

THE  
LINQ  

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@ BEAUTY WORLD

FREEHOLD

## THE EPITOME OF INTEGRATED LUXURY

The name says it all. The LINQ @ Beauty World is a triumph of integrated luxury like no other. A freehold to behold, units are linked to every essential of life by a two-storey podium of F&B offerings and commercial services, while the adjoining MRT takes you home and away. Proximity to the future Integrated Transport Hub comes as a prized privilege.

A home for connoisseurs of convenience,  
The LINQ @ Beauty World truly lives up to its name.



# P

RESTIGE APLENTY

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Home to Singapore's highest point, Bukit Timah has long been synonymous with the pinnacle of prestige - an A-list address that evokes immediate envy. Sought after by the who's who of society, this exclusive neighbourhood is the ultimate backdrop for a landmark lifestyle.





FUTURE  
DEVELOPMENT

FUTURE  
INTEGRATED  
TRANSPORT HUB

FUTURE COMMUNITY  
BUILDING

Artist's Impression

# T

HE FUTURE'S  
CLOSER THAN YOU THINK

Behold the makeover of Beauty World. The URA Master Plan 2019 sets the stage for an affluence of amenities all around, putting you a heartbeat away from every exhilarating aspect of life.

# B

EAUTY WORLD'S BOUNTY KNOWS NO BOUNDS



## RAIL CORRIDOR

With its uninterrupted stretch of scenic cycling routes, verdant biodiversity belts and bustling community spaces, the upcoming Rail Corridor will connect you to the likes of one-north and Tanjong Pagar in a breeze.



## BUKIT TIMAH NATURE RESERVE

Nature presents its most pristine self at this protected primary rainforest, which is home to some of the rarest wildlife in the world. An array of hiking and biking trails winds through the undisturbed greenery, inviting you to explore the enchanting ecology on foot or on wheels.



## WINE & DINE

Your gastronomic adventures begin right at your doorstep. Sip, swirl and savour your way through the F&B establishments below, or explore Bukit Timah's bevy of chic restaurants, old-school eateries and cozy watering holes. Three meals won't be enough.



## INDOOR SPORTS HALL

Get your adrenaline pumping at the future Indoor Sports Hall, which features multi-purpose courts for your favourite sports. Rain or shine, the community-centric sporting venue will always be where the action's at.



## COMMUNITY BUILDING

A one-stop destination integrating a community club, market and hawker centre, library and an elderly facility, the future Bukit Timah Community Building will be your go-to for just about everything under the sun.

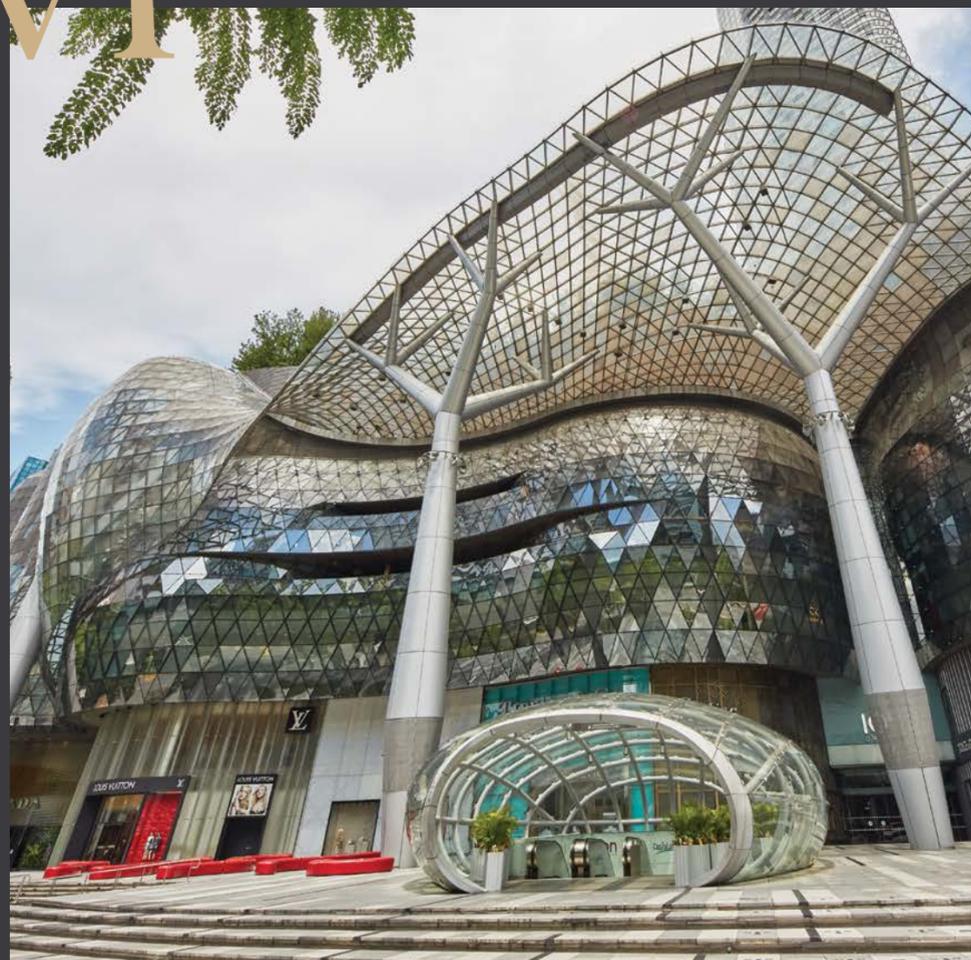


## INTEGRATED TRANSPORT HUB

Housing Beauty World MRT and Bus Interchange under one roof, the future Integrated Transport Hub will provide seamless bus-train connections and convenience in every direction, bringing the rest of Singapore closer to home.

