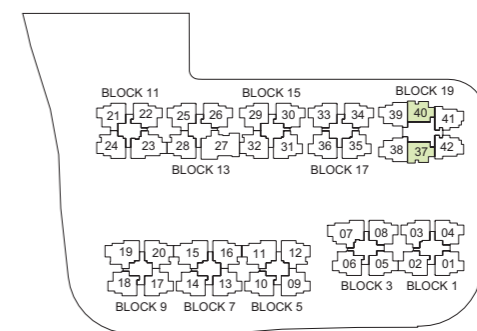
* Mirrored unit

Legend

W - Washer F - Fridge DB - Distribution Board



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3-BEDROOM

TYPE C2-G

82m² / 883ft²
(inclusive of 6m² PES
& 5m² AC Ledge)

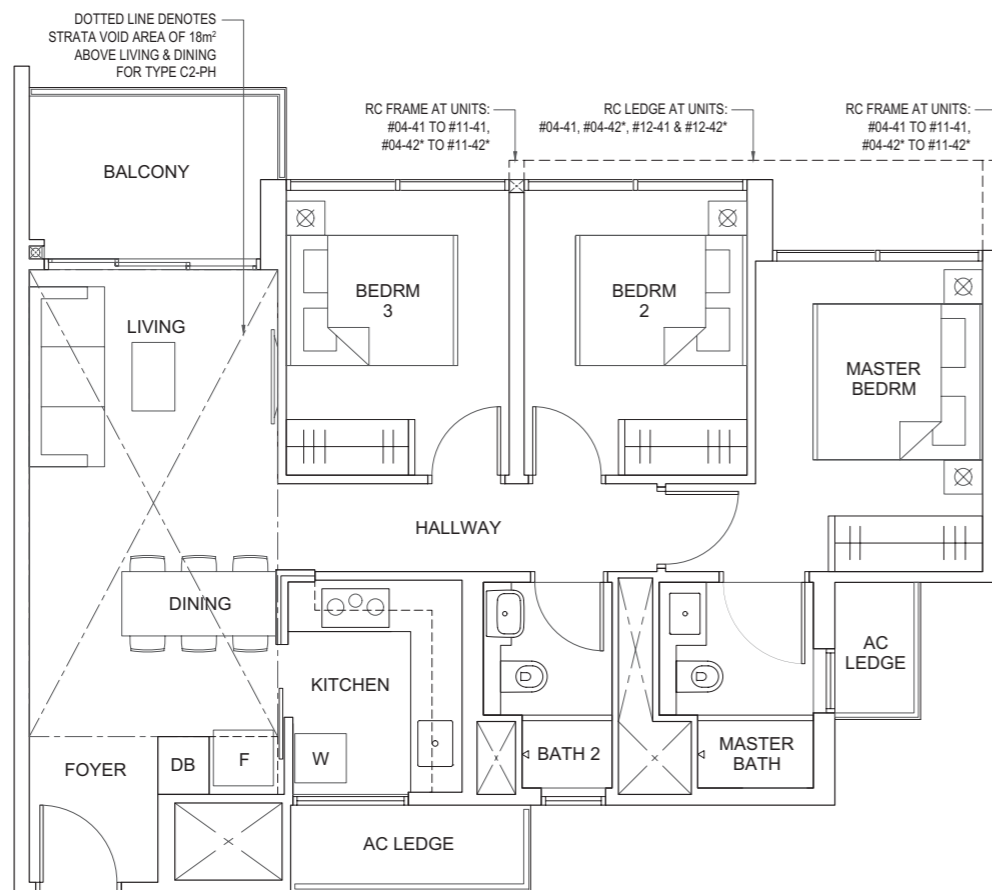
Blk 19, #01-41
#01-42*



TYPE C2

82m² / 883ft²
(inclusive of 6m² Balcony
& 5m² AC Ledge)

Blk 19, #02-41 to #12-41
#02-42* to #12-42*



TYPE C2-PH

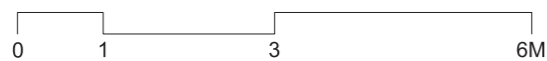
100m² / 1076ft²
(inclusive of 6m² Balcony
& 5m² AC Ledge &
18m² Void over
Living & Dining)

Blk 19, #13-41
#13-42*

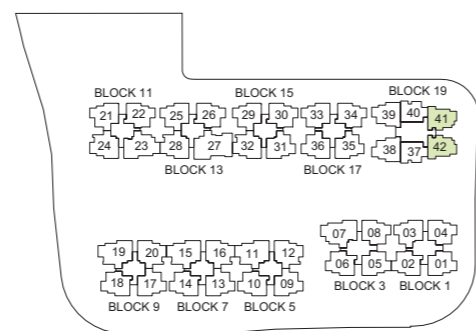
* Mirrored unit

Legend

W - Washer F - Fridge DB - Distribution Board



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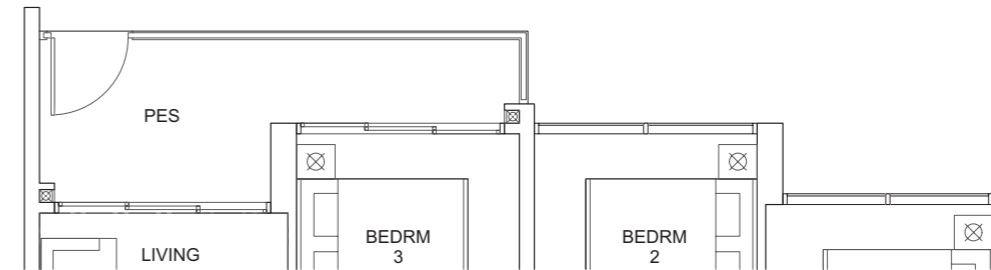


3-BEDROOM

TYPE C3-G

86m² / 926ft²
(inclusive of 9m² PES
& 4m² AC Ledge)

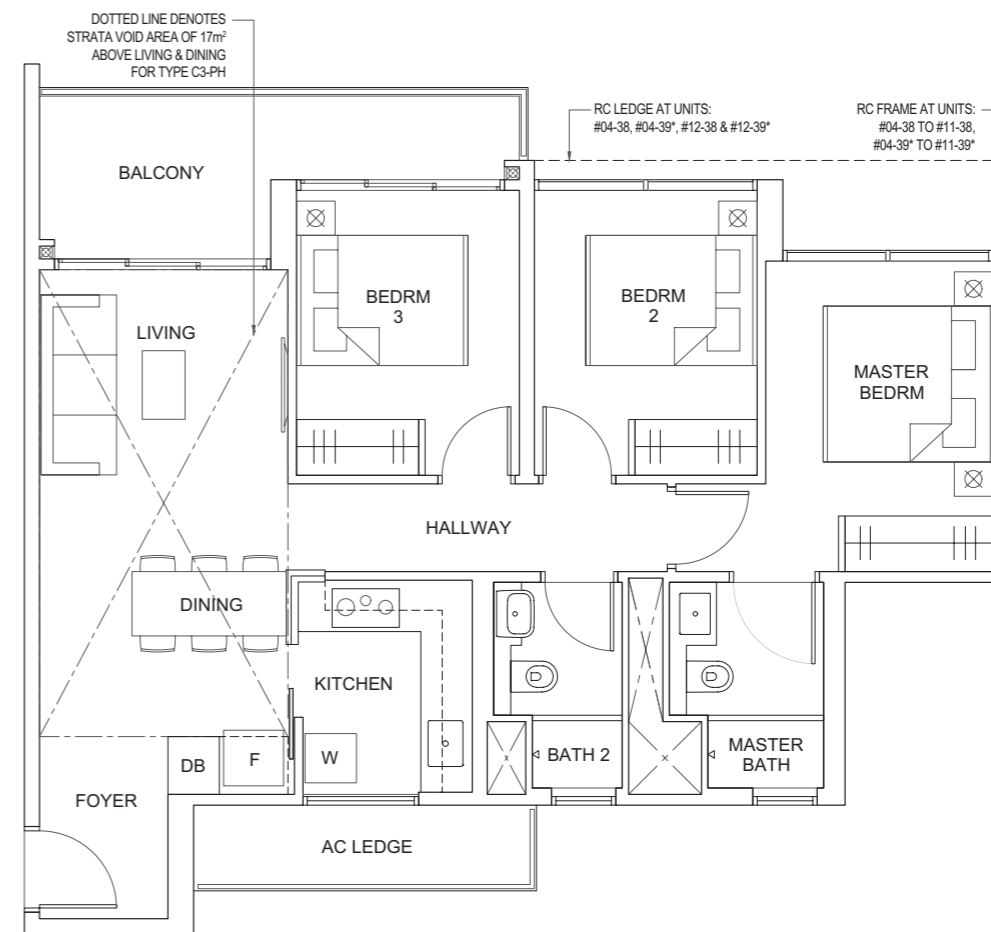
Blk 19, #01-38
#01-39*



TYPE C3

86m² / 926ft²
(inclusive of 9m² Balcony
& 4m² AC Ledge)

