

# PUNGGOL Town Map



## LEGEND:

- Contracts with Premium Flats
- Contracts with Standard Flats
- MRT Line & Station
- LRT Line & Station
- Proposed Town Centre
- Common Green
- Future Road
- (u/c) Under Construction

Scale 0 200 400 500 Metres



## Notes:

All proposed developments are subject to change and planning approval.  
 Proposed Civic & Community Institution includes examples like Community Centre/Club, Association, Home for the Aged, etc., subject to change and planning approval.  
 Proposed Place of Worship includes examples like Church, Mosque, Chinese Temple, Hindu Temple, etc., subject to change and planning approval.  
 Proposed Health & Medical Care includes examples like Nursing Home, Polyclinic, etc., subject to change and planning approval.

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# Punggol Regalia



## Punggol West S2 C25

### Premium Flats



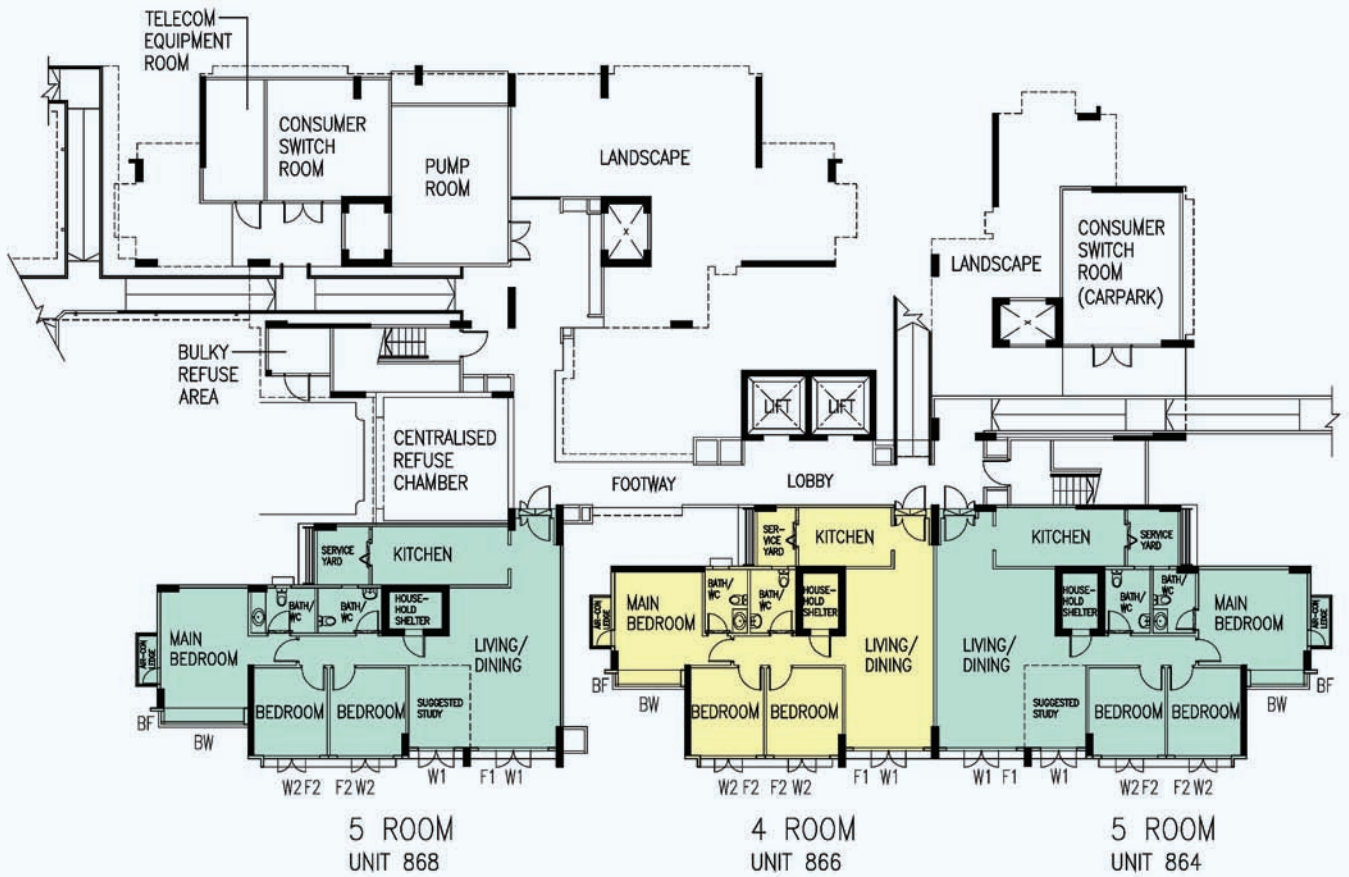
#### LEGEND:

- 4 - Room
- 5 - Room
- Reserved for / Existing Development
- Precinct Pavilion / Pergola / Drop-off Porch / Shelter / Linkway
- Child-Care Centre (CCC) at 2nd Storey
- Eating House / Supermarket / Shops at 1st Storey
- Residents' Committee Centre (RCC) at Deck 2
- Children Playground (PG) / Plaza / Central Plaza / Adult Fitness Station (AFS) / Elderly Fitness Station (EFS) / Hard Court (HC)
- Open Space at 1st Storey
- Open Space at Deck 2
- Roof Garden
- Link Bridge to Resident Committee Centre (RCC) at Deck 2
- Link Bridge to Deck 2 / Carpark
- Electrical Sub-Station (ESS) at 1st Storey
- Canopy Over Podium Carpark
- Staircase
- Centralised Refuse Chute
- Service Bays
- Lift

Artist's Impression



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**LEGEND:**

- 4 Room
- 5 Room

- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

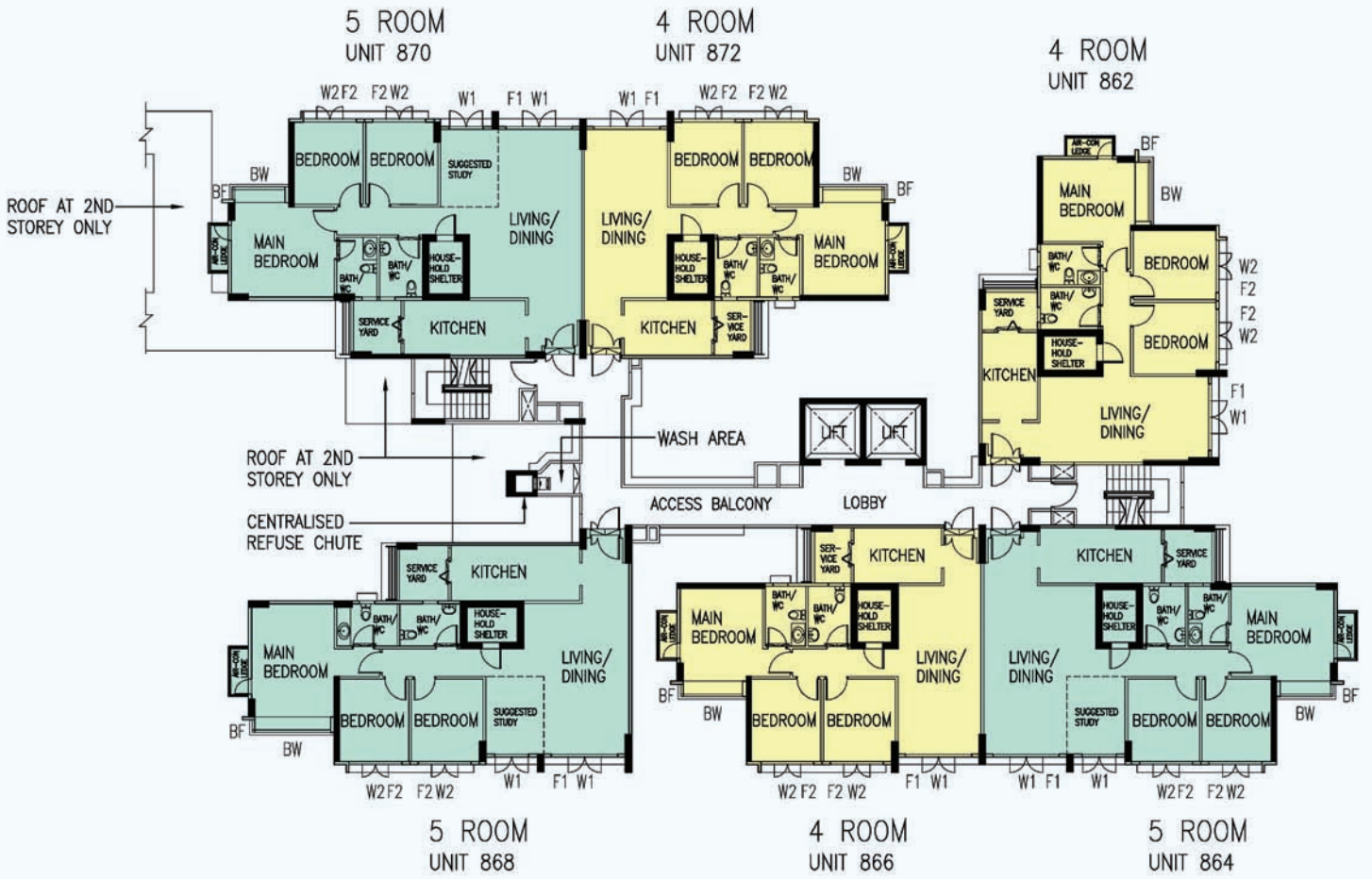
Unless otherwise indicated all windows will be standard height windows.



