



MacPherson
Weave



**HDB'S SALES LAUNCH
MAY 2021**





MACPHERSON WEAVE

Located next to MacPherson MRT station, MacPherson Weave is bounded by Circuit Road, Circuit Link, and Paya Lebar Road. The development comprises 7 residential blocks ranging from 15 to 19 storeys in height. You can choose from 1,382 units of 2-room Flexi, 3-, and 4-room flats.

MacPherson Weave takes its name from its colourful façade, which features interweaving bands of colours inspired by tropical fruits grown in Singapore. The development will include a fruit-themed children's playground alongside landscaped spaces and fitness areas, which will feature mementos and motifs referencing the area's rich and diverse history.



A 2-storey childcare centre and a residents' network centre will also be located within the development. The roof gardens atop some of the residential blocks, childcare centre, and Multi-Storey Car Park (MSCP) will serve as communal spaces for you to mingle with your family and neighbours while enjoying views of the surroundings. Please refer to the site plan for the facilities provided in the development. Facilities in this development will be accessible by the public.

IMPORTANT NOTES

HDB precincts are planned to serve the evolving needs of the community. There are spaces catered for future inclusion of amenities/ facilities (such as childcare centres, elderly-related facilities, education centres, residents' network centres, and day activity centres), commercial facilities (such as shops and eating houses), mechanical and electrical rooms, and such other facilities depending on the prevailing needs. These spaces could be in the void decks, common property, car parks, or stand-alone community buildings.

To facilitate your flat application, we have provided information on the surrounding land use, proposed facilities, and their locations in the maps and plans in this brochure. As the information provided is based on the current planning intent of the relevant authorities, such information is indicative only and are subject to review from time to time.



GEYLANG



○ MRT Line & Station (u/c) Under Construction === Future Road / Under Construction

Notes:

1. All proposed developments and facilities as well as their locations shown are indicative only and are subject to change and planning approval. The implementation of such proposed developments and facilities is subject to review from time to time by the relevant authorities.
2. Proposed Place of Worship includes examples such as Church, Mosque, Chinese Temple, Hindu Temple, etc.
3. Proposed Civic & Community Institution includes examples such as Community Centre/Club, Association, Home for the Aged, etc.
4. Proposed Health & Medical Care includes examples such as Hospitals, Polyclinics, Clinics, Nursing Homes and Eldercare Facilities, etc.
5. The developments and facilities shown (whether existing or proposed) may include other ancillary uses allowed under URA's prevailing Development Control guidelines. For example, places of worship and funeral parlours may include columbarium, community centres may include childcare centres, and schools may be upgraded or built with higher-rise blocks.
6. In view of the COVID-19 situation, temporary COVID-19 related facilities may be set up near residential areas by the relevant authorities.

The information contained herein is subject to change at any time without notice and cannot form part of an offer or contract. While reasonable care has been taken in providing this information, HDB shall not be responsible in any way for any damage or loss suffered by any person whether directly or indirectly as a result of reliance on the said information or as a result of any error or omission therein.

ECO-FRIENDLY FEATURES

To encourage green and sustainable living, MacPherson Weave will have several eco-friendly features such as:

- Separate chutes for recyclable waste
- Regenerative lifts to reduce energy consumption
- Bicycle stands to encourage cycling as an environmentally-friendly form of transport
- Parking spaces to facilitate future provision of electrical vehicle charging stations
- Use of sustainable products in the development
- Active, Beautiful, Clean Waters design features to clean rainwater and beautify the landscapes



SEPARATE CHUTES
FOR RECYCLABLE
WASTE



BICYCLE
STANDS



ABC WATERS DESIGN
FEATURES

SMART SOLUTIONS

The common areas within MacPherson Weave will be installed with Smart Lighting to reduce energy usage, and contribute to a sustainable and safer living environment.



FINISHES AND FITTINGS

More than just a well-designed and functional interior, these flats will come with the following finishes and fittings.

2-ROOM FLEXI Available either on a 99-year lease or short-lease	3- AND 4-ROOM
<ul style="list-style-type: none">• Floor tiles in the:<ul style="list-style-type: none">• household shelter• bathroom• kitchen• Wall tiles in the:<ul style="list-style-type: none">• bathroom• kitchen• A sliding partition/ door for the bedroom and folding bathroom door• Grab bars (for 2-room Flexi flats on short-leases)	<ul style="list-style-type: none">• Floor tiles in the:<ul style="list-style-type: none">• household shelter• bathrooms• kitchen/ utility (3-room)• kitchen and service yard (4-room)• Wall tiles in the:<ul style="list-style-type: none">• bathrooms• kitchen/ utility (3-room)• kitchen (4-room)

OPTIONAL COMPONENT SCHEME

The Optional Component Scheme (OCS) is an opt-in scheme that provides convenience for our buyers. If you opt-in for OCS, the cost of the optional components will be added to the price of the flat. Please refer to the attached OCS leaflet for details.

