



ONE -
NORTH
EDEN

WHERE LIFE IS CELEBRATED

one-northeden.com.sg



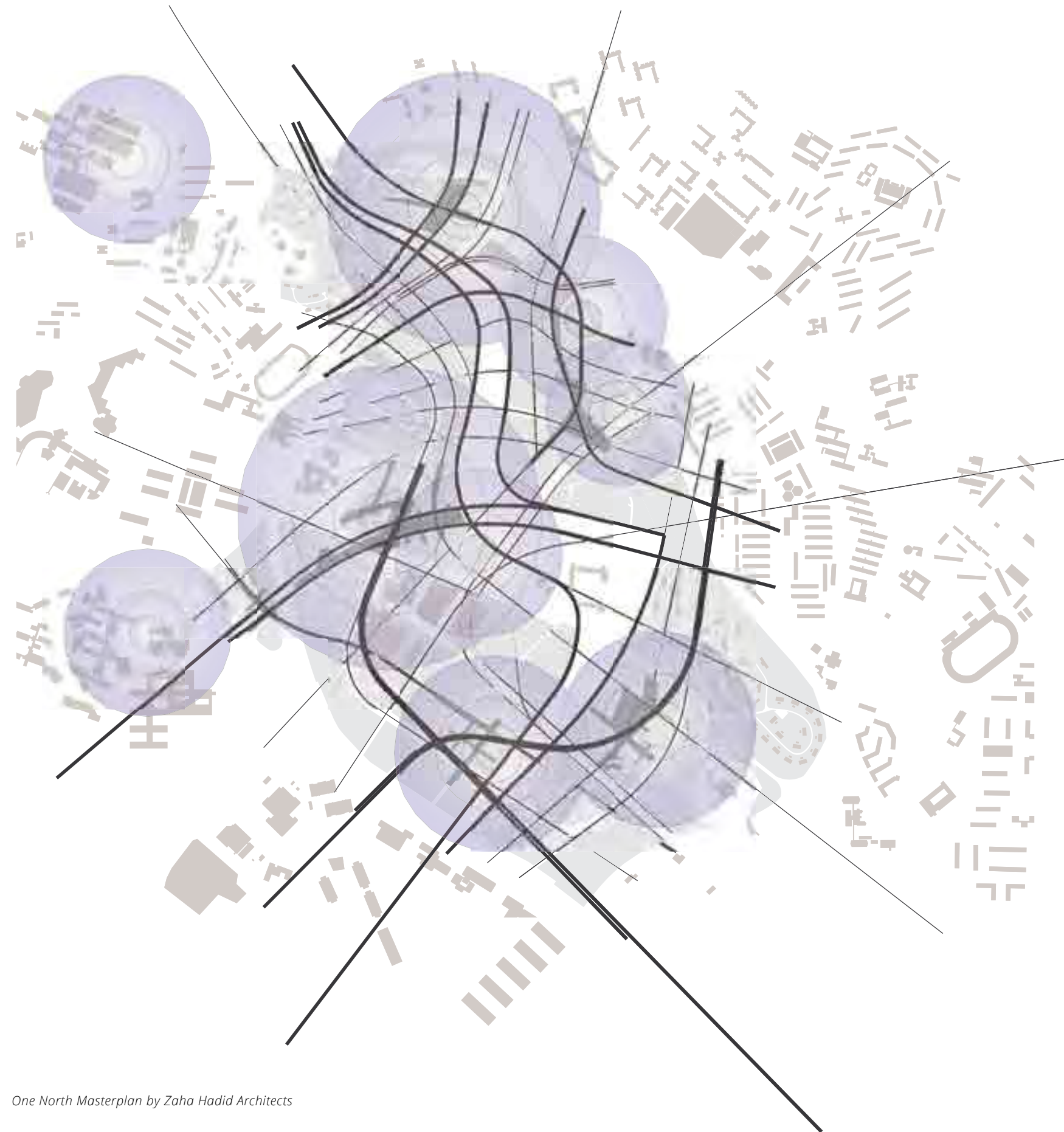
A lush green forest floor with vibrant red flowers in the foreground and sunlight filtering through the trees.

BE ONE WITH NATURE

ONE

REDISCOVER
EDEN IN
THE ICONIC
ONE-NORTH





SINGAPORE'S FIRST FULLY-INTEGRATED WORK-LIVE-PLAY- LEARN HUB

Master planned by Zaha Hadid Architects and developed by JTC Corporation, one-north is a vibrant research and business hub that serves as the ideal destination for the brightest minds, creative start-ups and tech-savvy businesses.

Located within one-north, One-North Eden—

THE FIRST RESIDENTIAL-CUM-COMMERCIAL DEVELOPMENT IN 14 YEARS—

is the perfect location for your dream home. With its excellent connectivity, green spaces, and yield potential, it is one rare opportunity not to be missed.

THE MASTERPIECE: PART OF THE
ONE-NORTH MASTER PLAN



ONE -
NORTH
EDEN

For Illustration Only

NAVIGATE WITH EASE FROM ONE



Fusionopolis One

WEST COAST

Timbre+



CC23 one-north MRT

National University of Singapore (NUS)

INSEAD Asia Campus

ACS (Independent) Singapore

ESSEC Business School

Fairfield Methodist Primary & Secondary Schools

Anglo-Chinese Junior College

Singapore Polytechnic

Park Avenue Rochester

MacRitchie Reservoir Park

The Star Vista

Rochester Mall



CC22/EW21 Buona Vista Interchange

MOE Building

Holland Village

The Metropolis

NTU@one-north

ORCHARD

one-north Park

BIOPOLIS

Marina Bay Sands

CENTRAL BUSINESS DISTRICT

Nucleos

Vivo City

Sentosa

MEDIAPOLIS

Keppel Bay

FUSIONOPOLIS

Fusionopolis Two

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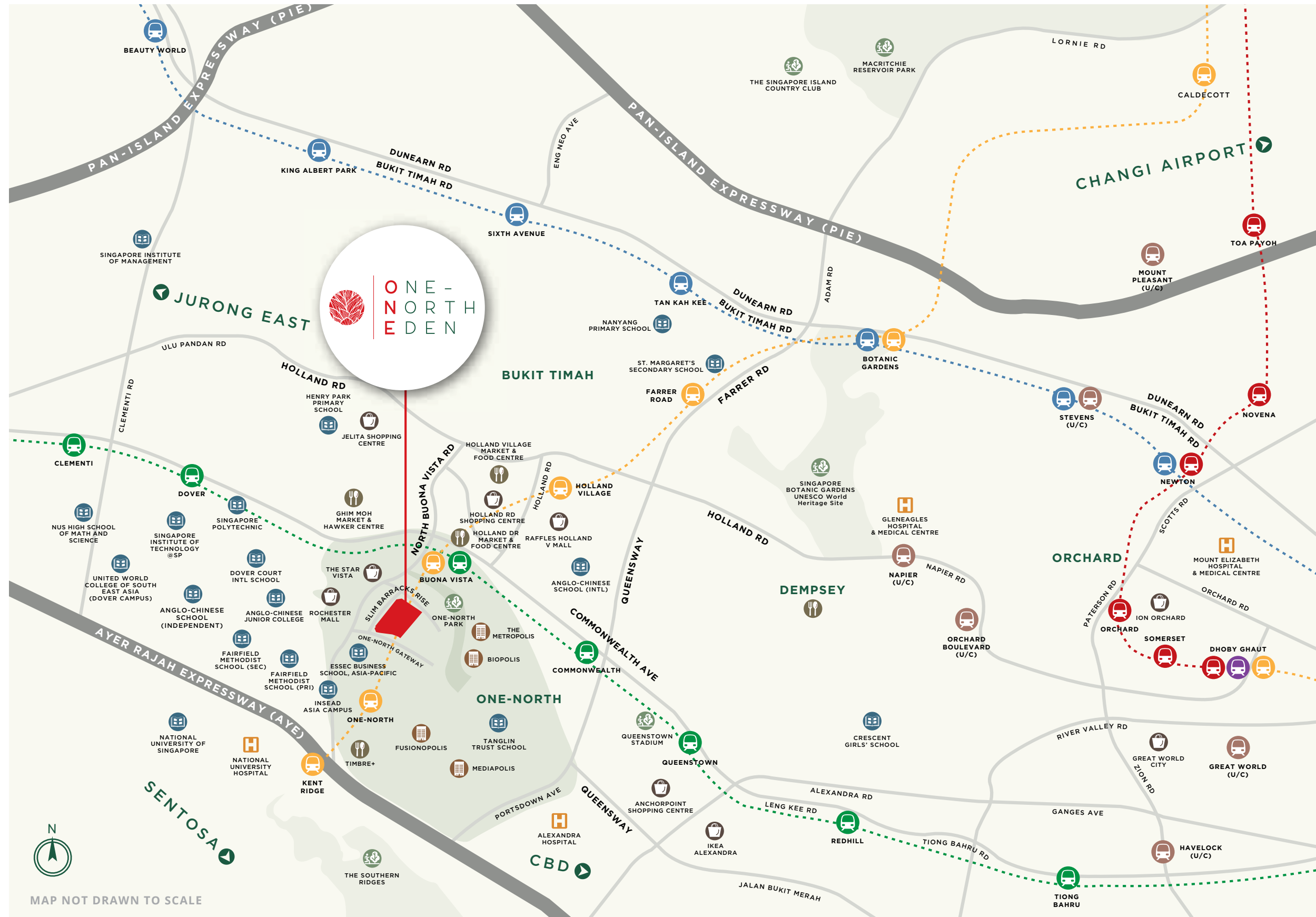
ONE VIBRANT
COMMUNITY OF
LIKE-MINDED
PROFESSIONALS &
ENTREPRENEURS



ONE HOLISTIC
LIFESTYLE
AWAITS YOU

Located at the epicentre of Southeast Asia's research and development laboratories, info-communications, media, science and engineering of cutting-edge industries, One-North Eden provides a lively and ideal environment for innovative minds to congregate, collaborate, create, and connect.





MRT

- CC22/EW21 Buona Vista MRT Station 5 mins walk
- East-West Line / Circle Line
- CC23 one-north MRT Station 5 mins walk
- Circle Line

Dine

- Timbre+ 9 mins walk / 6 mins drive
- Holland Drive Market and Food Centre 5 mins drive
- Ghim Moh Market & Hawker Centre 7 mins drive
- Holland Village Market & Food Centre 12 mins drive
- Dempsey 13 mins drive

Shop

- The Star Vista 6 mins walk / 3 mins drive
- Rochester Mall 6 mins walk / 4 mins drive
- Jelita Shopping Centre 7 mins drive
- Holland Road Shopping Centre 8 mins drive
- Raffles Holland V Mall 8 mins drive
- Anchorpoint Shopping Centre 8 mins drive
- IKEA Alexandra 10 mins drive
- Great World City 13 mins drive
- ION Orchard 14 mins drive

Park & Recreation

- one-north Park 1 min walk
- Queenstown Stadium 6 mins drive
- The Southern Ridges 8 mins drive
- Singapore Botanic Gardens 12 mins drive
- MacRitchie Reservoir Park 13 mins drive
- The Singapore Island Country Club 15 mins drive

Hospital

- Alexandra Hospital 6 mins drive
- National University Hospital 7 mins drive
- Gleneagles Hospital & Medical Centre 11 mins drive
- Mount Elizabeth Hospital & Medical Centre 16 mins drive

Business Hub

- Fusionopolis 5 mins walk / 3mins drive
- Biopolis 5 mins walk / 3 mins drive
- The Metropolis 9 mins walk / 4 mins drive
- Mediapolis 4 mins drive

Education

- ESSEC Business School, Asia-Pacific 3 mins walk / 2 mins drive
- Anglo-Chinese Junior College 5 mins walk / 3 mins drive
- INSEAD Asia Campus 8 mins walk / 3 mins drive
- Fairfield Methodist Secondary School 9 mins walk / 3 mins drive
- Fairfield Methodist Primary School 5 mins drive
- Tanglin Trust School 4 mins drive
- Anglo-Chinese School (Independent) 5 mins drive
- Dover Court International School 5 mins drive
- Singapore Polytechnic 6 mins drive
- Henry Park Primary School 6 mins drive
- United World College of South East Asia (Dover Campus) 7 mins drive
- Anglo-Chinese School (International) 7 mins drive
- Singapore Institute of Technology@SP 7 mins drive
- NUS High School of Math and Science 8 mins drive
- National University of Singapore 9 mins drive
- St. Margaret's Secondary School 9 mins drive
- Nanyang Primary School 11 mins drive
- Singapore Institute of Management 11 mins drive
- Crescent Girls' School 12 mins drive