## 1ST STOREY FLOOR PLAN BLOCK 273B

The coloured floor plan is not intended to demarcate the boundary of the flat.





**LEGEND:**

- 4 Room
- 5 Room

- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

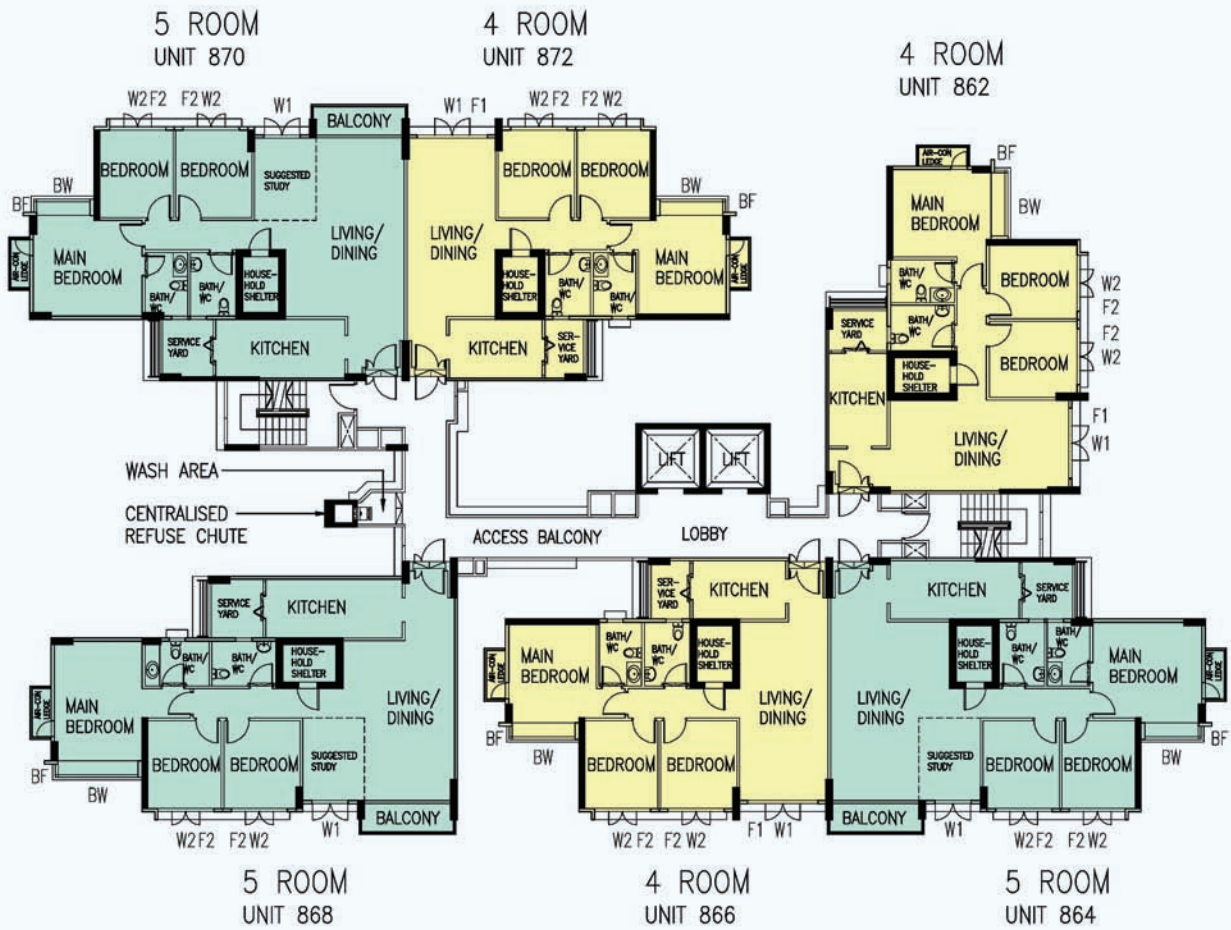
Unless otherwise indicated all windows will be standard height windows.



## 2ND TO 13TH STOREY FLOOR PLAN BLOCK 273B

The coloured floor plan is not intended to demarcate the boundary of the flat.





**LEGEND:**

- 4 Room
- 5 Room

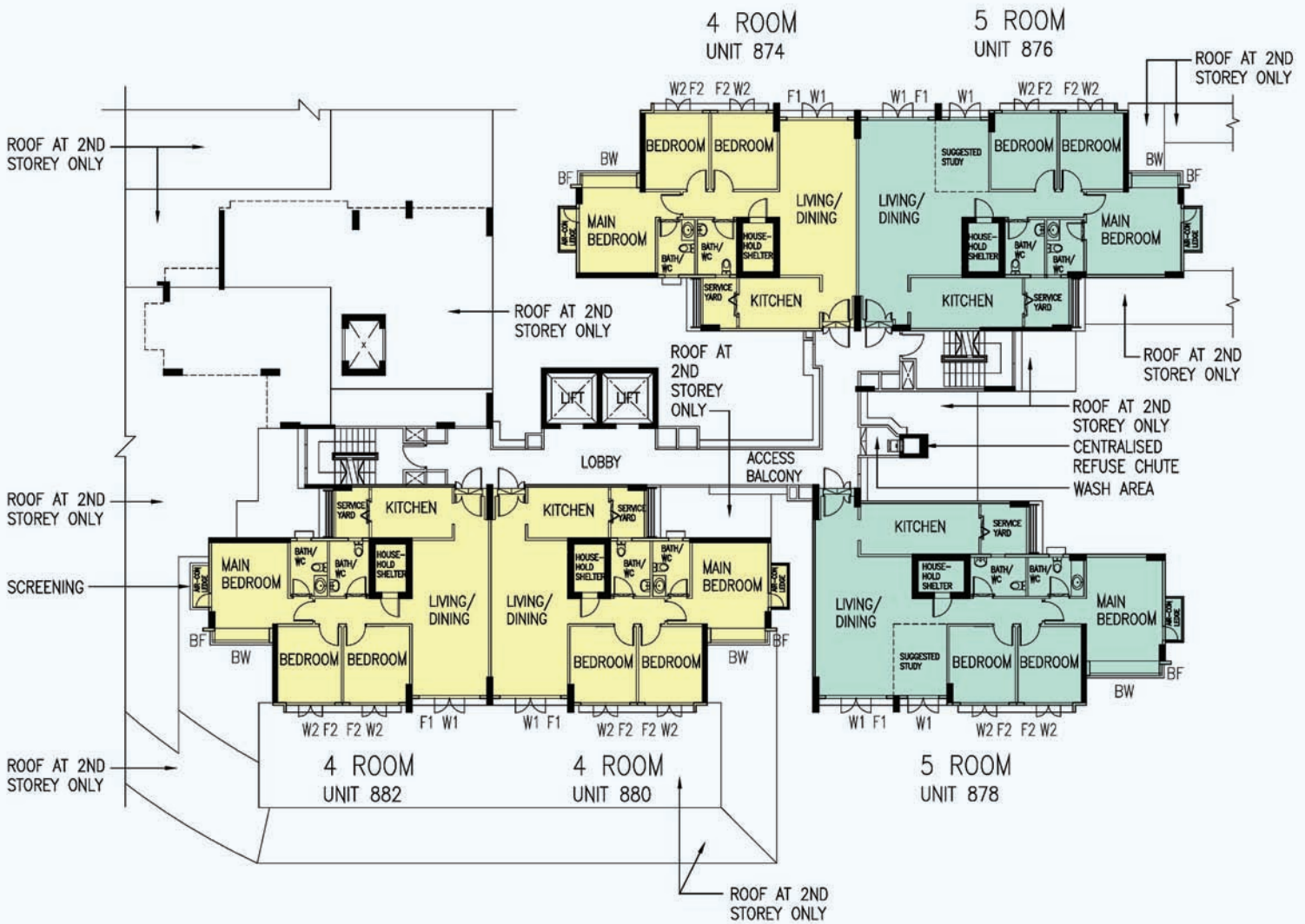
- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