# M

EET YOUR NEWEST NEIGHBOURS



JURONG LAKE DISTRICT,  
SINGAPORE'S SECOND CBD



ORCHARD ROAD,  
REVITALISED

Perched on the periphery of two major urban enhancement projects,

The LINQ @ Beauty World offers a front-row seat to the future – the facelift of world-famous shopping belt Orchard Road, and the transformation of Jurong Lake District into Singapore's second CBD.

Proximity to the one-north precinct is yet another advantage of this privileged address. From business to leisure to lifestyle,

The LINQ @ Beauty World is the centre of gravity for the best of every world.

ORCHARD  
MRT STATION  
7 MRT STOPS

ORCHARD  
SHOPPING BELT  
20 MINS DRIVE\*

ONE-NORTH  
PRECINCT  
14 MINS DRIVE\*

JURONG  
GATEWAY  
10 MINS DRIVE\*

\*All travel times are estimates and subject to actual traffic conditions. Source: [www.onemap.sg](http://www.onemap.sg)



DIRECT MRT  
ACCESS VIA

# B A S E M E N T

Go wherever, whatever the weather.  
From door to departure, every step  
of the way is shielded from the  
elements by a sheltered walkway  
adjoining Beauty World MRT.



**T**HE SKY IS  
ALL YOURS

Soaring 20 storeys skyward, The LINQ @ Beauty World puts you on top of the world. Unobstructed views form a dramatic urban window, presenting a personal panorama of the neighbourhood and beyond. On a cloudless day, Bukit Timah reveals its beauty in a different light.



# HOME TO EVERYTHING AT ONCE

Rarely does one place take you to even more places.  
At The LINQ @ Beauty World, 120 residential units are seamlessly connected to a two-storey commercial podium, as well as the future Integrated Transport Hub. Verdant creepers envelope the facade in shades of green while hand-picked trees line the retail frontage, turning this mixed-use development into a living, breathing landmark.



# F

ROM THE EVERYDAY  
TO THE EXTRAORDINARY

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Bon appétit!  
Dine in without going out with a tantalising selection of F&B offerings at close quarters, ranging from haute cuisine to homely fare, hipster eats to happy hours. Working from home takes on a whole new meaning with flexible office spaces that take you from meals to meetings in a moment.





A PRIVATE JUNGLE,  
FOR YOUR EYES ONLY

Wake up to nature's sights and sounds. Feel at one with the sun and the sky.

A crescendo of greenery rising from the groundscape culminates in the Viewing Pavilion, which overlooks the majestic Bukit Timah Nature Reserve.



#### LUXURIOUS POOL FACILITIES

Stretching farther than the eye can see, an endless horizon surrounds the Infinity Pool with an air of extravagance, while the Aqua Gym and Children's Pool look ever-so-inviting atop elevated terrain. The Spa Beds & Seats along with the Suntanning Decks provide a slice of poolside paradise.



**A**N INFINITY OF  
INDULGENCE



# T

AKE YOUR TIME  
TO FIND CLOUD NINE

A journey through the tropical resort-style landscape will take you past alfresco amenities such as the Lawn, Family Pavilion and BBQ Pavilion. As you chase the clouds on the outdoor Jogging Track, make the Clubhouse your pit stop and spend the day in the company of friends, family and a flurry of facilities.



# S SITEPLAN



## 5<sup>TH</sup> STOREY

- |                          |                      |                      |
|--------------------------|----------------------|----------------------|
| 1. Clubhouse             | 7. Aqua Gym          | 13. Lawn             |
| 2. Gym                   | 8. 30m Lap Pool      | 14. Family Pavilion  |
| 3. Pre-Function Foyer    | 9. Rain Curtain      | 15. Viewing Pavilion |
| 4. Lounge Terrace        | 10. Spa Beds & Seats | 16. Water Feature    |
| 5. Children's Playground | 11. Wet Deck         | 17. Eco Pond         |
| 6. Children's Pool       | 12. Suntanning Deck  | 18. BBQ Pavilion     |