Blk 19, #02-38 to #12-38
#02-39* to #12-39*



TYPE C3-PH

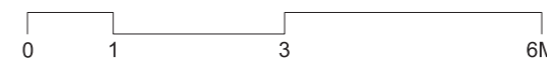
103m² / 1109ft²
(inclusive of 9m² Balcony
& 4m² AC Ledge &
17m² Void over
Living & Dining)

Blk 19, #13-38
#13-39*

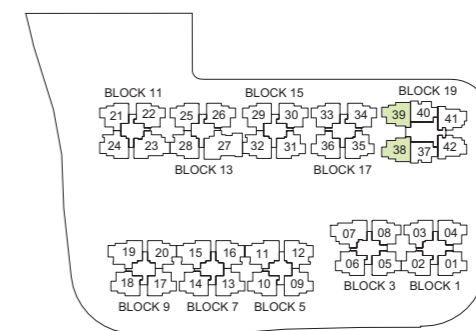
* Mirrored unit

Legend

W - Washer F - Fridge DB - Distribution Board



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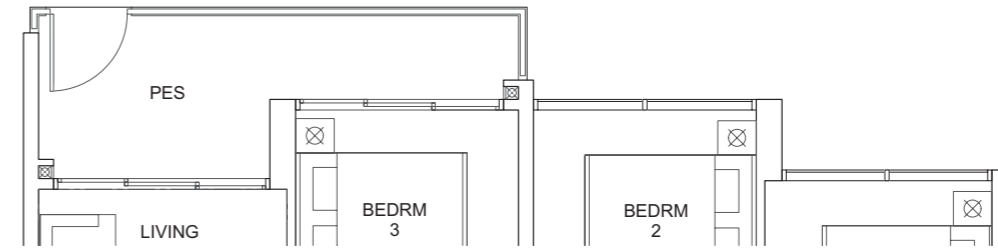
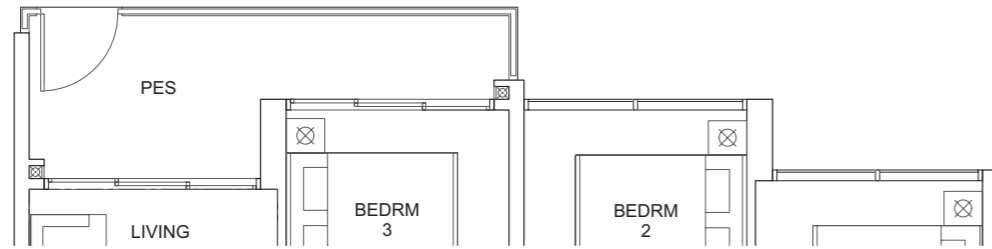


3-BEDROOM + UTILITY

TYPE C4-G

86m² / 926ft²
(inclusive of 9m² PES
& 5m² AC Ledge)

Blk 1, #01-01*
#01-04
Blk 3, #01-08
Blk 17, #01-33*



3-BEDROOM + UTILITY

TYPE C5-G

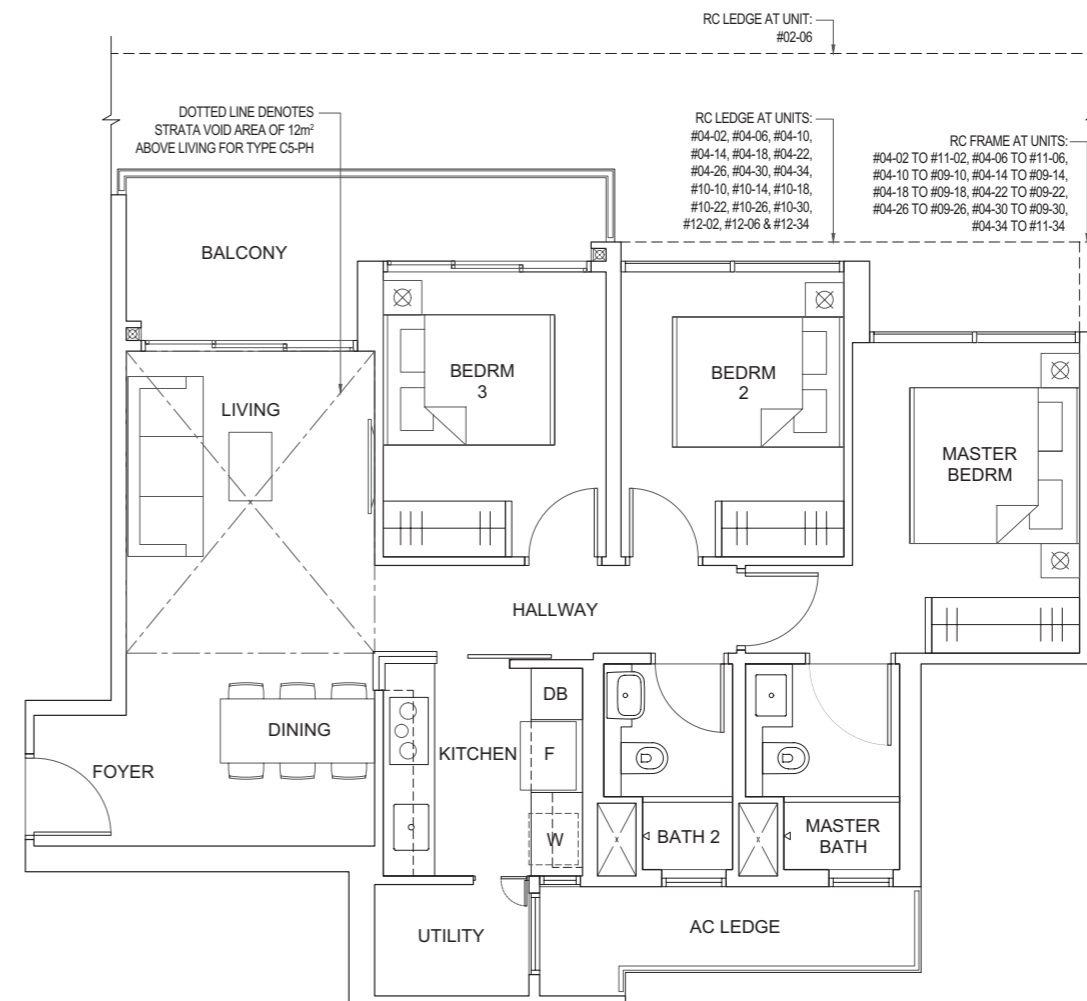
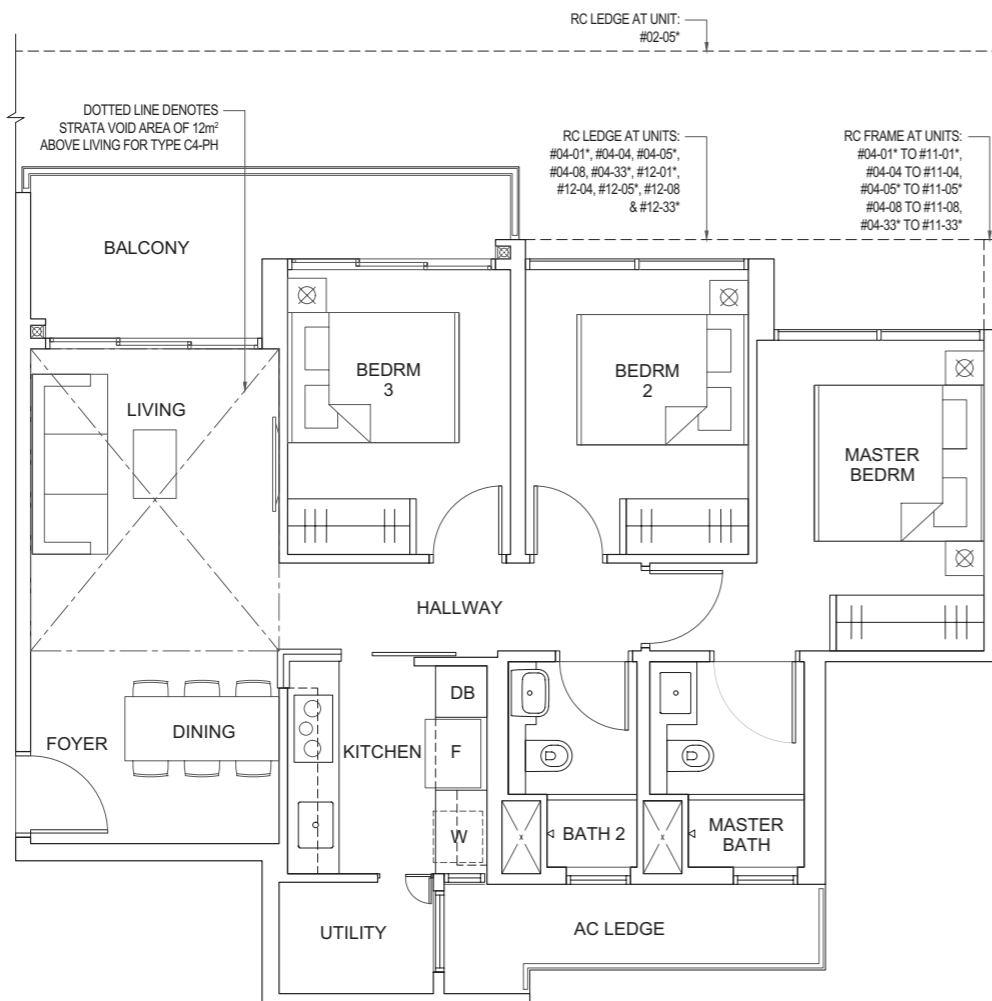
88m² / 947ft²
(inclusive of 9m² PES
& 5m² AC Ledge)