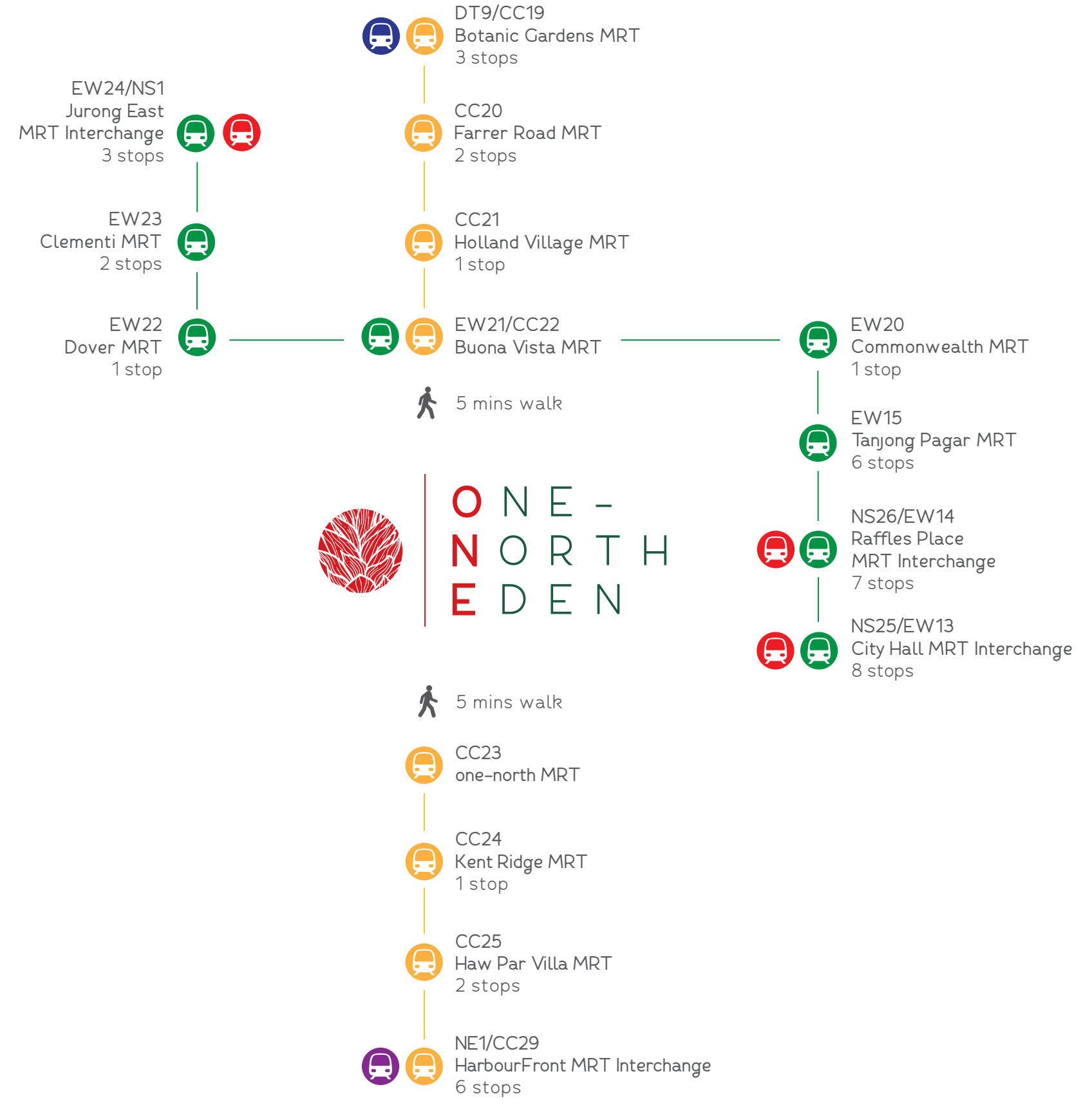
ONE AXIS FOR EFFORTLESS COMMUTING

EW21/CC22 BUONA VISTA MRT STATION
East-West Line / Circle Line
5 mins walk



CC23 ONE-NORTH MRT STATION
Circle Line
5 mins walk

Readily accessible by both public and private transportation, residents can reach the Central Business District in 15 minutes via the Ayer Rajah Expressway (AYE). As Buona Vista MRT station and one-north MRT station are both located just a 5 minute walk away, they can also connect to the East-West Line and Circle Line respectively with great ease.



ONE THAT EMBRACES THE BEST TALENTS

Supporting a diverse ecosystem of knowledge and research-intensive industry and education clusters, one-north places Singapore on the global map for its biomedical research and sets the stage for her transformation to a technopreneurial economy.

Living in close proximity to this dynamic belt certainly has its advantages. It empowers you with the flexibility and efficiency to achieve a more balanced work-life integration, and enjoy shorter commutes in a productive work environment.



BIOPOLIS
5 mins walk / 3 mins drive



FUSIONOPOLIS
5 mins walk / 3 mins drive



MEDIAPOLIS
4 mins drive

AND LET YOUR CAREER TAKE FLIGHT



ONE THAT CONNECTS WITH

From sports and recreational activities to spontaneous gatherings with family and friends, a myriad of lifestyle amenities is always within easy reach, meeting all your needs effortlessly.

Look forward to an array of dining options located directly within One-North Eden. With The Star Vista, Rochester Park, Rochester Mall, and Holland Village Market & Food Centre as well as One Holland Village just a short distance away, mealtimes can never be more satisfying and convenient.

AND COMPLEMENTS YOUR LIFESTYLE



ONE-NORTH PARK
1 min walk



THE STAR VISTA
6 mins walk / 3 mins drive



LORONG MAMBONG, HOLLAND VILLAGE
8 mins drive





DEMPSEY
13 mins drive



ORCHARD ROAD
14 mins drive



VIVO CITY
13 mins drive



COLD STORAGE, FUSIONOPOLIS
5 mins walk / 3 mins drive



SINGAPORE BOTANIC GARDENS
12 mins drive

ONE THAT MAKES YOU SMILE WITH ALL YOUR FAVOURITE ADVENTURES

Over the weekend, explore Dempsey Hill, one of Singapore's most hip and quaint neighbourhoods, or enjoy a relaxing picnic within the lush greenery of Botanic Gardens, before ending your day with a therapeutic shopping spree in the bustling Orchard Road.

With Sentosa just a short drive away, you can also soak up the sun at the beach or enjoy adrenaline-pumping thrill rides at the Universal Studios Singapore.



SENTOSA
17 mins drive



ONE THAT INSPIRES
LIFELONG LEARNING

Commuting to school is now made easy and time-efficient with One-North Eden located within the one-north vibrant community, reducing stress from travelling and enabling young minds to thrive.

ESSEC BUSINESS
SCHOOL, ASIA PACIFIC
3 mins walk / 2 mins drive

SINGAPORE INSTITUTE
OF TECHNOLOGY@SP
7 mins drive



INSEAD ASIA CAMPUS
8 mins walk / 3 mins drive



UNITED WORLD COLLEGE
OF SOUTH EAST ASIA
(DOVER CAMPUS)
7 mins drive

FAIRFIELD METHODIST
PRIMARY SCHOOL
5 mins drive





NUS HIGH SCHOOL OF
MATH AND SCIENCE
8 mins drive



NATIONAL UNIVERSITY
OF SINGAPORE
9 mins drive



ANGLO-CHINESE
JUNIOR COLLEGE
5 mins walk / 3 mins drive



ONE

COME HOME
TO THE ONE
WHERE YOU
BELONG





Artist's Impression

REDEFINING LUXURY WITH ONE CONVENIENCE

Boasting an exclusive 165 units of 1- to 4-bedroom apartments, this mixed-use development features two residential towers and six restaurants, enabling you to experience greater ease and simplicity in life.

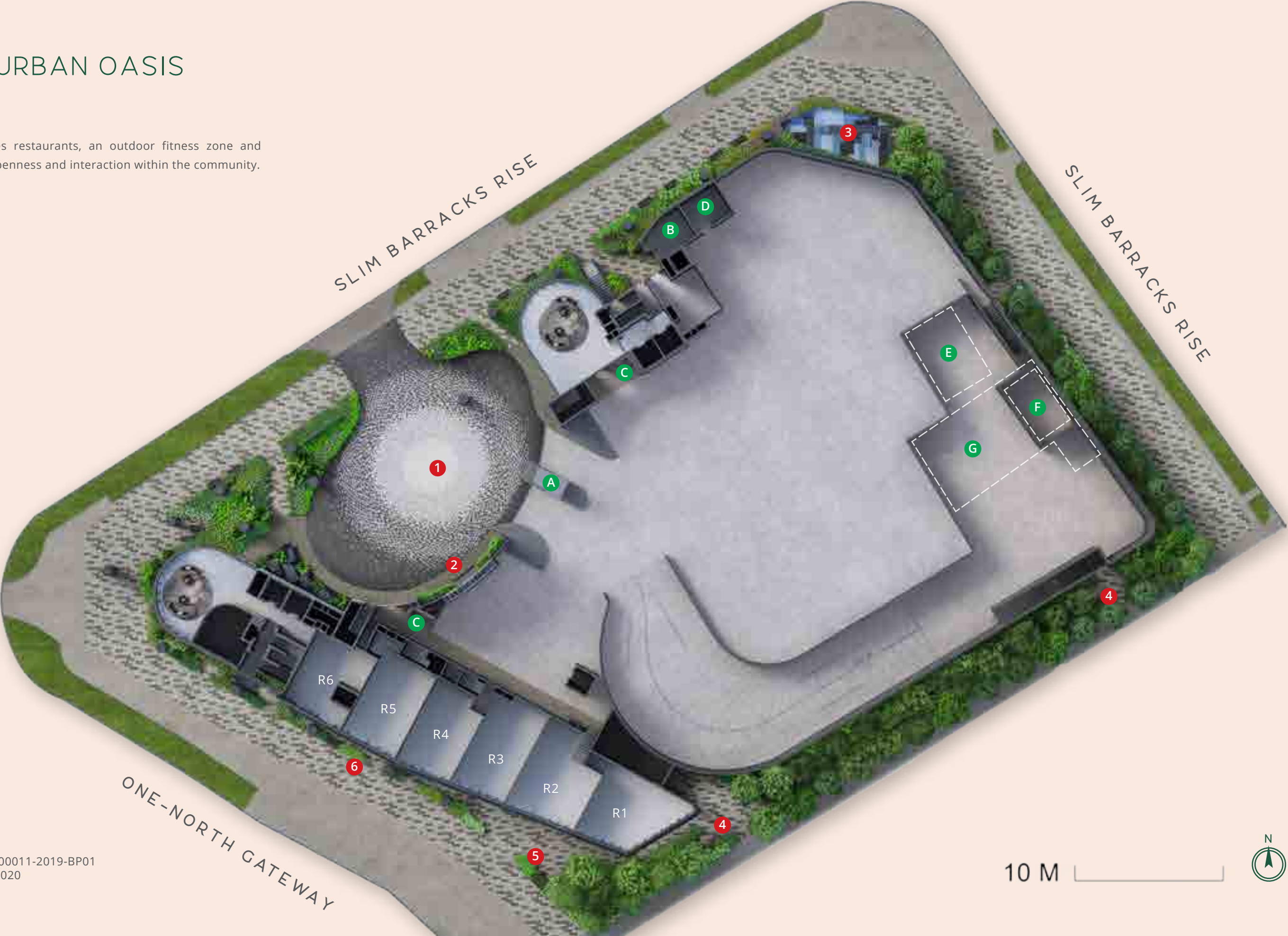
A borderless vicinity on the first storey offers progressive enticement to the residents and daily serendipity for the community with an Outdoor Fitness Corner, as well as the commercial amenities, echoing the late Zaha Hadid's vision for a network of open spaces and a gateless community.

From its sleek, nature-inspired architectural designs to exquisite fittings, expect only the best as you embark on ONE unique and integrated work-live-play-learn paradise.

AN OPEN URBAN OASIS

1ST STOREY

The first storey features restaurants, an outdoor fitness zone and garden that promotes openness and interaction within the community.



SITE PLAN

- 1 Grand Arrival Courtyard
- 2 Cascading Waterfall
- 3 Outdoor Fitness Zone
- 4 Garden Patio
- 5 Garden Plaza
- 6 Retail Garden Pathway
- A Guard House
- B Management Office
- C Letterbox
- D MDF Room
- E Bin Center (Basement)
- F Transformer Room and Genset (Basement)
- G Substation (Basement)



Restaurants on 1st Storey



Artist's Impression



Artist's Impression

A PICTURESQUE SERENITY AWAITS

Designed to convey a restful sense of tranquillity, the vertical garden and soothing sounds of the Cascading Waterfall at the Grand Arrival Courtyard gently serenade you with its relaxed vibe.



Artist's Impression

Cascading Waterfall

Grand Arrival Courtyard



Main Lobby

Artist's Impression

A TRANQUIL PERSONAL SANCTUARY

2ND STOREY

An exclusive, communal space for the residents, the second storey contains a variety of facilities that will fulfil all your relaxation and recreation needs.



SITE PLAN

- 1 BBQ Pavilion
- 2 Green Lawn
- 3 Native Tree Walk
- 4 Ginger Bud Gazebo
- 5 Outdoor Shower Point
- 6 Jacuzzi
- 7 Alfresco Pavilion
- 8 Nature Playground
- 9 Chill Out Deck
- 10 Outdoor Fitness Court
- 11 Hammock Lawn
- 12 Relaxation Alcove
- 13 Island Deck
- 14 Wading Pool
- 15 50m Lap Pool
- 16 Kid's Pool
- 17 Cantilever Gym
- 18 Sun Deck
- 19 Clubhouse
- Function Room
- Changing Room
- 20 Visual Sky Garden





Artist's Impression

CREATE FOND MEMORIES IN ONE SPLENDOROUS LANDSCAPE

Whether it is time spent with loved ones frolicking in the pool, or a quiet respite at the Hammock Lawn and Relaxation Alcove, One-North Eden provides ample space for you to live your life the way you desire.



