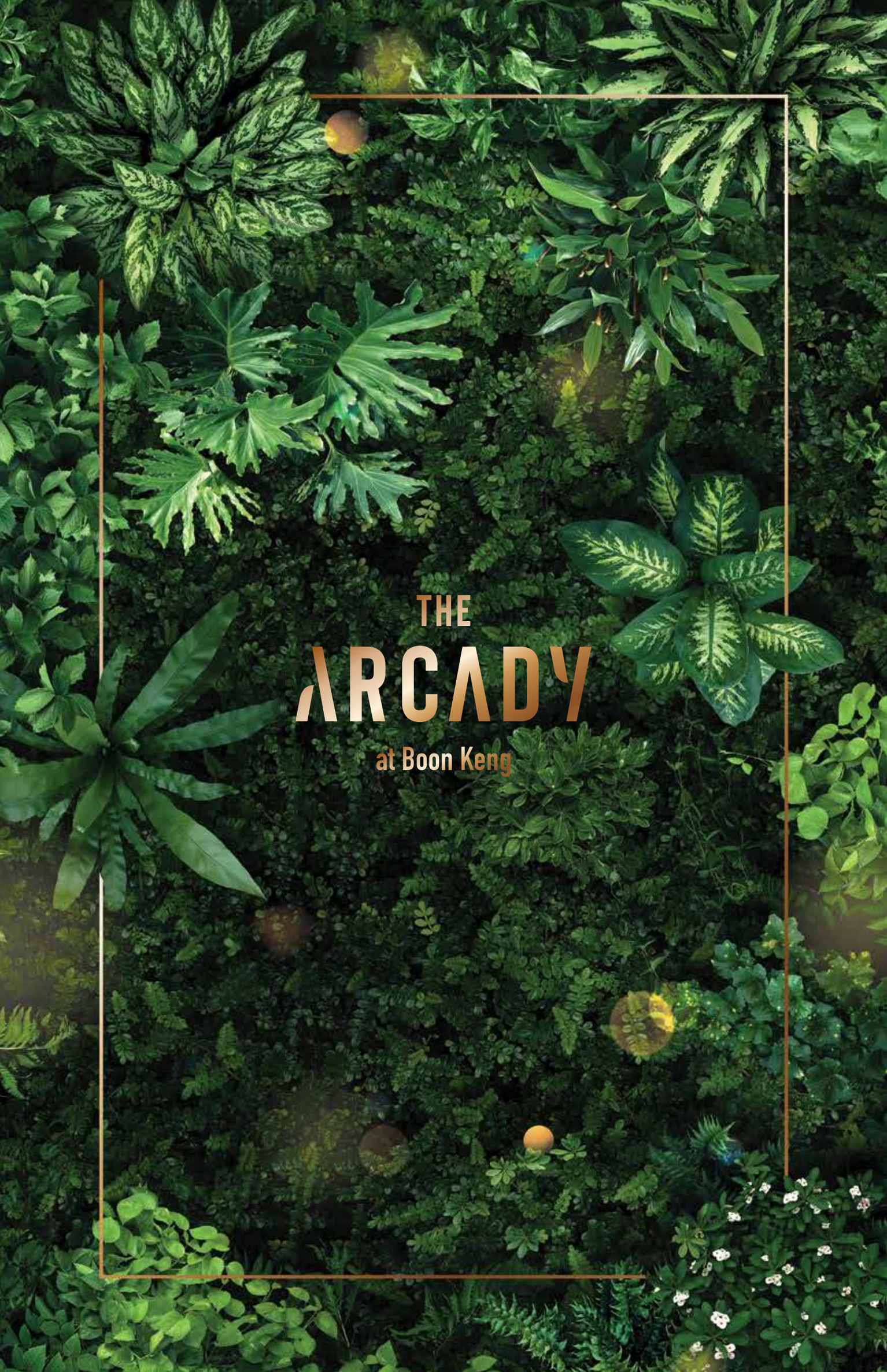

THE
ARCADY
at Boon Keng



TO PLANT A GARDEN
IS TO BELIEVE IN TOMORROW

- Audrey Hepburn -



A HOME WHERE GREENERY THRIVES

Freehold

A GARDEN HOME
A HOME GARDEN

Artist's Impression

YOUR HOME
YOUR GARDEN

Discover the beautiful connection with nature at
The Arcady at Boon Keng, an urban oasis garden where
every single day is filled with the joys of nature.

The Arcady at Boon Keng is a nature paradise by the
busy city fringe. An architectural masterpiece
harmoniously integrated with wonderful botanicals
and a full range of family-oriented indulgences,
inspired by mountainside living.

A warm welcome greets you upon arrival and the lush
foliage extends from this moment, through the green
trails till you arrive at the comfort of your private abode.

Experience renewed energy and immerse yourself in
the ambience of this tropical enclave, a space where
you can thrive and bloom.

The Arcady at Boon Keng is truly your garden home,
and your home garden.



Artist's Impression


THE
ARCADY
at Boon Keng
Pan Island Expressway
The Venue Shoppes
Potong Pasir MRT
St Andrew's Junior School
The Poiz Centre
Kallang River
Singapore Sports Hub
Kallang River
Bendemeer Primary School
MOE Kindergarden in Bendemeer Primary School
Singapore Flyer
Marina Bay Sands
Gardens by the Bay
City Centre
BOON KENG NEIGHBOURHOOD
Bendemeer Market and Food Centre
Bendemeer Mall
Boon Keng MRT
Hong Wen School
Bendemeer Secondary School

DAILY COMMUTE MADE EASY WITH GREAT ACCESSIBILITY

Just 6 minutes walk to Boon Keng MRT station or a short ride to Potong Pasir MRT station from the bus stop right outside the estate - public connectivity is at its very best. Well connected to major expressways like the PIE, CTE and MCP, every destination across the island is ultra convenient.



Potong Pasir MRT Station


Bus stop at the doorstep

Serangoon
2 stops

Woodleigh
1 stop

POTONG PASIR
15-min walk / 4-min drive

BOON KENG
6-min walk

Farrer Park
1 stop

Little India
2 stops

Dhoby Ghaut
3 stops

Chinatown
5 stops

Harbourfront
7 stops



Boon Keng MRT Station


5-min drive to major expressways

BOON KENG NEIGHBOURHOOD



BENDEMEER MARKET AND FOOD CENTRE
6-min walk


BENDEMEER MALL
6-min walk


KALLANG POLYCLINIC
11-min walk



CLINICS AND DENTAL SERVICES
6-min walk


BANKING FACILITIES
6-min walk


POST OFFICE SERVICES
7-min walk

CONNECT WITH THE THINGS THAT MATTER MOST IN EVERYDAY LIVING

Be in the heart of Boon Keng, where a wide array of modern and traditional amenities are available for your daily needs.

Wake up to the aroma of a morning cuppa or enjoy a traditional breakfast at the nearby coffeeshop. Be spoilt for food choices with local favourites from eateries and food centres; or dining at cafes and restaurants at any hour of the day.

Shop at your convenience with a wide selection of fresh buys and variety readily available whether at the local wet market, grocery stores or modern supermarkets.

A GALORE OF DELECTABLE TREATS WITHIN THE NEIGHBOURHOOD









AWE IN THE MARVELS OF CONVENIENCE

Delight in comfort living with an ultimate choice of malls within the vicinity – just less than 10 minutes' drive or accessible by trains or buses. Catch the latest blockbuster, dine at you favourite restaurant, or shop for your preferred brands – there's always something to do with your leisure times.

MALLS



THE VENUE SHOPPES
3-min drive / 16-min walk



THE POIZ CENTRE
4-min drive / Potong Pasir MRT



THE WOODLEIGH MALL
6-min drive / Woodleigh MRT



CITY SQUARE MALL
3-min drive / Farrer Park MRT



NEX
9-min drive / Serangoon MRT

CITY AND NATURE







KALLANG PARK CONNECTOR
8-min walk (Bendemeer Road)

KALLANG RIVERSIDE PARK
29-min bike ride







MARINA BAY SANDS
48-min bike ride

BASK IN THE WONDERS OF NATURE AND CITY

Live in the perfect space where the city meets nature. Stroll, jog or bike along the Kallang Park Connector, and be charmed by the tranquil sight of the river and city; or rollerblade towards Novena via the Whampoa Park Connector.

GOOD SCHOOLS



BENDEMEER PRIMARY SCHOOL
7-min walk / 0.6km



MOE KINDERGARTEN IN BENDEMEER PRIMARY SCHOOL
7-min walk / 0.6km



ST ANDREW'S JUNIOR SCHOOL
3-min drive / 1.4km



HONG WEN SCHOOL
5-min drive / 2.2km



STAMFORD AMERICAN INTERNATIONAL SCHOOL
5-min drive / 1.9km

CHOOSE FROM A MULTITUDE OF INSTITUTIONS AVAILABLE

Education is one of the biggest gifts you can provide for your children. Multiple choices of reputable primary schools and overseas institutions are in proximity, providing quality education options for your consideration.