Blk 1, #01-02
Blk 5, #01-10
Blk 7, #01-14
Blk 9, #01-18
Blk 11, #01-22
Blk 13, #01-26
Blk 15, #01-30
Blk 17, #01-34

TYPE C4

86m² / 926ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge)

Blk 1, #02-01* to #12-01*
#02-04 to #12-04
Blk 3, #02-05* to #12-05*
#02-08 to #12-08
Blk 17, #02-33* to #12-33*



TYPE C5

88m² / 947ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge)

Blk 1, #02-02 to #12-02
Blk 3, #02-06 to #12-06
Blk 5, #02-10 to #10-10
Blk 7, #02-14 to #10-14
Blk 9, #02-18 to #10-18
Blk 11, #02-22 to #10-22
Blk 13, #02-26 to #10-26
Blk 15, #02-30 to #10-30
Blk 17, #02-34 to #12-34

TYPE C4-PH

98m² / 1055ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge
& 12m² Void over Living)

Blk 1, #13-01*
#13-04
Blk 3, #13-05*
#13-08
Blk 17, #13-33*

TYPE C5-PH

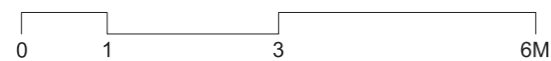
100m² / 1076ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge
& 12m² Void over Living)

Blk 1, #13-02
Blk 3, #13-06
Blk 5, #11-10
Blk 7, #11-14
Blk 9, #11-18
Blk 11, #11-22
Blk 13, #11-26
Blk 15, #11-30
Blk 17, #13-34

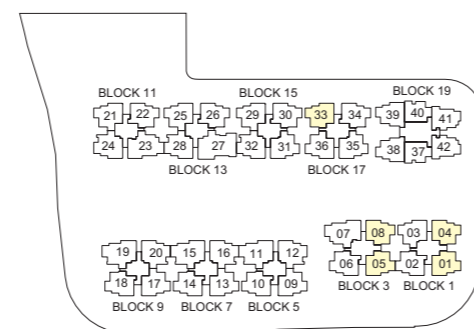
* Mirrored unit

Legend

W - Washer F - Fridge DB - Distribution Board

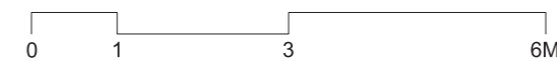


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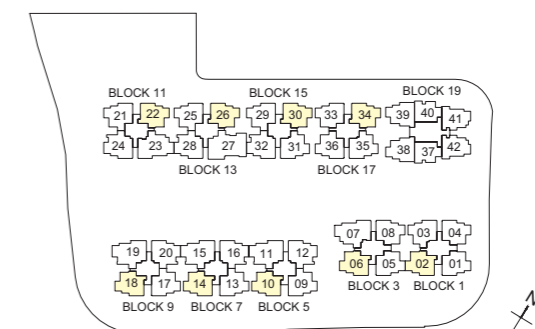


Legend

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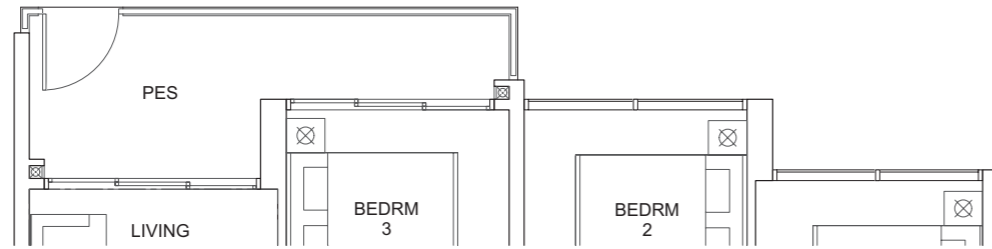


**3-BEDROOM
+ UTILITY
+ YARD**

TYPE C6-G

88m² / 947ft²
(inclusive of 9m² PES
& 5m² AC Ledge)

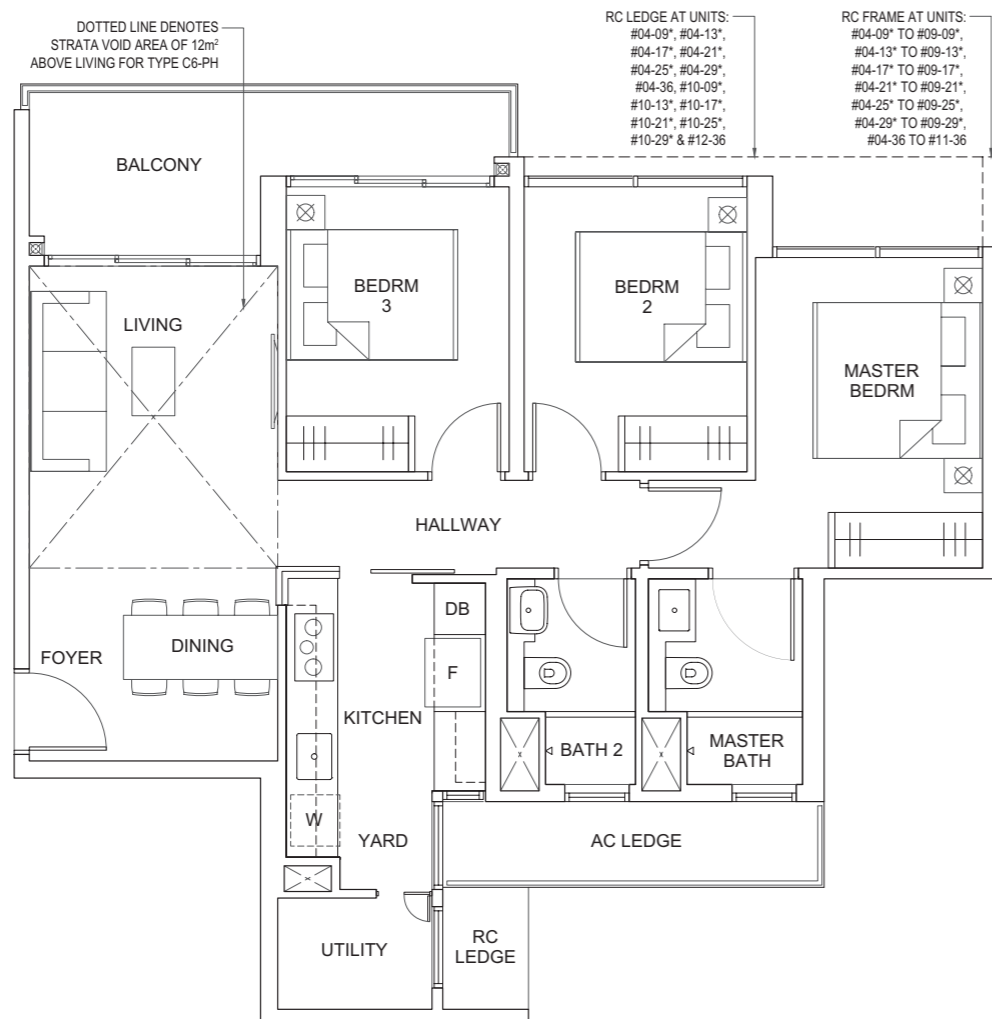
- Blk 5, #01-09*
- Blk 7, #01-13*
- Blk 9, #01-17*
- Blk 11, #01-21*
- Blk 13, #01-25*
- Blk 15, #01-29*
- Blk 17, #01-36