## 14TH TO 16TH STOREY FLOOR PLAN BLOCK 273B

The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 4 Room
- 5 Room

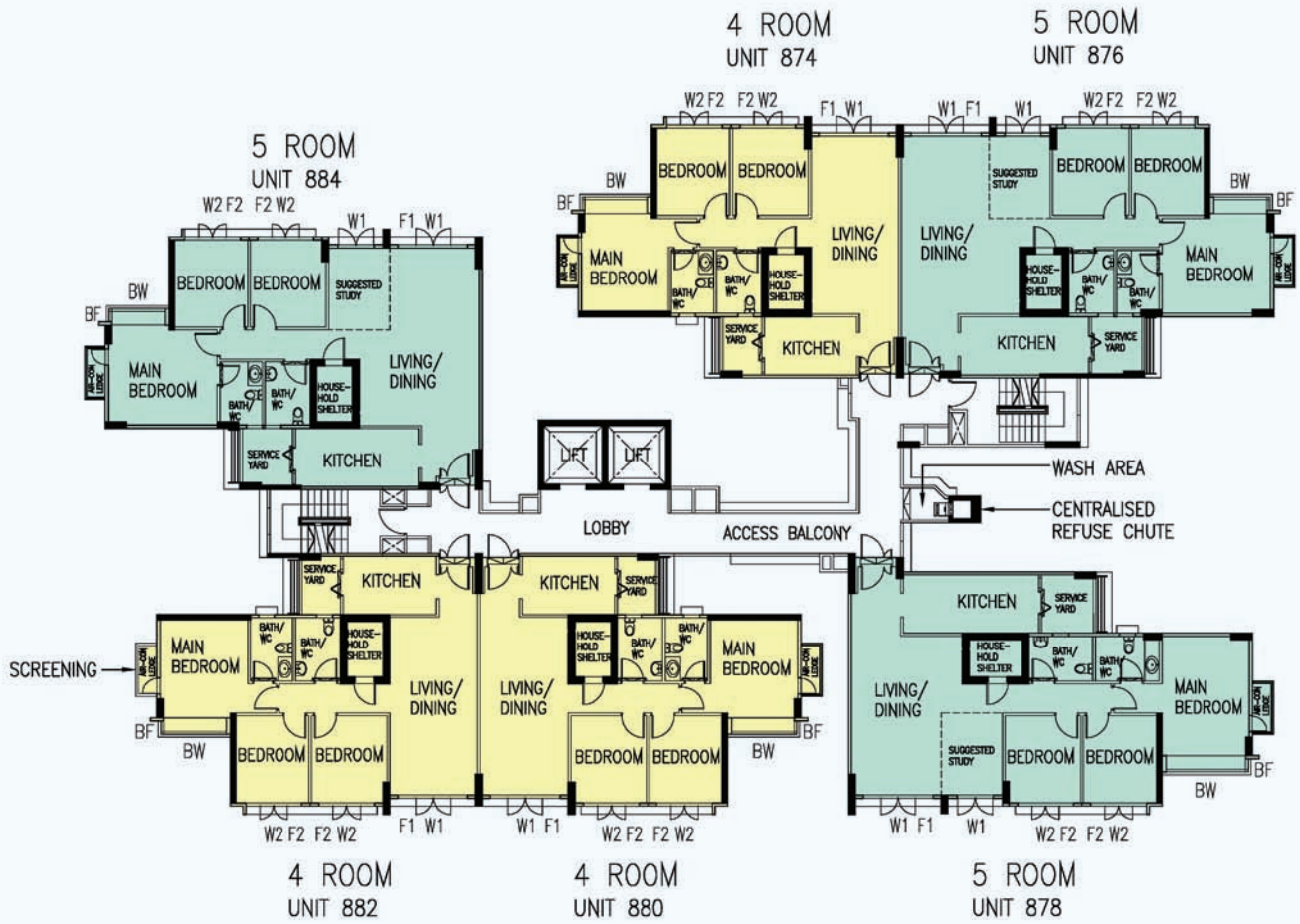
- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



