



GHIM MOH
EDGE



Come Home To Sweet Treats

BUILD-TO-ORDER NOV 2012



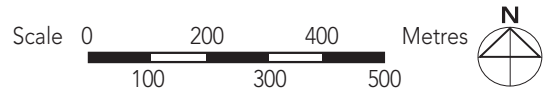
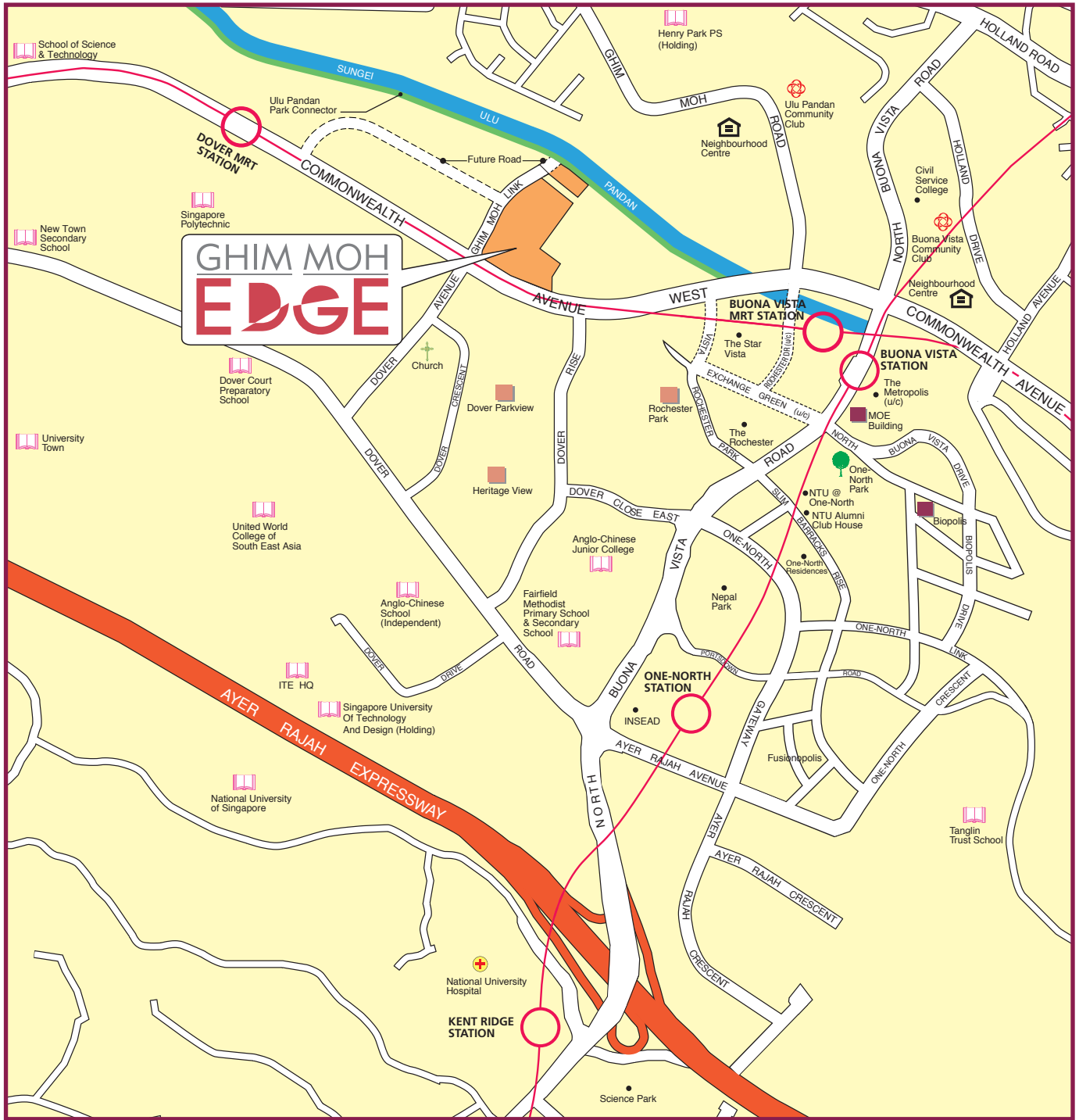
Artist's Impression



Idyllic Living

Ghim Moh Edge is bounded by Commonwealth Avenue West and Ghim Moh Link.

Standing tall at 38-storeys in height and located at the edge of Queenstown's Ghim Moh area, the development's five residential blocks comprises 1,179 units of Studio Apartments, 3-, and 4-room Standard Flats.



LEGEND:

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

Notes:

All proposed developments are subject to change and planning approval.
 Proposed Civic & Community Institution includes examples like Association, Home for the Aged, etc., subject to change and planning approval.



Artist's Impression

Multitude of conveniences

At Ghim Moh Edge, be treated to a wide range of conveniences, right at your doorstep. Shop and dine at the eating house, supermarket and shops located within the development. Partake in the many activities held at the Residents' Committee Centre. A Senior Care and Activity Centre set up in this development will provide day care, dementia day care, day rehabilitation services, basic nursing services and other social services. A childcare centre found in the premises will be delight for parents.