## 4<sup>TH</sup> STOREY

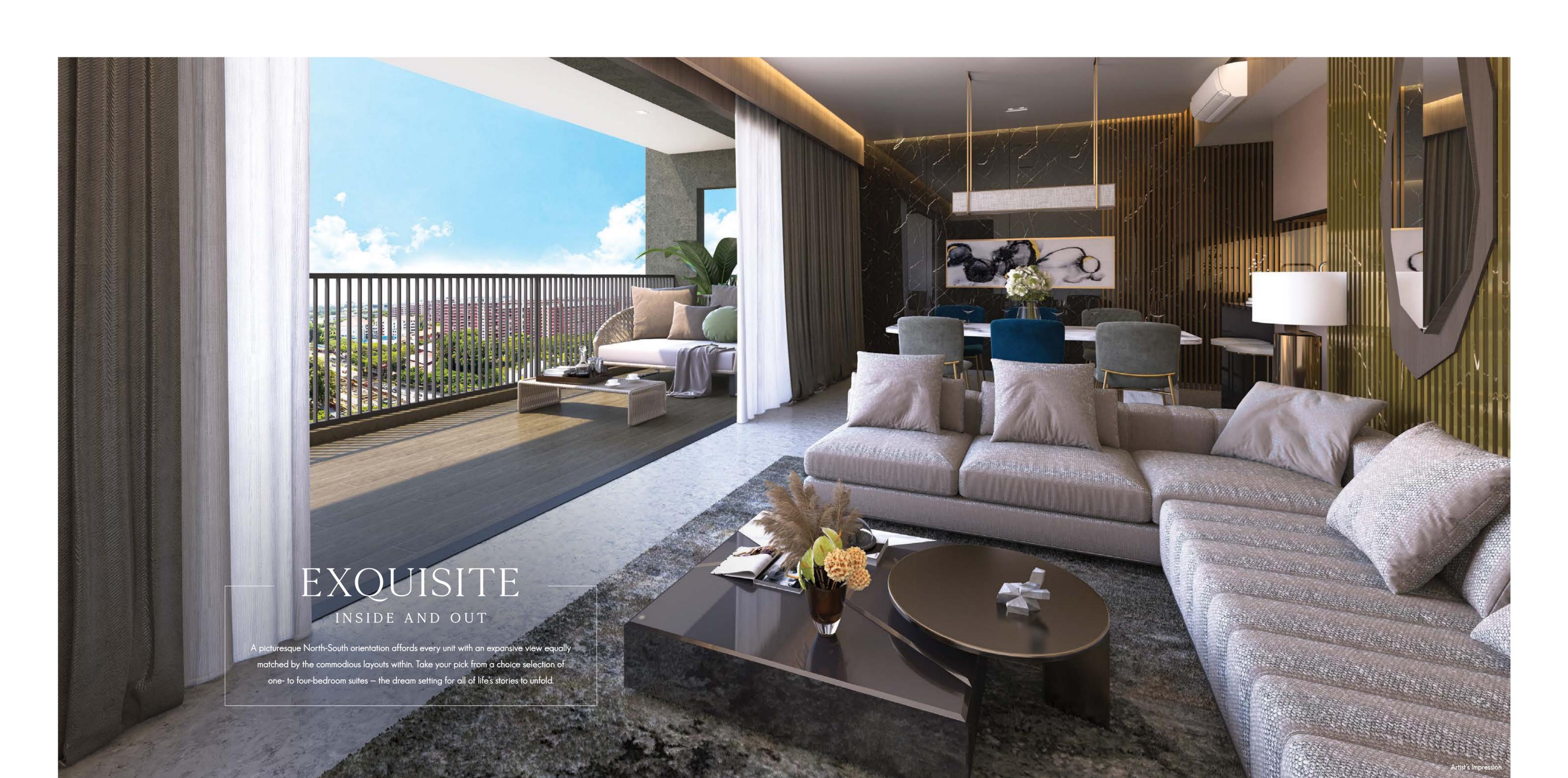
- 19. Yoga Deck
- 20. Jogging Track
- 21. Fitness Station
- 22. Explorer Garden

## OTHERS

- A. Drop-off (1st Storey)
- B. Transformer / Switch Room (1st Storey)
- C. Bin Centre (1st Storey)
- D. Genset (4th Storey)
- Water Tank (Roof Storey)

# S SCHEMATIC DIAGRAM

UNIT NO. FLOOR	1	2	3	4	5	6	7	8
20	B1	D	E	A	B3	C1	C2	B2
19	B1	D	E	A	B3	C1	C2	B2
18	B1	D	E	A	B3	C1	C2	B2
17	B1	D	E	A	B3	C1	C2	B2
16	B1	D	E	A	B3	C1	C2	B2
15	B1	D	E	A	B3	C1	C2	B2
14	B1	D	E	A	B3	C1	C2	B2
13	B1	D	E	A	B3	C1	C2	B2
12	B1	D	E	A	B3	C1	C2	B2
11	B1	D	E	A	B3	C1	C2	B2
10	B1	D	E	A	B3	C1	C2	B2
9	B1	D	E	A	B3	C1	C2	B2
8	B1	D	E	A	B3	C1	C2	B2
7	B1	D	E	A	B3	C1	C2	B2
6	B1	D	E	A	B3	C1	C2	B2
5	SKY TERRACE							
4	CAR PARK							
3	CAR PARK							
2	COMMERCIAL							
1	COMMERCIAL							