## 2ND STOREY FLOOR PLAN BLOCK 273C

The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 4 Room
- 5 Room

- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

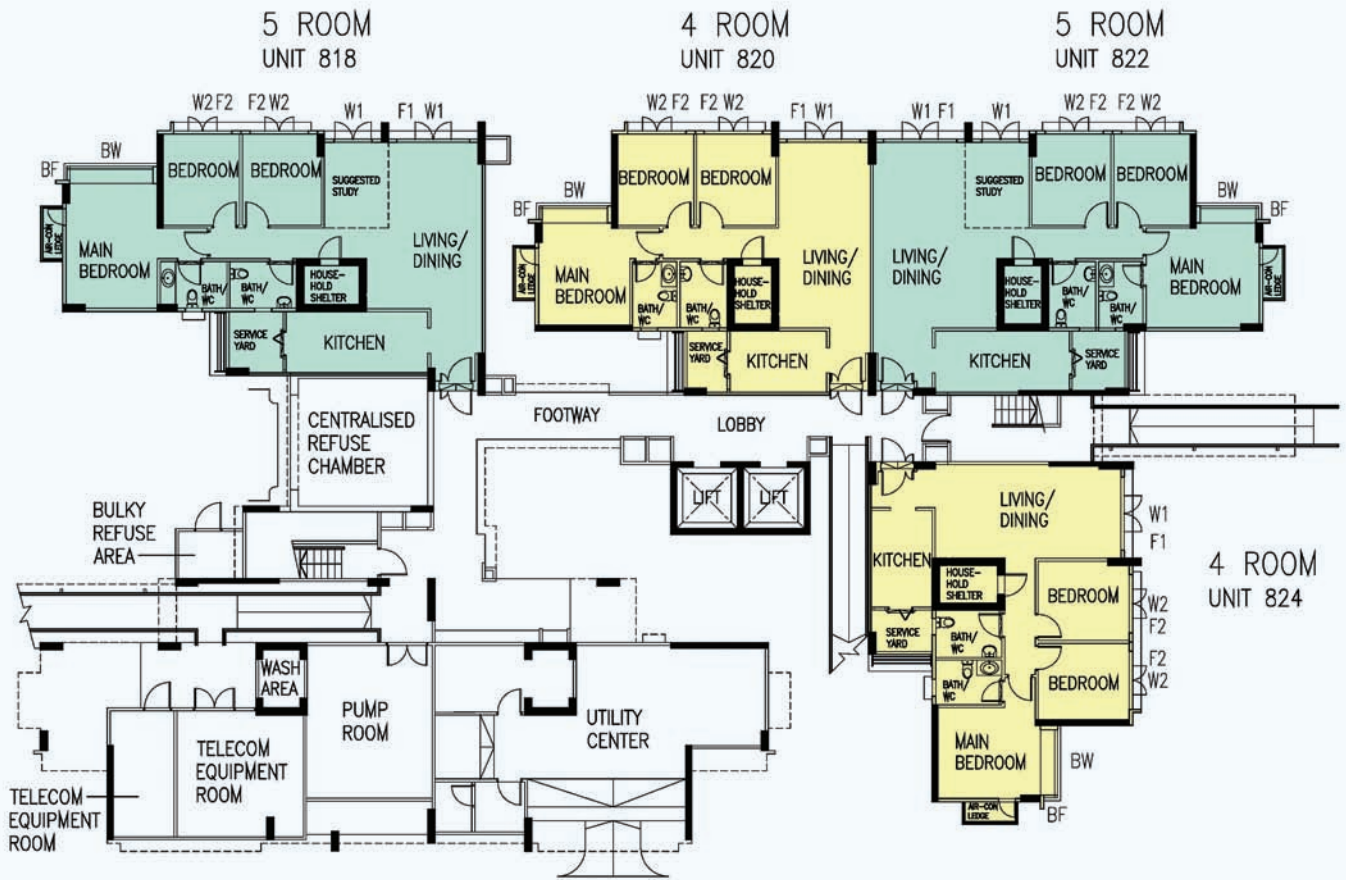
Unless otherwise indicated all windows will be standard height windows.



## 3RD TO 13TH STOREY FLOOR PLAN BLOCK 273C

The coloured floor plan is not intended to demarcate the boundary of the flat.





**LEGEND:**

- 4 Room
- 5 Room

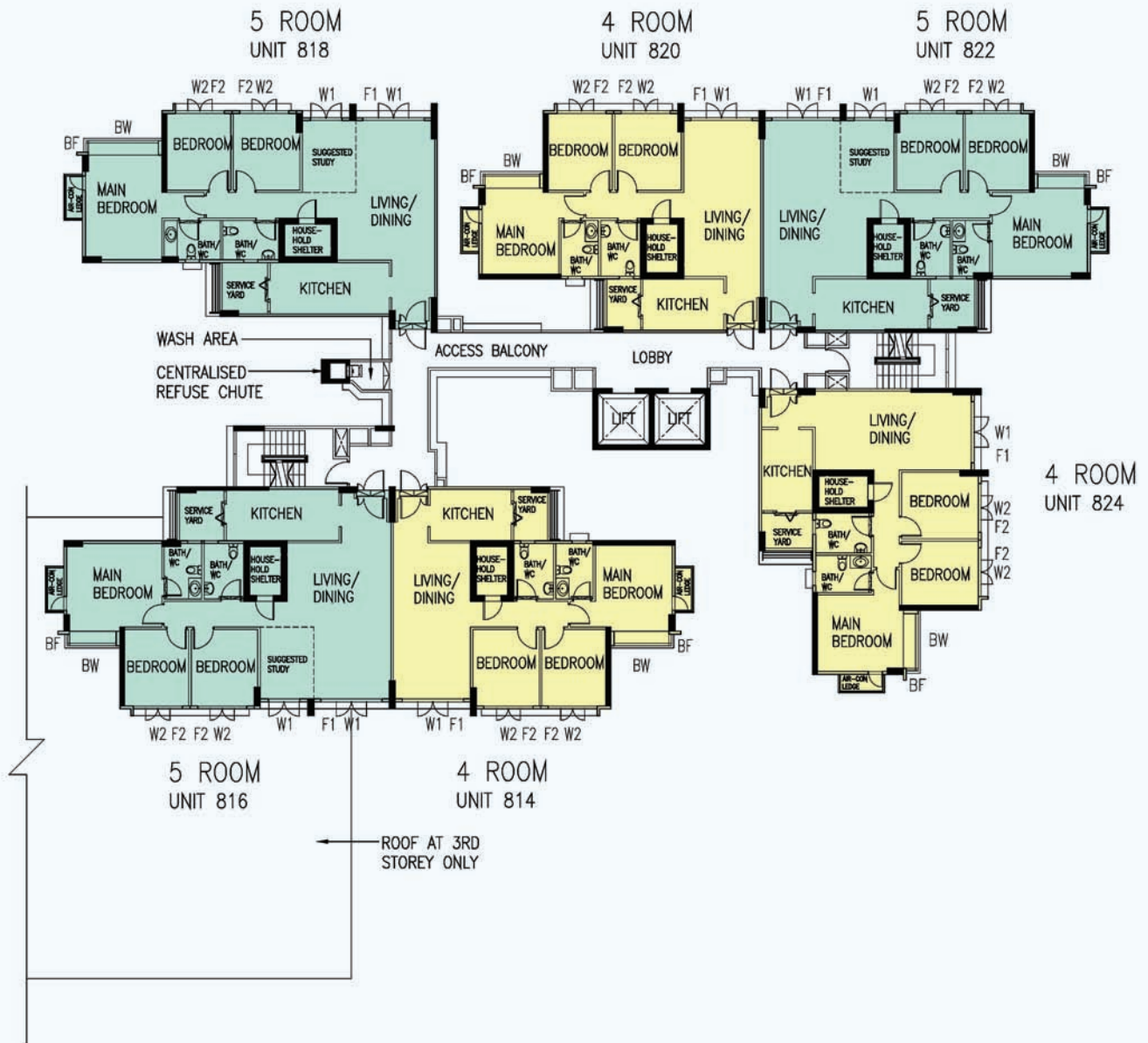
- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