NATURE-INSPIRED GRANDEUR ENSUED

Artist's Impression

FOLIAGE GARDEN ZONE
1st Storey Landscape Deck

Artist's Impression


Artist's Impression

FAMILY POOL

INFINITY POOL

SPLASH TO JOYFUL TIMES

Have a swim at the Infinity Pool, be pampered by bubble jets or chill out in Water Play Patio with families and friends. Build fond memories over gatherings at the Botanic Lounge, and bond over lively chatters at the BBQ Pavilion.

FOLIAGE GARDEN ZONE
1st Storey Landscape Deck

ALWAYS SPACE FOR COMMUNITY AND KINSHIP

Take a leisurely walk to the Herb Stroll or enjoy the company of kids at the playground. Indulge in quiet reading or meditation at the various patios and cabanas located within the landscaped grounds.



Artist's Impression

BBQ PAVILION

KIDS PLAYGROUND

A joy to behold watching little ones having a great time.





HERBS STROLL

Breathe in the sweet aroma of the herbal greens.



SOCIAL DECK

Gather at a space where conversations flow.



FLORA CABANA

Gaze at the beauty of the flora and fauna.



KARAOKE ROOM

Bond over every precious note,
every serenade.



ALFRESCO DINING

Savour every delish
cuisine indoors.



COCOON COVE

Luxuriate and nourish our body,
mind and soul.



Artist's Impression

KIDS CLUB

LAUGHTER AND CHEERS TO ALL THINGS FUN

Create happy moments with family and friends at the multi-activity 2nd storey. Smile to the chuckle of children having fun at the Kids Club and Kids Party Deck whilst guests entertain themselves at the Karaoke Room, followed by a sumptuous feast at the Alfresco Dining place.



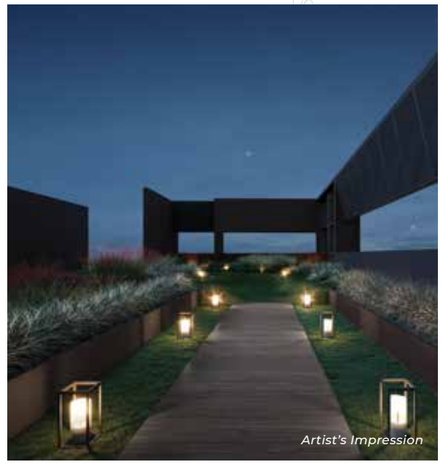
Artist's Impression

BOTANIC CLUB

MOUNTAIN TOP ZONE
14th Storey Sky Terrace & Roof Terrace


Artist's Impression

ARCADY CLUB


Artist's Impression

STAR GAZING LAWN

Enthral in every dazzling moment
of the stars.



FARM TO TABLE



CO-WORKING DECK



SAUNA


Artist's Impression

SKY GYM


Artist's Impression

GOURMET VISTA

Indulge in the perfect blend of
delicious food, and panoramic views.

AN INDULGENCE FOR THE SENSES

An immersive 360-degree experience awaits. Enjoy panoramic views the city while keeping fit at the Sky Gym or savour a cocktail at the Arcady Club. Invite your loved ones to unwind at the Gourmet Vista with the sunset and the Kallang River as your backdrop or engage a private chef to whip up an exquisite meal at the Sky Veranda. All this, whilst immersed in the captivating views of glittering fireworks.

At the roof terrace, plant your own greens at the Farming Pots and bring it “Farm to Table” – for a refreshing crisp salad. Let the twinkling stars in the night sky enchant and be mesmerised at the Star Gazing Lawn.

Site Plan

FOLIAGE GARDEN ZONE

1st Storey Landscape Deck

1. Grand Arrival (at Basement 1)
2. Foliage Trail
3. Mountain Trail
4. Herbs Stroll
5. Kids Playground
6. Social Deck
7. BBQ Pavilion
8. Infinity Pool
9. Spa Pool
10. Bubble Pool
11. Sun Deck
12. Botanic Lounge
13. Water Play Patio
14. Family Pool
15. Splash Patio
16. Family Deck
17. Flora Cabana
18. Fauna Cabana
19. Verdure Cabana
20. Verde Cabana
21. Management Office
22. Accessible Toilet

2nd Storey Sky Terrace

23. Alfresco Dining
24. Accessible Toilet
25. Botanic Club
26. Chill Out Lounge
27. Karaoke Room
28. Kids Party Deck
29. Kids Club
30. Cocoon Cove
31. Tranquil Grove
32. Serene Grove

MOUNTAIN TOP ZONE

14th Storey Sky Terrace

33. Sauna
34. Accessible Toilet
35. Reading Lounge
36. Gourmet Vista
37. Sunrise Garden
38. Arcady Club
39. Sky Veranda
40. Vista Lounge
41. Sky Gym
42. Vista Garden
43. Co-Working Deck

Roof Terrace

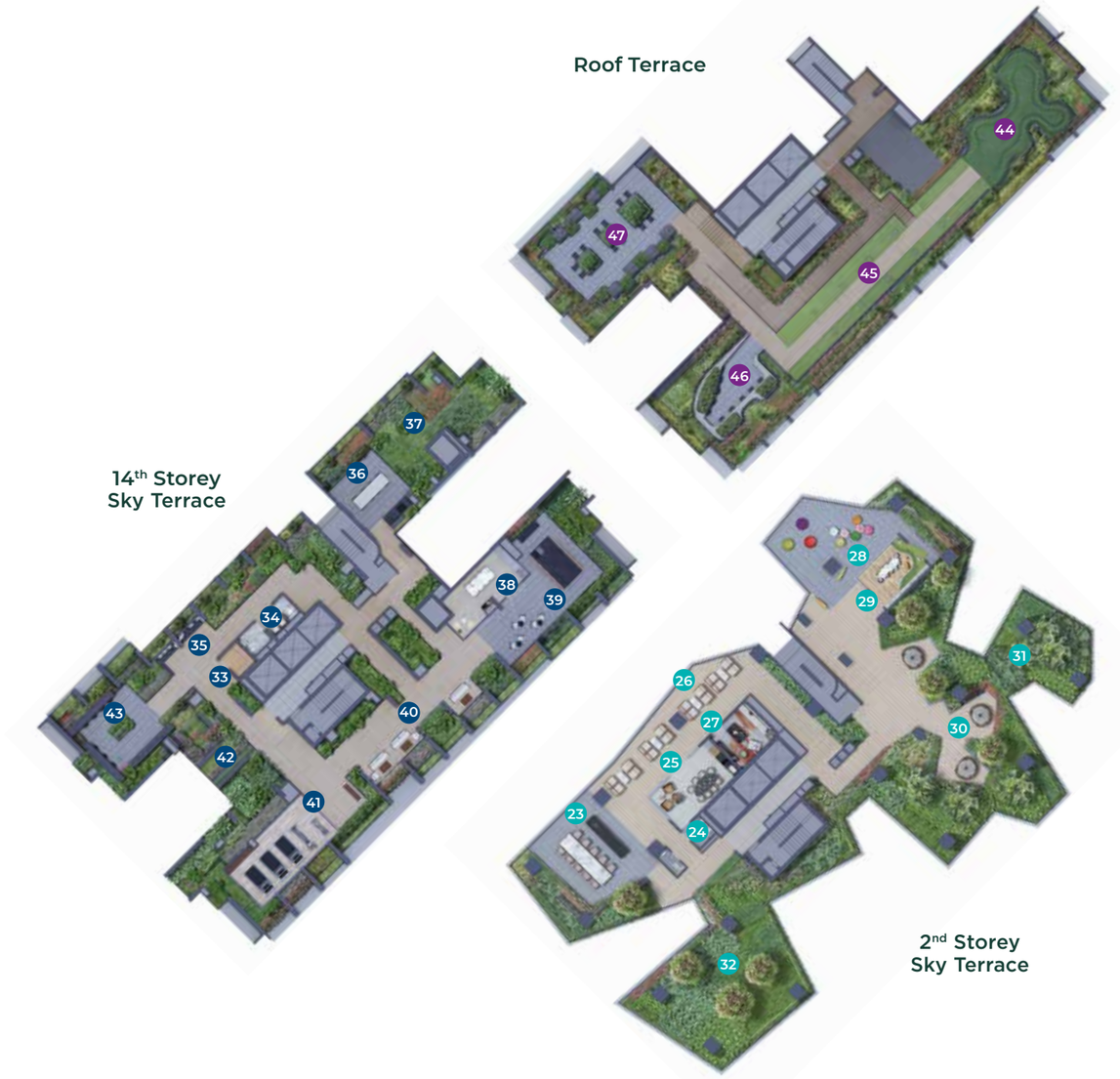
44. Star Gazing Lawn
45. Summit Walk
46. Farm to Table
47. Farming Pots

Others

- A. Guardhouse
- B. Pedestrian Gate
- C. Fireman Access Gate
- D. Ventilation Shaft
- E. Loading & Unloading (at Basement 1)
- F. Bicycle Parking (at Basement 1)
- G. Genset (at Basement 2)
- H. Substation (at Basement 2)
- J. Bin Centre (at Basement 1)
- K. Water Tank (At Roof)
- L. Car Park (at Basement 1 & 2)
- 2nd Storey Sky Terrace Outline



Approved BP No. : A1553-00408-2022-BP01 dated 15 November 2023





AN EXCLUSIVE HOME IN SYNC WITH NATURE

Each unit is an unequalled combination of form, functionality and layout designed to meet individual needs and desires. Fitted with branded appliances, quality finishes and fittings, The Arcady at Boon Keng is truly your amazing garden home.