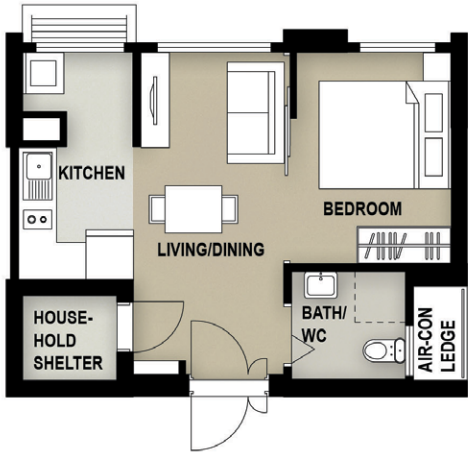
LAYOUT IDEAS

WITHOUT LIVING/ DINING/ BEDROOM FLOOR FINISHES (DEFAULT)

2-ROOM FLEXI (TYPE 1) FLOOR PLAN
(With Suggested Furniture Layout)

Approx. Floor Area 38 sqm

Inclusive of Internal Floor Area of 36 sqm and Air-con Ledge

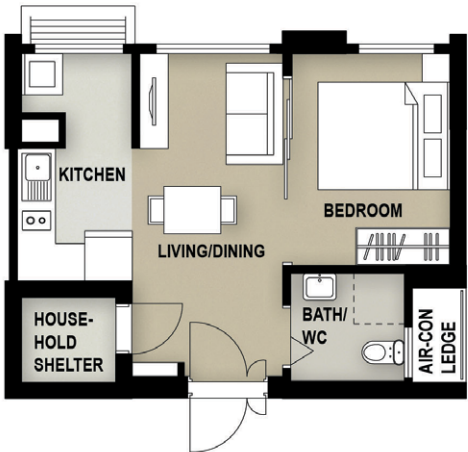


WITH LIVING/ DINING/ BEDROOM FLOOR FINISHES

2-ROOM FLEXI (TYPE 1) FLOOR PLAN
(With Suggested Furniture Layout)

Approx. Floor Area 38 sqm

Inclusive of Internal Floor Area of 36 sqm and Air-con Ledge



WITHOUT LIVING/ DINING/ BEDROOM FLOOR FINISHES (DEFAULT)

2-ROOM FLEXI (TYPE 2) FLOOR PLAN
(With Suggested Furniture Layout)

Approx. Floor Area 48 sqm

Inclusive of Internal Floor Area of 46 sqm and Air-con Ledge



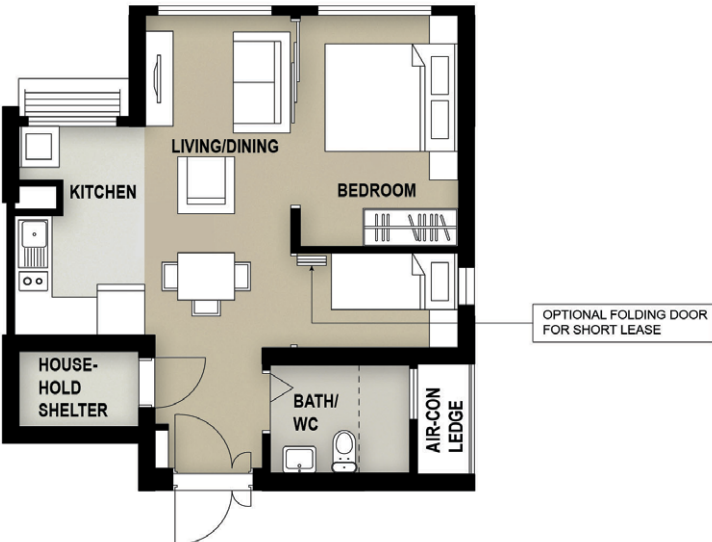
To meet different lifestyle needs, the 46 sqm 2-room Flexi flats come with a flexible space which flat buyers can use according to their preference. This flexible space can be used for dining, a study or to place an extra bed.

WITH LIVING/ DINING/ BEDROOM FLOOR FINISHES

2-ROOM FLEXI (TYPE 2) FLOOR PLAN
(With Suggested Furniture Layout)

Approx. Floor Area 48 sqm

Inclusive of Internal Floor Area of 46 sqm and Air-con Ledge

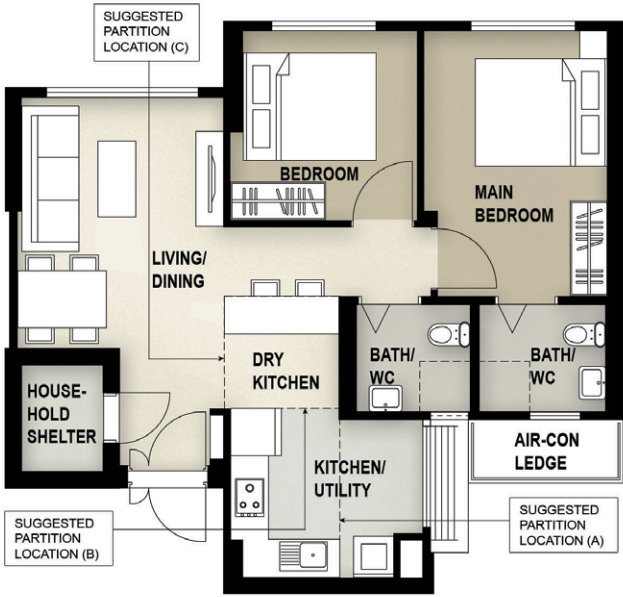


LAYOUT IDEAS

3-ROOM FLOOR PLAN (With Suggested Furniture Layout)

Approx. Floor Area 69 sqm

Inclusive of Internal Floor Area of 66 sqm and Air-con Ledge



To cater to changing lifestyles and provide more flexibility in the use of kitchen space, HDB has designed the flats with an open kitchen concept comprising a dry kitchen and a combined kitchen/ utility space.