# EXQUISITE

INSIDE AND OUT

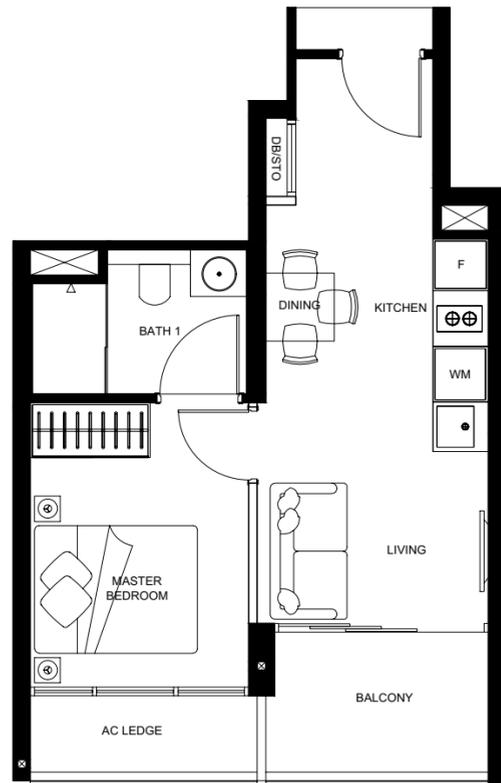
A picturesque North-South orientation affords every unit with an expansive view equally matched by the commodious layouts within. Take your pick from a choice selection of one- to four-bedroom suites – the dream setting for all of life's stories to unfold.

# 1-BEDROOM

## TYPE A

#06-04 - #20-04

40M<sup>2</sup>



The above plans and illustrations are subject to changes as may be required and approved by the relevant authorities. Floor areas are approximate measurements and are subjected to final survey. The balcony shall not be enclosed unless with the approved screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "annexure A".

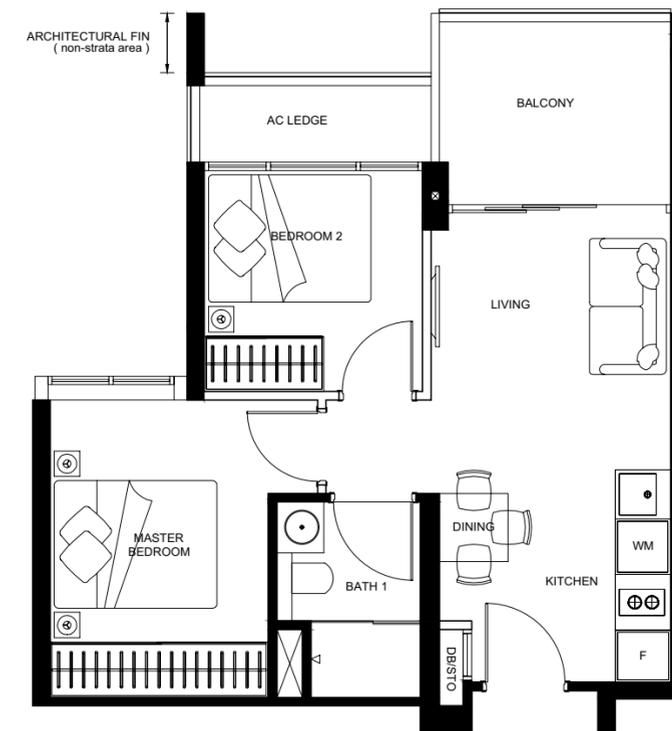


# 2-BEDROOM

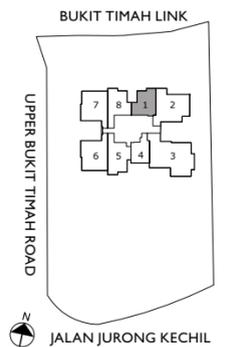
## TYPE B1

#06-01 - #20-01

51M<sup>2</sup>



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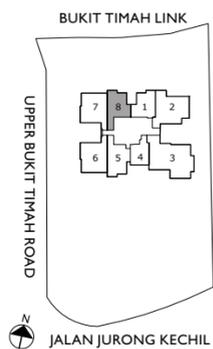
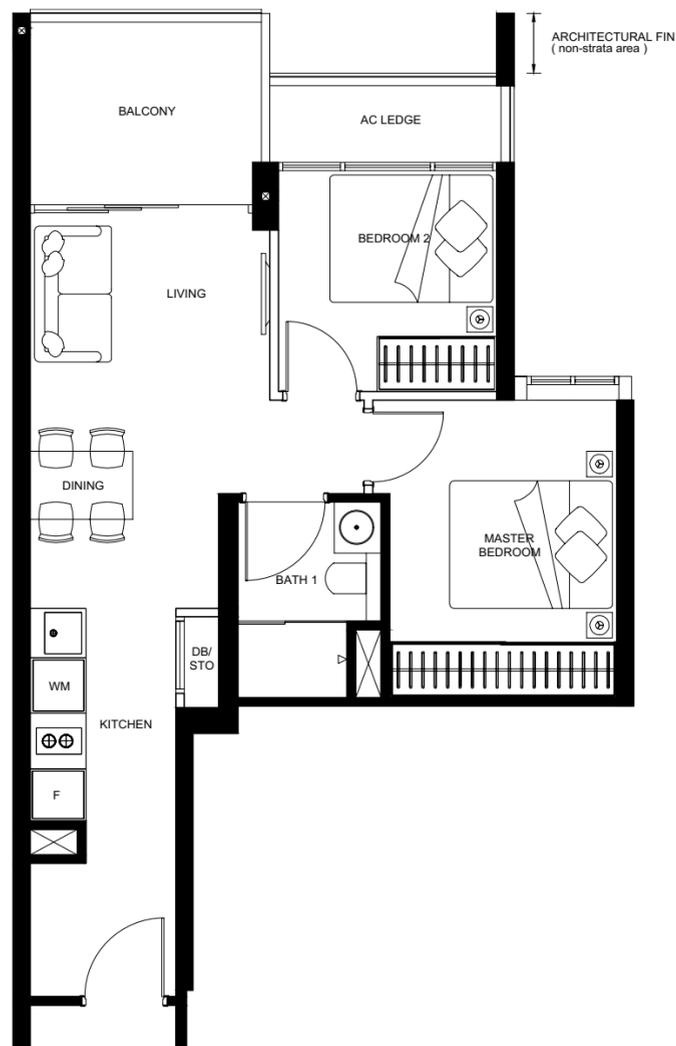
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# 2 -BEDROOM