UNIT DISTRIBUTION CHART

FLOOR / UNIT	01	02	03	04	05	06	07	08	09
ROOF	ROOF TERRACE								
24		C5A 24-02	P2 24-03				P1 24-07	D2A 24-08	
23	B1 23-01	C5 23-02	C4 23-03	B4A 23-04	B3 23-05		D1 23-07	C1 23-08	B2 23-09
22	B1 22-01	C5 22-02	C4 22-03	B4A 22-04	B3 22-05		D1 22-07	C1 22-08	B2 22-09
21	B1 21-01	C5 21-02	C4 21-03	B4A 21-04	B3 21-05		D1 21-07	C1 21-08	B2 21-09
20	B1 20-01	C5 20-02	C4 20-03	B4A 20-04	B3 20-05		D1 20-07	C1 20-08	B2 20-09
19	B1 19-01	C5 19-02	C4 19-03	B4A 19-04	B3 19-05		D1 19-07	C1 19-08	B2 19-09
18	B1 18-01	C5 18-02	C4 18-03	B4A 18-04	B3 18-05		D1 18-07	C1 18-08	B2 18-09
17	B1 17-01	C5 17-02	C4 17-03	B4A 17-04	B3 17-05		D1 17-07	C1 17-08	B2 17-09
16	B1 16-01	C5 16-02	C4 16-03	B4A 16-04	B3 16-05		D1 16-07	C1 16-08	B2 16-09
15	C2 15-01	C5 15-02	C4 15-03				D1 15-07	C1 15-08	
14	SKY TERRACE								
13	B1 13-01	C5 13-02	C4 13-03	B4 13-04	B3 13-05	A1 13-06	C3 13-07	C1 13-08	B2 13-09
12	B1 12-01	C5 12-02	C4 12-03	B4 12-04	B3 12-05	A1 12-06	C3 12-07	C1 12-08	B2 12-09
11	B1 11-01	C5 11-02	C4 11-03	B4 11-04	B3 11-05	A1 11-06	C3 11-07	C1 11-08	B2 11-09
10	B1 10-01	C5 10-02	C4 10-03	B4 10-04	B3 10-05	A1 10-06	C3 10-07	C1 10-08	B2 10-09
09	B1 09-01	C5 09-02	C4 09-03	B4 09-04	B3 09-05	A1 09-06	C3 09-07	C1 09-08	B2 09-09
08	B1 08-01	C5 08-02	C4 08-03	B4 08-04	B3 08-05	A1 08-06	C3 08-07	C1 08-08	B2 08-09
07	B1 07-01	C5 07-02	C4 07-03	B4 07-04	B3 07-05	A1 07-06	C3 07-07	C1 07-08	B2 07-09
06	B1 06-01	C5 06-02	C4 06-03	B4 06-04	B3 06-05	A1 06-06	C3 06-07	C1 06-08	B2 06-09
05	B1 05-01	C5 05-02	C4 05-03	B4 05-04	B3 05-05	A1 05-06	C3 05-07	C1 05-08	B2 05-09
04	B1 04-01	C5 04-02	C4 04-03	B4 04-04	B3 04-05	A1 04-06	C3 04-07	C1 04-08	B2 04-09
03	B1 03-01	C5 03-02	C4 03-03	B4 03-04	B3 03-05	A1 03-06	C3 03-07	C1 03-08	B2 03-09
02	SKY TERRACE								
01	GARDEN / LANDSCAPE DECK								
BASEMENT 1	GRAND ARRIVAL / CARPARK								
BASEMENT 2	CARPARK								

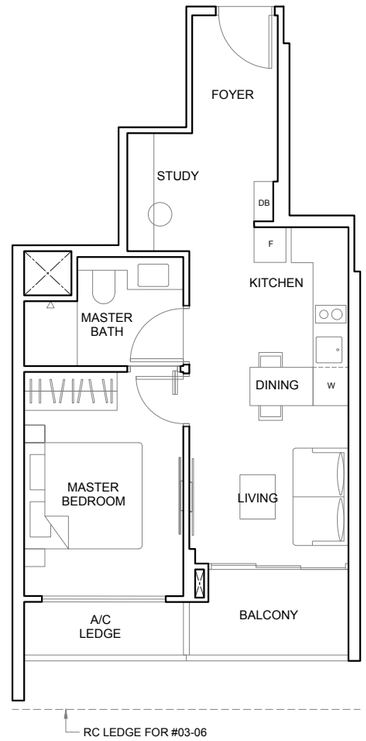
- 1-Bedroom + Study
- 2-Bedroom
- 2-Bedroom + Study
- 3-Bedroom
- 3-Bedroom Premium
- 3-Bedroom Premium + Study
- 4-Bedroom + Study
- 4-Bedroom Premium
- Penthouse

1-BEDROOM + STUDY

Type A1

49 sqm / 527 sqft
(includes 4 sqm balcony, 3 sqm a/c ledge)

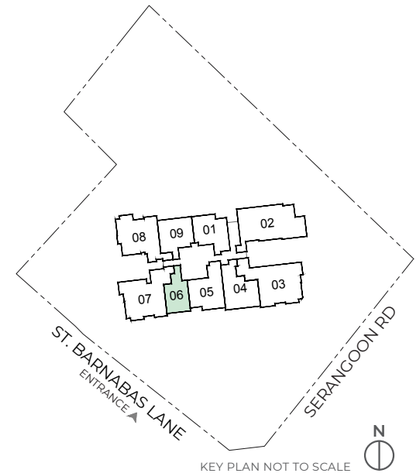
#03-06 to #13-06



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		

ALL PLANS ARE SUBJECT TO CHANGES / AMENDMENTS AS MAYBE REQUIRED BY THE RELEVANT AUTHORITIES.
MEASUREMENTS ARE APPROXIMATE ONLY AND SUBJECT TO FINAL SURVEY.
INFORMATION ACCURATE AT POINT OF PRINTING.



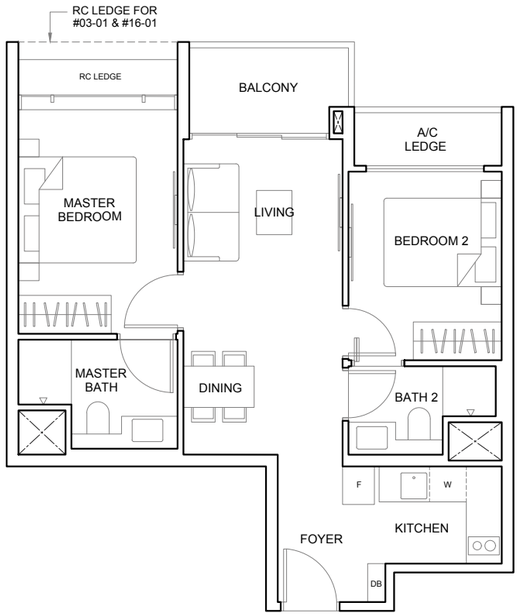
KEY PLAN NOT TO SCALE

2-BEDROOM

Type B1

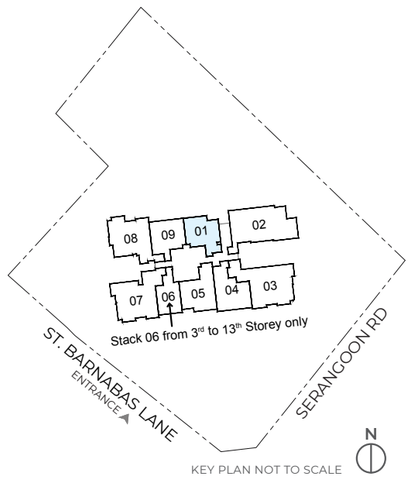
62 sqm / 667 sqft
(includes 4 sqm balcony, 3 sqm a/c ledge)