The layout offers homeowners flexibility in configuring the area according to their preferences.

For example, you can add a partition to separate the:

- Utility from Kitchen (A)
- Dry and Wet Kitchens (B)
- Kitchen from Living/ Dining area (C)



Partition B - Separating Dry and Wet Kitchen



Partition A - Separating Utility from Kitchen



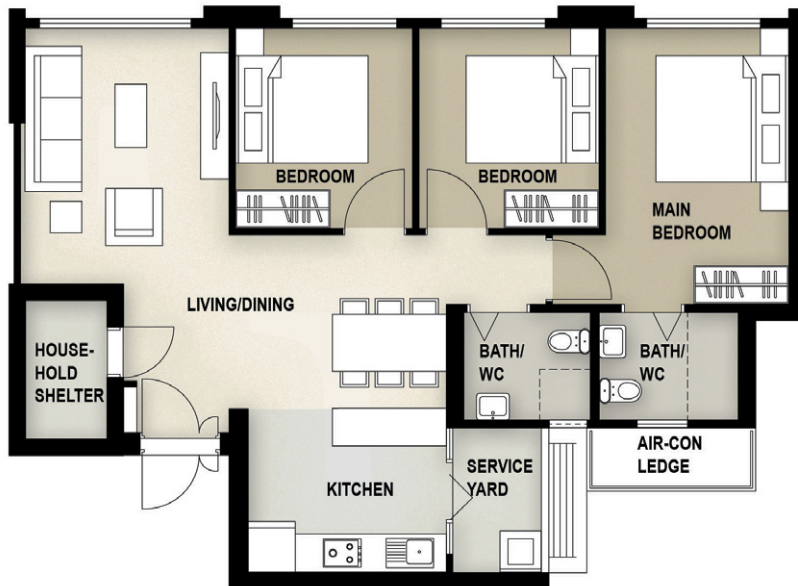
Partition C - Separating Kitchen from Living/ Dining area

4-ROOM FLOOR PLAN

(With Suggested Furniture Layout)

Approx. Floor Area 93 sqm

Inclusive of Internal Floor Area of 90 sqm and
Air-con Ledge





SITE PLAN

FLAT TYPE

2 ROOM FLEXI (TYPE 1) 2 ROOM FLEXI (TYPE 2) 3 ROOM 4 ROOM

PLAY FACILITIES

1 CHILDREN PLAYGROUND
2 ADULT FITNESS STATION
3 ELDERLY FITNESS STATION

COMMUNAL AREAS

4 HARD COURT
5 PRECINCT PAVILION
6 DROP-OFF PORCH

SOCIAL AMENITIES

7 CHILD CARE CENTRE AT 1st STOREY & 2nd STOREY
8 RESIDENTS' NETWORK CENTRE AT 1st STOREY
9 FUTURE AMENITIES/ FACILITIES AT 1st STOREY

OTHERS

LINKWAY
LB : LINKBRIDGE
S : SHELTER
TRELLIS
SERVICE
ESS : ELECTRICAL SUB-STATION AT 1st STOREY
UC : UTILITY CENTRE AT 1st STOREY

AMENITY LOCATED (BELOW)
AIR-WELL
ENTRANCE/ EXIT FOR MULTI-STOREY CARPARK
CENTRALISED/ RECYCLABLE REFUSE CHUTE
SERVICE BAY
(U/C) UNDER CONSTRUCTION

Block Number	Number of Storeys	2-Room Flexi		3-Room	4-Room	Total
		(Type 1)	(Type 2)			
95A	15/16/19	-	108	84	64	256
95B	19	54	54	72	70	250
95C	15/19	-	-	-	188	188
97A	15/19	-	-	-	189	189
97B	15/19	-	-	-	172	172
99A	19	-	-	-	161	161
99B	15/19	-	-	-	166	166
Total		54	162	156	1010	1382

- Notes:**
- All proposed developments and facilities as well as their locations shown are indicative only and are subject to change and planning approval. The implementation of such proposed developments and facilities is subject to review from time to time by the relevant authorities.
 - The developments and facilities shown (whether existing or proposed) may include other ancillary uses allowed under URA's prevailing Development Control guidelines. For example, places of worship and funeral parlours may include columbarium, community centres may include childcare centres, and schools may be upgraded or built with higher-rise blocks.
 - The use of the void deck in any apartment block, common property (such as precinct pavilion), car park or stand-alone community building for future amenities/facilities (such as childcare centres, elderly-related facilities, education centres, residents' network centres and day activity centres), commercial facilities (such as shops and eating houses), mechanical and electrical rooms and such other facilities, is subject to review from time to time.
 - The residential blocks may be completed ahead of the proposed precinct facilities, so that flat buyers are able to collect the keys to their new homes earlier.
 - Unless otherwise indicated in the sales brochure, all facilities within the project, including but not limited to roof gardens and sky terraces (if any), will be open to the public.
 - In view of the COVID-19 situation, temporary COVID-19 related facilities may be set up near residential areas by the relevant authorities.

APPLICANTS ARE ENCOURAGED TO VISIT THE PLACE BEFORE BOOKING A FLAT.