TYPE C6

88m² / 947ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge)

- Blk 5, #02-09* to #10-09*
- Blk 7, #02-13* to #10-13*
- Blk 9, #02-17* to #10-17*
- Blk 11, #02-21* to #10-21*
- Blk 13, #02-25* to #10-25*
- Blk 15, #02-29* to #10-29*
- Blk 17, #02-36 to #12-36



TYPE C6-PH

100m² / 1076ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge
& 12m² Void over Living)

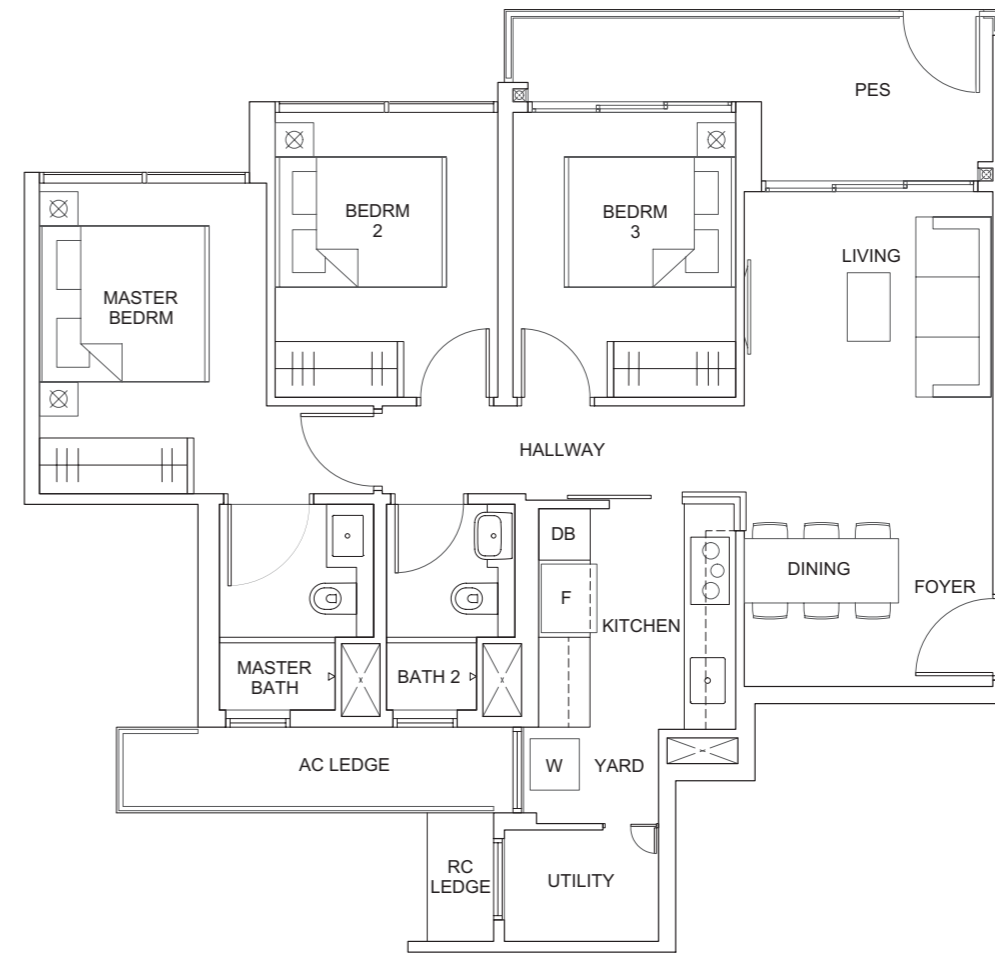
- Blk 5, #11-09*
- Blk 7, #11-13*
- Blk 9, #11-17*
- Blk 11, #11-21*
- Blk 13, #11-25*
- Blk 15, #11-29*
- Blk 17, #13-36

**3-BEDROOM
+ UTILITY
+ YARD**

TYPE C7-G

88m² / 947ft²
(inclusive of 9m² PES
& 5m² AC Ledge)

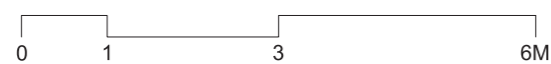
- Blk 1, #01-03
- Blk 15, #01-31
- Blk 17, #01-35



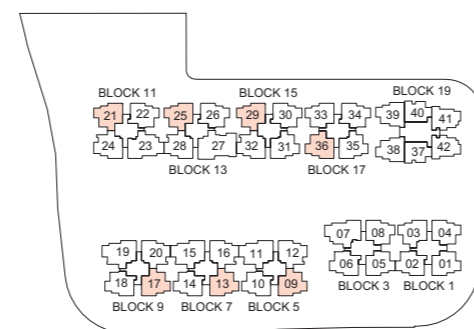
* Mirrored unit

Legend

W - Washer F - Fridge DB - Distribution Board

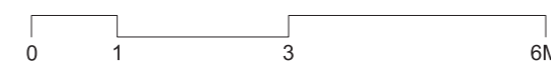


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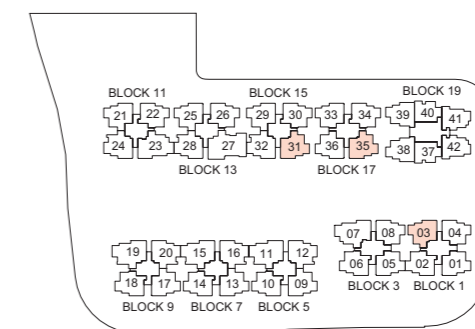


Legend

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**3-BEDROOM
+ UTILITY
+ YARD**

TYPE C7

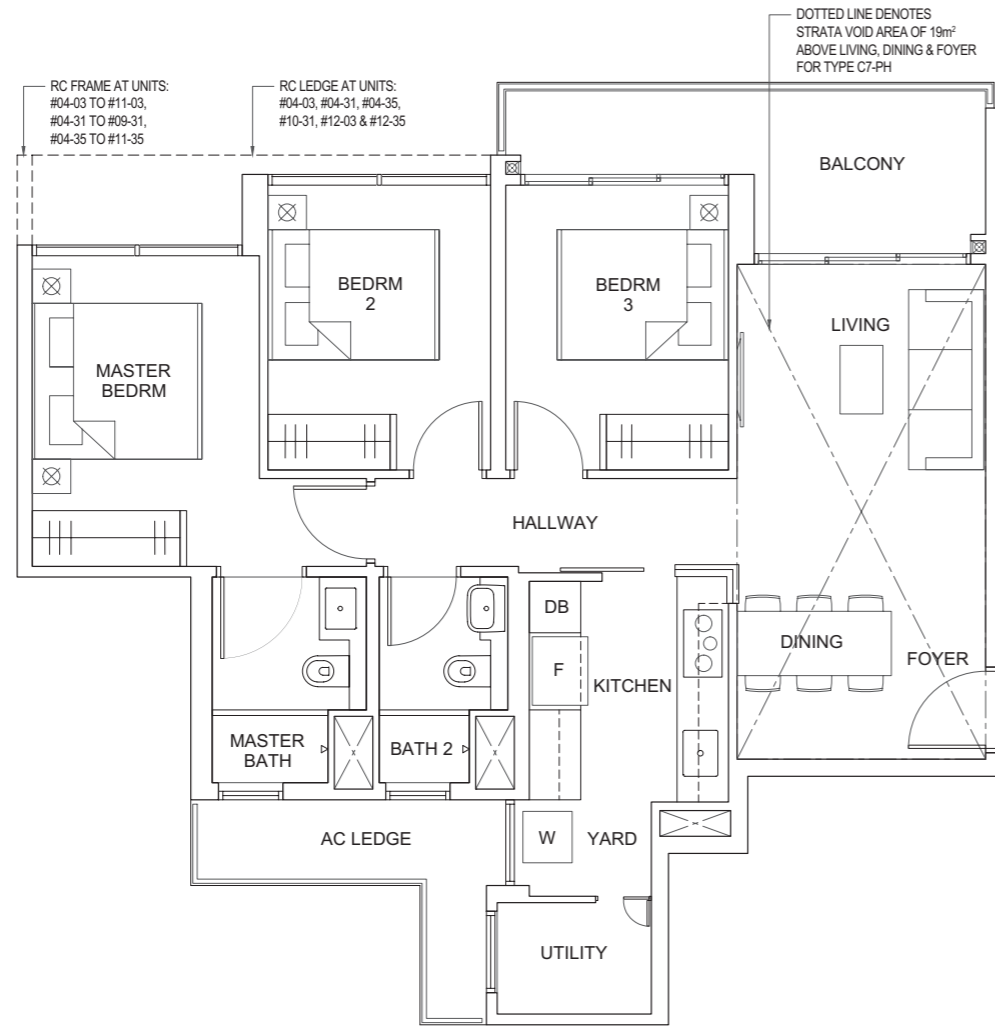
89m² / 958ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge)