#03-01 to #13-01
#16-01 to #23-01



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		



KEY PLAN NOT TO SCALE

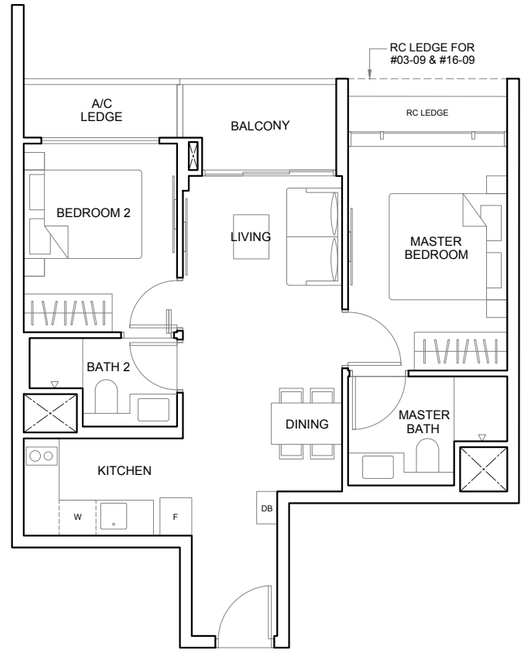
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2-BEDROOM

Type B2

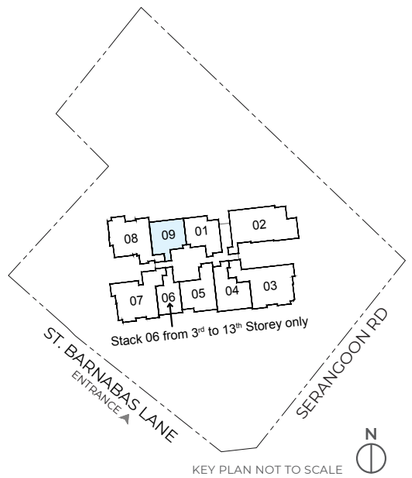
63 sqm / 678 sqft
(includes 4 sqm balcony, 3 sqm a/c ledge)

#03-09 to #13-09
#16-09 to #23-09



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		



KEY PLAN NOT TO SCALE

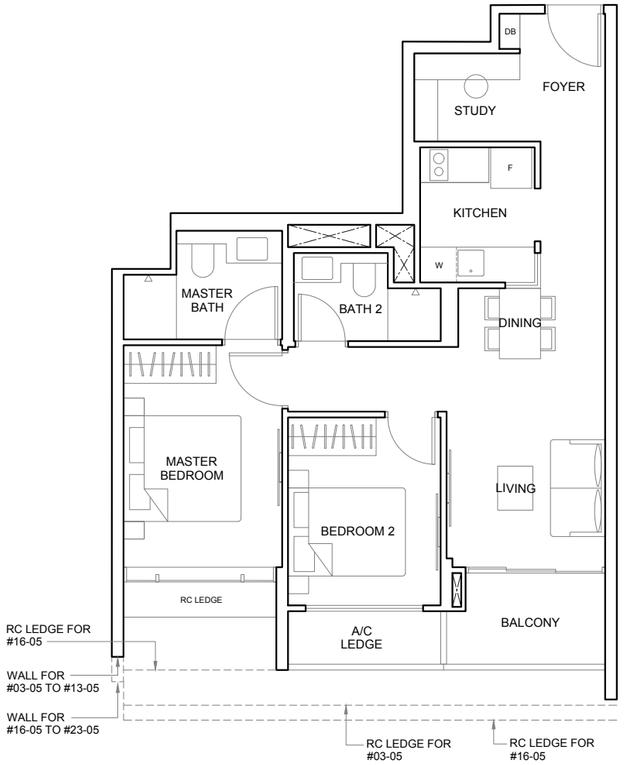
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2-BEDROOM + STUDY

Type B3

71 sqm / 764 sqft
(includes 5 sqm balcony, 3 sqm a/c ledge)

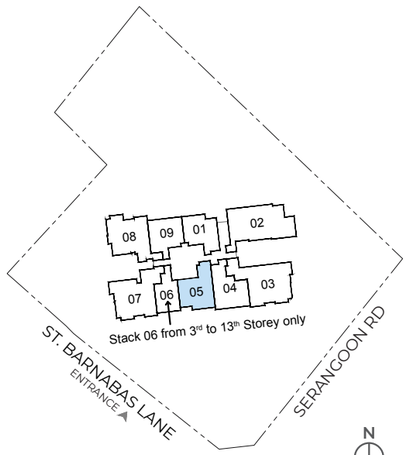
#03-05 to #13-05
#16-05 to #23-05



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		

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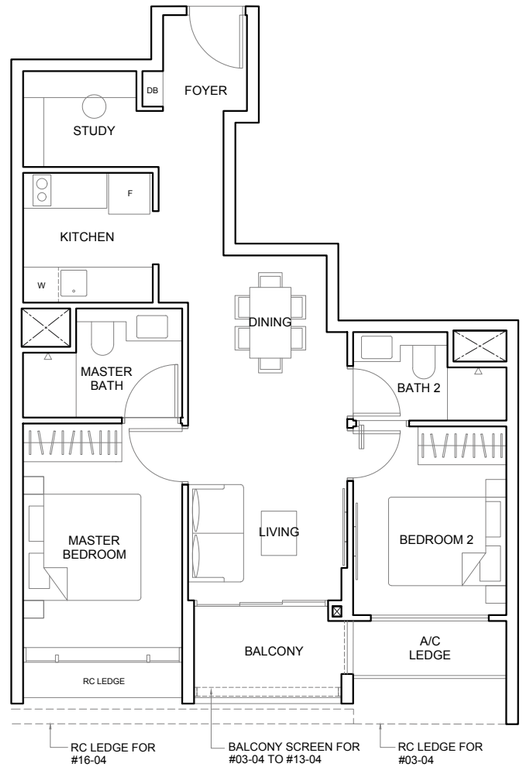
KEY PLAN NOT TO SCALE

2-BEDROOM + STUDY

Type B4

71 sqm / 764 sqft
(includes 5 sqm balcony, 3 sqm a/c ledge)

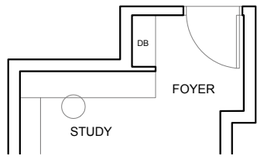
#03-04 to #13-04



Type B4A

71 sqm / 764 sqft
(includes 5 sqm balcony, 3 sqm a/c ledge)

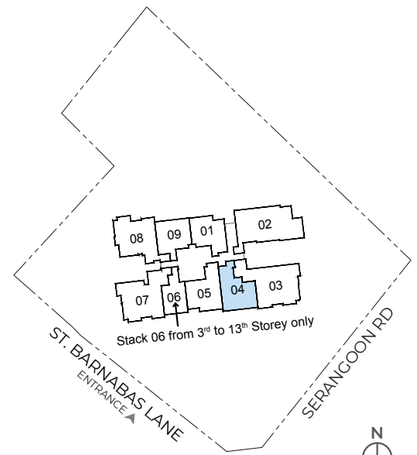
#16-04 to #23-04



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		

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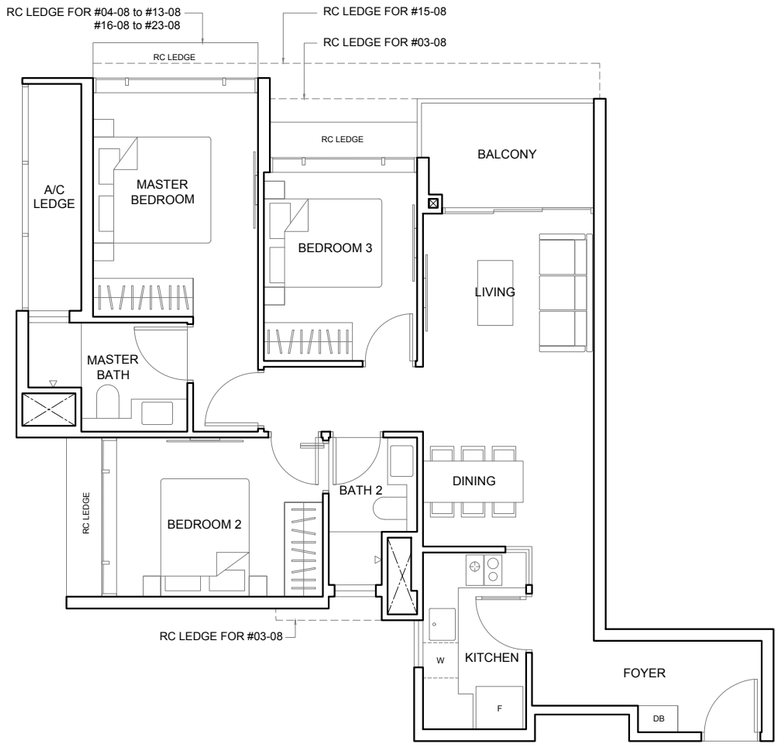
KEY PLAN NOT TO SCALE

3-BEDROOM

Type C1

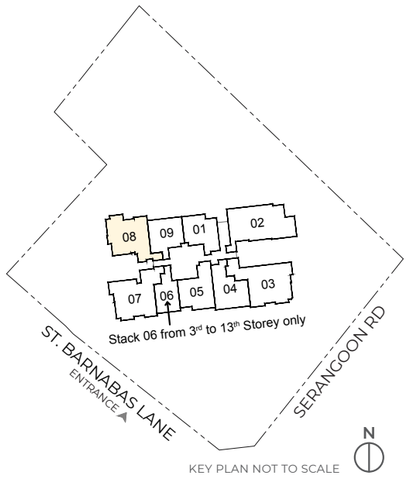
90 sqm / 969 sqft
(includes 6 sqm balcony, 4 sqm a/c ledge)