## 1ST STOREY FLOOR PLAN BLOCK 274B

The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 4 Room
- 5 Room

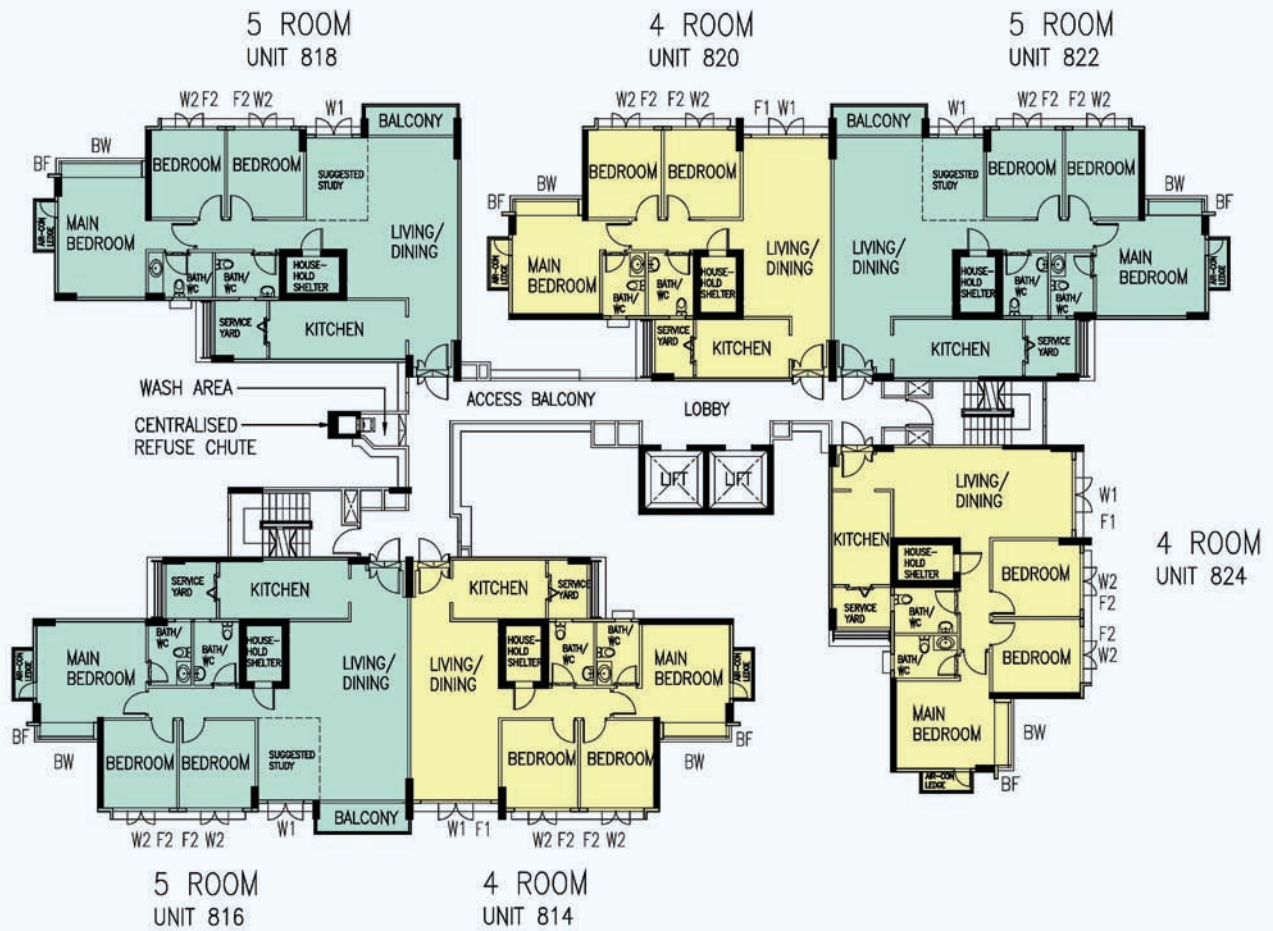
- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



### 3RD TO 13TH STOREY FLOOR PLAN BLOCK 274B

The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 4 Room
- 5 Room

- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

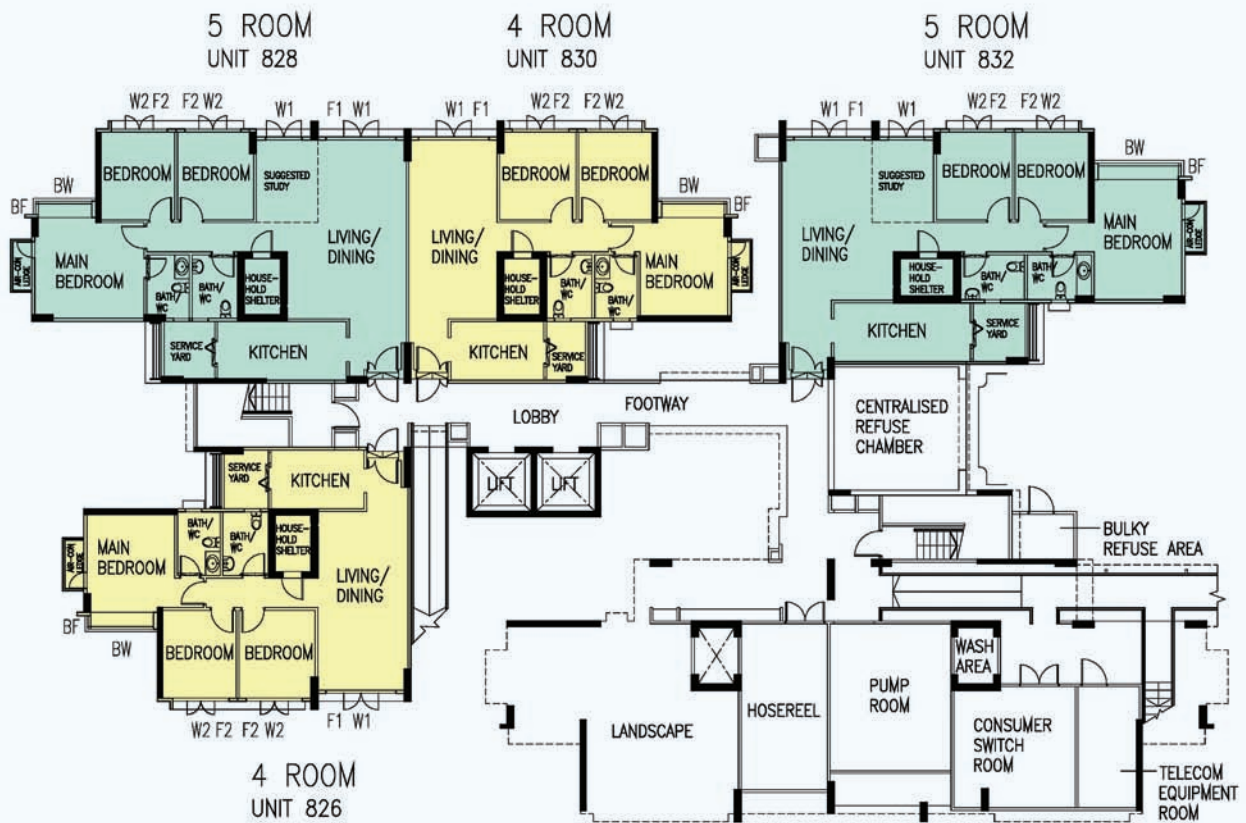
Unless otherwise indicated all windows will be standard height windows.



## 14TH TO 16TH STOREY FLOOR PLAN BLOCK 274B

The coloured floor plan is not intended to demarcate the boundary of the flat.





**LEGEND:**

- 4 Room
- 5 Room

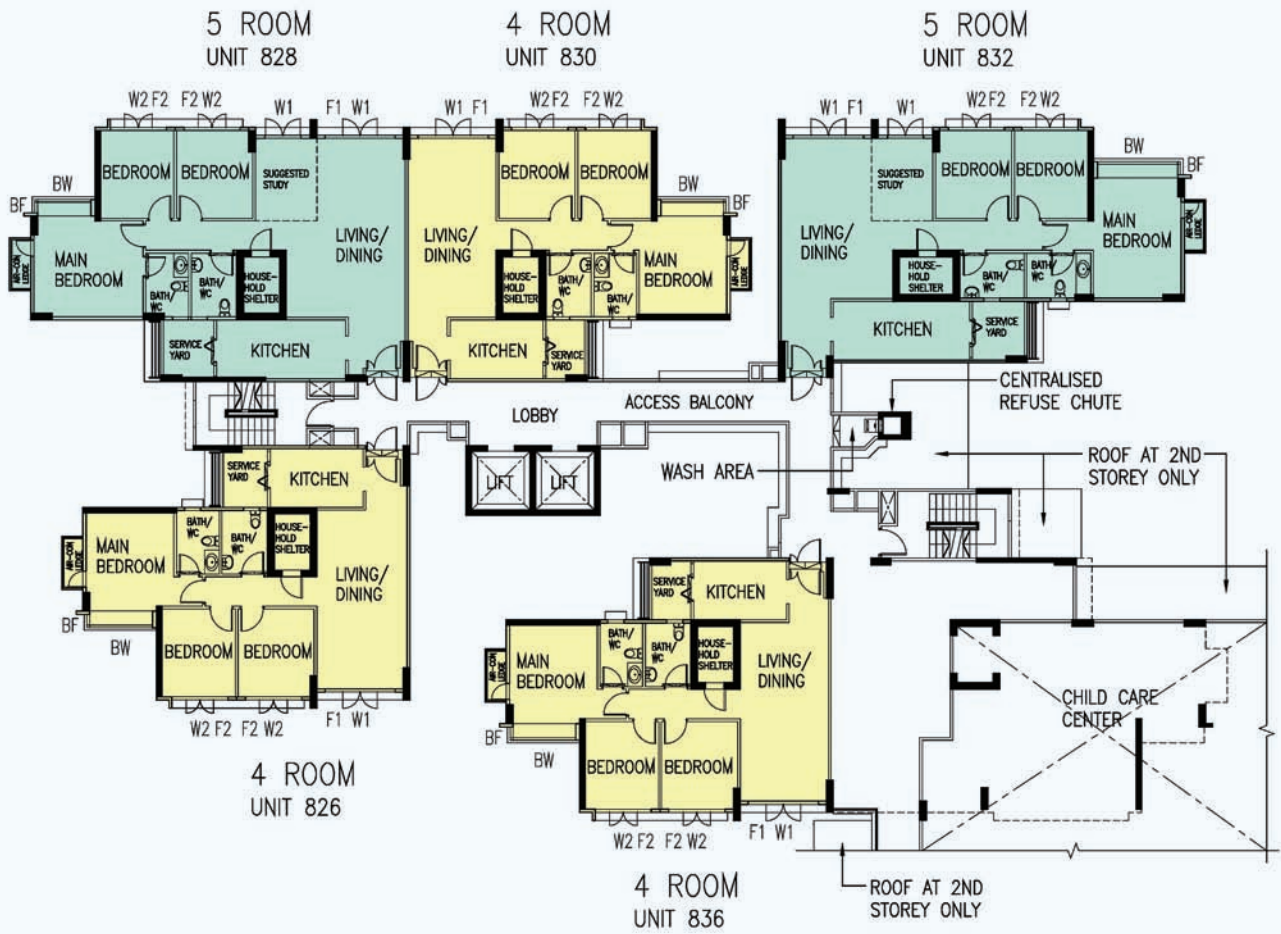
- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