SCALE 0 10 20 30 40 50 60 70 80 90 100 METERS



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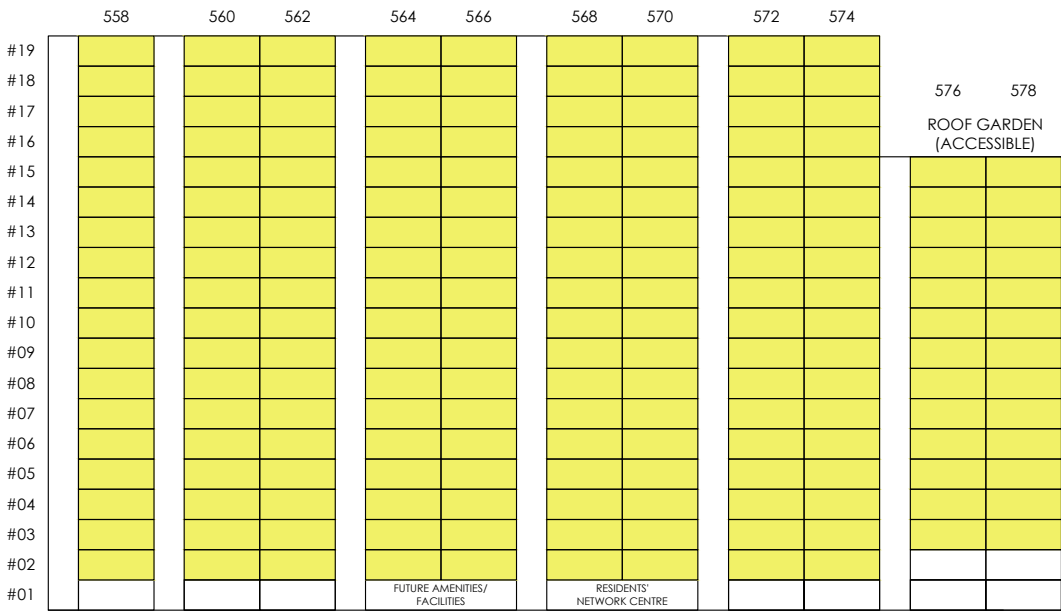
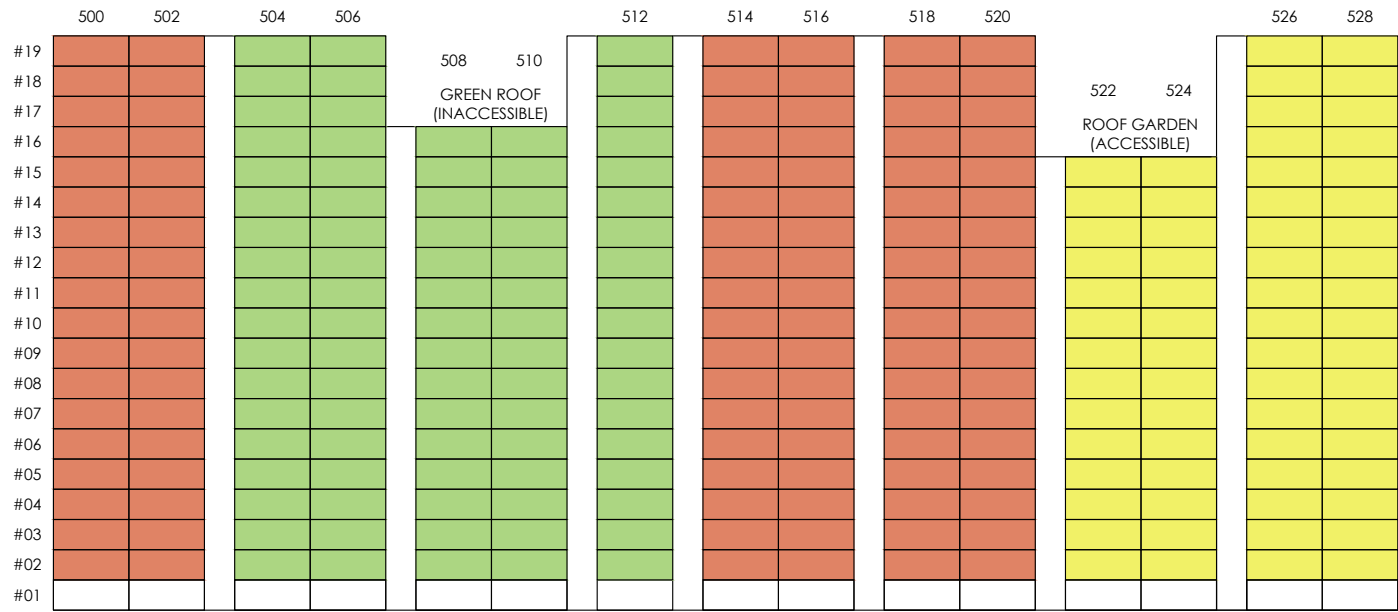
UNIT DISTRIBUTION