Blk 1, #02-03 to #12-03
Blk 15, #02-31 to #10-31
Blk 17, #02-35 to #12-35

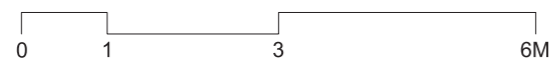
TYPE C7-PH

108m² / 1163ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge
& 19m² Void over Living,
Dining & Foyer)

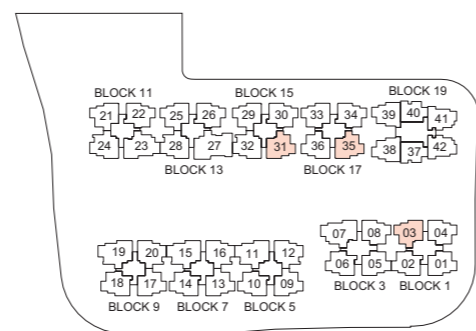
Blk 1, #13-03
Blk 15, #11-31
Blk 17, #13-35



Legend
W - Washer F - Fridge DB - Distribution Board



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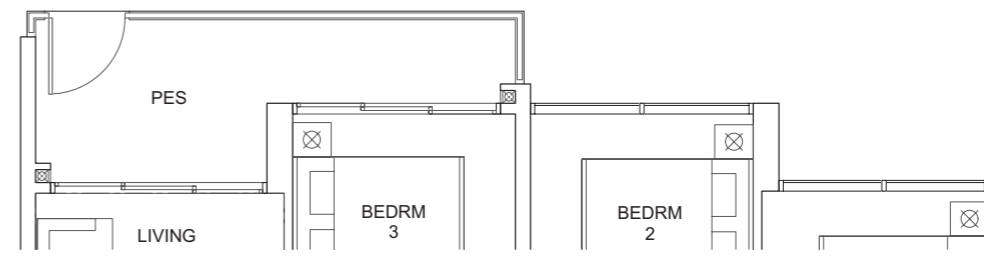


**3-BEDROOM
+ UTILITY
+ YARD**

TYPE C8-G

93m² / 1001ft²
(inclusive of 9m² PES
& 5m² AC Ledge)

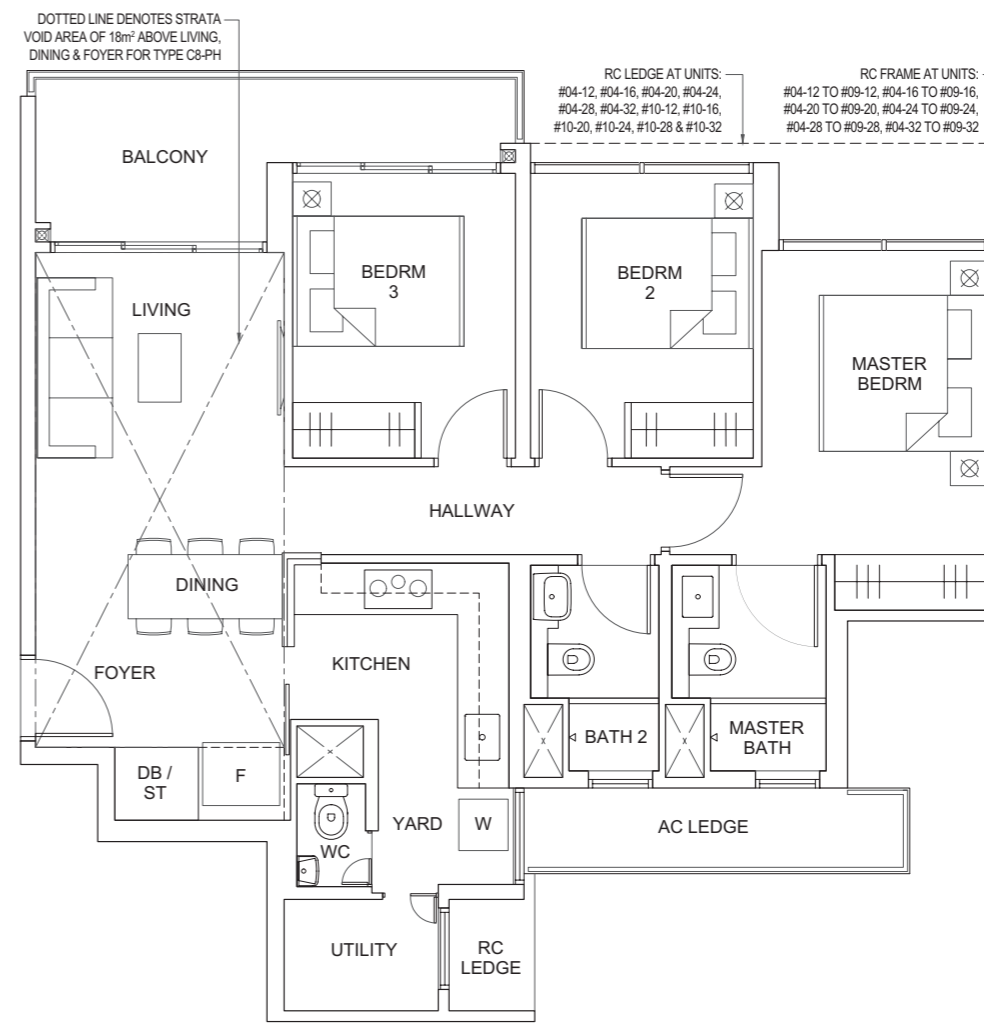
Blk 5, #01-12
Blk 7, #01-16
Blk 9, #01-20
Blk 11, #01-24
Blk 13, #01-28
Blk 15, #01-32



TYPE C8

93m² / 1001ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge)

Blk 5, #02-12 to #10-12
Blk 7, #02-16 to #10-16
Blk 9, #02-20 to #10-20
Blk 11, #02-24 to #10-24
Blk 13, #02-28 to #10-28
Blk 15, #02-32 to #10-32

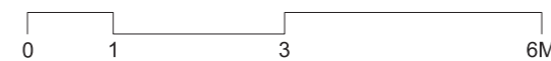


TYPE C8-PH

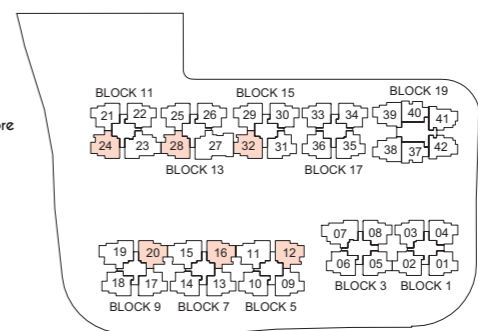
111m² / 1195ft²
(inclusive of 9m² Balcony
& 5m² AC Ledge
& 18m² Void over Living,
Dining & Foyer)

Blk 5, #11-12
Blk 7, #11-16
Blk 9, #11-20
Blk 11, #11-24
Blk 13, #11-28
Blk 15, #11-32

Legend
WC - Water Closet W - Washer F - Fridge DB/ST - Distribution Board / Store