## 1ST STOREY FLOOR PLAN BLOCK 274C

The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 4 Room
- 5 Room

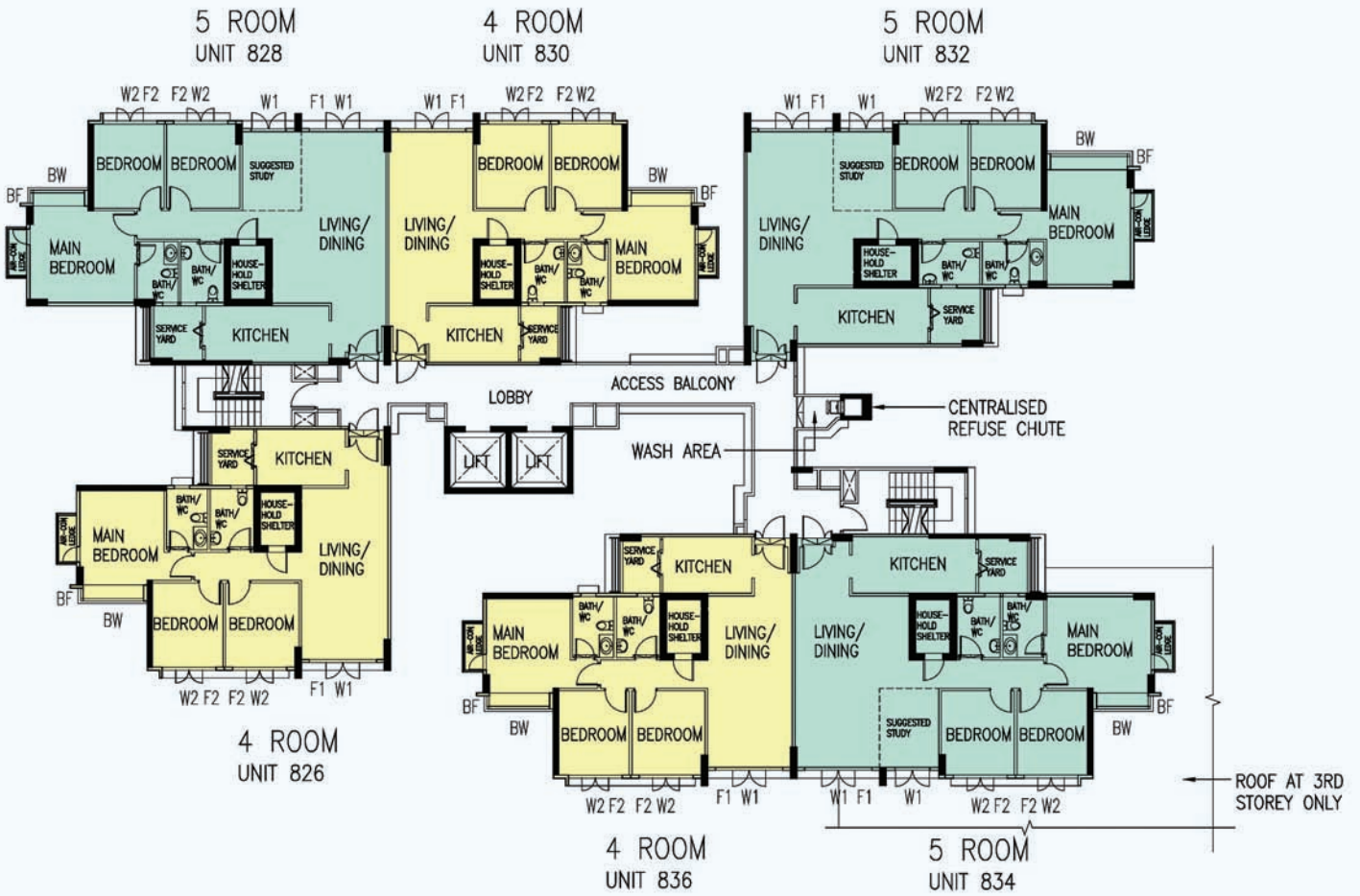
- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



## 2ND STOREY FLOOR PLAN BLOCK 274C

The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 4 Room
- 5 Room

- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

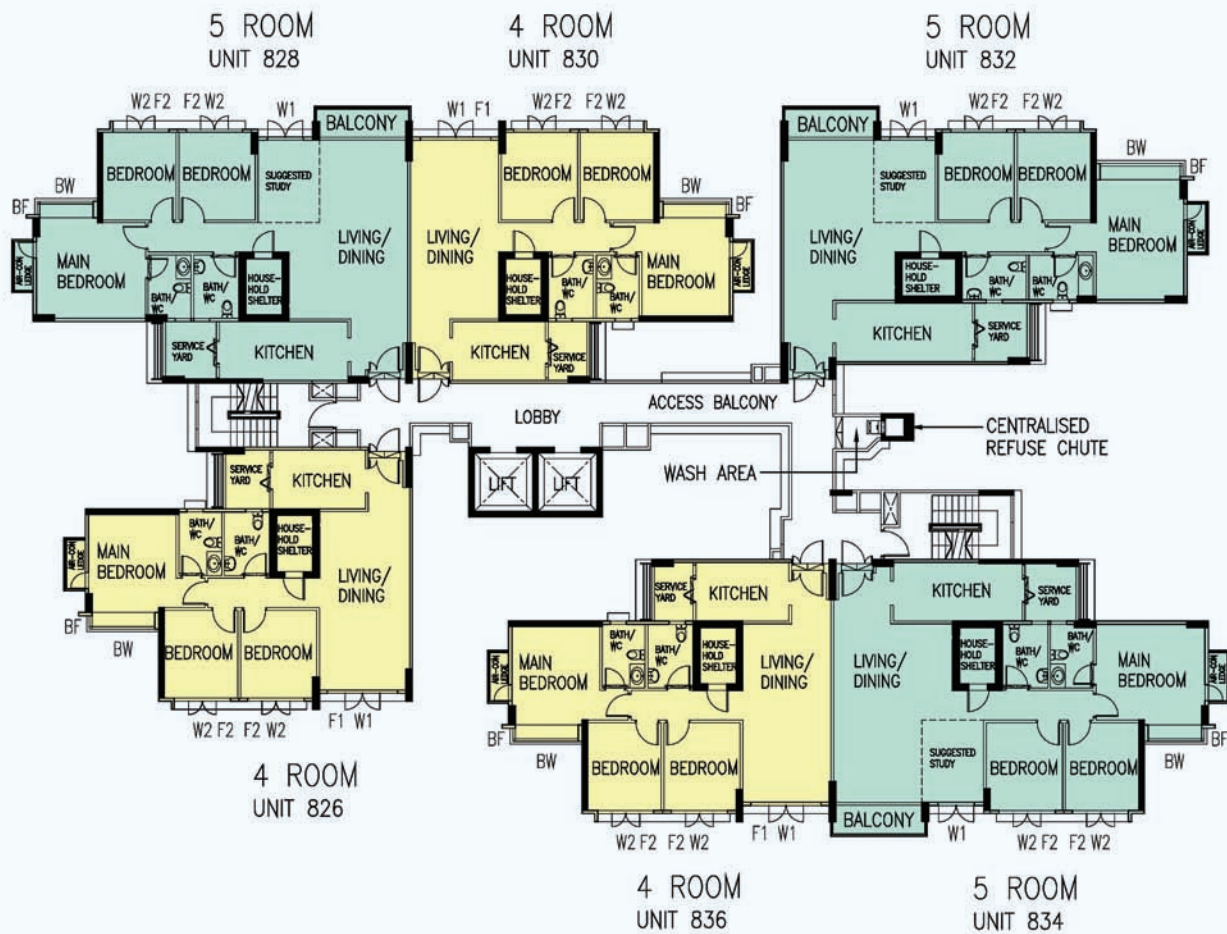
Unless otherwise indicated all windows will be standard height windows.