Cantilever Gym



Artist's Impression

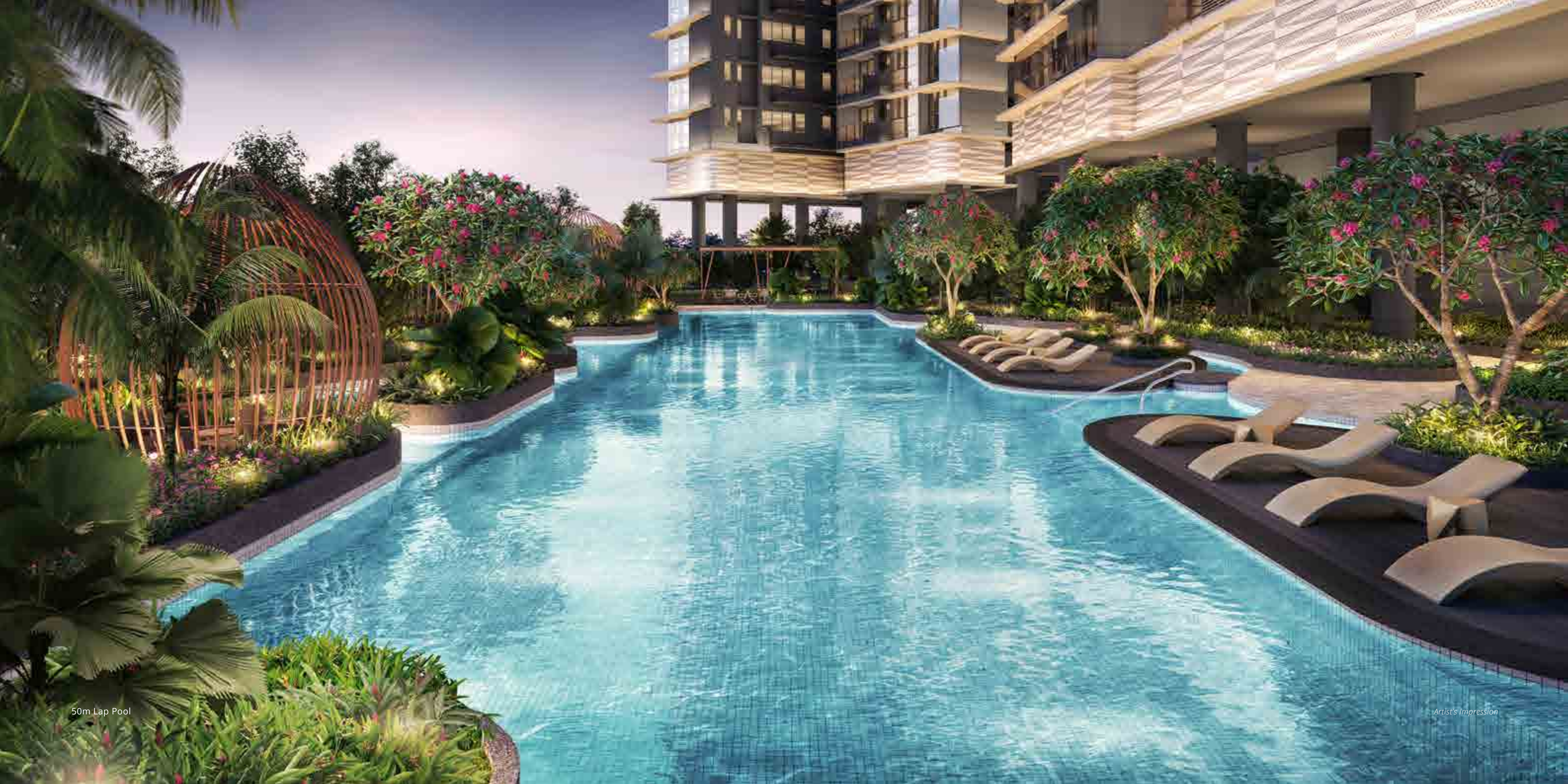
INDULGE IN INFINITE LEISURE AND REPOSE OF NATURE

Inspired by the native *Zingiber singapurens*, commonly known as the Singapore Ginger, specially customised Ginger Bud Gazebos can be found along the 50m lap pool deck, adding an unique charm to the landscape.

The Ginger flower-inspired BBQ Pavilions on this level also allow for outdoor cookouts and social gatherings amid the lush native greenery, serving as focal points for the residents.



BBQ Pavilions



50m Lap Pool

Artist's Impression



Artist's Impression



Clubhouse - Function Room

4-Bedroom Premium

A WORLD TO COME HOME TO

Whether you are a multi-generational family, a young family, a couple in your golden years, or singles looking for a spacious home in one-north district, One-North Eden's space-efficient layouts are designed to fulfil all your needs.

The 4-bedroom units are designed with elegance and style, presenting the epitome of a modern space shaped by clean lines and carefully placed colour tones.

In addition, homeowners have the option* of either a warm or cool colour scheme for their dream homes.

*A limited-time offer.



Living and Dining Area

For Illustration Only



For Illustration Only

Master Bedroom

A MODERN AMBIANCE OF SOPHISTICATION AND STYLE

Large and multi-generational families would appreciate the luxury and openness that come with the well-ventilated and spacious 4-bedroom units.

With their high ceilings and floor-to-ceiling windows, these units embrace an abundance of natural light, bringing the beauty of outdoors into the house. Timeless quality finishes and fittings also add glamour and elegance to the place.



For Illustration Only



For Illustration Only



For Illustration Only

Kitchen



For Illustration Only

Kitchen



For Illustration Only

Common Bathroom



For Illustration Only

Master Bathroom



For Illustration Only

Bedroom

2-Bedroom + Study

MODERN LIVING AMID COMFORT AND FUNCTIONALITY

With its stylish and efficient layouts, the 2-bedroom units feel expansive and charming, giving you a high level of living comfort, as well as satisfaction and functionality.

Homeowners also have the option* to remove the wall between the living room and the adjacent room to further expand the space. The minimalist-designed kitchen cabinets and bedroom wardrobes add a contemporary touch to the interiors, while the unstinting attention to details is evident in the selection of premium sanitary wares and fixtures that adorn the space.

*A limited-time offer.



Living Area

For Illustration Only



For Illustration Only

Study



For Illustration Only

Balcony



For Illustration Only

Master Bedroom



For Illustration Only

Kitchen



For Illustration Only

Master Bathroom



SCHLAGE DIGITAL DOOR LOCK
Replaces keys and has automation features such as remote arming or disarming of door.

DAIKIN AIR CONDITIONER SMART WI-FI CONTROL
Controls and monitors your air conditioning system, and comes with advance predictive error notification features.
(Applicable to Living & Master Bedroom only)

DAIKIN SMART HUB
Offers Smart Integration for smart devices on one single control platform.

SMART MIRROR
Multi-purpose usage aside from its basic function. View information such as news, photos, calendar and many more.
(Applicable to 4-bedroom units only)



EFFORTLESS CONTROL FOR A MORE EFFICIENT LIFESTYLE

At One-North Eden, Smart Living starts with a facial recognition system in the lobbies (basement, 1st & 2nd storeys) and varied access mode via a digital lockset at the doorstep, to facilitate safe entry and an efficient experience.

Besides having easy access to booking of facilities via the Smart Community App, you can also control the air conditioners (in the Living & Master Bedroom only) at the touch of your fingertips.

You will also never have to reschedule your delivery again with Smart Parcel, which provides secure and reliable access to your parcels 24/7.

SMART COMMUNITY



SMART COMMUNITY APP
Visitor management, facilities and estate management and concierge services.



SMART PARCEL
24/7 access to your parcels upon delivery.



FACE RECOGNITION
Hands-free operation to access premise at lobbies only.
(Basement, 1st & 2nd storeys)

QUALITY BRANDS



ZUCCHETTI. KOS



DIAGRAMMATIC CHART

TOWER 1 8 SLIM BARRACKS RISE							TOWER 2 10 SLIM BARRACKS RISE								
STOREY	UNIT NUMBER							UNIT NUMBER						STOREY	
	01	02	03	04	05	06	07	08	09	10	11	12	13	14	
Roof								C3(P)	C2(P)	A2(P)	B3(P)	D2(P)	C1(P)	B4(P)	Roof
13	B6(P)	D3(P)	B2(P)	B1(P)	A1(P)	B5(P)		C3	C2	A2	B3	D2	C1	B4	13
12	B6	D3	B2	B1	A1	B5	Visual Sky Garden	C3	C2	A2	B3	D2	C1	B4	12
11	B6	D3	B2	B1	A1	B5		C3	C2	A2	B3	D2	C1	B4	11
10	B6	D3	B2	B1	A1	B5	D1(P)	C3	C2	A2	B3	D2	C1	B4	10
09	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	09
08	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	08
07	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	07
06	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	06
05	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	05
04	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	04
03	B6	D3	B2	B1	A1	B5	D1	C3	C2	A2	B3	D2	C1	B4	03
02	LANDSCAPE DECK														
01	SHOPS		LOBBY 1		LOBBY 2		CAR PARK								
B	CAR PARK														

- **Type A** 1-Bedroom + Study
- **Type C** 3-Bedroom Compact
- **Type D** 4-Bedroom Compact
- **Type B** 2-Bedroom
- **Type C** 3-Bedroom Premium
- **Type D** 4-Bedroom Premium
- **Type B** 2-Bedroom + Study

KEY PLAN



TYPE A1
1-Bedroom + Study

48 sqm / 517 sq ft
#03-05 to #12-05

(inclusive of 5 sqm of balcony and 3 sqm of ac ledge)



DOTTED LINE DENOTES HIGH CEILING ABOVE FOR UNIT #13-05

DOTTED LINE DENOTES HIGH VOLUME ABOVE BALCONY FOR UNIT #13-05

WD

STUDY

MASTER BATH

KITCHEN

DINING

LIVING

MASTER BEDROOM

AC LEDGE

BALCONY

RC LEDGE

LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".

TYPE A1(P)
1-Bedroom + Study

48 sqm / 517 sq ft
#13-05

(inclusive of 5 sqm of balcony and 3 sqm of ac ledge)
With high ceiling above living & dining.
Approximate 4.5m to ceiling height at living & dining

TYPE A2
1-Bedroom + Study

48 sqm / 517 sq ft
#03-10 to #14-10

(inclusive of 4 sqm of balcony and 3 sqm of ac ledge)



DOTTED LINE DENOTES HIGH VOLUME ABOVE BALCONY FOR UNIT #15-10

DOTTED LINE DENOTES HIGH CEILING ABOVE FOR UNIT #15-10

RC LEDGE

AC LEDGE

BALCONY

MASTER BEDROOM

LIVING

DINING

MASTER BATH

STUDY

KITCHEN

WD

F

DB

ST

LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)

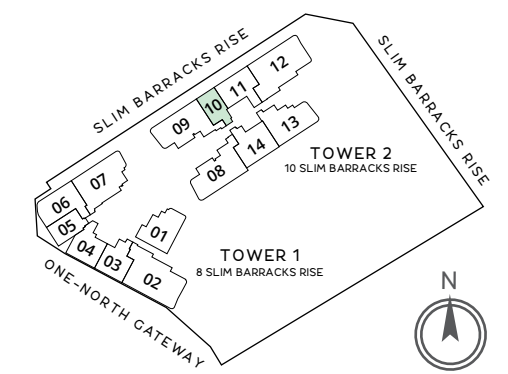


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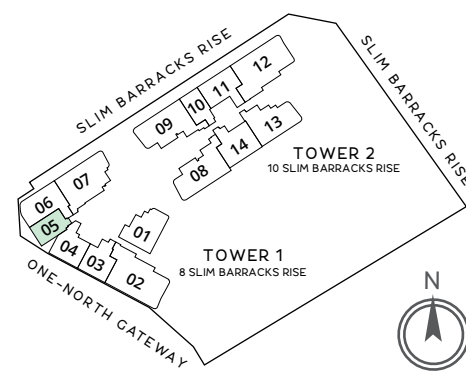
TYPE A2(P)
1-Bedroom + Study

48 sqm / 517 sq ft
#15-10

(inclusive of 4 sqm of balcony and 3 sqm of ac ledge)
With high ceiling above living & dining.
Approximate 4.5m to ceiling height at living & dining



KEYPLAN IS NOT DRAWN TO SCALE



KEYPLAN IS NOT DRAWN TO SCALE

TYPE B1

2-Bedroom

64 sqm / 689 sq ft

#03-04 to #12-04

(inclusive of 5 sqm of balcony and 3 sqm of ac ledge)

TYPE B1(P)

2-Bedroom + Study

64 sqm / 689 sq ft

#13-04

(inclusive of 5 sqm of balcony and 3 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

TYPE B2

2-Bedroom

64 sqm / 689 sq ft

#03-03 to #12-03

(inclusive of 5 sqm of balcony and 3 sqm of ac ledge)

TYPE B2(P)