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INFORMATION ACCURATE AT THE POINT OF PRINTING.
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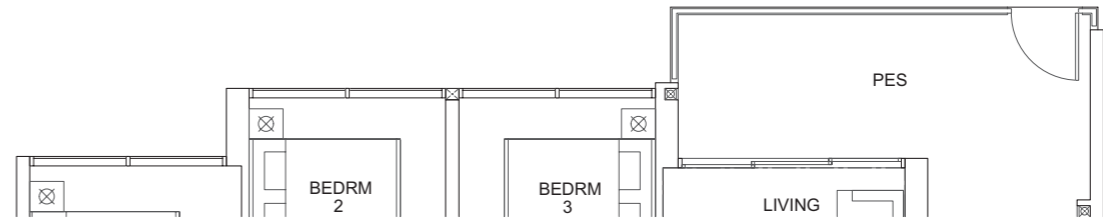
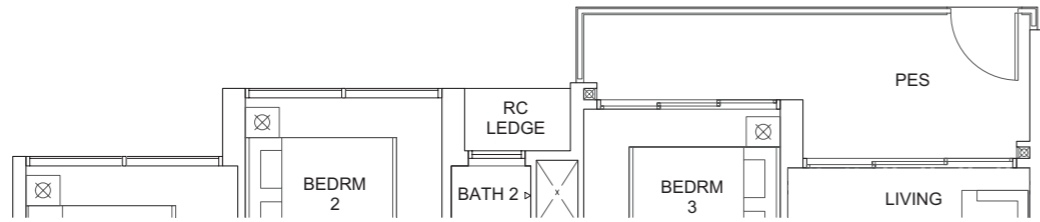


4-BEDROOM
+ UTILITY
+ YARD

TYPE D1-G

107m² / 1152ft²
(inclusive of 10m² PES
& 5m² AC Ledge)

Blk 5, #01-11
Blk 7, #01-15
Blk 9, #01-19



4-BEDROOM
+ UTILITY
+ YARD

TYPE D2-G

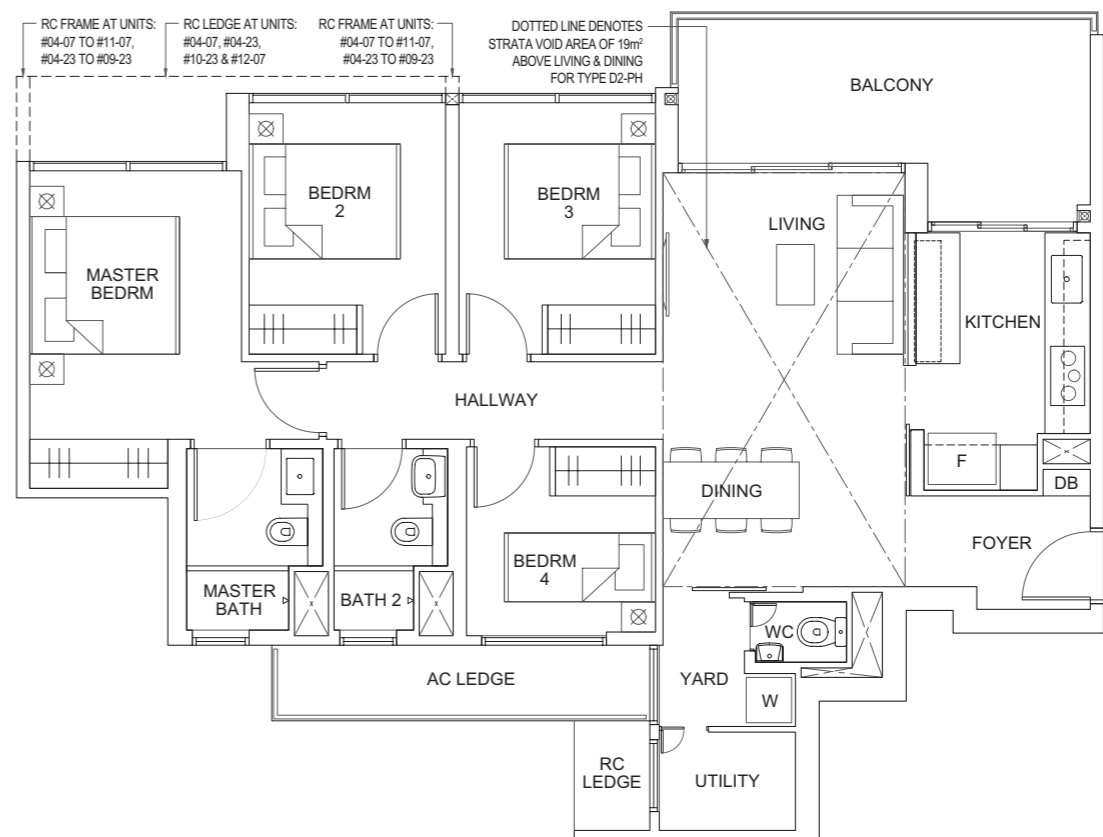
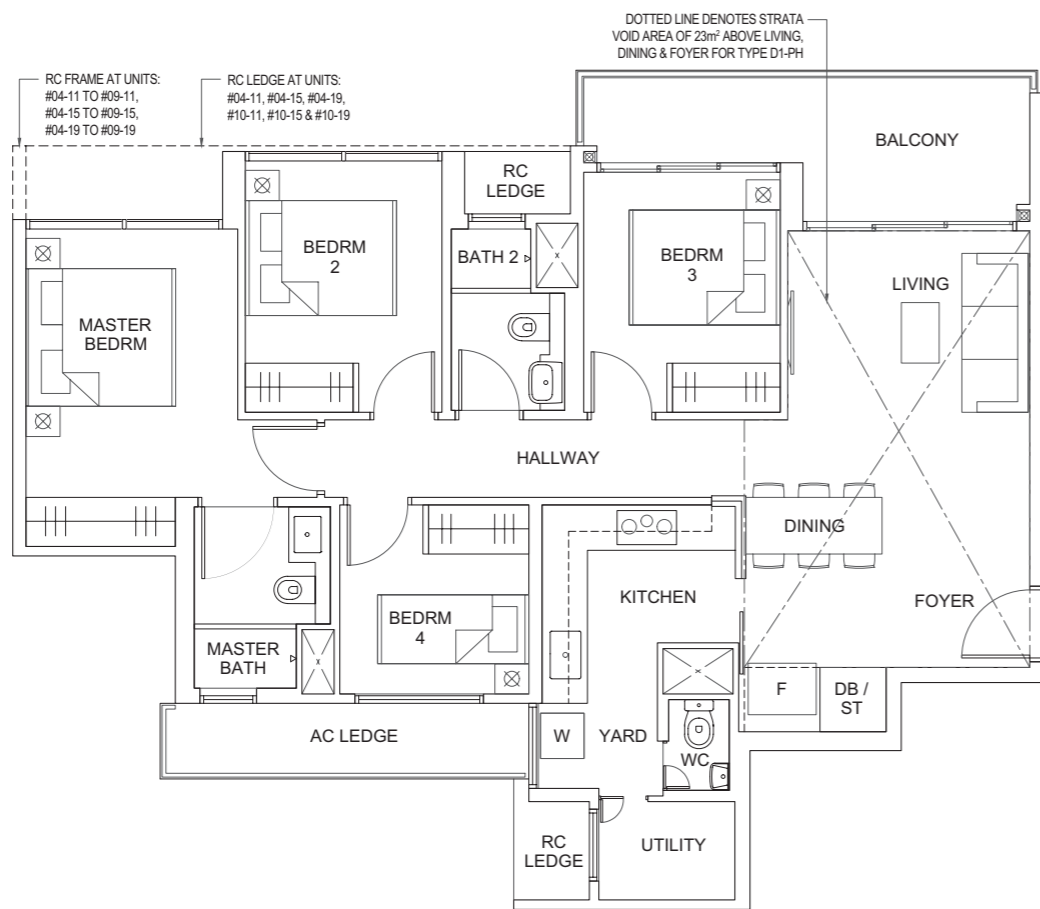
110m² / 1184ft²
(inclusive of 13m² PES
& 5m² AC Ledge)

Blk 3, #01-07
Blk 11, #01-23

TYPE D1

107m² / 1152ft²
(inclusive of 10m² Balcony
& 5m² AC Ledge)

Blk 5, #02-11 to #10-11
Blk 7, #02-15 to #10-15
Blk 9, #02-19 to #10-19



TYPE D2

110m² / 1184ft²
(inclusive of 13m² Balcony
& 5m² AC Ledge)