#03-08 to #13-08
#15-08 to #23-08



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		



KEY PLAN NOT TO SCALE

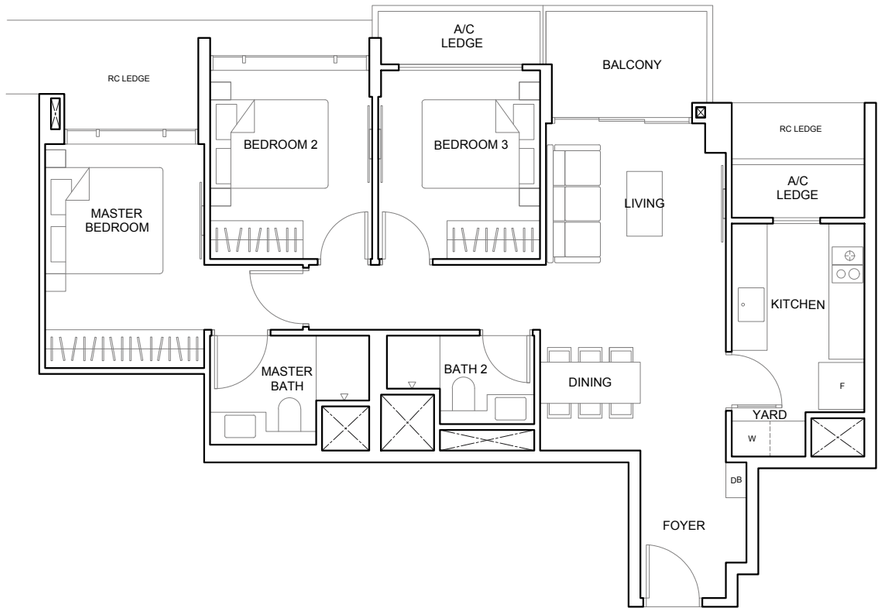
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3-BEDROOM

Type C2

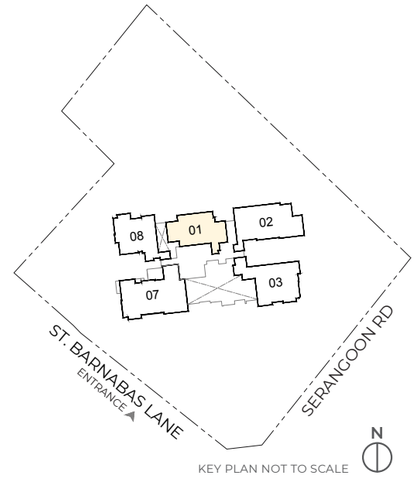
91 sqm / 980 sqft
(includes 6 sqm balcony, 5 sqm a/c ledge)

#15-01



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		



KEY PLAN NOT TO SCALE

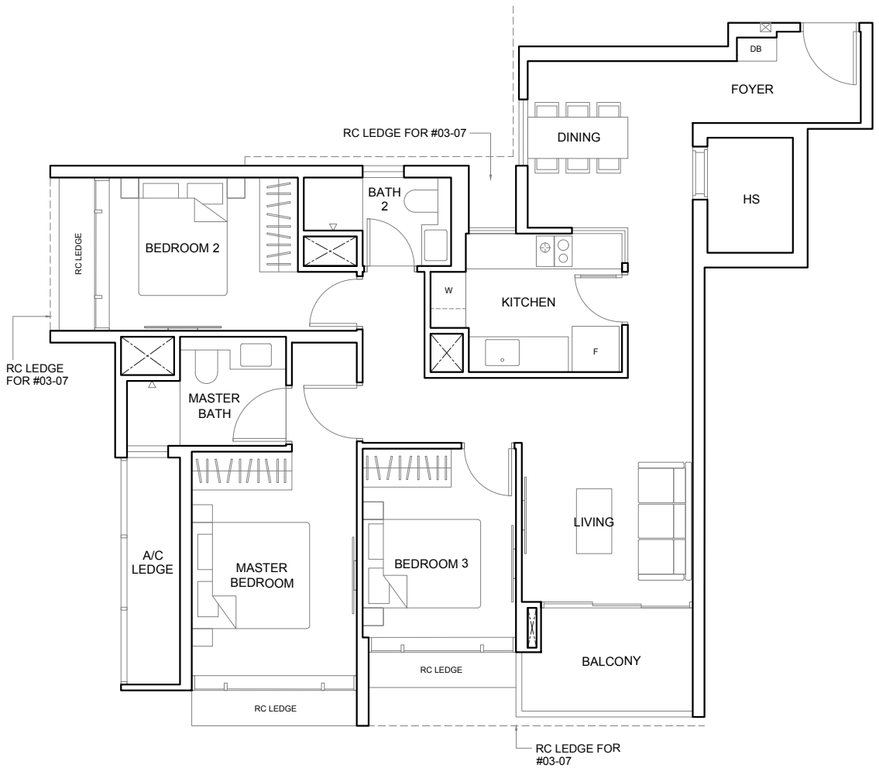
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INFORMATION ACCURATE AT POINT OF PRINTING.

3-BEDROOM PREMIUM

Type C3

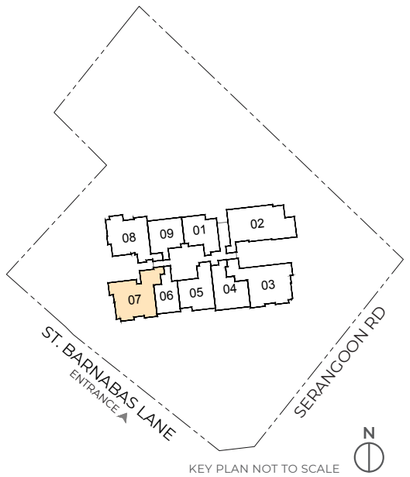
101 sqm / 1087 sqft
(includes 6 sqm balcony, 4 sqm a/c ledge)

#03-07 to #13-07



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		



KEY PLAN NOT TO SCALE

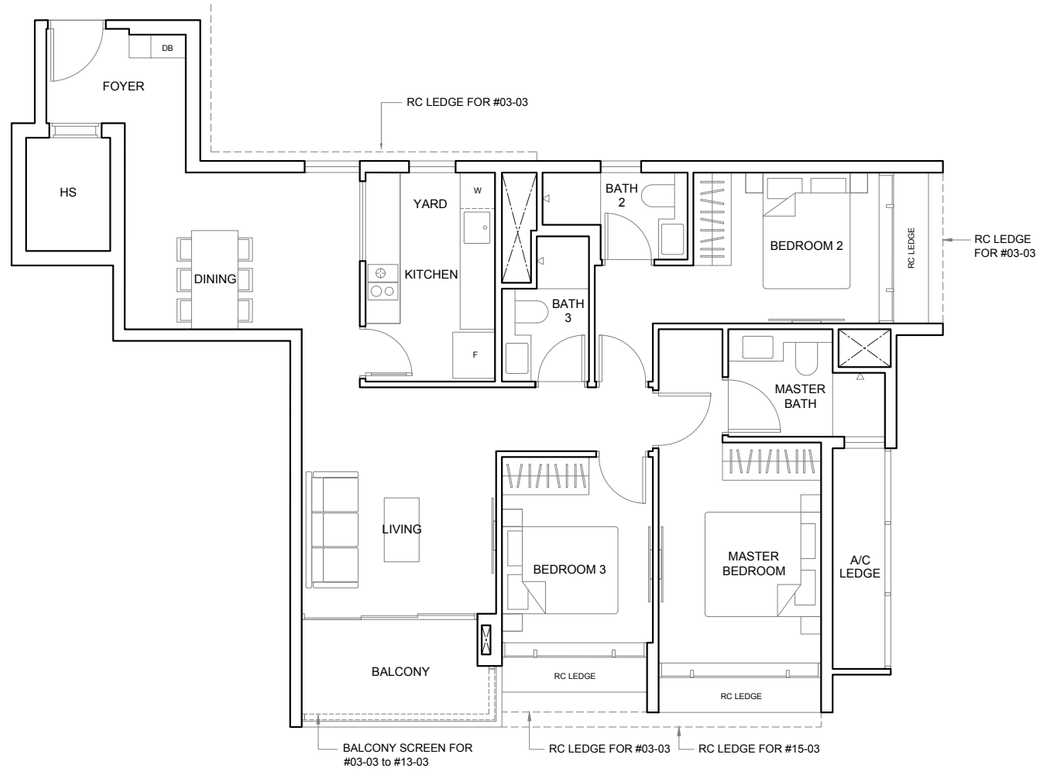
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3-BEDROOM PREMIUM