## TYPE B2

#06-08 - #20-08

57M<sup>2</sup>



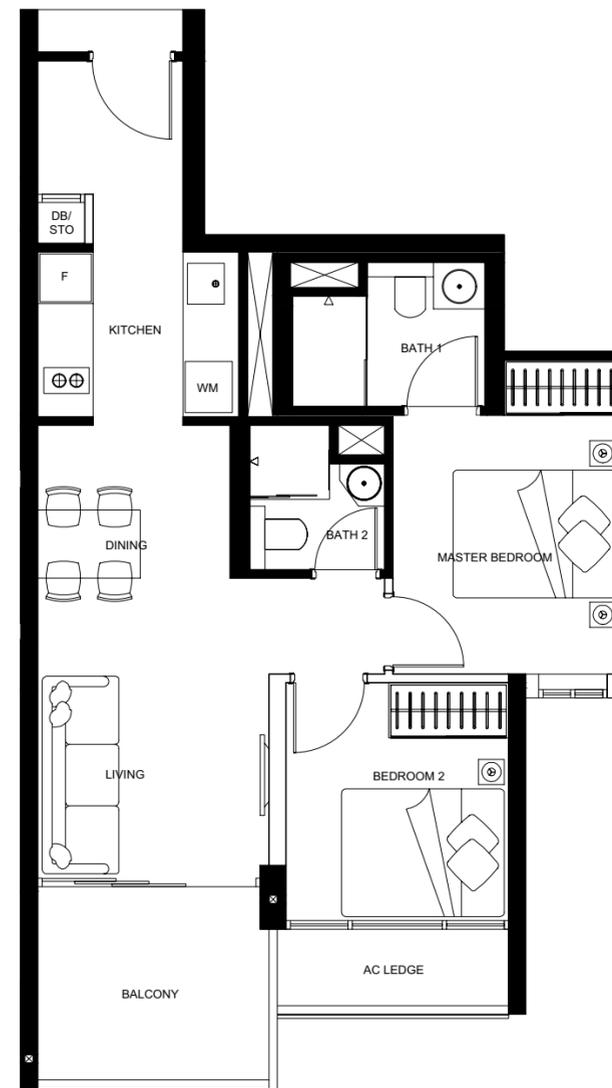
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# 2 PREMIUM -BEDROOM

## TYPE B3

#06-05 - #20-05

62M<sup>2</sup>



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# 3-BEDROOM

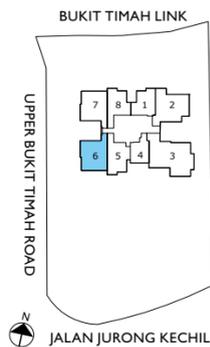
## TYPE C1

#06-06 – #20-06

74M<sup>2</sup>



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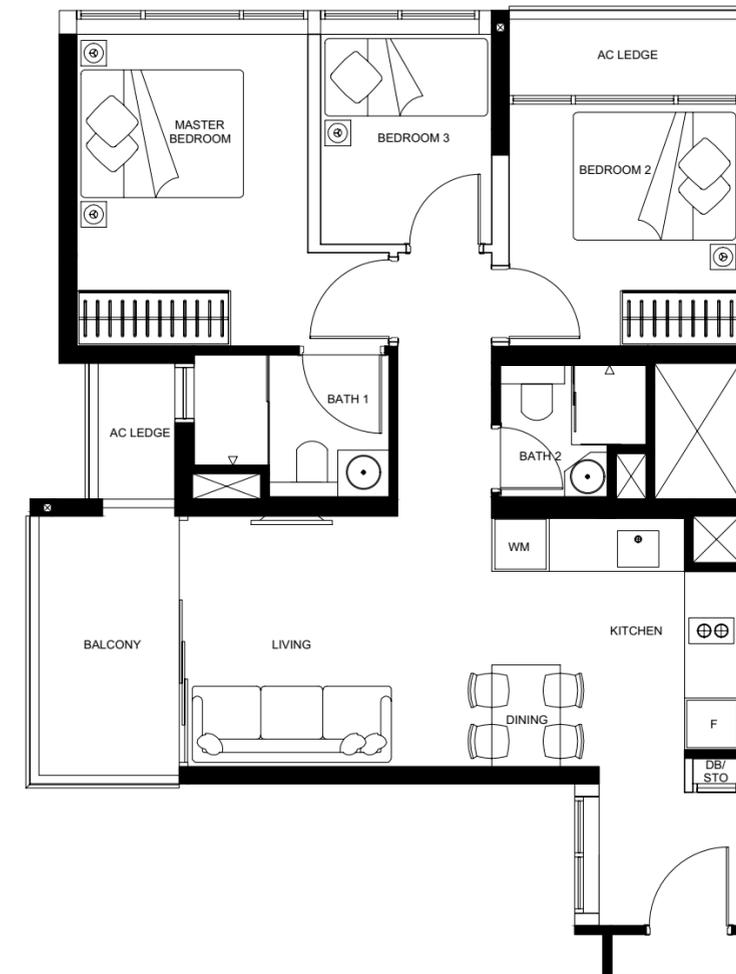