2-Bedroom

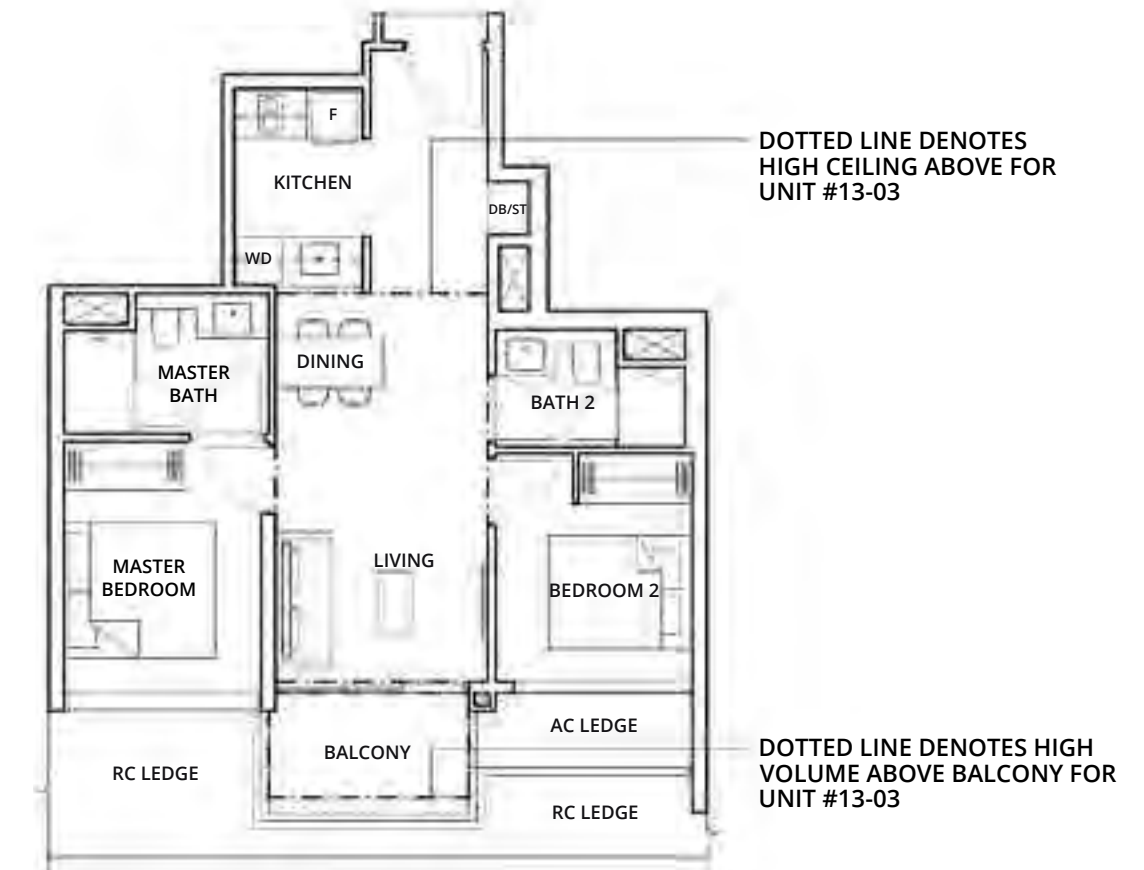
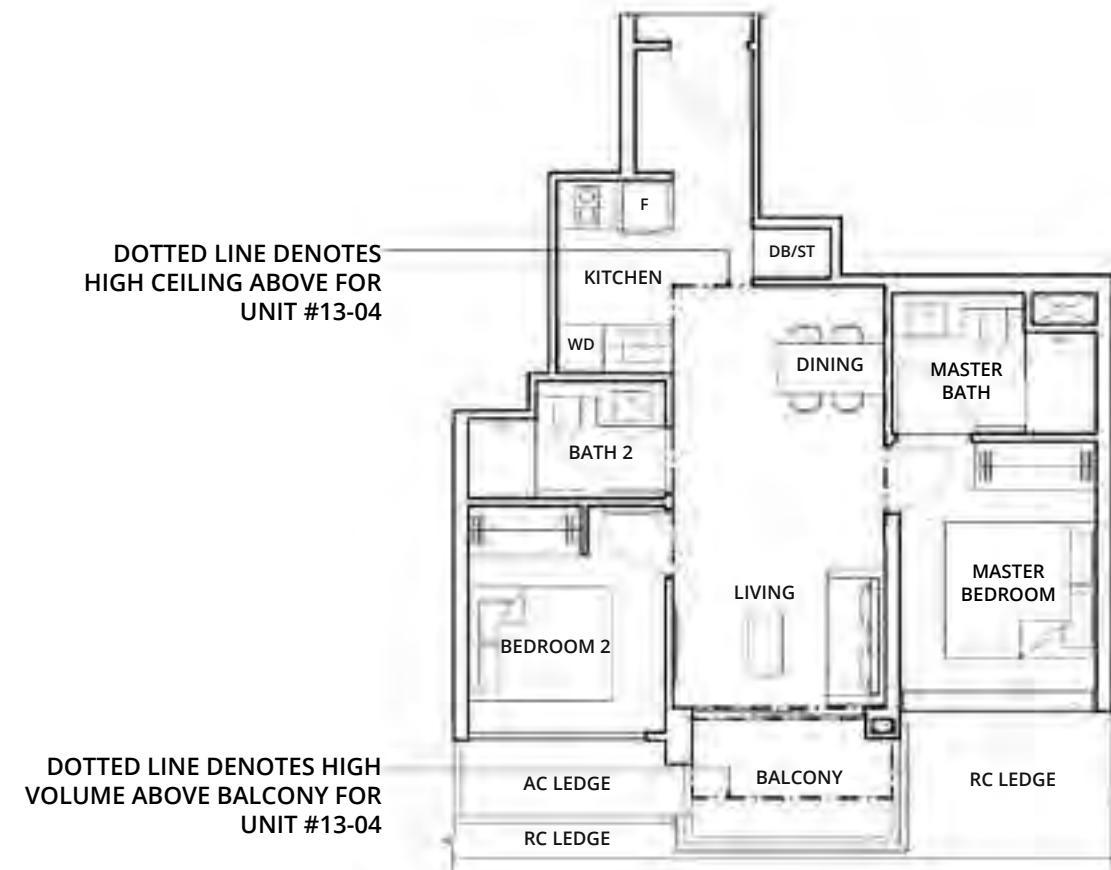
64 sqm / 689 sq ft

#13-03

(inclusive of 5 sqm of balcony and 3 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

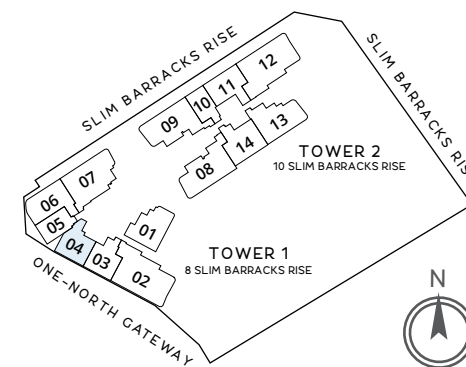


LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



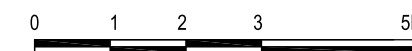
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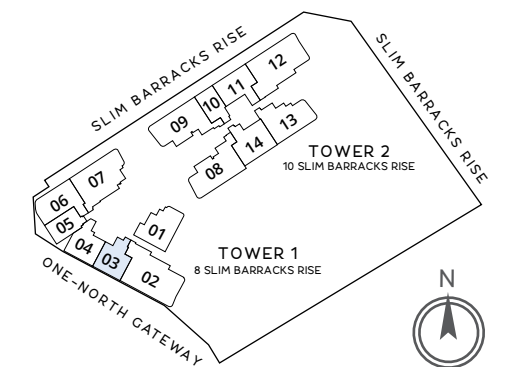
KEYPLAN IS NOT DRAWN TO SCALE

LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".



KEYPLAN IS NOT DRAWN TO SCALE

TYPE B3

2 Bedroom + Study

71 sqm / 764 sq ft

#03-11 to #14-11

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)

TYPE B3(P)

2 Bedroom + Study

71 sqm / 764 sq ft

#15-11

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

TYPE B4

2 Bedroom + Study

73 sqm / 786 sq ft

#03-14 to #14-14

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)

TYPE B4(P)

2 Bedroom + Study

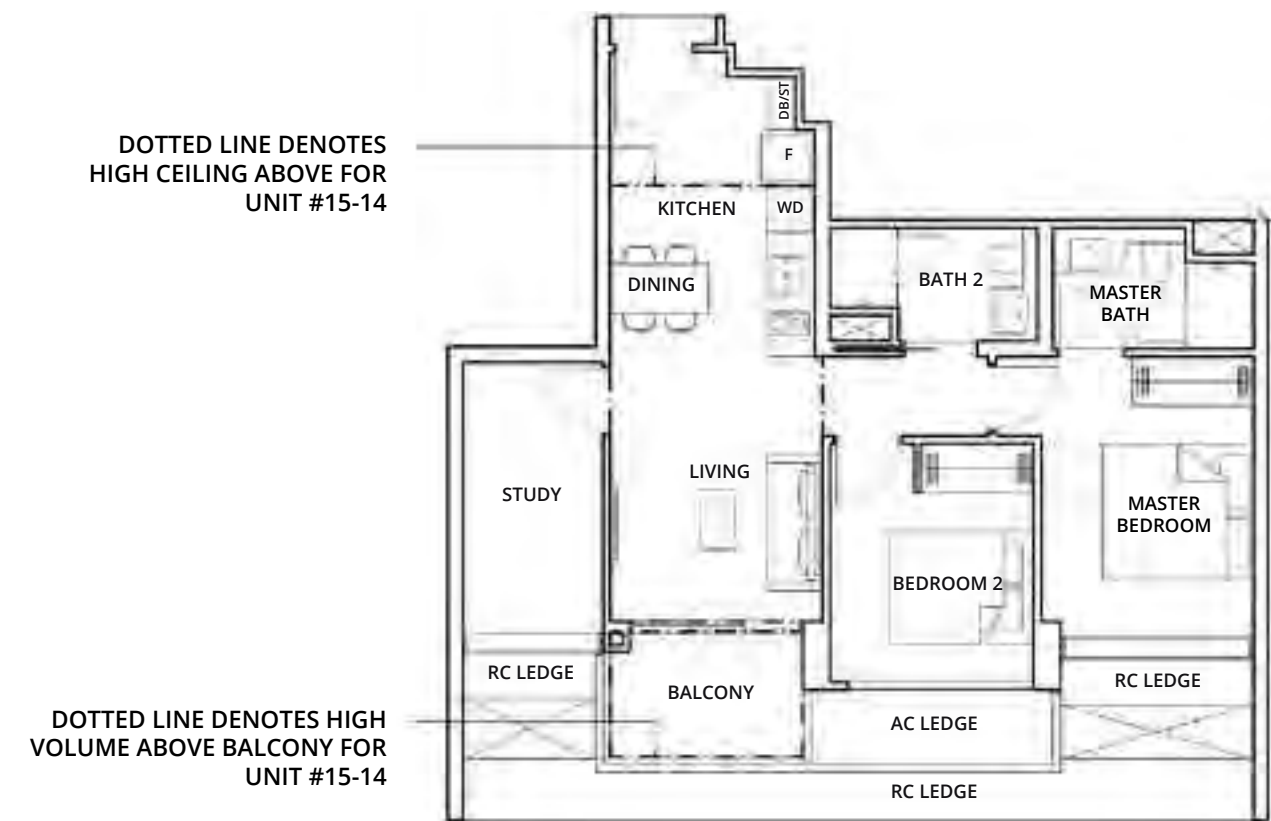
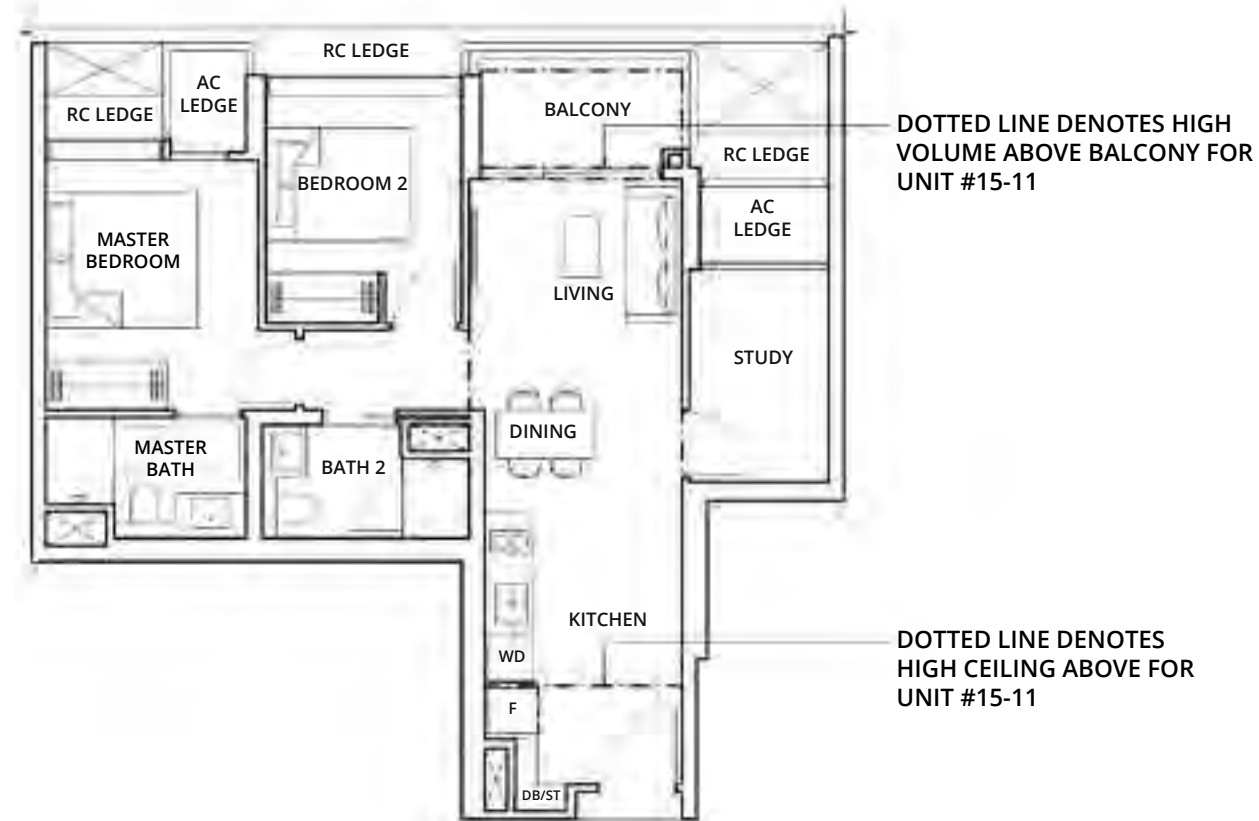
73 sqm / 786 sq ft