Type C4

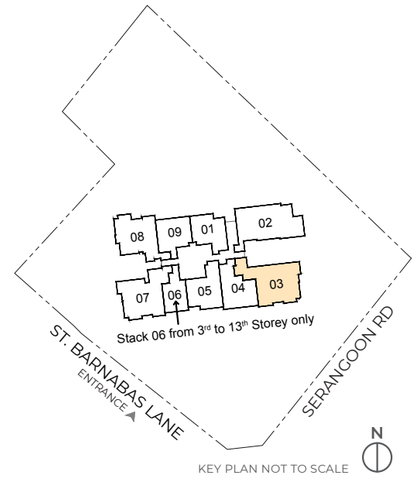
111 sqm / 1195 sqft
(includes 6 sqm balcony, 4 sqm a/c ledge)

#03-03 to #13-03
#15-03 to #23-03



LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		



KEY PLAN NOT TO SCALE

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3-BEDROOM PREMIUM + STUDY

Type C5

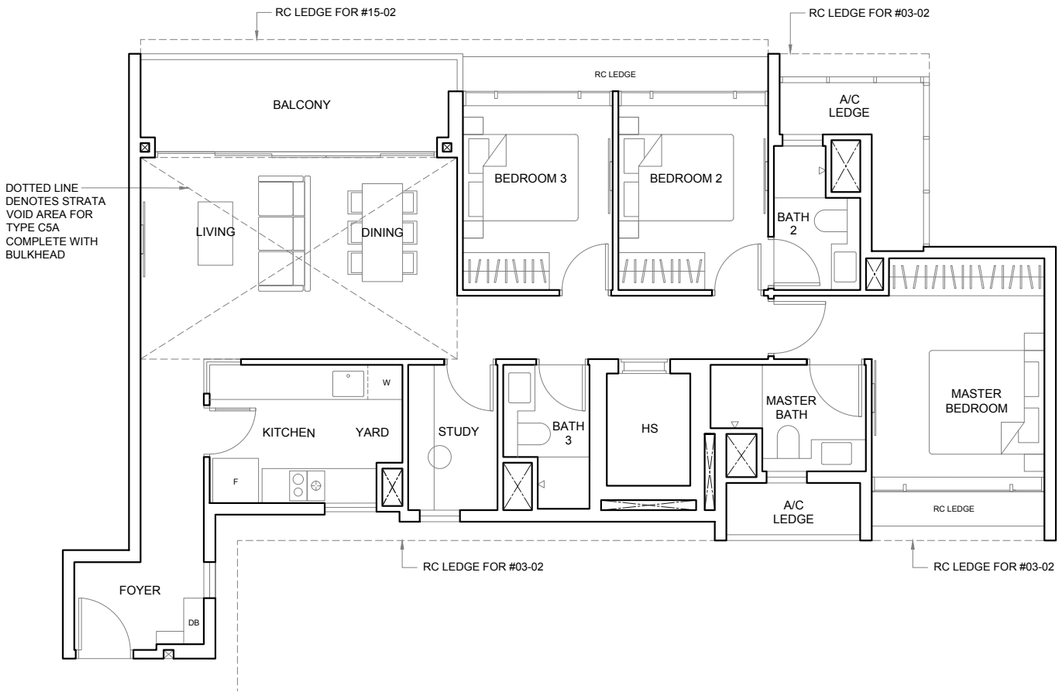
119 sqm / 1281 sqft
(includes 10 sqm balcony, 7 sqm a/c ledge)

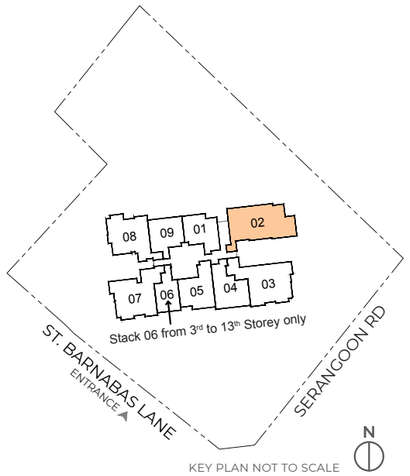
#03-02 to #13-02
#15-02 to #23-02

Type C5A

139 sqm / 1496 sqft
(includes 10 sqm balcony, 7 sqm a/c ledge)
(includes 20 sqm strata void area)

#24-02





KEY PLAN NOT TO SCALE

LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge	⊠	- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		

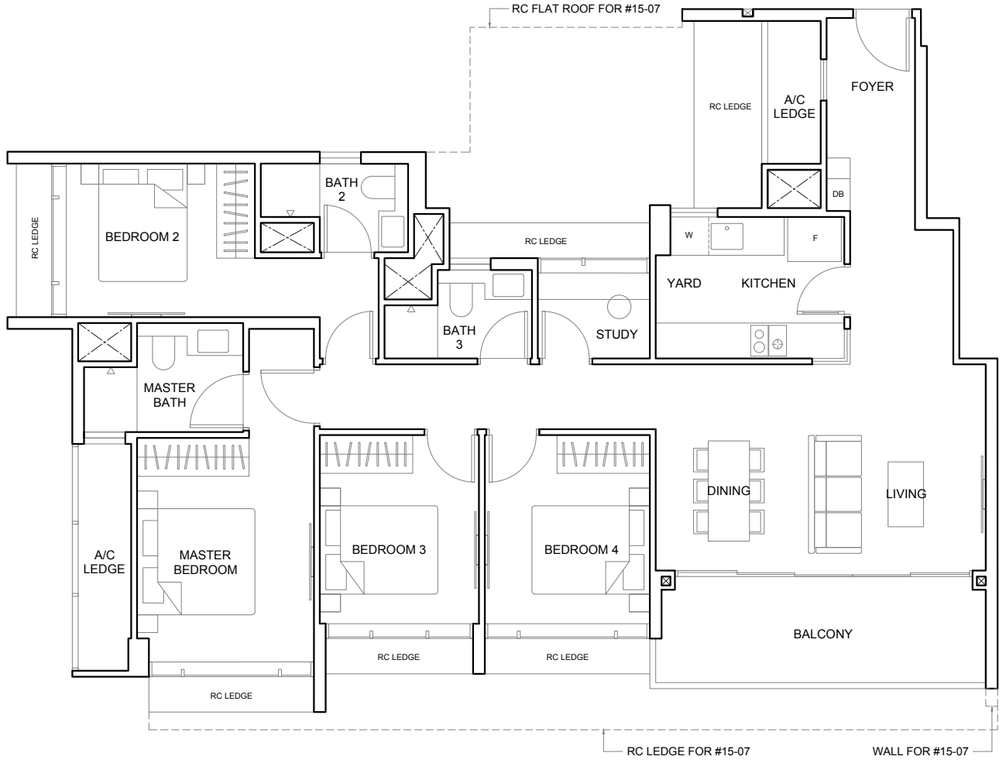
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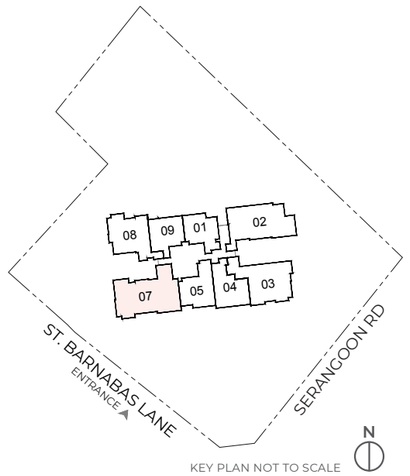
4-BEDROOM + STUDY

Type D1

131 sqm / 1410 sqft
(includes 11 sqm balcony, 7 sqm a/c ledge)

#15-07 to #23-07





KEY PLAN NOT TO SCALE

LEGEND

F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge	⊠	- Service Void Space (excluded from strata area)
DB	- Distribution Board		
WC	- Water Closet		
ST	- Store		