# 3-BEDROOM

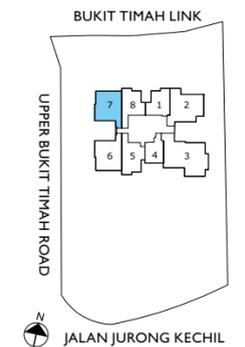
## TYPE C2

#06-07 – #20-07

74M<sup>2</sup>



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### THE BEDROOM

Luxury comes king-sized with a spacious walk-in wardrobe that provides premium privacy and freedom of space as you gear up for the day ahead, or wind down from it.

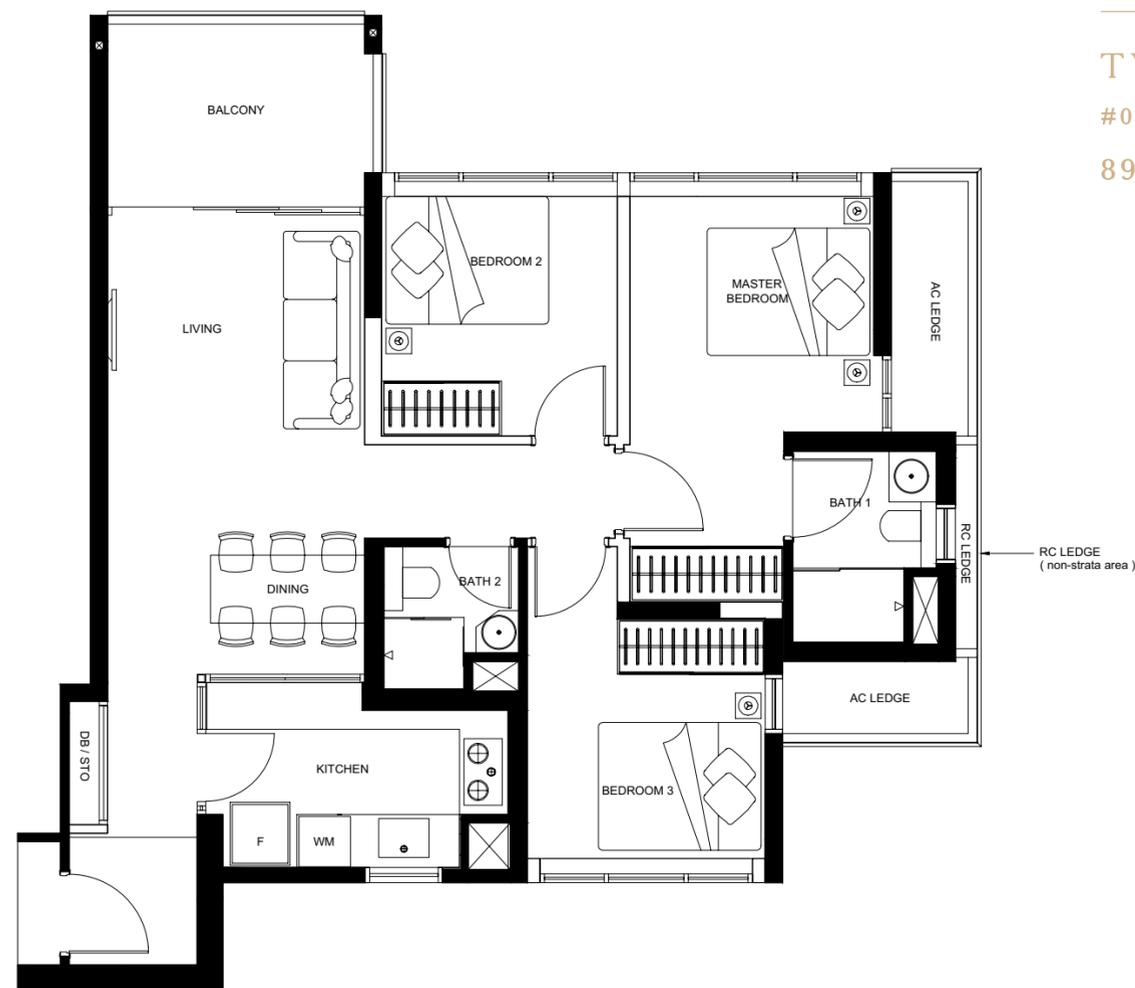


# 3 PREMIUM-BEDROOM

## TYPE D

#06-02 - #20-02

89M<sup>2</sup>



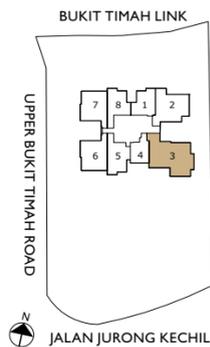
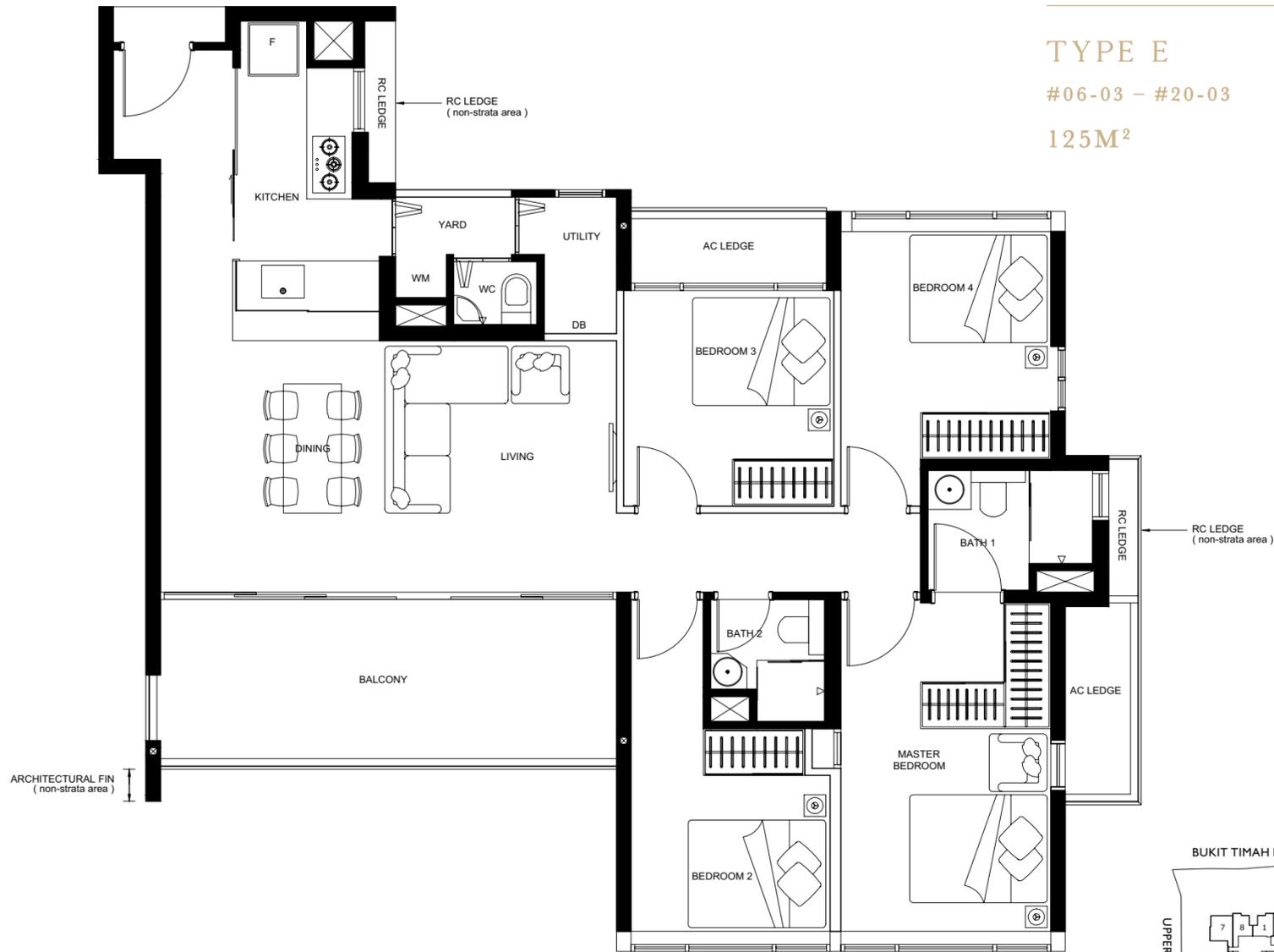
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# 4-BEDROOM

TYPE E

#06-03 - #20-03

125M<sup>2</sup>



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Artist's Impression

## THE BATHROOM

Awash with impeccable fixtures and fittings, the most private of spaces now feels like it too – a soothing sanctuary where you can truly leave the world behind.

# S

MART LIVING ON A SILVER PLATTER



Life can be so simple with a Smart Home System that understands your needs. With technology at your beck and call, you can unlock your front door via mobile app, enhance security with remote surveillance, and turn on the air-conditioning before you arrive home.