## 3RD TO 13TH STOREY FLOOR PLAN BLOCK 274C

The coloured floor plan is not intended to demarcate the boundary of the flat.





**LEGEND:**

- 4 Room
- 5 Room

- W1 - Full Height Window
- W2 - Three Quarter Height Window (approx. 600mm high parapet wall)
- BW - Bay Window (approx. 600mm high parapet wall)
- BF - Bay Window (Fixed) (approx. 600mm high parapet wall)
- F1 - Full Height Fixed Glass Panel
- F2 - Three Quarter Height Fixed Glass Panel (approx. 600mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.



## 14TH TO 16TH STOREY FLOOR PLAN BLOCK 274C

The coloured floor plan is not intended to demarcate the boundary of the flat.

# General Specifications for Punggol Regalia

## 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.

## Windows

Aluminium framed windows with tinted glass.

## Doors

Entrance	: decorative solid timber door and metal gate
Bedrooms	: decorative solid timber doors (Type D10)
Bathrooms/WC	: laminated semi-solid timber doors (Type D10a)
Household Shelter	: metal door
Service Yard	: aluminium framed door with glass
Balcony/Living (where appropriate)	: aluminium framed door with tinted glass

## Finishes

Ceilings	: skim coated or plastered and painted
Bathrooms/WC/Kitchen walls	: glazed ceramic tiles
Other walls	: skim coated or plastered and painted
Living/Dining floor	: glazed porcelain ceramic tiles with timber skirting
Bedroom floor	: timber strip flooring with timber skirting
Kitchen floor	: glazed porcelain ceramic tiles
Bathroom/WC floor	: glazed ceramic tiles
Service Yard floor	: glazed porcelain ceramic tiles with ceramic tile skirting
Household Shelter floor	: glazed porcelain ceramic tiles
Balcony floor	: homogeneous structured tiles

## Fittings

Quality locksets  
Quality sanitary fittings  
Vanity top wash basin at attached bath/WC, wash basin for other bath/WC  
Hot water pipes and tap/shower/bath mixers  
Clothes drying rack

## Services

Gas services and concealed water supply pipes  
Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)  
Television points  
Telephone 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) Air-con panel in the main bedroom will be not provided.
- 3) Any unused or unoccupied open spaces in front of or nearby / adjacent to the flat units are not available for purchase and that the HDB will not entertain any requests from the flat owners to purchase and / or enclose the unused or unoccupied open spaces.

You are advised to visit HDB's website at [www.hdb.gov.sg](http://www.hdb.gov.sg) for information on renovations rules.

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The Floor Areas are scaled Strata Areas.



# Punggol Arcadia





















## Punggol West S2 C3

### Premium Flats



#### LEGEND:

	3 - Room		Electrical Sub-Station (ESS) at Ground Level
	4 - Room		Open Space at 1st Storey Landscape Deck
	5 - Room		Open Space at Ground Level
	Surrounding Buildings		Staircase
	Reserved for / Existing Development		Centralised Refuse Chute
	Airwell Over Carpark		Chute for Recyclable Refuse
	Covered Linkway / Drop-Off Porch / Shelter		Service Bay
	Pergola		Lift
	Children Playground / Elderly/Adult Fitness Station		
	Future Community Facilities (FCF) at 1st Storey		



Artist's Impression

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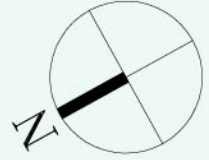


- LEGEND:**
- 3 Room
  - 4 Room
  - 5 Room

W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)

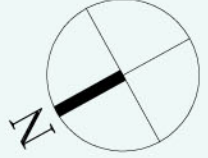
Unless otherwise indicated all windows will be standard height windows.

SCALE 0 2 4 6 8 10 METRES



## BLOCK 288A ( 2ND, 4TH, 6TH, 8TH & 10TH STOREY )

The coloured floor plan is not intended to demarcate the boundary of the flat.



# BLOCK 288A ( 3RD, 5TH, 7TH, 9TH & 11TH STOREY )

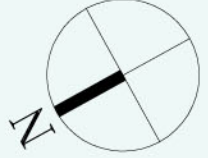
W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)  
 Unless otherwise indicated all windows will be standard height windows.

The coloured floor plan is not intended to demarcate the boundary of the flat.



- LEGEND:**
- 3 Room
  - 4 Room
  - 5 Room





# BLOCK 288A ( 13TH, 15TH & 16TH STOREY )

The coloured floor plan is not intended to demarcate the boundary of the flat.

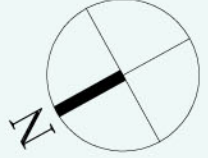


- LEGEND:**
- 3 Room
  - 4 Room
  - 5 Room

W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)  
 Unless otherwise indicated all windows will be standard height windows.







**BLOCK 289B  
(2ND, 4TH, 6TH, 8TH & 10TH STOREY)**

- LEGEND:**
- 3 Room
  - 4 Room
  - 5 Room

W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)  
 Unless otherwise indicated all windows will be standard height windows.



The coloured floor plan is not intended to demarcate the boundary of the flat.