#15-14

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

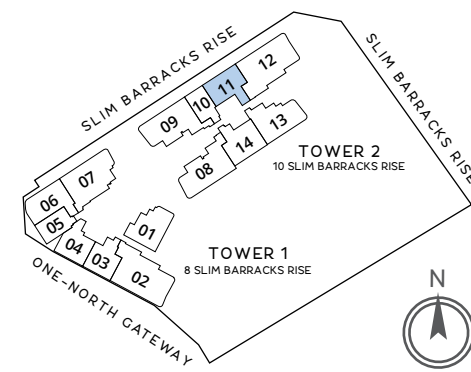


LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



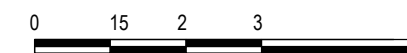
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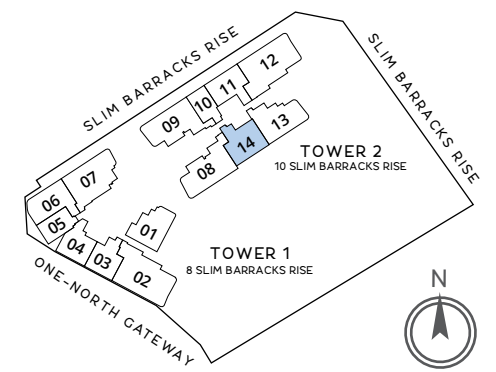
KEYPLAN IS NOT DRAWN TO SCALE

LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".



KEYPLAN IS NOT DRAWN TO SCALE

TYPE B5

2 Bedroom + Study

73 sqm / 786 sq ft

#03-06 to #12-06

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)



DOTTED LINE DENOTES HIGH VOLUME ABOVE BALCONY FOR UNIT #13-06

DOTTED LINE DENOTES HIGH CEILING ABOVE FOR UNIT #13-06

TYPE B5(P)

2 Bedroom + Study

73 sqm / 786 sq ft

#13-06

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

TYPE B6

2 Bedroom + Study

74 sqm / 797 sq ft

#03-01 to #12-01

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)



DOTTED LINE DENOTES HIGH CEILING ABOVE FOR UNIT #13-01

DOTTED LINE DENOTES HIGH VOLUME ABOVE BALCONY FOR UNIT #13-01

TYPE B6(P)

2 Bedroom + Study

74 sqm / 797 sq ft

#13-01

(inclusive of 5 sqm of balcony and 4 sqm of ac ledge)

With high ceiling above living & dining.

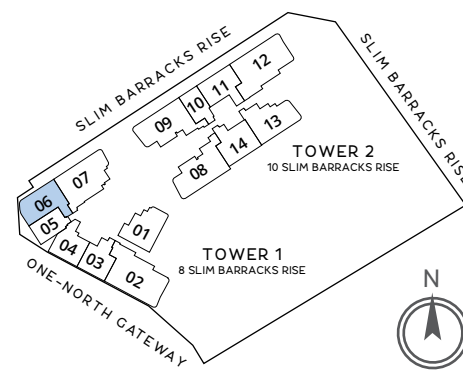
Approximate 4.5m to ceiling height at living & dining

LEGEND

- WASHER CUM DRYER WASHER/DRYER FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



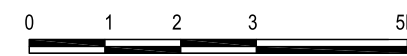
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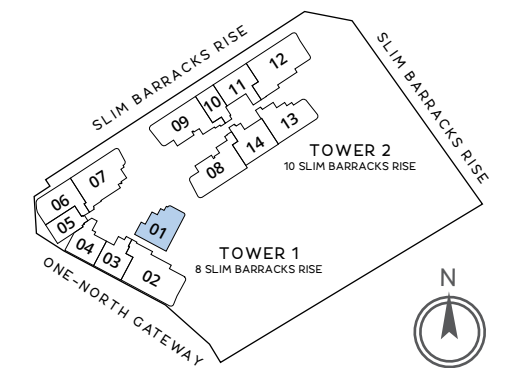
KEYPLAN IS NOT DRAWN TO SCALE

LEGEND

- WASHER CUM DRYER WASHER/DRYER FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".



KEYPLAN IS NOT DRAWN TO SCALE

TYPE C1 3 Bedroom Compact

88 sqm / 947 sq ft
#03-13 to #14-13

(inclusive of 6 sqm of balcony and 6 sqm of ac ledge)

TYPE C1(P) 3 Bedroom Compact

88 sqm / 947 sq ft
#15-13

(inclusive of 6 sqm of balcony and 6 sqm of ac ledge)
With high ceiling above living & dining.
Approximate 4.5m to ceiling height at living & dining

TYPE C2 3 Bedroom Premium

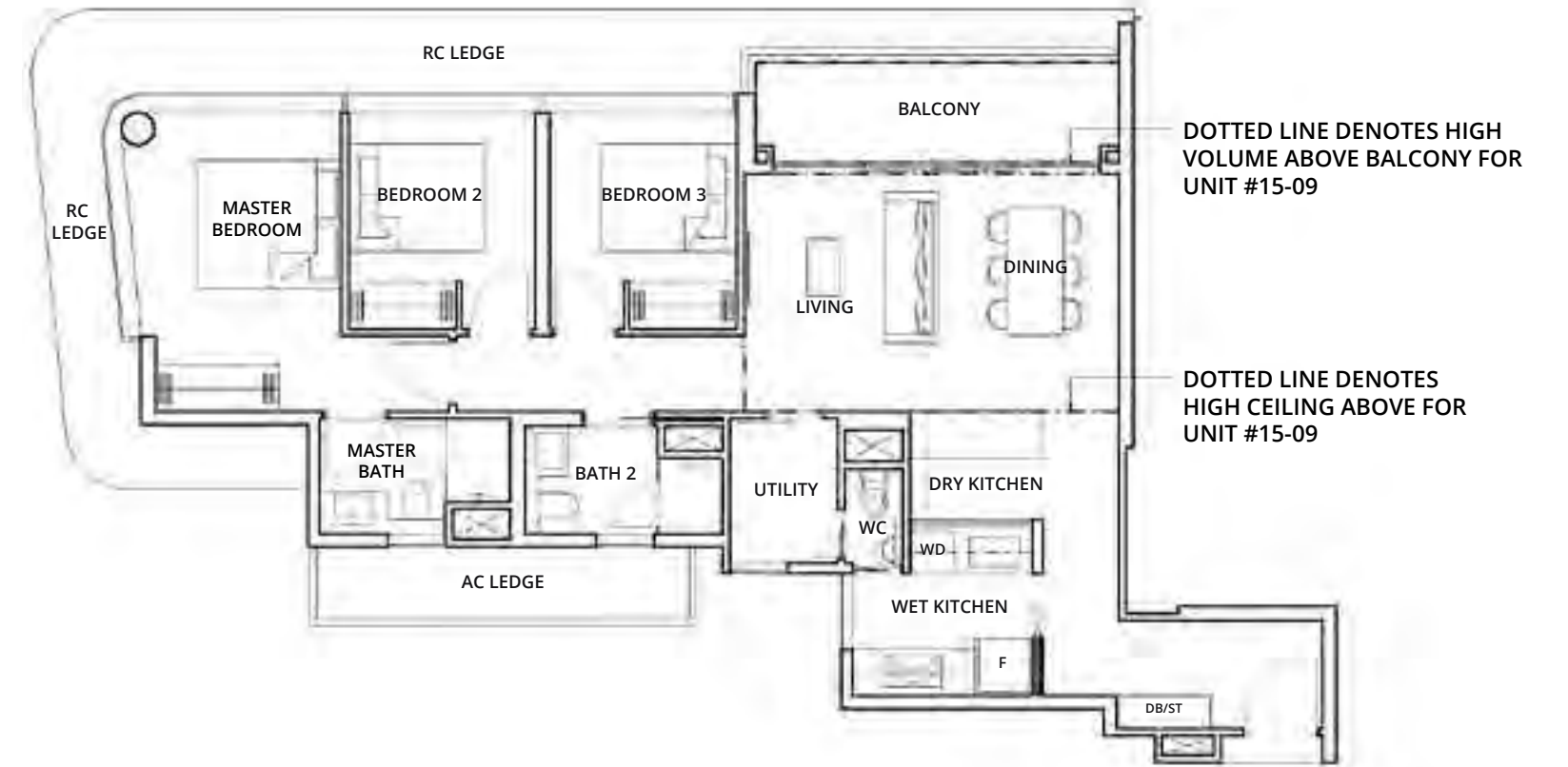
104 sqm / 1119 sq ft
#03-09 to #14-09

(inclusive of 8 sqm of balcony and 6 sqm of ac ledge)

TYPE C2(P) 3 Bedroom Premium

104 sqm / 1119 sq ft
#15-09

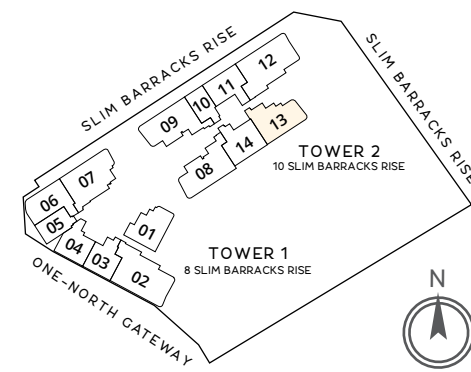
(inclusive of 8 sqm of balcony and 6 sqm of ac ledge)
With high ceiling above living & dining.
Approximate 4.5m to ceiling height at living & dining



LEGEND
 WASHER CUM DRYER WASHER/DRYER FRIDGE
 RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)

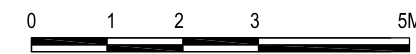


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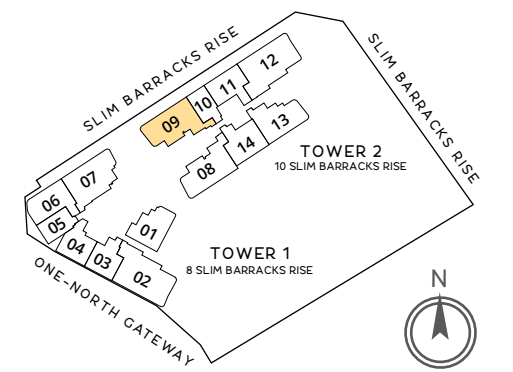


KEYPLAN IS NOT DRAWN TO SCALE

LEGEND
 WASHER CUM DRYER WASHER/DRYER FRIDGE
 RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".



KEYPLAN IS NOT DRAWN TO SCALE

TYPE C3

3 Bedroom Premium

104 sqm / 1119 sq ft
#03-08 to #14-08

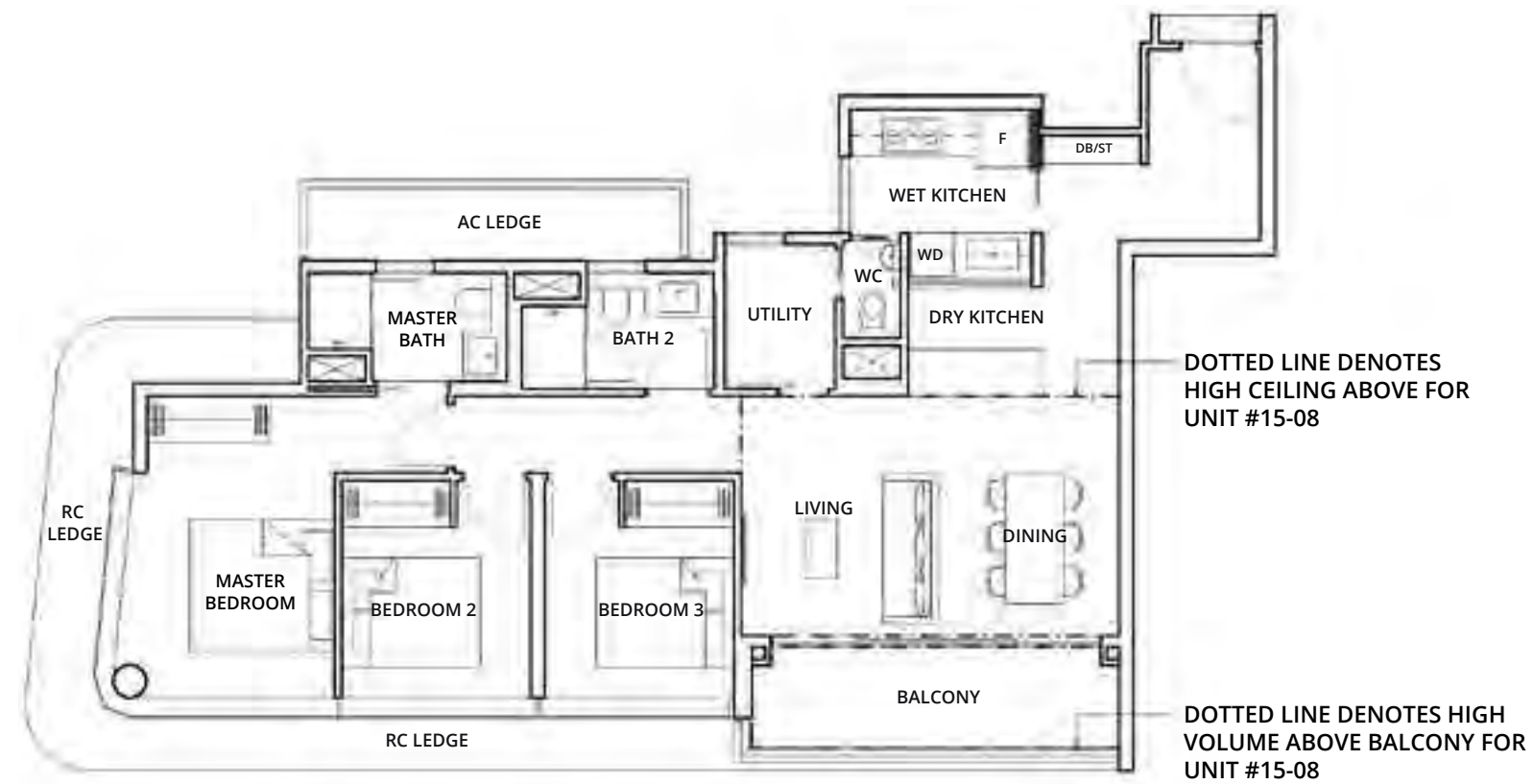
(inclusive of 8 sqm of balcony and 6 sqm of ac ledge)

