



NO. 43

JALAN RABU

Specifications

Foundation	Foundation system to engineer design
Super Structure	Reinforced concrete beam and slab system and/or structural steel
Walls	Masonry walls for both external and internal
Roofs	Reinforced concrete flat roof / metal roof with complete system
Waterproofing	Approved waterproofing system with warranty at wet area
Ceiling	Fibrous ceiling board with emulsion paint finish at following areas: Living, dining and bedroom, bathroom, powder room and kitchen
External Wall Finishes:	
Yard, Car-Porch, Balcony	Plaster and Painted
Boundary Wall	Plaster and Painted
Internal Wall Finishes:	
Living Dining, Utility room, Household shelter, and Bedroom	Plaster / Skim Coat with Emulsion paint
Wet Kitchen and Bathroom	Ceramic / Homogenous Tiles
Bathroom feature (If applicable)	Homogenous Tiles / Granite
Master Bathroom	Marble Tiles
Windows	Powder coated aluminium framed comes with float / tempered / laminated glass where appropriate
Gate	Remoted controlled swing / sliding gate with side gate
Doors	Timber door with veneer finish and necessary ironmongeries
Shower Screen	Tempered glass shower screen with necessary ironmongeries and fitting
Carpentry:	
Wardrobe	Customise built in wardrobe with drawers and necessary fittings in laminate finish
Vanity Cabinet	Customise Built in Cabinet and Mirror

Kitchen Carpentry	<ul style="list-style-type: none">• Customise built in wooden cabinet with soft closing mechanism for drawer and doors for both dry and wet kitchen• Counter top with sink and tap provided
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Sanitary Fitting Provision:

Provision of the following fitting	<ul style="list-style-type: none">• Wash basin and Mixer tap• Pedestal water closet• Shower cubicle with shower mixer• Paper roll holder• Hand spray gun with valve control• Bathtub (Only for master bathroom)
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Electrical Provision	<ul style="list-style-type: none">• TV walls to have data, tv and electrical socket• Bed side to have telephone and electrical socket
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Air-Conditioning	Inverter air-condition or split unit air conditioners to living, dining and bedrooms with conceal or boxed up ducting works
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Water Heater	1 Storage heater for bathroom
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Passenger Lift	Home Elevator
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Landscape	Top Soil with Landscaping
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Internal Floor Finishes:	Skirting to be provided and to match the floor finish
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Living, Dining, Powder room	Marble
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Utility and Bathroom	Homogenous Tiles
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Staircase Steps	Parquet / Solid Timber
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Staircase Landing	Granite / Parquet
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Household Shelter	Homogenous Tiles
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Bedroom and Family Area	Parquet Flooring
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Kitchen Appliances:	Hob, Hood, Microwave, Fridge, Oven, Wine Chiller
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Floor Plan

Legend



Bedrooms



Bathroom



Lift



Powder Room



Maid's Room



Parking Lots



Basement
(77 sqm / 829 sqft)



1st Storey
(243 sqm / 2616 sqft)



2nd Storey
(200 sqm / 2153 sqft)



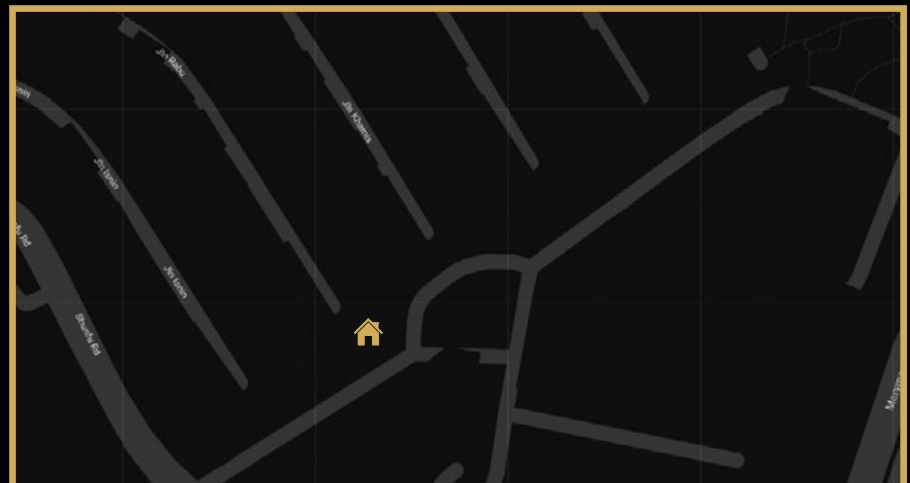
3rd Storey
(155 sqm / 1668 sqft)



Attic
(147 sqm / 1582sqft)

Executive Summary

Location	No. 43 Jalan Rabu, Singapore 577059
District	20
Site Area	321 sqm / 3461 sqft
Tenure	Freehold
Estimated T.O.P	4th Quarter 2020
Project Description	3 Storey Corner Terrace with an Attic, Swimming Pool, Basement and Lift
Layout Description	4 Carpark Lots 1 Powder Room 5 Bedrooms with attached Bathrooms 1 Maid's Room with unattached Bathroom
Transportation	Marymount MRT (Bus 54, 74, 74E, 410, 410W, 851, 852)
Nearby Shopping Centres	Thomson Plaza Junction 8 Shopping Centre
Groceries and Supermarkets	Fairprice Finest (Thomson Plaza), Fairprice Finest (Junction 8), Sheng Siong Supermarket (Thomson Imperial Court)
Primary Schools	Ai Tong School, Guangyang Primary School, Marymount Convent School
Secondary Schools	Raffles Girls' School, Beatty Secondary School, Whitley Secondary School Raffles Institution (Secondary), Guangyang Secondary School
Junior College	Catholic High School, Raffles Institution (Junior College)



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