2 ROOM FLEXI (TYPE 1)

3 ROOM

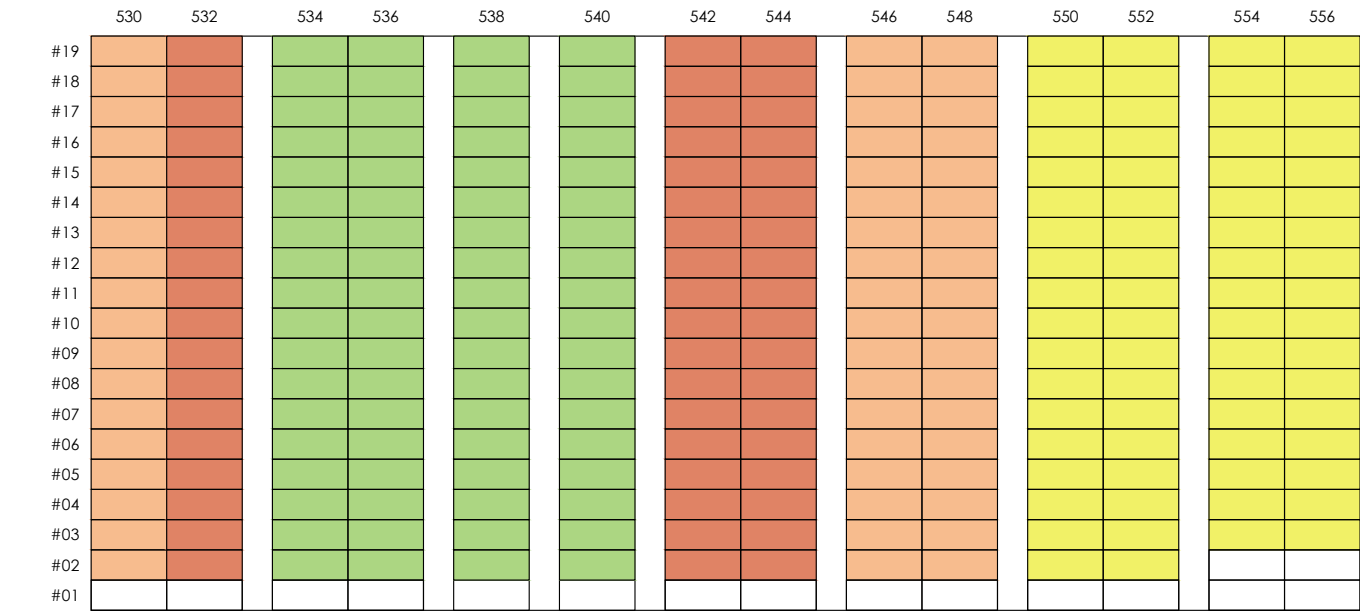
2 ROOM FLEXI (TYPE 2)

4 ROOM



BLOCK 95A

BLOCK 95C



BLOCK 95B

BLOCK 97A

UNIT DISTRIBUTION

2 ROOM FLEXI (TYPE 1)

3 ROOM

2 ROOM FLEXI (TYPE 2)

4 ROOM

	602	604	606	608	610	612		618	620
#19									
#18									
#17							614 616 ROOF GARDEN (ACCESSIBLE)		
#16									
#15									
#14									
#13									
#12									
#11									
#10									
#09									
#08									
#07									
#06									
#05									
#04									
#03									
#02									
#01			FUTURE AMENITIES/ FACILITIES		FUTURE AMENITIES/ FACILITIES				

	640	642		648	650	652	654	656	658
#19									
#18									
#17			644 646 ROOF GARDEN (ACCESSIBLE)						
#16									
#15									
#14									
#13									
#12									
#11									
#10									
#09									
#08									
#07									
#06									
#05									
#04									
#03									
#02									
#01							FUTURE AMENITIES/ FACILITIES		

BLOCK 97B

BLOCK 99B

	622	624	626	628	630	632	634	636	638
#19									
#18									
#17									
#16									
#15									
#14									
#13									
#12									
#11									
#10									
#09									
#08									
#07									
#06									
#05									
#04									
#03									
#02									
#01				FUTURE AMENITIES/ FACILITIES					