TYPE C3(P)

3 Bedroom Premium

104 sqm / 1119 sq ft
#15-08

(inclusive of 8 sqm of balcony and 6 sqm of ac ledge)
With high ceiling above living & dining.
Approximate 4.5m to ceiling height at living & dining

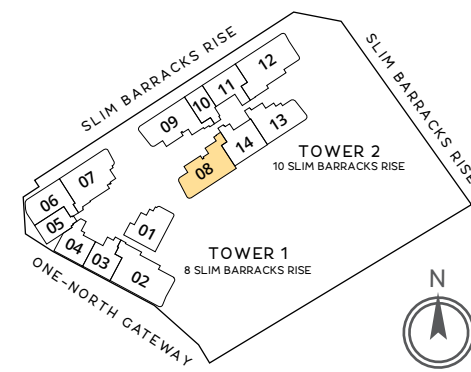


LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".



KEYPLAN IS NOT DRAWN TO SCALE

TYPE D1

4 Bedroom Compact

117 sqm / 1259 sq ft
#03-07 to #09-07

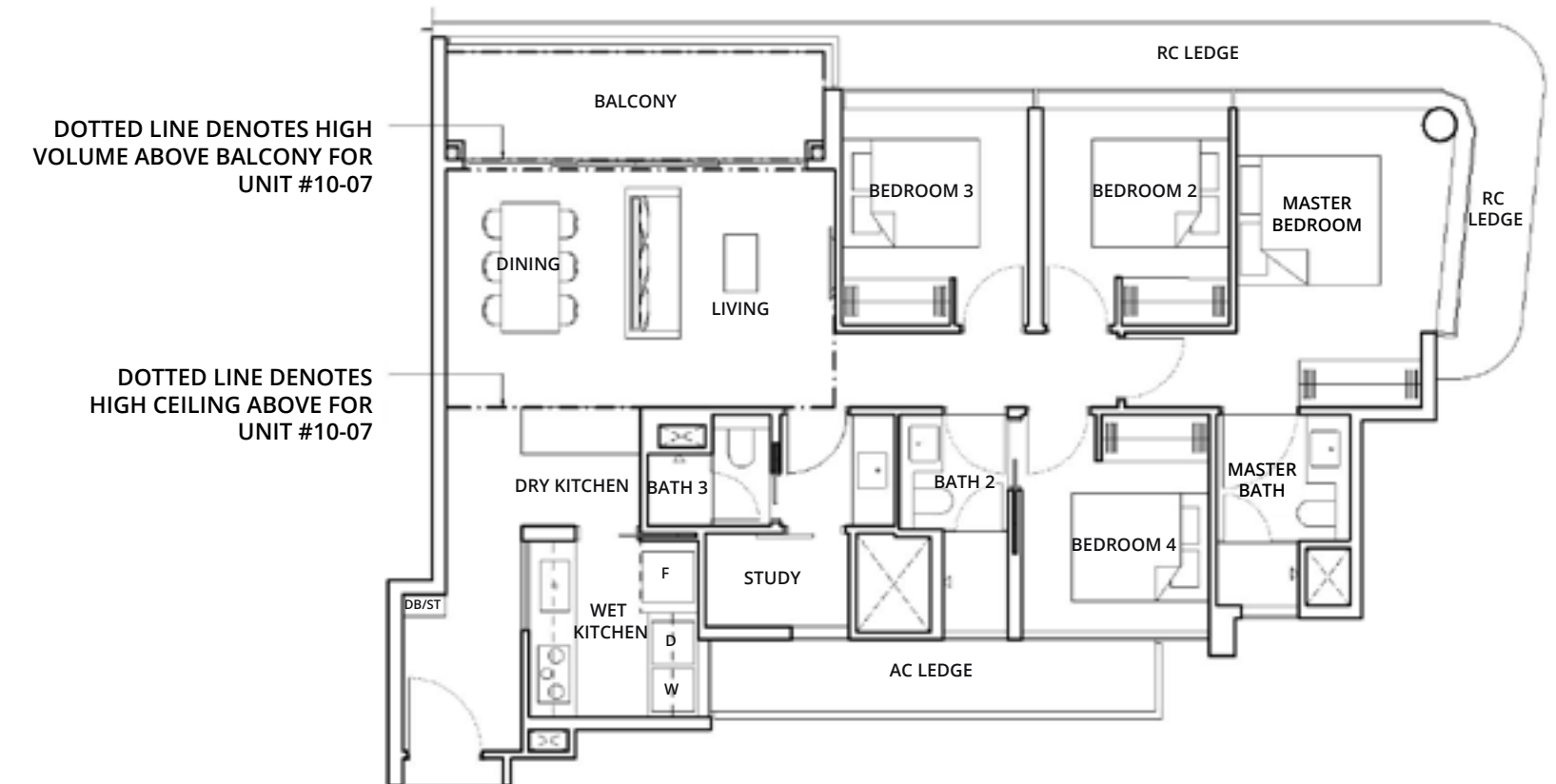
(inclusive of 9 sqm of balcony and 7 sqm of ac ledge)

TYPE D1(P)

4 Bedroom Compact

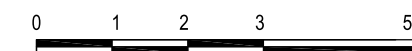
117 sqm / 1259 sq ft
#10-07

(inclusive of 9 sqm of balcony and 7 sqm of ac ledge)
With high ceiling above living & dining.
Approximate 4.5m to ceiling height at living & dining

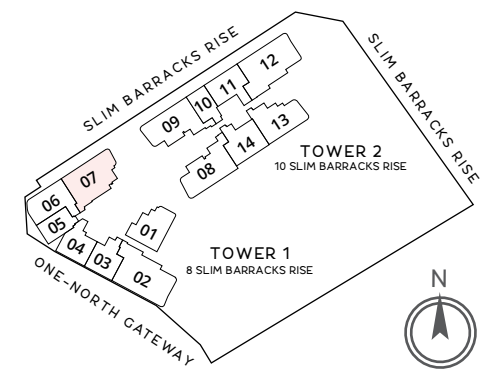


LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



Area includes air-con (A/C) ledge and balcony. Please refer to the key plan for orientation. The plans are subject to change as may be approved by relevant authorities. All floor plans are approximate measurements only and are subject to government re-survey. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure A".



KEYPLAN IS NOT DRAWN TO SCALE

TYPE D2

4 Bedroom Premium

130 sqm / 1399 sq ft

#03-12 to #14-12

(inclusive of 9 sqm of balcony and 7 sqm of ac ledge)

TYPE D2(P)

4 Bedroom Premium

130 sqm / 1399 sq ft

#15-12

(inclusive of 9 sqm of balcony and 7 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

TYPE D3

4 Bedroom Premium

131 sqm / 1410 sq ft

#03-02 to #12-02

(inclusive of 9 sqm of balcony and 7 sqm of ac ledge)

TYPE D3(P)

4 Bedroom Premium

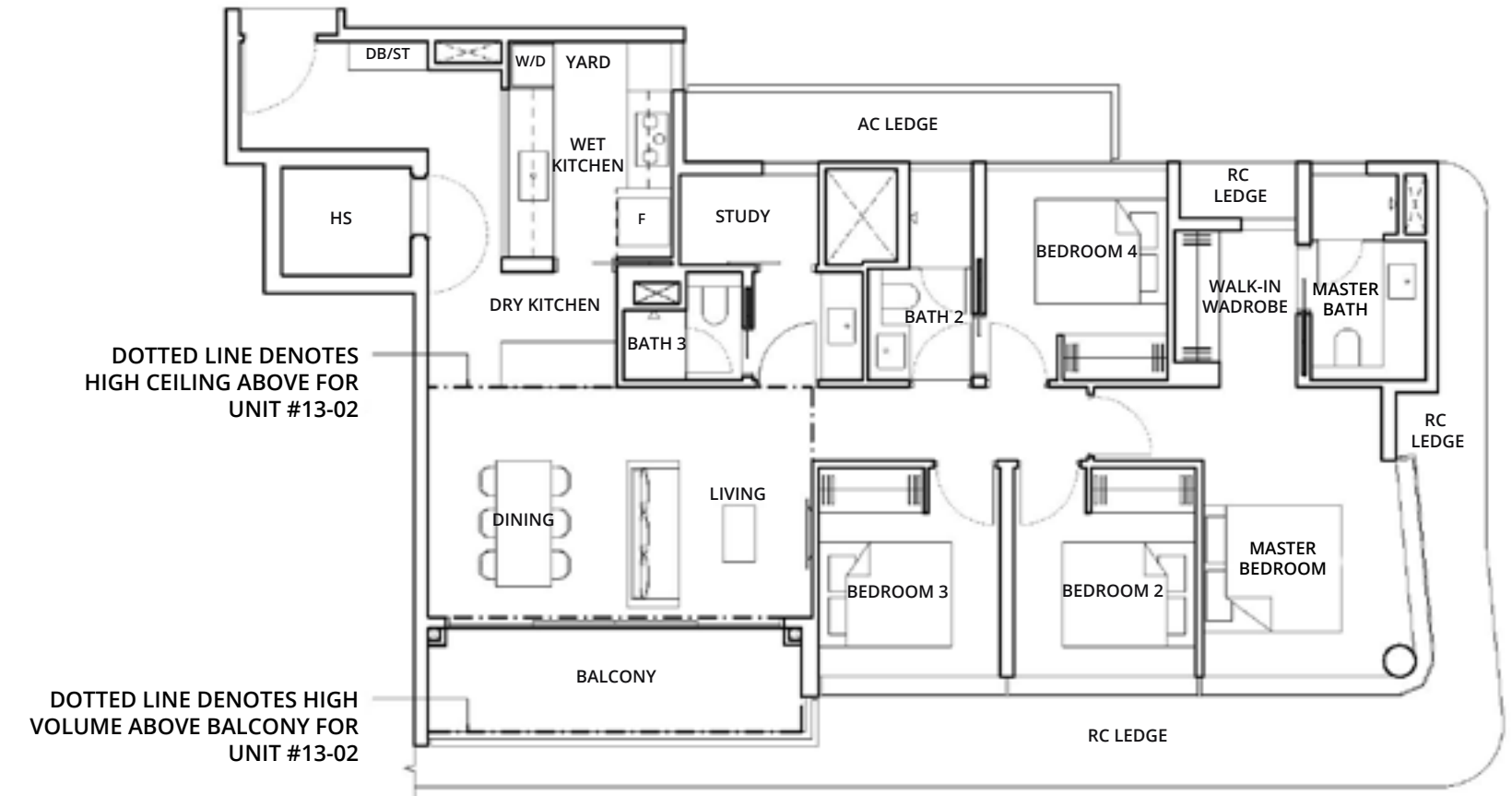
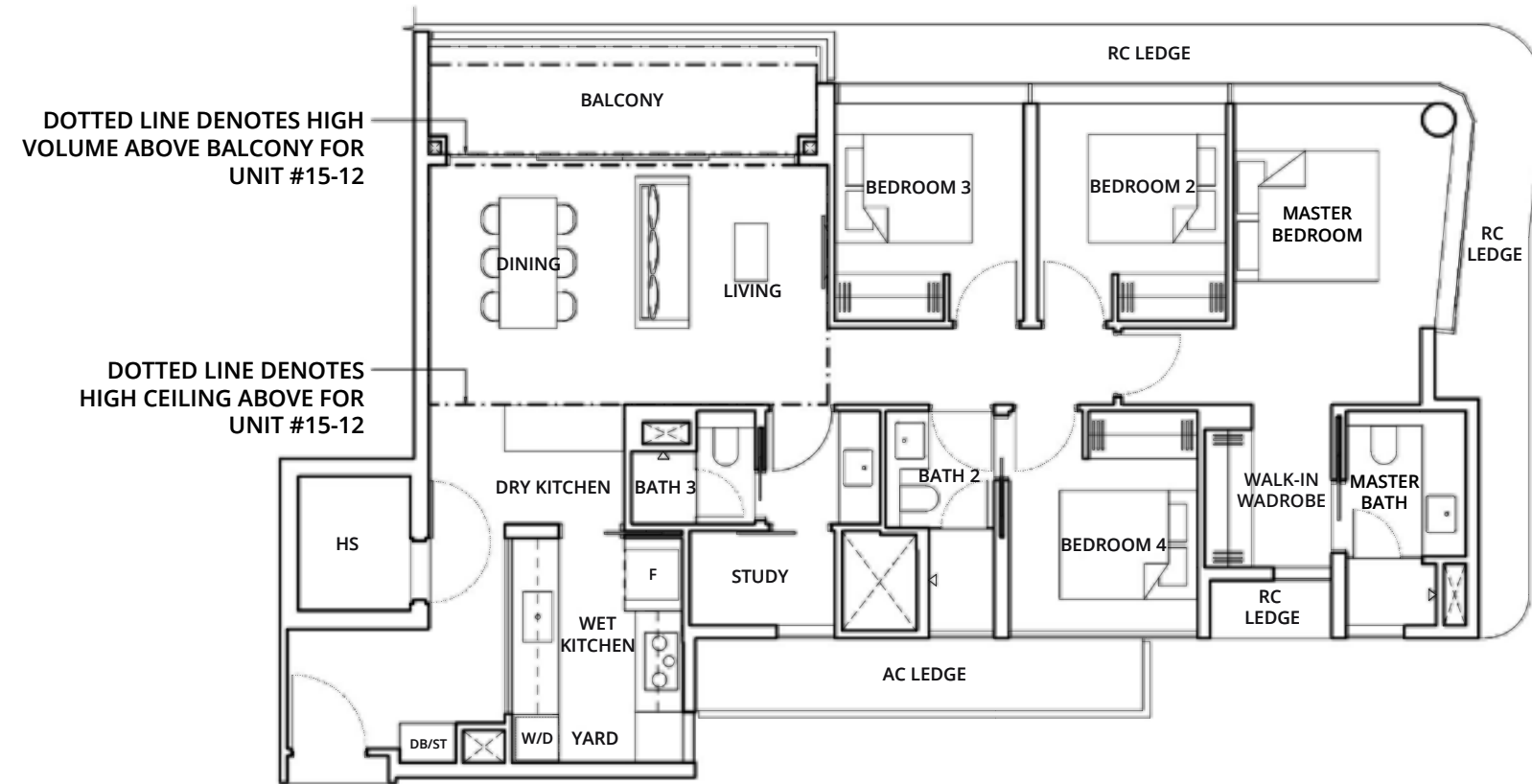
131 sqm / 1410 sq ft