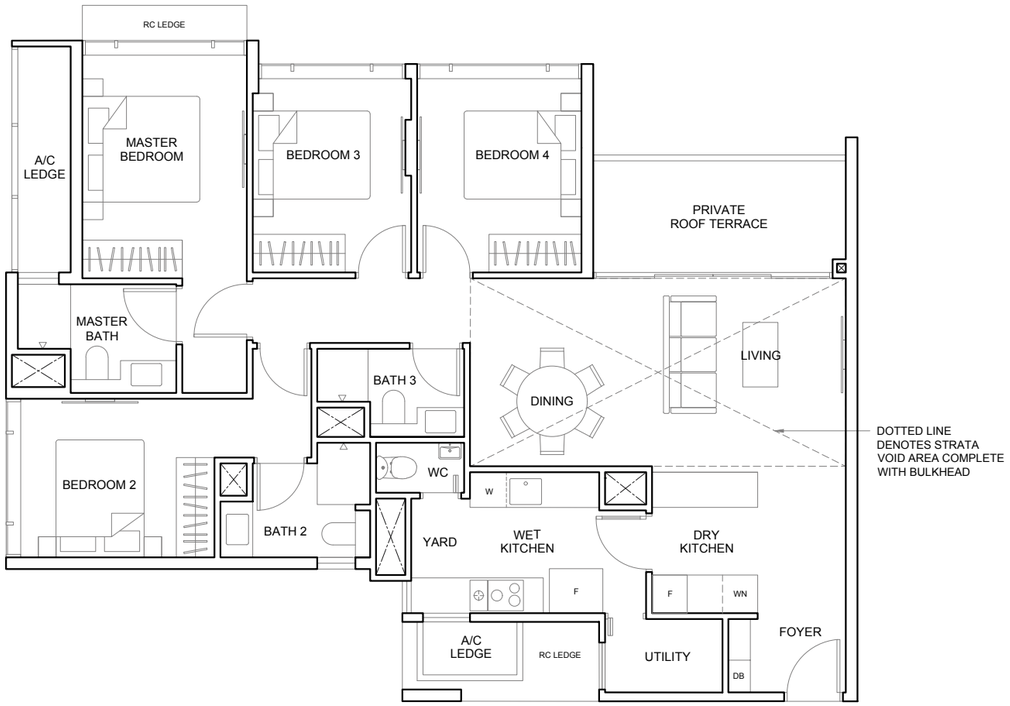
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4-BEDROOM PREMIUM

Type D2A

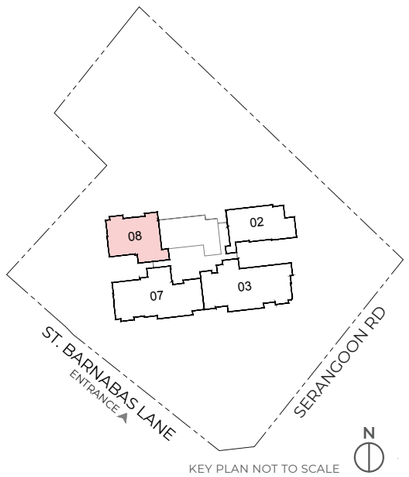
151 sqm / 1625 sqft
(includes 9 sqm private roof terrace, 6 sqm a/c ledge)
(includes 21 sqm strata void area)

#24-08



LEGEND

WN	- Wine Chiller	ST	- Store
F	- Fridge Space	HS	- Household Shelter
W	- Washer cum Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		
DB	- Distribution Board		- Service Void Space (excluded from strata area)
WC	- Water Closet		



KEY PLAN NOT TO SCALE

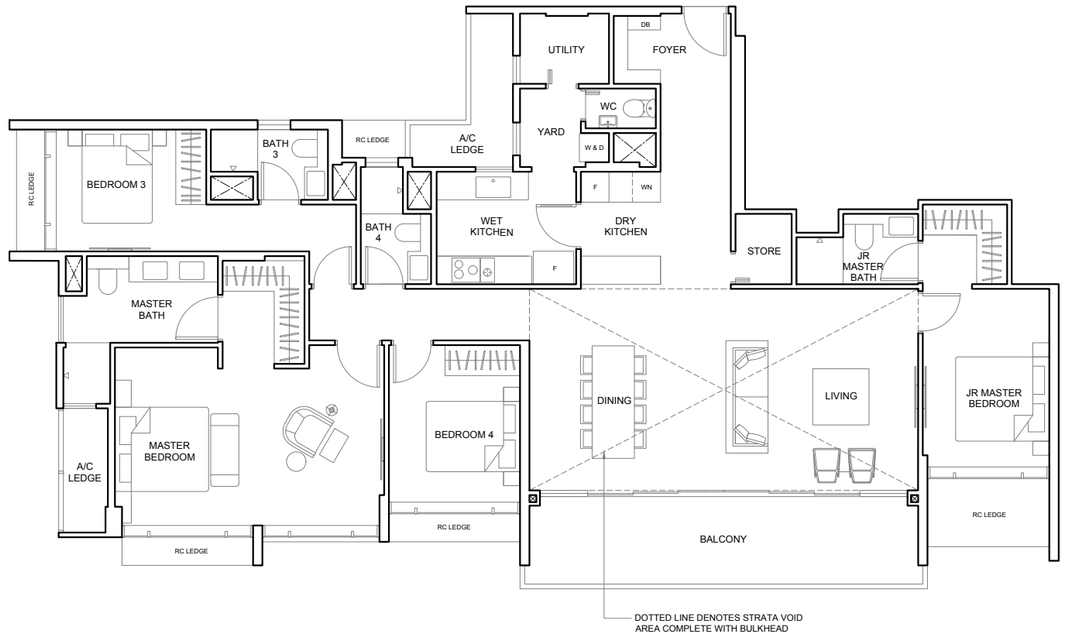
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PENTHOUSE

Type P1

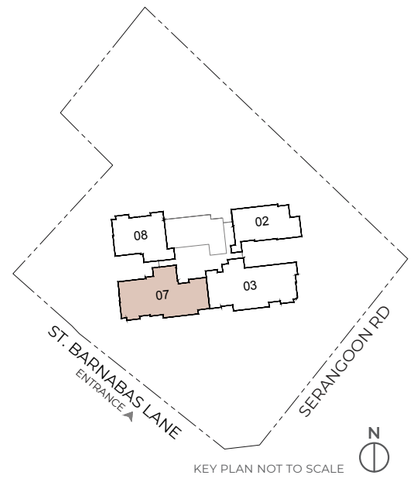
226 sqm / 2433 sqft
(includes 17 sqm balcony, 8 sqm a/c ledge)
(includes 36 sqm strata void area)

#24-07



LEGEND

WN	- Wine Chiller	ST	- Store
F	- Fridge Space	HS	- Household Shelter
W&D	- Washer & Dryer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
A/C LEDGE	- Air-con Ledge		
DB	- Distribution Board		- Service Void Space (excluded from strata area)
WC	- Water Closet		



KEY PLAN NOT TO SCALE

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PENTHOUSE



Artist's Impression

LIVING AND DINING



Artist's Impression

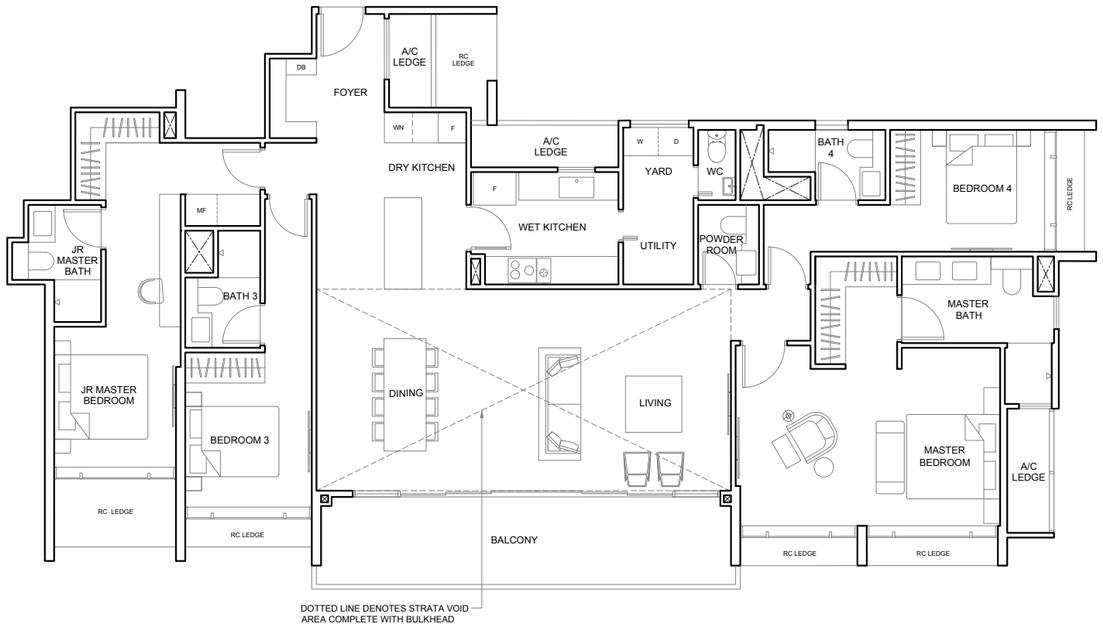
MASTER BEDROOM

PENTHOUSE

Type P2

240 sqm / 2583 sqft
(includes 18 sqm balcony, 8 sqm a/c ledge)
(includes 38 sqm strata void area)

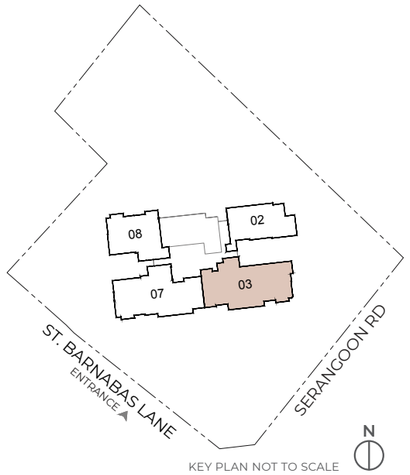
#24-03



LEGEND

WN	- Wine Chiller	WC	- Water Closet
MF	- Mini Fridge Space	ST	- Store
F	- Fridge Space	HS	- Household Shelter
W	- Washer	RC Ledge	- Reinforced Concrete Ledge (excluded from strata area)
D	- Dryer	⊠	- Service Void Space (excluded from strata area)
A/C LEDGE	- Air-con Ledge		
DB	- Distribution Board		

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KEY PLAN NOT TO SCALE

A GARDEN HOME WHERE YOUR HEART RESIDES

SMART HOME FEATURES



- High reliability and secured wireless system.
- High flexibility and scalability.
- Affordable, easy to add on.
- User friendly an easy to use. Access interface via tablets, phones or computers.