AIR-CON CONTROL



SMART GATEWAY WITH PT CAMERA



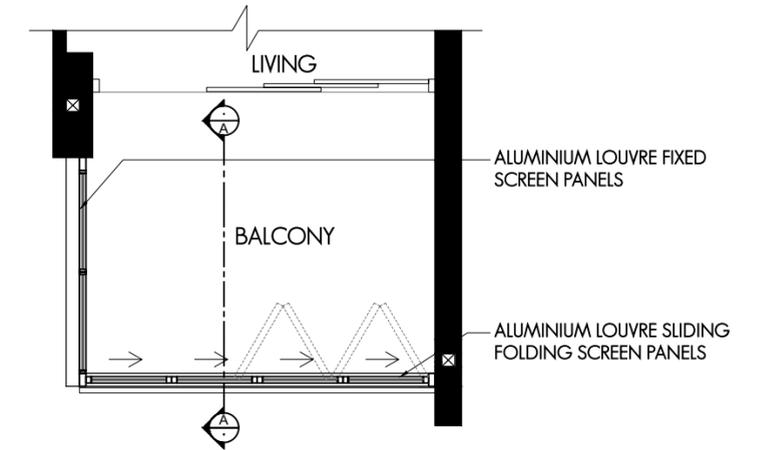
DIGITAL LOCKSET

# B

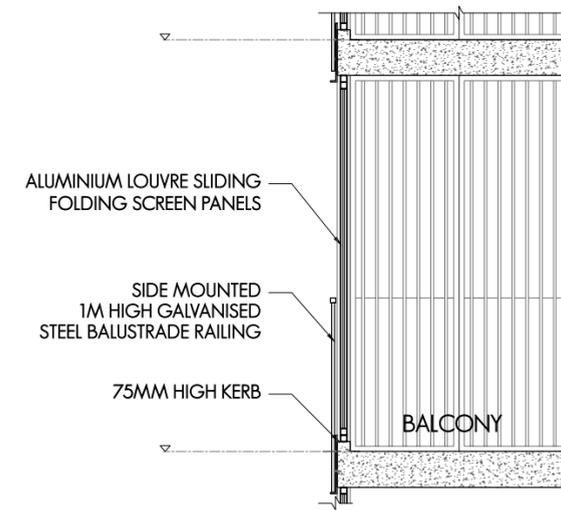
ALCONY SCREEN (ANNEXURE A)

NOTES:

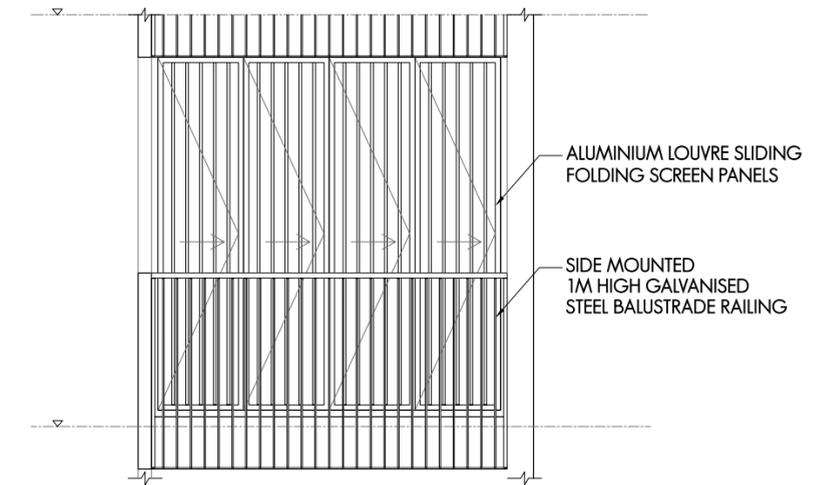
1. THE BALCONY SHALL NOT BE ENCLOSED UNLESS WITH THE APPROVED BALCONY SCREEN AS SHOWN ("APPROVED SCREEN");
2. BALCONY SCREEN IS NOT PROVIDED. THE COST OF SCREEN AND INSTALLATION OF THE APPROVED SCREEN SHALL BE BORNE BY THE PURCHASER;
3. ON-SITE VERIFICATION IS NECESSARY TO OBTAIN ACTUAL MEASUREMENTS PRIOR TO FABRICATION AND INSTALLATION OF THE APPROVED SCREEN.



TYPICAL PLAN OF BALCONY SCREEN



SECTION A-A



TYPICAL ELEVATION OF BALCONY SCREEN

# HOMES OF DISTINCTION

BBR Development Pte Ltd is the property development division of BBR Holdings (S) Ltd, established as a synergistic extension of the Group's core construction activities.

Since completing its first development, Nature Mansions, in 2003, BBR Development has delivered a slate of quality properties such as 8 Nassim Hill, Lush on Holland Hill and The Wisteria & Wisteria Mall.

BBR Development is committed to developing residential projects in prime locations, with a focus on niche projects as it positions itself as a boutique developer.



8 NASSIM HILL



WISTERIA MALL



LUSH ON HOLLAND HILL

Developer and UEN Number: Alike Properties Pte. Ltd. (UEN No. 201700210K) • Housing Developer License Number: C1370 • Location: Lot No. 02790V and 02826M MK 16 at 118 Upper Bukit Timah Road • Tenure of Land: Estate in Fee Simple (Freehold) • Encumbrances: Mortgage in favour of Oversea-Chinese Banking Corporation Limited • Expected Date of Vacant Possession: 6 July 2025 • Expected Date of Legal Completion: 6 July 2028 • BP Approval Number: A1987-00191-2017-BP01 • BP Approval Date: 22 May 2020

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