**LEGEND:**

- 3 Room
- 4 Room
- 5 Room

W1 - Full Height Window

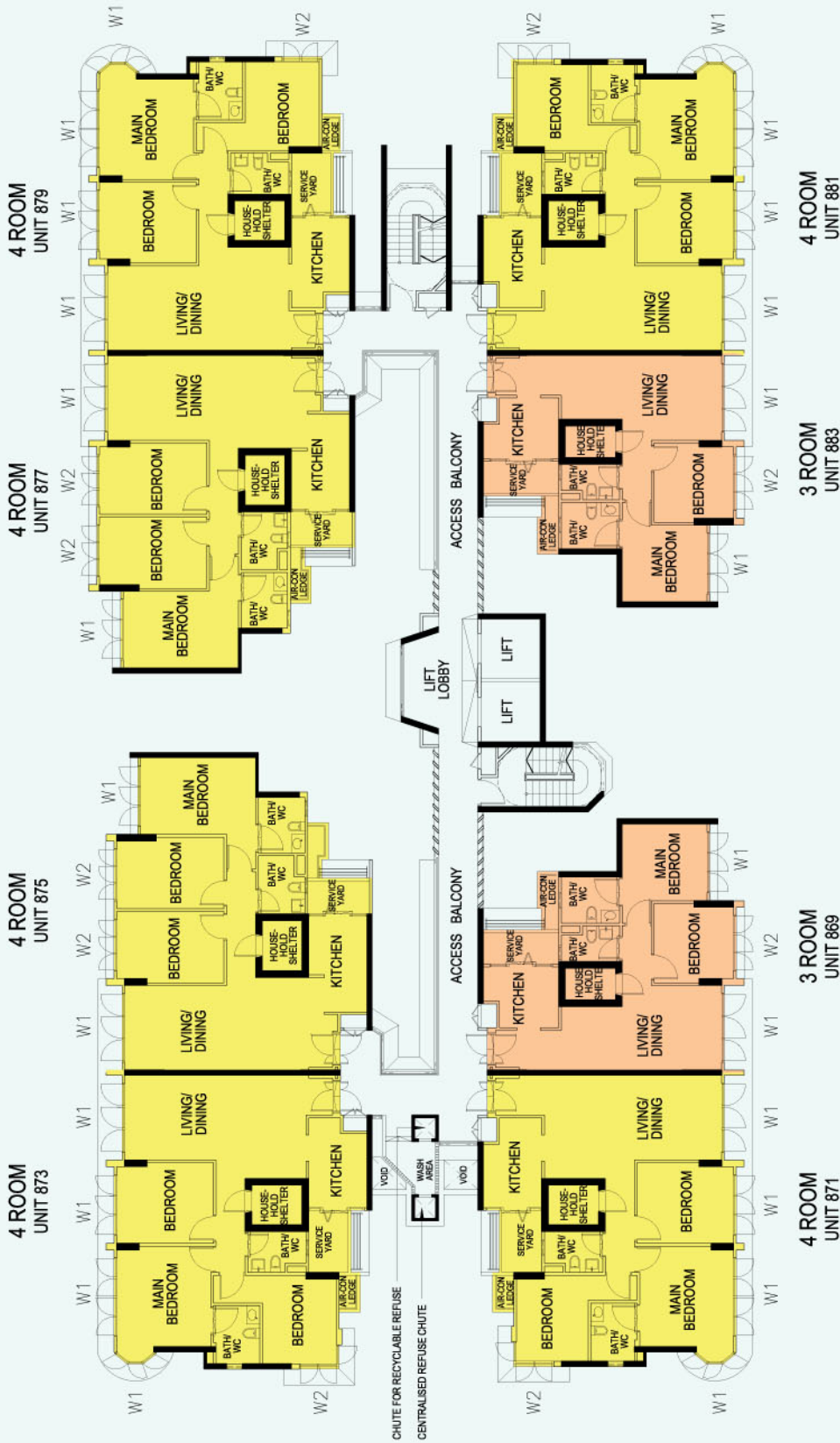
W2 - Three Quarter Height Window (approx. 500mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.

SCALE 0 2 4 6 8 10 METRES

**BLOCK 289B  
( 3RD, 5TH, 7TH, 9TH & 11TH STOREY )**

The coloured floor plan is not intended to demarcate the boundary of the flat.



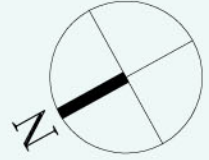
**LEGEND:**

- 3 Room
- 4 Room
- 5 Room

W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.

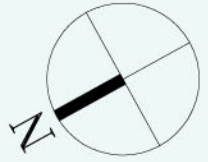
SCALE 0 2 4 6 8 10 METRES



**BLOCK 289B  
 ( 13TH, 15TH & 16TH STOREY )**

The coloured floor plan is not intended to demarcate the boundary of the flat.





## BLOCK 289C (2ND, 4TH, 6TH, 8TH & 10TH STOREY)

The coloured floor plan is not intended to demarcate the boundary of the flat.

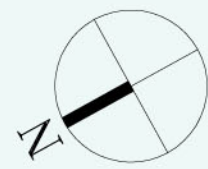
**LEGEND:**

- 3 Room
- 4 Room
- 5 Room

W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.

SCALE 0 2 4 6 8 10 METRES



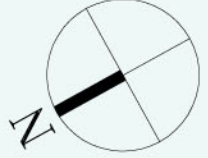
**BLOCK 289C  
 ( 3RD, 5TH, 7TH, 9TH & 11TH STOREY )**

The coloured floor plan is not intended to demarcate the boundary of the flat.

**W1** - Full Height Window  
**W2** - Three Quarter Height Window (approx. 500mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.





## BLOCK 289C ( 13TH, 15TH & 16TH STOREY )

- LEGEND:**
- 3 Room
  - 4 Room
  - 5 Room

W1 - Full Height Window  
 W2 - Three Quarter Height Window (approx. 500mm high parapet wall)  
 Unless otherwise indicated all windows will be standard height windows.



The coloured floor plan is not intended to demarcate the boundary of the flat.





**LEGEND:**

- 3 Room
- 4 Room
- 5 Room

W1 - Full Height Window

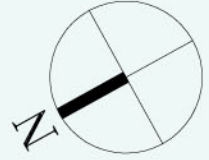
W2 - Three Quarter Height Window (approx. 500mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.

SCALE 0 2 4 6 8 10 METRES

The coloured floor plan is not intended to demarcate the boundary of the flat.

## BLOCK 289D ( 2ND, 4TH, 6TH, 8TH & 10TH STOREY )





**LEGEND:**

- 3 Room
- 4 Room
- 5 Room

W1 - Full Height Window

W2 - Three Quarter Height Window (approx. 500mm high parapet wall)

Unless otherwise indicated all windows will be standard height windows.

SCALE 0 2 4 6 8 10 METRES

**BLOCK 289D  
( 12TH & 14TH STOREY )**

The coloured floor plan is not intended to demarcate the boundary of the flat.



## BLOCK 289D ( 13TH, 15TH & 16TH STOREY )

The coloured floor plan is not intended to demarcate the boundary of the flat.



# General Specifications for Punggol Arcadia

## Foundation

Reinforced concrete piles.

## 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.

## Windows

Aluminium framed windows with tinted glass.

## Doors

Entrance	: decorative solid timber door and metal gate
Bedrooms	: decorative solid timber doors (Type D10)
Bathrooms/WC	: laminated semi-solid timber doors (Type D10a)
Household Shelter	: metal door
Service Yard	: aluminium framed door with glass
Living/Dining to Planter Bed	: aluminium framed sliding door with tinted glass

## Finishes

Ceilings	: skim coated or plastered and painted
Bathrooms/WC/Kitchen walls	: glazed ceramic tiles
Other walls	: skim coated or plastered and painted
Living/Dining floor	: glazed porcelain ceramic tiles with timber skirting
Bedroom floor	: timber strip flooring with timber skirting
Kitchen floor	: glazed porcelain ceramic tiles
Bathroom/WC floor	: glazed ceramic tiles
Service Yard floor	: glazed porcelain ceramic tiles with ceramic tile skirting
Household Shelter floor	: glazed porcelain ceramic tiles

## Fittings

Quality locksets  
Quality sanitary fittings  
Vanity top wash basin at attached bath/WC, wash basin for other bath/WC, hot water pipes and tap/shower/bath mixers  
Clothes drying rack

## Services

Gas services and concealed water supply pipes  
Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)  
Television points  
Telephone 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) Air-con panel in the main bedroom will be not provided.
- 3) Any unused or unoccupied open spaces in front of or nearby / adjacent to the flat units are not available for purchase and that the HDB will not entertain any requests from the flat owners to purchase and / or enclose the unused or unoccupied open spaces.

You are advised to visit HDB's website at [www.hdb.gov.sg](http://www.hdb.gov.sg) for information on renovations rules.

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The Floor Areas are scaled Strata Areas.