Home Gateway

Control devices and sensors in the smart home system.

Digital Lockset

Lock and unlock your door.

Lighting Control

Control, automate and monitor your lights to Foyer and Living.

Air Conditioner Control

Power on / off air conditioner and control temperature to Living and Master Bedroom.

SMART COMMUNITY

Community App

Instant booking of facilities and venues via app on mobile.

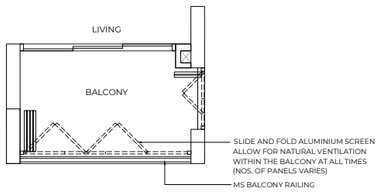
Lobby Access

Secured lobby with intercom system so you can communicate with your visitors from the mobile.

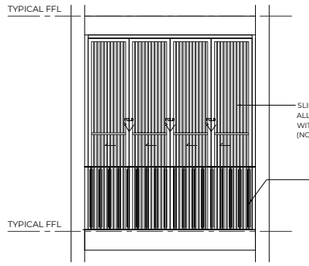
Facilities Access Card

All-in-one card access to development and all facilities.

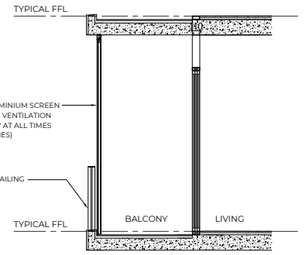
BALCONY SCREEN



PART PLAN



ELEVATION



SECTION

Notes:
1. The balcony shall not be enclosed unless with the approved balcony screen.
2. The cost of installing approved balcony screen is to be borne by purchaser.
3. Balcony screen are not provided by the Developer (unless otherwise indicated on the floor plan).
4. The drawing is not drawn to scale and is solely for reference purpose only. Measurements shall be taken at actual unit before commencement of work.
5. Material to be aluminium with powder coating finish to match the colour of aluminium door/ window frame. Approval from MCST is required before installation.
6. Fixing detail by the Purchaser's contractor shall not damage waterproofing of existing structure.
7. The Purchaser shall refer to MCST for any additional details required.

A STRONG PARTNERSHIP BETWEEN TRUSTED HOME-GROWN DEVELOPERS

KSH Holdings Limited

KSH Holdings Limited ("KSH", or "Group") is a long-standing construction, real estate development and investment corporation with more than 40 years of experience, listed on the SGX-ST Mainboard since 2007. Backed by a strong and diversified track record, the Group boasts a wide range of construction and real estate projects across various sectors both locally and abroad, with a geographical presence in Singapore, United Kingdom, Australia, Japan, Malaysia and China.

KSH is a main contractor for both public and private sectors. With a Grade A1 rating under BCA CW01, it is capable of bidding for Public Sector construction projects of unlimited value. The group is also rated A2 under BCA's CW02 for civil works. KSH has won several BCA Construction Excellence Awards for projects including Fullerton Bay Hotel, NUS University Town's Education Resource Centre, Madison Residences, Mount Alvernia Hospital etc. In 2019, it received BCA Construction Excellence Award (Excellence) for NUS University Sports Centre and Construction Excellence Award (Merit) for Heartbeat@Bedok.

Through strategic alliances and joint ventures, KSH's property development and investment presence spans across various real estate sectors including residential, commercial, hospitality, and mixed-use developments. Apart from having successfully executed residential and mixed-use development projects in Singapore and China, the Group has jointly acquired properties in other geographies including the United Kingdom, Australia, Malaysia and Japan. It will continue to explore opportunities in new markets with a focus on Southeast Asia.

While the Group is actively involved in major residential developments in Singapore with joint-venture partners, KSH has successfully delivered residential, mixed development, office and commercial in Singapore including Riverfront Residences, Rezi 24, High Park Residences, Affinity @ Serangoon, Park Colonial, Sky Green, Trio, The Boutiq, NEWest and Hexacube etc. Meanwhile, the upcoming redevelopment projects of former Peace Centre and Park View Mansion etc, will be soon launched.

Other real estate developments in China include the completed Liang Jing Ming Ju (靓景明居Phase 1, 2 and 3), and Sequoia Mansion (红衫公馆) in Beijing; and the ongoing projects of Sino Singapore Health City . Zhong Xin Yue Lang (中新健康城 . 中新悦朗) and Zhong Xin Yue Shang (中新悦上) in Gaobeidian.

On the Property Investment front, the Group invests in yield-accretive assets that generate a sustainable stream of income with potential capital gains. These include a 36-Storey retail and office complex, Tianjin Tianxing Riverfront Square, in the heart of the business district of Tianjin, China.

The Group seeks to continue broadening its businesses and projects, and explore opportunities in new markets while striving towards sustainable growth to enhance shareholder value.

SLB Development Ltd.

Listed on the Catalist Board of the Singapore Exchange since April 2018, SLB Development Ltd. ("SLB") is a diversified property developer with extensive experience and track record across the residential, mixed-use, industrial and commercial sectors as well as property development projects ranging from small to large scale. The diversified nature of its portfolio allows effective management of exposure to the fluctuations in demand and/or changes in regulations for each type of property development. From 2019, SLB has expanded into fund management business to broaden its recurring income streams, establishing fund management businesses in partnerships with experienced industry veterans from the United Kingdom ("UK"), Hong Kong and Australia, with the aim of actively pursuing investment opportunities in real estate funds and various segments of the real estate value chain. Led by an experienced management team, SLB has built a strong network of business relationships with other property developers and contractors, and has expanded its presence beyond Singapore to the People Republic of China ("PRC"), UK and Australia. SLB is 77.6% held by Lian Beng Group Pte Ltd, one of Singapore's major homegrown building construction groups.

H10 Holdings Pte. Ltd., Ho Lee Group

The growth of Singapore from the early 70's to the early 90's saw the expansion of Ho Lee's business from a single entity dealing with general plumbing works to one that carries out various construction-related businesses from general building construction to specialised metal works, formwork fabrication and sales and rental of construction machines and equipment. These various companies were group together in 1996 and saw the incorporation of Ho Lee Group (HLG).

The grouping allows all these companies to adopt a similar corporate culture which focuses on an open communication and the sharing of ideas. This, in turn, encourage corporation and collaboration between colleagues and business partners to derived workable construction solutions for our customers and improving the construction industry. By drawing upon the experience and knowledge of its people that are serving the different needs of the construction industry, it also promotes further diversification into other new business areas that the individual company had never ventured into previously.

From its inception in 1996, HLG had gone on to acquire Wee Poh Construction Co. (Pte) Ltd (WPC) in 2005 which is a civil engineering construction company graded by the Building Construction Authority of Singapore (BCA) with an A1 grading (the highest grade) under the workhead CW02. The Group also acquire Liang Huat Aluminium Ltd in 2007 which is an Aluminium and Curtain Wall Specialist listed on the Main Board of the Stocks Exchange of Singapore (SGX).

The Group also ventured into the development of commercial and residential properties either individually or with its business partners and had to date developed projects such as the Built-to-Order Mauser Factory in Tuas, Singapore, The Watercolour Executive Condominium, The Heron Bay Executive Condominium, to name a few. The Group was also one of the major sponsors of the Viva Industrial Trust during its IPO listing on the SGX in November 2013.

The strong corporate culture of the Group is a cornerstone in the success of the Group thus far and the strong partnership that we have established with our business associates and customers over the years will be further enhanced as we push for further growth into the future.

We look forward to every opportunity to collaborate and work with people that share our vision of providing construction solution for our customer and improving the construction industry.



RIVERFRONT RESIDENCES



REZI 24



HIGH PARK RESIDENCES



PARK COLONIAL



AFFINITY @ SERANGOON



SKY GREEN

Name of Housing Developer: KSH Ultra Unity Pte. Ltd. (UEN: 202217817N) • Developer's Licence No: C1472 • Encumbrance on the Land: Mortgage in favour of OCBC Bank • Tenure of Land: Estate in Perpetuity • Legal Description: Lot 6767P MK 17 at 2 Saint Barnabas Lane BP No. : A1553-00408-2022-BP01 dated 15 November 2023 • Expected Date of Vacant Possession: 31 December 2028 • Expected Date of Legal Completion : 31 December 2031 or 3 years after notice of vacant possession whichever is earlier

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