#13-02

(inclusive of 9 sqm of balcony and 7 sqm of ac ledge)

With high ceiling above living & dining.

Approximate 4.5m to ceiling height at living & dining

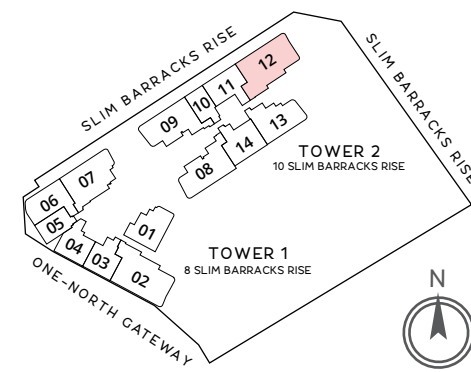


LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



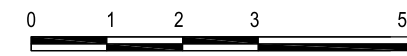
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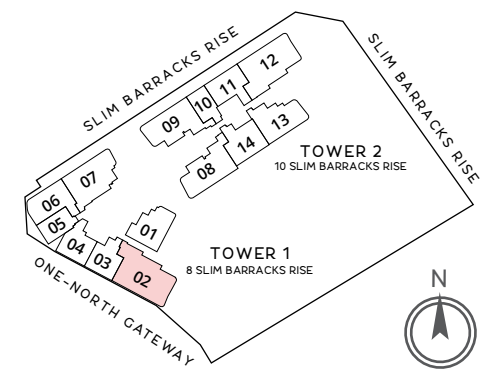
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LEGEND

- WASHER CUM DRYER
- WASHER/DRYER
- FRIDGE
- RAINWATER DOWNPIPE SHAFT SPACE (EXCLUDED FROM STRATA)



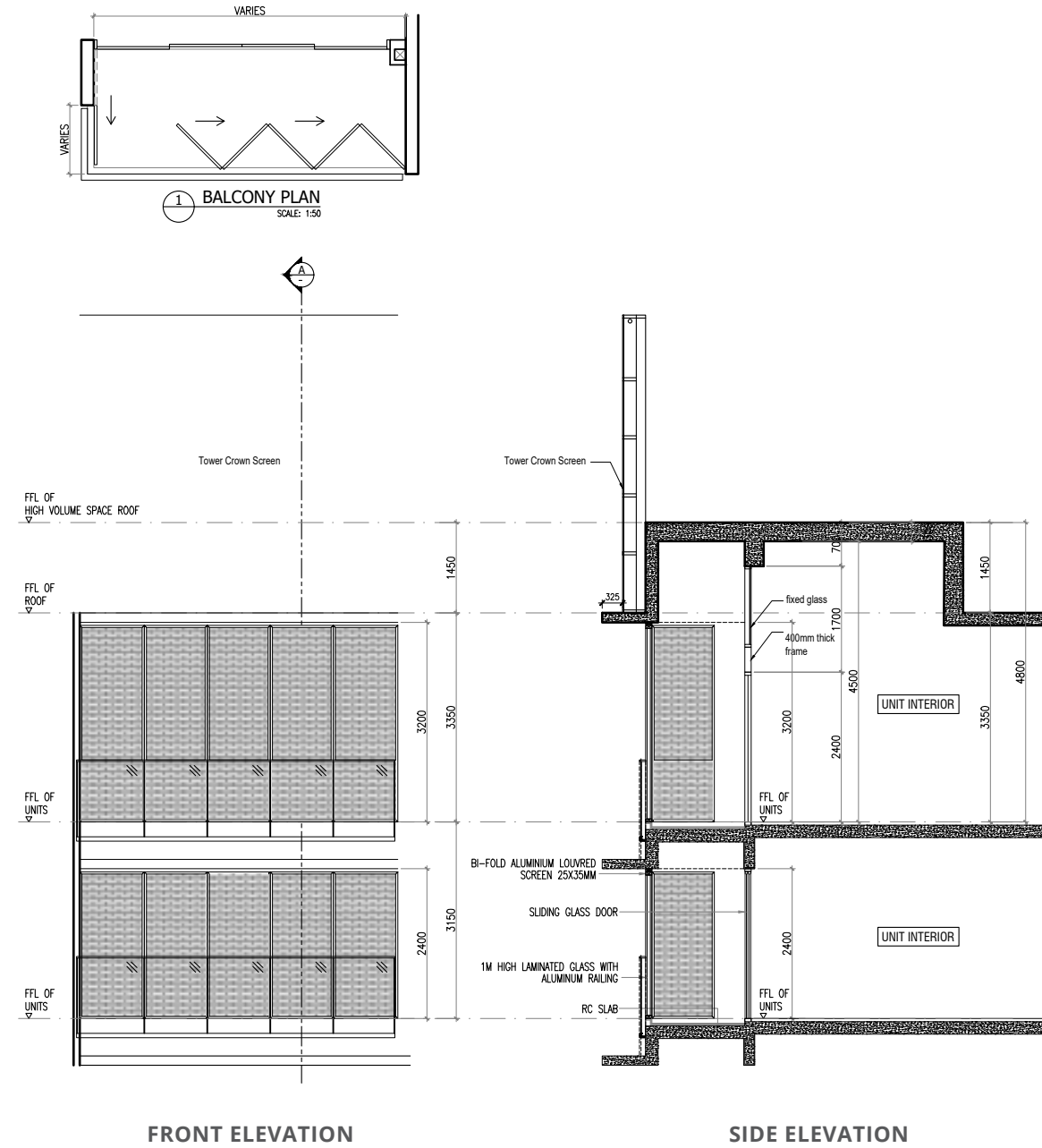
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KEYPLAN IS NOT DRAWN TO SCALE

BALCONY SCREEN

ANNEXURE A



Note:

The balcony shall be not enclosed unless with the approved balcony screen as shown above.
The cost of screen and installation shall be borne by the Purchaser.
The design of the Balcony Screen is displayed at the Sales Gallery.

SPECIFICATIONS

1. FOUNDATION

Bored piles and/or Reinforced concrete piles and/or raft.

2. SUPERSTRUCTURE

Pre-cast and/or cast-in-situ reinforced concrete and Precast Bathroom units (PBU) and steel structures.

3. WALLS

- a) External Walls : Reinforced concrete wall and/or lightweight precision block wall and/or precast panels.
- b) Internal Walls : Reinforced concrete wall and/or lightweight precision block wall and/or drywall partition and/or precast panels and/or lightweight concrete panel.

4. ROOF

Flat roof : Reinforced concrete roof with waterproofing and insulation.

5. CEILING

a) Refer to Apartment Ceiling Height schedule

Living, Dining, Bedrooms, Walk-in Wardrobe Study, Utility, Bathrooms, WC, Kitchen, Dry Kitchen, Wet Kitchen, Balcony, Yard, Typical : Skim coat with emulsion paint and/or plaster board with emulsion paint and/or moisture resistant board with emulsion paint and/or box-ups with emulsion paint at designated areas (where applicable).

All Penthouse unit Balconies { for units A1(P), A2(P), B1(P), B2(P), B3(P), B4(P), B5(P), B6(P), C1(P), C2(P), C3(P), D1(P), D2(P), D3(P) } : Skim coat with emulsion paint and/or plaster board with emulsion paint and/or moisture resistant board with emulsion paint and/or box-ups with emulsion paint at designated areas (where applicable).

6. FINISHES

a) Wall (Apartment Units)

- i. Living, Dining, Bedrooms, Utility, Yard, Study, Walk-in Wardrobe : Paint finish
- ii. Bathrooms, WC : Tiles
- iii. Kitchen, Wet Kitchen, Dry Kitchen : Paint finish and/or tiles
- iv. Balcony : Exterior paint finish

b) Wall (For Common Area - Internal)

- i. Basement Lift Lobbies, 1st Storey Lift Lobbies and 2nd Storey Lift Lobbies : Tiles and/or laminate finish on appropriate backing material and/or paint finish

ii. Typical Storey Lift Lobbies : Tiles and/or laminate finish on appropriate backing material and/or paint finish

iii. Common Corridors, Staircases, and Staircase Storey Shelters : Tiles and/or paint finish

iv. Changing Rooms and Handicap/ Toilet : Tiles and/or paint finish

c) Wall (Common Areas - External)

- i. All External Walls : Tiles and/or cement sand plaster and/or skim coat with spray texture coating and/or emulsion paint finish.

Notes:

- All wall finishes are provided up to false ceiling level and on exposed areas only.
- No tiles/skirting behind/beneath all built-in cabinets, kitchen cabinets, vanity/mirror cabinets, and mirror or above false ceiling. No skirting is provided in the entrance alcove to all units.
- Wall surface above false ceiling level will be left in its original bare condition.

d) Floor (Apartment Units)

- i. Bedrooms, Walk-in Wardrobe : Vinyl flooring
- ii. Living, Dining, Study, Bathrooms, WC, Kitchen, Wet Kitchen, Dry Kitchen, Yard, Balcony, Utility, Household Shelter : Tiles

e. Floor (For Common Areas)

- i. All Lift Lobbies : Tiles
- ii. Staircases and Staircase Storey Shelter : Tiles and/or Cement sand screed with nosing tiles.

Notes : All floor finishes are to exposed surface area only.

7. WINDOWS

Aluminium-framed windows tinted glass and/or clear glass and/or laminated glass. Minimum thickness of glass of 6mm.

8. DOORS

- a) Unit Main Entrance to Common Lobby : Approved fire-rated timber swing door
- b) Living and/or Dining to Balcony : Sliding doors comprising of aluminum framed with tinted single glass panel

c) Bedrooms, Master Bath, Common Bath, Kitchen/ Wet Kitchen ,Utility at Corridors : Hollow core timber swing / sliding door

d) Utility to WC (where applicable) : PVC bi-fold and / or slide & swing door

Notes:
 - Good quality locksets and ironmongery to be provided to all doors
 - All glass doors to be of tinted and/or clear glass (where applicable)
 - Minimum thickness of glass: 6mm

9. SANITARY FITTINGS

a) Master Bath
 1 shower cubicle and 1 shower mixer set
 1 vanity cabinet complete with 1 basin and mixer
 1 wall-mounted water closet
 1 paper roll holder
 1 towel rail
 1 robe hook
 1 mirror cabinet
 1 angle valve

b) Common Baths
 1 shower cubicle and 1 shower mixer set
 1 vanity cabinet complete with 1 basin and mixer
 1 wall-mounted water closet
 1 paper roll holder
 1 towel rail
 1 robe hook
 1 mirror cabinet
 1 angle valve

c) WC
 1 wash hand basin with tap
 1 shower set
 1 paper roll holder
 1 pedestal water closet

d) Other
 1 bib tap for washer machine at designated area

e) BALCONY
 1 bib tap

10. ELECTRICAL INSTALLATION

a) All electrical wiring below false ceiling within apartments shall generally be concealed where possible. Electrical wiring above false ceiling and within closet shall be in exposed conduits or trunking.

b) Refer to the Schedule of electrical points and provisions.