BLOCK 99A



BLOCK 95A | 2ND TO 15TH STOREY FLOOR PLAN

FOR 2-ROOM FLEXI FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATÉ THE BOUNDARY OF THE FLAT



BLOCK 95A | 16TH STOREY FLOOR PLAN

FOR 2-ROOM FLEXI FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

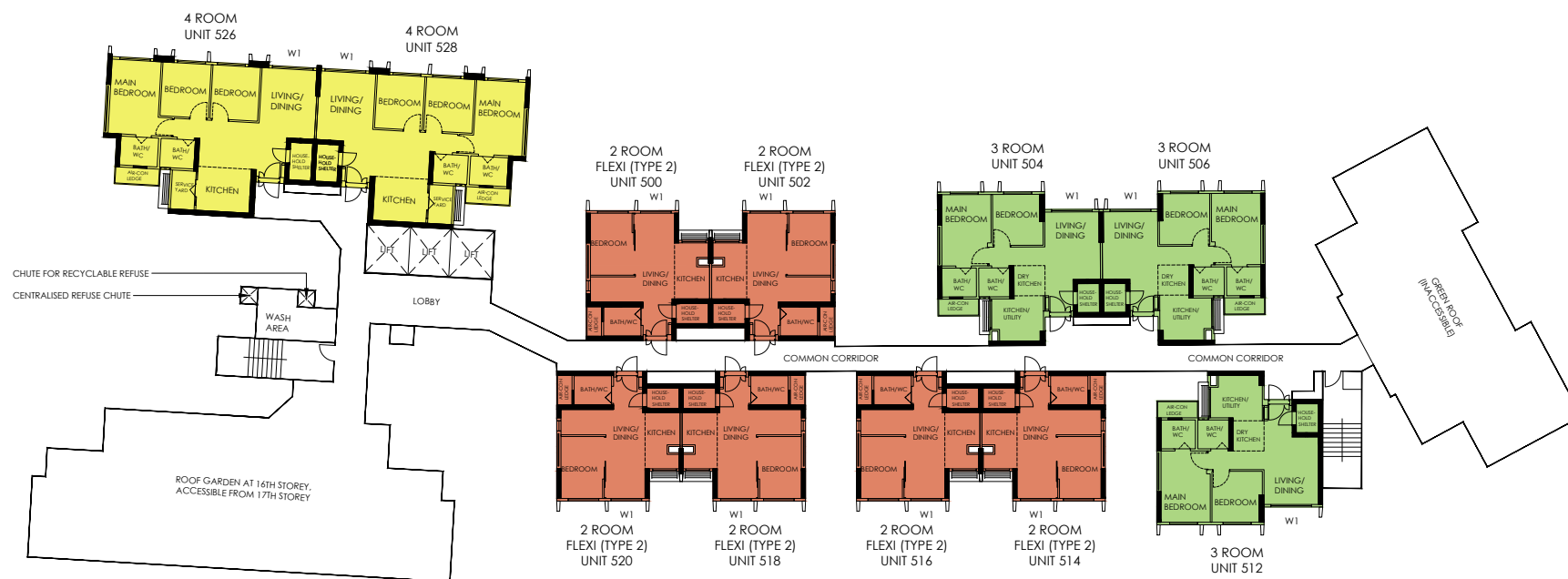
WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 95A | 17TH STOREY FLOOR PLAN

FOR 2-ROOM FLEXI FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 95A | 18TH AND 19TH STOREY FLOOR PLAN

FOR 2-ROOM FLEXI FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

<p>WINDOW LEGEND:</p> <p>W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 95B | 2ND STOREY FLOOR PLAN

FOR 2-ROOM FLEXI FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

<p>WINDOW LEGEND:</p> <p>W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 95B | 3RD TO 19TH STOREY FLOOR PLAN

FOR 2-ROOM FLEXI FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

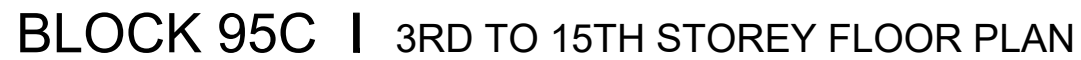
UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATÉ THE BOUNDARY OF THE FLAT



UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATÉ THE BOUNDARY OF THE FLAT



BLOCK 95C | 16TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 95C | 17TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 95C | 18TH AND 19TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 97A | 2ND TO 8TH AND 10TH TO 15TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATÉ THE BOUNDARY OF THE FLAT



BLOCK 97A | 9TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 97A | 16TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 97A | 17TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 97A | 18TH AND 19TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 97B | 2ND TO 15TH STOREY FLOOR PLAN

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 97B | 16TH STOREY FLOOR PLAN

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 97B | 17TH STOREY FLOOR PLAN

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 97B | 18TH AND 19TH STOREY FLOOR PLAN

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATÉ THE BOUNDARY OF THE FLAT



BLOCK 99A | 2ND TO 8TH, 10TH TO 19TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 99A | 9TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 96

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 99B | 2ND AND 3RD STOREY FLOOR PLAN

UNITS AT AND ABOVE 5TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 100

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATATE THE BOUNDARY OF THE FLAT



BLOCK 99B | 4TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 5TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 100

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 99B | 5TH TO 15TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 5TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 100

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 99B | 16TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 5TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 100

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 99B | 17TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 5TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 100

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT



BLOCK 99B | 18TH AND 19TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 5TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL OF BLOCK 100

WINDOW LEGEND:

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550MM HIGH PARAPET WALL)

UNLESS OTHERWISE INDICATED,
ALL WINDOWS WILL BE STANDARD HEIGHT WINDOW

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS NOT INTENDED
TO DEMARCATTE THE BOUNDARY OF THE FLAT

GENERAL SPECIFICATIONS FOR MACPHERSON WEAVE

For 2-room Flexi (short lease)

Foundation

Piled foundations.

Structure

Reinforced concrete structural framework with reinforced concrete slabs.

Roof

Reinforced concrete roof slab with precast concrete secondary roofing.

Walls

All external and internal walls are constructed with reinforced concrete/ precast panels/ drywall partition system/ precast lightweight concrete partitions.

Windows

Aluminium framed windows with tinted glass.