Blk 3, #02-07 to #12-07
Blk 11, #02-23 to #10-23

TYPE D1-PH

130m² / 1399ft²
(inclusive of 10m² Balcony
& 5m² AC Ledge
& 23m² Void over Living,
Dining & Foyer)

Blk 5, #11-11
Blk 7, #11-15
Blk 9, #11-19

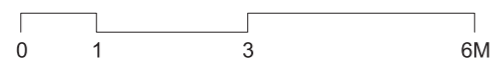
TYPE D2-PH

129m² / 1389ft²
(inclusive of 13m² Balcony
& 5m² AC Ledge
& 19m² Void over
Living & Dining)

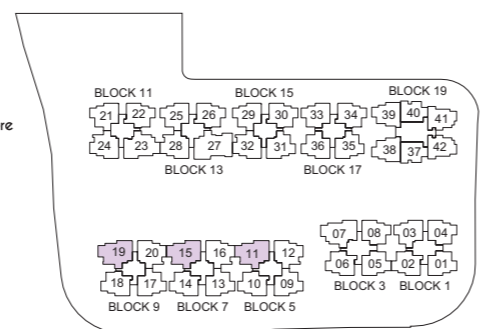
Blk 3, #13-07
Blk 11, #11-23

Legend

WC - Water Closet W - Washer F - Fridge DB/ST - Distribution board / Store

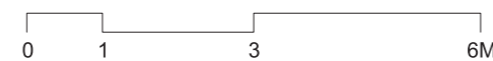


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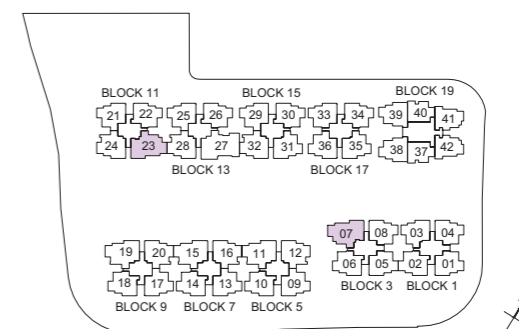


Legend

WC - Water Closet W - Washer F - Fridge DB - Distribution board



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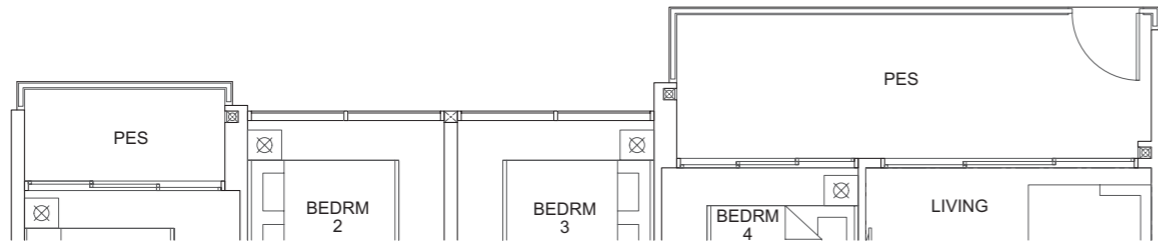


5-BEDROOM
+ UTILITY
+ YARD

TYPE E1-G

135m² / 1453ft²
(inclusive of 17m² PES
& 6m² AC ledge)

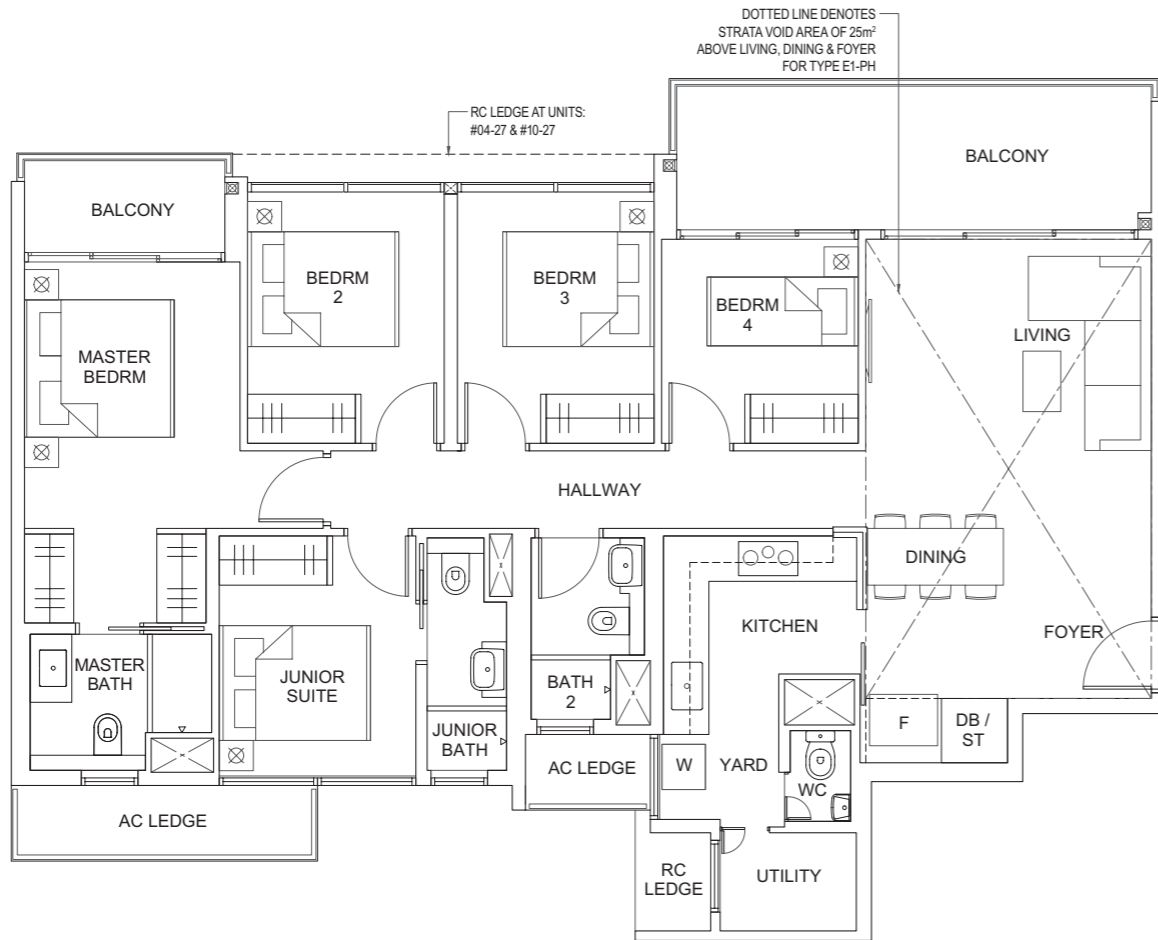
Blk 13, #01-27



TYPE E1

135m² / 1453ft²
(inclusive of 17m² Balcony
& 6m² AC ledge)

Blk 13, #02-27 to #10-27



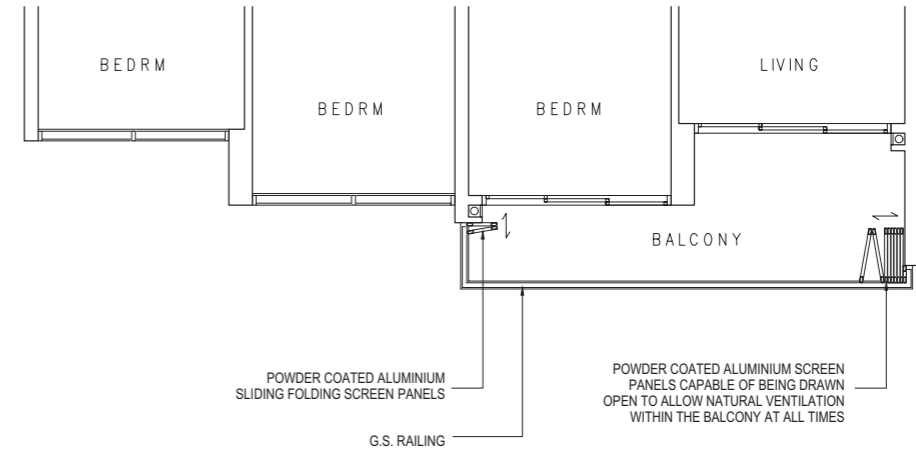
TYPE E1-PH

160m² / 1722ft²
(inclusive of 17m² Balcony
& 6m² AC ledge
& 25m² Void over Living,
Dining & Foyer)