11. TV CABLE SERVICES / FM / TELEPHONE POINTS

Refer to the Electrical Schedule for the TV/Telephone/Data Points provisions.

12. LIGHTNING PROTECTION

Lightning Protection System is in accordance with Singapore Standard SS555:2018

13. PAINTING

a. Internal Walls : Emulsion paint

b. External Walls : Spray textured coating paint and/or other approved exterior paint to exposed area only

14. WATERPROOFING

Appropriate waterproofing systems are provided for Bathrooms, Kitchen, Wet Kitchen, Dry Kitchen, Toilets at Yard, Balcony, Landscaped Deck, Open Terraces, Planter Box, Reinforced Concrete Flat / Sloping Roofs, Pools, Water Features, Changing Rooms, Common Toilets and Basement, where applicable.

15. DRIVEWAY AND CAR PARK

a. Surface Driveway/ Ramp : Stone and/or tiles and/or interlocking pavers and/or concrete finishes, where applicable.

b. Basement Car Park/ Driveway : Reinforced concrete floor with hardener and/ or epoxy.

16. RECREATION FACILITIES

1st storey
 1 Grand Arrival Courtyard
 2 Cascading Waterfall
 3 Outdoor Fitness Zone
 4 Garden Plaza
 5 Garden Patio
 6 Retail Garden Pathway
 7 Guard House
 8 Management Office

2nd storey
 9 BBQ Pavilion 1
 10 BBQ Pavilion 2
 11 Green Lawn
 12 Native Tree Walk
 13 Ginger Bud Gazebo
 14 Outdoor Shower Point
 15 Jacuzzi
 16 Alfresco Pavilion
 17 Nature Playground
 18 Chill Out Deck
 19 Outdoor Fitness Court
 20 Hammock Lawn
 21 Relaxation Alcove
 20 Island Deck
 22 Wading Pool
 23 50m Lap Pool
 24 Kid's Pool
 25 Cantilever Gym
 26 Sun Deck
 27 Clubhouse
 - Changing Rooms
 - Function Room

11th Storey
 28 Visual Sky Garden

Other Facilities
 a) Bin Centre
 b) Substation
 c) Transformer Room and Genset
 d) MDF room

17. ADDITIONAL ITEMS

a) Kitchen Cabinets
 - High and/or low level kitchen cabinets complete with large format tile counter top
 - 1 stainless steel sink with mixer is provided for Kitchen and Wet Kitchen where applicable

b) Kitchen Appliances
 All units come with a refrigerator, cooker hood and oven, induction hob (1BR & 2BR), gas hob (3BR & 4BR), washer cum dryer (1BR, 2BR & 3BR), washer and dryer (4BR).

c) Wardrobes
 Built-in Wardrobes with laminate and/or melamine finish for all bedrooms.

d) Air-Conditioning
 Wall-mounted split-unit air-conditioning system to Living, Dining, Bedrooms, Study, where applicable.

e) Mechanical Ventilation System
 Mechanical ventilation system is provided to internal bathroom, where applicable.

f) Audio Video Telephony System
 Audio Video Intercom System is able to connect to Purchaser's personal devices such as smart phones / tablets.

g) Hot Water
 Electric water heater (for all unit types) - Hot water supply to Bathrooms.

h) Security System
 - Security Card Access Control System will be provided at Basement, 1st and 2nd Storey Lift Lobbies for all blocks and side gates.
 - Face Recognition System at basement lift lobbies and 1st and 2nd Storey Lift Lobbies.
 - Automatic car barrier access system
 - Closed circuit television system at designated common areas

i) Digital lockset
 One digital lockset to each apartment unit.

j) Smart Home System
 1 x Smart home gateway, 1 x digital lockset
 2 x air conditioner controls will be provided for all apartment unit
 1 x smart mirror c/w built in speaker & microphone for 4BR unit types

k) Town Gas
 Provision of Town Gas to 3BR& 4BR unit types.

Note : Turn-on and utilities charges shall be borne by the Purchaser.

l) Gondola System
 Gondola supports/ brackets/ platforms/ tracks will either be floor, wall or soffit mounted (top/ side/ below) on RC flat roof/ external wall/ RC ledge/ trellis/ canopy of tower blocks.

m) Wireless Internet
 Wireless internet connection provision at designated communal area, subject to subscription of service by the Main MC (when formed) and/or the Residential Sub-MC (when formed) with the relevant internet service provider.

n) IT Feature
 All apartments equipped with wiring for internet ready connection, subject to subscription of service by the purchaser with the relevant internet service provider.

o) Home Fire Alarm Device (HFAD)
 All apartments provided with 1 number of Home Fire Alarm Device (HFAD).

p) Smart Parcel Station
 Smart Parcel Station will be provided at the common area.

APARTMENT CEILING HEIGHT SCHEDULE

Areas	Unit Types	
	A1, A2, B1, B2, B3, B4, B5, B6, C1, C2, C3, D1, D2, D3	A1(P), A2(P), B1(P), B2(P), B3(P), B4(P), B5(P), B6(P), C1(P), C2(P), C3(P), D2(P), D3(P)
Living	2.90/2.40	4.50/2.70
Dining	2.90/2.40	4.50/2.70
Kitchen / Wet Kitchen	2.90/2.40	4.50/2.70
Dry Kitchen	2.90	4.50/2.70
Yard	2.40	2.40
Utility	2.40	2.40
Study	2.90/2.40	2.90/2.40
All Common Bedrooms	2.90/2.40	2.90/2.40
Master Bedroom and Walk-In Wardrobe	2.90/2.40	2.90/2.40
Master Bathroom	2.45/2.42	2.45/2.42
Common Bathroom	2.45/2.42	2.45/2.42
WC	2.45/2.42	2.45/2.42
Balcony	2.90#	4.50/3.20

General Note:
 Ceiling Height – floor finish level to underside of slab/ceiling where applicable.
 Bulkhead of 2.40M and 2.42M where applicable within all spaces.
 Pelmet of 2.50M and 2.52M M in selected bathrooms where applicable.
 Drops to the floor finished of 25mm from wet areas applicable to Yard/Utility/WC/Bathrooms.

* ceiling height in Balconies may vary in certain areas due to the thickness of screed which will be cast to fall.

Electrical Schedule	Unit Types						
	A1, A1 (P) A2, A2 (P)	B1, B1 (P) B2, B2 (P)	B3, B3 (P) B4, B4 (P) B5, B5 (P) B6, B6 (P)	C1	C2, C2 (P) C3, C3 (P)	D1, D1 (P)	D2, D2 (P) D3, D3 (P)
Lighting Point	8	11	14	14	18	19	22
13A Switch Socket Outlet	15	19	20	23	25	31	34
Fridge Point	1	1	1	1	1	1	1
Washer cum Dryer	1	1	1	1	1	0	0
Washer Point	0	0	0	0	0	1	1
Dryer Point	0	0	0	0	0	1	1
Aircon Isolator	2	2	2	3	3	4	4
Storage Heater	1	2	2	3	3	3	3
TV Point	3	4	4	5	5	6	6
Data / Tel Point	6	6	7	7	7	10	11
Cooker Hood Point	1	1	1	1	1	1	1
Gas Hob Point	0	0	0	1	1	1	1
Induction Hob Point	1	1	1	0	0	0	0
Built-in Combi Oven Point	1	1	1	1	1	1	1
Bell Point	1	1	1	1	1	1	1

Note

1. Isolators shall be provided according to the no. of condensing units for each apartment.
2. Isolators shall be provided according to the no. of heaters for each apartment.
3. Twin power points will be counted as 2 number of 13A power points.

Developer: One North Development Pte. Ltd. (UEN: 201931017R) • Developer's Licence No: C1380 • Tenure of Land: Leasehold (99 years) commencing 10 December 2019 • Date of Notice of Vacant Possession: 11 September 2025 • Expected Date of Legal Completion: 11 September 2028 • Legal Description: Lot 05509X Mukim 3 • Address: 8 Slim Barracks Rise Singapore 138492 and 10 Slim Barracks Rise Singapore 138493.

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DEVELOPER



Established in 1972, TID Pte Ltd is a joint venture between property developers, Hong Leong Group and Mitsui Fudosan, weaving a unique combination of Singapore-Japanese talents and management styles into eminent assets in property developments. Together with our partners, TID Pte Ltd has successfully executed a total of 36 residential projects, as well as other commercial, industrial and hotel properties.

TID Pte Ltd stands at the forefront of the built industry, embracing smart architecture design and construction, such as the first of its kind in Asia to pioneer the PPVC approach (Prefabricated Prefinished Volumetric Construction) at Brownstone EC. It has always set its sights on innovative design and delivered well-located quality projects such as Nathan Suites and Optima @ Tanah Merah, and together with our partners, The Oceanfront @ Sentosa Cove, Forestwoods, and more recently Piermont Grand EC. With our track record, TID Pte Ltd is now moving with confidence into the future with One-North Eden.



ST REGIS HOTEL & RESIDENCES



NATHAN SUITES



THE JOVELL



THE BROWNSTONE EC



THE OCEANFRONT @ SENTOSA COVE



FORESTWOODS



OPTIMA @ TANAH MERAH



PIERMONT GRAND EC

JOINT VENTURE PARTNERS



Hong Leong Holdings Limited (HLHL) was established in 1968 as the privately-held property development and investment arm of the Hong Leong Group.

As one of the pioneers of the real estate scene in Singapore, HLHL has since emerged as a major player in the property market. As a forward-looking developer that continues to pursue improvement and expansion while maintaining its high design, customer service and sustainability standards, HLHL takes pride in being responsible for some of the most distinctive and iconic residential developments in Singapore.



MIDWOOD



PENROSE



THE AVENIR



One of Japan's largest global real estate companies and integrated real estate developer, Mitsui Fudosan has supplied over 145,000 residential units (before share%) and over 8,800 towers in Japan. The company's consolidated annual sales in 2019 is about S\$25 billion.

Since its incorporation in 1941, Mitsui Fudosan has engaged in the development and management of office buildings, residences, retail facilities, hotels, and resorts. It is one of Japan's largest global real estate companies and integrated real estate developer with consolidated annual sales of about S\$25 billion in 2019. Some of its iconic projects include Tokyo Midtown in Roppongi and 50 Hudson Yards in New York.



TOKYO MIDTOWN



HALEKULANI HOTEL



50 HUDSON YARDS

DESIGN CONSULTANTS

ARCHITECT: P&T CONSULTANTS PTE LTD

The P&T Group is an award-winning, global design firm providing clients with innovative, commercially successful and sustainable design solutions since its inception in 1868.

With nearly 2000 staff working across 17 offices with projects in over 100 cities and 40 countries worldwide, P&T Group has completed thousands of projects in its more than 150 years in operation.

Today, P&T is consistently ranked among the top architectural firms in the world as part of World Architecture's 100 list: ranking 9th in Asia and 3rd worldwide in residential design as of 2020. In Singapore, it has been part of BCI Asia's top 10 firms since 2006.

LANDSCAPE CONSULTANT: COEN DESIGN INTERNATIONAL PTE LTD

Based in Singapore with an international reach, Coen Design has a proven track record of delivering quality and impressive landscape designs. Coen has garnered many awards both in Singapore as well as on international Platforms, including a listing in the Guinness World Record for largest Greenwall in 2014. The firm clinched Platinum Award for Bartley Residences in year 2011 and for Construction Excellence Award in year 2017. Through the years, other residential projects such as Brownstone, Inflora and Bartley Residences have also garnered many awards. In addition, the firm has worked with renowned Architects to shape Singapore's skyline through iconic projects along Draycott, Shenton Way, Central Boulevard and Market Street.

DESIGN ARCHITECT: HOSHINO ARCHITECTS INC

Hiroaki Hoshino, founder of Hoshino Architects, is a renowned architect who has worked extensively in Europe, the Middle East, and Japan as a project director for Michael Hopkins' studio. Currently based in Tokyo as the representative for Hoshino Architects, as well as Hopkins Architects Tokyo office, some of Hoshino's recent projects include the master design for Tokyo Midtown Hibiya, the new Shibuya City Office and Park Court Shibuya, and Mid Tower Grand, a super-high-rise residential project in Tokyo downtown district.

INTERIOR DESIGNER: SUMISURA – NUMERO UNO CREATIVE GROUP PTE LTD

SuMisura is a multiple award-winning interior design practice that delivers luxurious interiors by drawing inspiration from the sumptuous interiors of the fashion boutiques of Milan. Their creations adorn the interiors of good class bungalows, super penthouses, landed homes and condominiums at some of the most coveted addresses in Singapore and the region. This has gained the firm global and regional recognition, as well as, numerous accolades both regionally and internationally.

At SuMisura, luxury design is not an extravagance, it is a better way of living.

A QUALITY DEVELOPMENT BY



A JOINT VENTURE BY



A lush green forest floor with vibrant red flowers in the foreground and a beam of light from the top right corner.

BE HOME WITH ONE