Doors

Entrance	: laminated timber door and metal gate
Bedroom	: laminated UPVC sliding partition/ door, where applicable
Living/ Dining	: laminated UPVC folding door (optional)
Bathroom/ WC	: laminated UPVC folding door
Household Shelter	: metal door

Finishes

Living/ Dining/ Bedroom Floor	: vinyl strip flooring with laminated UPVC skirting (optional)
Kitchen/ Bathroom/ WC/ Household Shelter Floor	: glazed porcelain tiles
Kitchen/ Bathroom/ WC Walls	: glazed porcelain tiles
Ceilings/ Other Walls	: skim coated or plastered and painted

Fittings

Quality Locksets
 Water Closet Suite
 Clothes Drying Rack
 Grab Bars
 Wash basin with tap mixer, bath/ shower mixer with shower set (optional)
 Built-in kitchen cabinets with induction hob and cooker hood, kitchen sink and dish drying rack (optional)
 Built-in Wardrobe (optional)
 Window Grilles (optional)
 Water Heater (optional)
 Lighting (optional)

Services

Gas services and concealed water supply pipes
 Exposed sanitary stacks at Air-con ledge
 Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)
 Television points
 Data points

Important Notes

- 1) The Household Shelter is designed for use as civil defence shelter. The walls, ceiling, floor and door of the Household Shelter shall not be hacked, drilled, altered or removed.
- 2) Laminated UPVC door frame shall be provided to all Bedroom and Bathroom/ WC door openings.
- 3) Any unused or unoccupied open spaces in front of or nearby/ adjacent to the flat units are not available for purchase and the HDB will not entertain any request from the flat owners to purchase and/ or enclose the unused or unoccupied open spaces.
- 4) The details of services in a flat, e.g. gas pipes, water pipes, sanitary stacks, electrical wiring, television points, data points, etc. are not indicated on the plans.

You are advised to visit HDB's website at www.hdb.gov.sg for information on renovation rules.

GENERAL SPECIFICATIONS FOR MACPHERSON WEAVE

For 2-room Flexi, 3-room & 4-room

Foundation

Piled foundations.

Structure

Reinforced concrete structural framework with reinforced concrete slabs.

Roof

Reinforced concrete roof slab with precast concrete secondary roofing.

Walls

All external and internal walls are constructed with reinforced concrete/ solid blocks/ bricks with cement plastering/ precast panels/ precast lightweight concrete partitions/ drywall partition system.

Windows

Aluminium framed windows with tinted glass.

Doors

Entrance	: laminated timber door and metal gate
Bedroom	: laminated UPVC door (optional)
	: laminated UPVC sliding partition/ door for 2-room Flexi, where applicable
Bathroom/ WC	: laminated UPVC folding door (optional)
	: laminated UPVC folding door for 2-room Flexi
Household Shelter	: metal door
Service Yard	: aluminium framed door with glass

Finishes

Living/ Dining/ Dry Kitchen Floor	: polished porcelain tiles with laminated UPVC skirting (optional)
Bedroom Floor	: vinyl strip flooring with laminated UPVC skirting (optional)
Living/ Dining/ Bedroom Floor	: vinyl strip flooring with laminated UPVC skirting for 2-room Flexi (optional)
Kitchen/ Utility/ Bathroom/ WC/ Household Shelter Floor	: glazed porcelain tiles
Service Yard Floor	: glazed porcelain tiles with tile skirting
Kitchen/ Utility/ Bathroom/ WC Walls	: glazed porcelain tiles
Ceilings/ Other Walls	: skim coated or plastered and painted

Fittings

Quality Locksets
Water Closet Suite
Clothes Drying Rack
Wash basin with tap mixer, bath/ shower mixer with shower set (optional)

Services

Gas services and concealed water supply pipes
Exposed sanitary stacks (which can be located at Service Yard and/ or Air-con ledge)
Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)
Television points
Data points

Important Notes

- 1) The Household Shelter is designed for use as civil defence shelter. The walls, ceiling, floor and door of the Household Shelter shall not be hacked, drilled, altered or removed.
- 2) Laminated UPVC door frame shall be provided to all Bedroom and Bathroom/ WC door openings.
- 3) Any unused or unoccupied open spaces in front of or nearby/ adjacent to the flat units are not available for purchase and the HDB will not entertain any request from the flat owners to purchase and/ or enclose the unused or unoccupied open spaces.
- 4) The details of services in a flat, e.g. gas pipes, water pipes, sanitary stacks, electrical wiring, television points, data points, etc. are not indicated on the plans.

You are advised to visit HDB's website at www.hdb.gov.sg for information on renovation rules.

DISCLAIMER

- 1) HDB owns the copyright in all information, maps, and plans of this brochure.
- 2) The content provided in this brochure is not intended to form part of any offer or contract for the sale of flats. They are provided for your general information only and are not statements or representations of fact.
- 3) Visual representations such as pictures, art renderings, depictions, illustrations, photographs, drawings, as well as other graphic representations and references are only artistic impressions. They are provided for your general information only, and are not representations of fact.
- 4) The information on this project, including but not limited to the dimensions, areas, plans, colour schemes, descriptions, and specifications, are subject to change or review without notice at our sole discretion or if required by the relevant authorities.
- 5) We may at any time, without any notice and at our sole discretion, change any aspect of this project, including but not limited to the omission, amalgamation, increase, or reduction of amenities and facilities, colour schemes, design features, and specifications.
- 6) We will not entertain any request for alteration of the layout or specifications of a flat to suit individual needs.
- 7) While reasonable care has been taken in providing the information in this brochure, we do not warrant its accuracy. We shall not be responsible in any way for any damage or loss suffered by any person whether directly or indirectly as a result of reliance on the said information or as a result of any error or omission therein.
- 8) The floor areas shown are scaled strata areas and are subject to final survey.
- 9) The surrounding land use, proposed facilities and their locations as shown in the maps and plans are indicative only and subject to change. They may include ancillary uses allowed under the Urban Redevelopment Authority's prevailing Development Control guidelines.
- 10) We reserve the right to use or allow the use of any:

• Void deck of any apartment block

• Car park;

• Common property (such as precinct pavilion); or

• Standalone community building,


for:

• Future amenities/ facilities (such as child care centres, elderly-related facilities, education centres, residents' network centres, and day activity centres);

• Commercial facilities (such as shops and eating houses);

• Mechanical and electrical rooms; and

• Such other facilities as we deem fit.