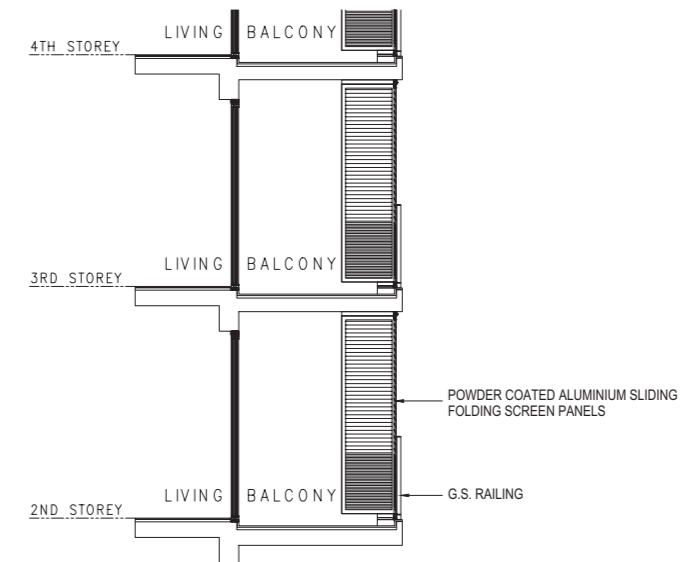
Blk 13, #11-27

BALCONY SCREEN DETAILS

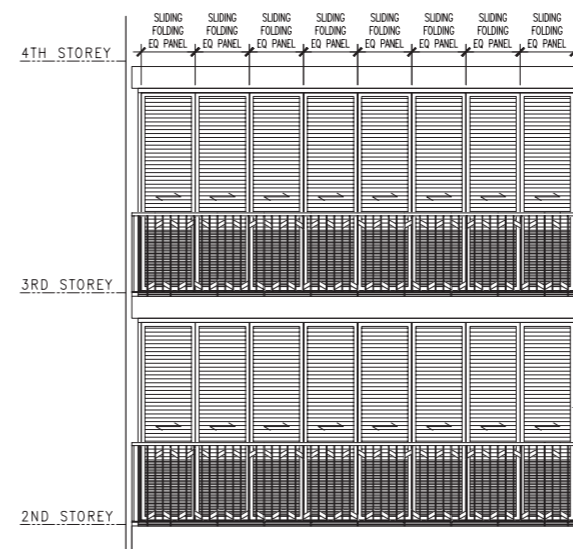
PLAN VIEW



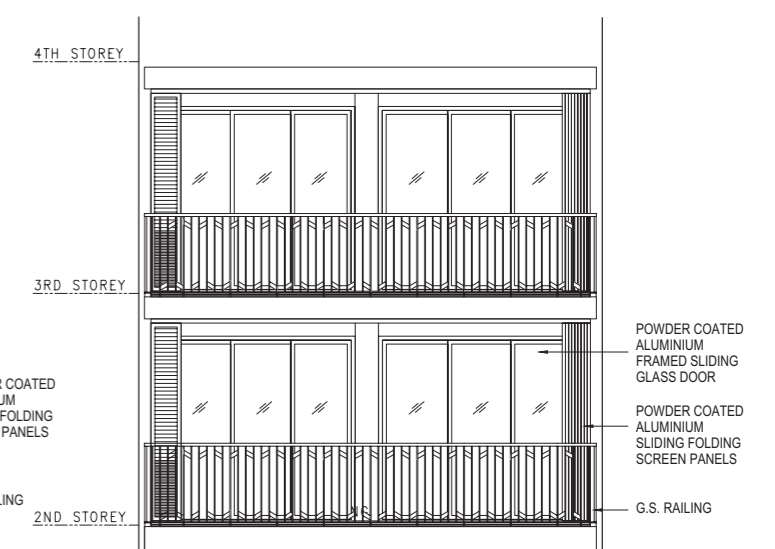
SECTIONAL VIEW



ELEVATION, CLOSE POSITION



ELEVATION, OPEN POSITION

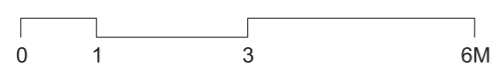


Artist's Impression

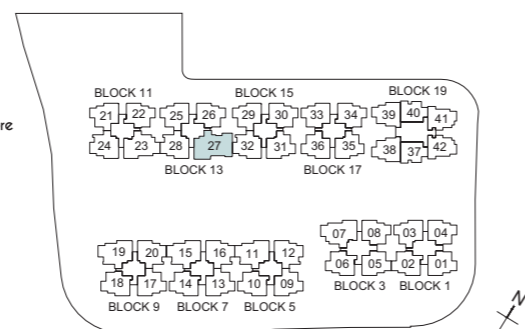


Legend

WC - Water Closet W - Washer F - Fridge DB/ST - Distribution board / Store



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NOTES:

1. BALCONY SCREEN IS NOT PROVIDED FOR THIS DEVELOPMENT.
2. THE BALCONY SHALL NOT BE ENCLOSED UNLESS WITH THE SCREEN APPROVED BY THE RELEVANT AUTHORITIES.
3. FINAL SELECTION OF MATERIAL, COLOUR AND DETAILING OF THE SCREEN IS SUBJECT TO MCST APPROVAL.
4. APPROVAL FROM MCST IS REQUIRED BEFORE INSTALLATION.
5. OWNER TO ENGAGE THEIR OWN CONTRACTOR TO INSTALL THE SCREEN.
6. ALL INSTALLATION FEES TO BE BORNE BY THE OWNER.
7. MEASUREMENTS ARE APPROXIMATE ONLY AND SUBJECT TO FINAL SURVEY.



Illustration Only

INTERIOR

LUXURY TO THE LAST DETAIL

Units are designed with family-friendly layouts that emphasise functionality and liveability. Selected units offer exclusive front-facing kitchens that extend towards the balcony, affording a view to savour amidst an alfresco dining ambience.

Look around. Every inch of your home is delicately designed and carefully finished to the finest detail. Luxurious furnishing and fittings exude sophistication and evoke a lifestyle worthy of envy.

Best of all, smart home technology brings your home to life. With seamless convenience at your fingertips, a touch of a button is all it takes to lock and unlock your door, switch on the air-conditioning and book facilities instantly.



Illustration Only



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THE BEST OF BOTH WORLDS

HOIHUP
REALTY
海峽實業私人有限公司

SUNWAY[®]

Hoi Hup Sunway – a joint venture between Hoi Hup Realty Pte Ltd and Sunway Developments Pte Ltd. Their combined strengths and expertise bear all the hallmarks of a winning combination, sparking off many successful collaborations that include City View @ Boon Keng, The Peak @ Toa Payoh, Sophia Hills (won FIABCI-Singapore Property Awards 2019 – Mid-rise Residential and Heritage category), Royal Square at Novena as well as Rivercove Residences Executive Condominium.



HUNDRED PALMS RESIDENCES

Artist's Impression



SOPHIA HILLS



ROYAL SQUARE



Artist's Impression

RIVERCOVE RESIDENCES

HOI HUP REALTY

An established property developer in Singapore, Hoi Hup Realty Pte Ltd is committed to creating living spaces of the highest quality, comfort, functionality and style. It has won numerous accolades, including the BCA Quality Excellence Award – Quality Champion (Platinum) in 2018 and 2019, as well as BCI Asia Top 10 Developers Award in 2017, 2018 and 2019. Upcoming projects include Ki Residences at Brookvale and Tampines Ave 10 Executive Condominium.

www.hoihup.com

SUNWAY DEVELOPMENTS

As the property division of Sunway Group, Sunway Developments Pte Ltd is part of a leading property-construction group that is listed on Bursa Securities, Malaysia. It has vast experience in managing and developing innovative and quality residential and non-residential properties, which include retail, leisure, healthcare, hospitality and other commercial assets.

www.sunway.com.my

Developer: Hoi Hup Sunway Canberra Pte Ltd (Company Reg No: 201832062UJ) • Developer License No: C1341 • Tenure of Land: 99 years tenure from 10 December 2018 • Lot No: Lot 04018N Mk 19 at Canberra Link (Sembawang Planning Area) • Legal TOP/ Legal Completion: 9 September 2023/ 9 September 2026 • BP Approval No: A712-05181-2018-BP01 dated 2 Dec 2019 • Encumbrances on the Land: Mortgage in favour of Oversea-Chinese Banking Corporation Limited

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