11) This brochure does not and is not intended to provide full and complete information of the guidelines or requirements of the relevant authorities. You are advised to approach the relevant authorities directly for full information and details of these guidelines and requirements.
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**HOUSING &
DEVELOPMENT
BOARD**

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OPTIONAL COMPONENT SCHEME

(2-ROOM FLEXI FLATS)

The Optional Component Scheme (OCS) provides convenience for flat buyers, and is offered on an opt-in basis. Choose the OCS items you want before your flat selection appointment. The cost of the OCS items will be added to the selling price of the selected flat.

All 2-room Flexi flats come with:

- Floor finishes in the kitchen, household shelter, and bathroom
- Wall tiles in bathroom and kitchen
- Sliding partition/ door for bedroom, folding bathroom door
- Water closet suite in the bathroom



Grab bars will be installed for all short-lease flats to assist elderly buyers in moving around the flats

FOR ALL 2-ROOM FLEXI FLATS

PACKAGE 1

- Flooring in the living/ dining room and bedroom
- Sliding partition, separating the living room and bedroom (please refer to the furnished floor plans of your selected project)



PACKAGE 2

- Sanitary fittings, i.e. washbasin with tap mixer and shower set with bath/ shower mixer



Disclaimer: All displays and images shown here are strictly for reference only and are subject to change without notice. The displays and images shown here are conceptual and indicative only and the colour schemes, design, dimensions, type, tonal differences and specifications may differ from the actual fittings installed in the flat.

OPTIONAL COMPONENT SCHEME

(2-ROOM FLEXI FLATS)

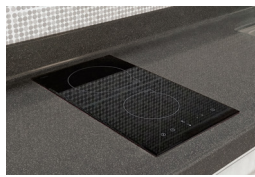
FOR SHORT-LEASE 2-ROOM FLEXI FLATS ONLY

PACKAGE 3 offers elderly buyers the convenience of having a flat in move-in condition. It comprises:

ELDERLY-FRIENDLY FITTINGS



- Built-in kitchen cabinets with induction hob and cooker hood, kitchen sink, tap and dish drying rack.



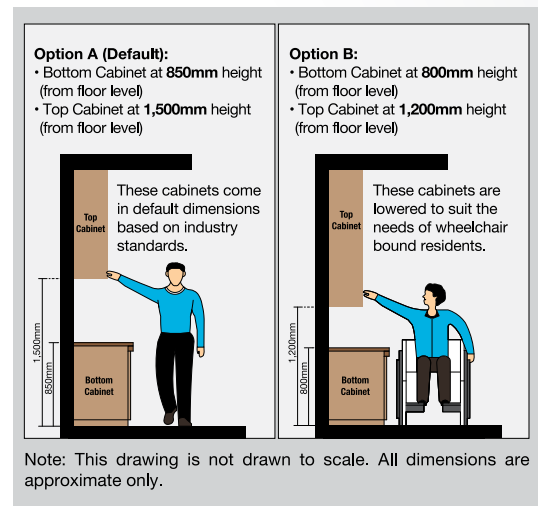
Here are some features of an induction hob:

- It does not produce an open flame
- Its cooking zone cools down faster
- It is easier to clean than a gas hob
- As it has a flat surface, pots placed on an induction hob are less likely to topple over.



- Kitchen cabinets come with mobile cabinets to provide knee space (especially for wheelchair users)
- Built-in bedroom wardrobe with a lower clothes hanging rod for easy reach

- An option to have a lower counter top height



- Folding door at the flexible space next to bedroom



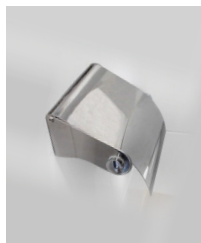
OTHER FITTINGS



- Window grilles for safety and security



- Mirror



- Toilet roll holder



- Lighting



- Water heater

Buyers who opt for Package 3 must select Package 1.

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OPTIONAL COMPONENT SCHEME

(3-, 4-, AND 5-ROOM FLATS)

The Optional Component Scheme (OCS) provides convenience for flat buyers, and is offered on an opt-in basis. Choose the OCS items you want before your flat selection appointment. The cost of the OCS item will be added to the selling price of the selected flat.

These flats come with:

- floor finishes in the kitchen, household shelter, service yard, and bathrooms
- wall tiles in the bathrooms and kitchen
- water closet suite in each bathroom

YOU CAN CHOOSE TO HAVE THE FOLLOWING ITEMS INSTALLED IN YOUR SELECTED FLAT:

- Floor finishes for living/ dining room and bedrooms
- Internal doors + sanitary fittings
 - wash basin with tap mixer
 - shower set with bath/ shower mixer



Wash basin with tap mixer in attached bathroom



Wash basin with tap mixer



Handheld shower set with bath/ shower mixer

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