Residents will be pleased with the views of rooftop gardens and beautiful landscaping found throughout the development. In addition, there are plenty of outdoor facilities interspersed amid the landscape. Relish in the greenery whilst having fun at the children's playgrounds, keeping fit at the adult and elderly fitness stations or relaxing at the precinct pavilions and rest shelters.



Desirable homes

Ghim Moh Edge offers Studio Apartments, 3- and 4-room Standard Flats.

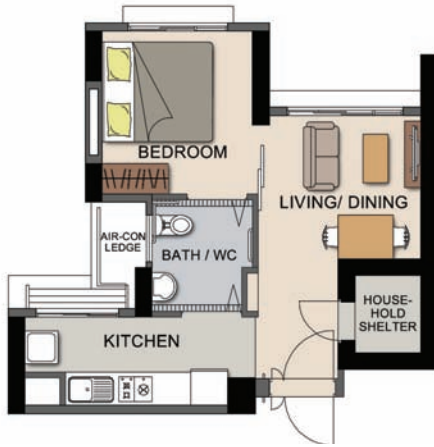
The 3- and 4-room flats come with three-quarter height windows in the living/dining area and half-height windows in the other rooms. Some 3-room and all 4- room flats are provided with corner windows in the main bedroom.

These 3- and 4-room flats are provided with floor finishes in the kitchen, household shelter, service yard and bathrooms. For added convenience, you may opt in to have floor finishes installed in the living/dining room and bedrooms of your selected flat. You may also opt in to have sanitary fittings in the bathrooms - wash basin, water tap and shower mixer. These sanitary fittings, together with internal doors, will be offered as a package. The cost of installing these optional components will be added to the selling price of the flat.

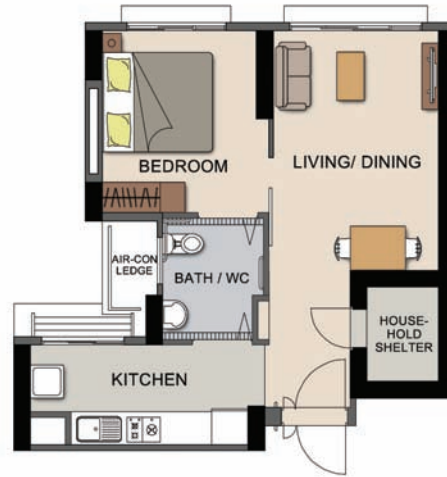
The Studio Apartments are designed specially to meet the needs of those 55 years old and above. Each Studio Apartment comes with a built-in kitchen cabinet with cooker hood and stove. Buyers can choose from two height options for the kitchen cabinet – default dimensions based on industry standards or lowered cabinets to suit the needs of wheelchair bound residents. For the convenience of residents, elderly-friendly fixtures are also provided within the units. These include grab bars to provide support, ramp at the unit entrance to assist movement, bigger switches and an alert alarm system.



Move in hassle-free as each Studio Apartment will be in a ready-to-move-in condition. Each apartment will be furnished with a built-in wardrobe, floor tiles in the entire flat and wall tiles in the bathroom and kitchen. Three-quarter height windows are provided in the living/dining area and bedroom.



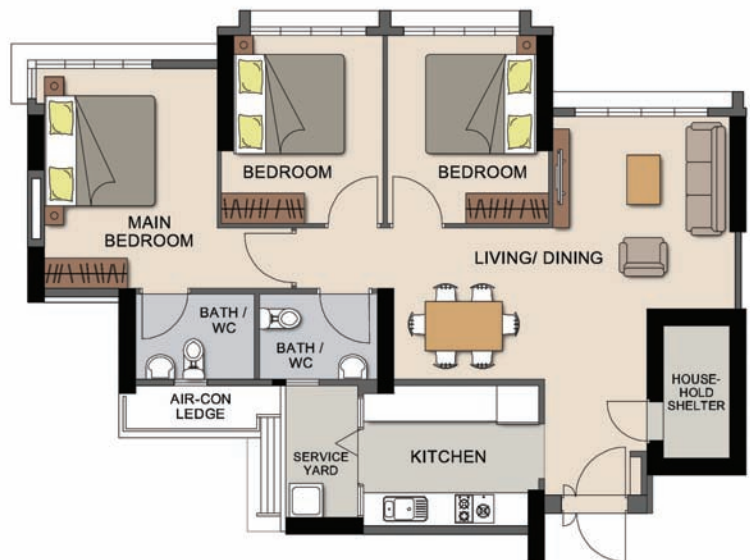
LAYOUT IDEAS FOR
STUDIO APARTMENT (TYPE A)
APPROX. FLOOR AREA 37 sqm
(Inclusive Of Internal Floor Area of 35 sqm and Air-Con Ledge)



LAYOUT IDEAS FOR
STUDIO APARTMENT (TYPE B)
APPROX. FLOOR AREA 47 sqm
(Inclusive Of Internal Floor Area of 45 sqm and Air-Con Ledge)



LAYOUT IDEAS FOR 3 ROOM
APPROX. FLOOR AREA 68 sqm
(Inclusive Of Internal Floor Area of 65 sqm and Air-Con Ledge)



LAYOUT IDEAS FOR 4 ROOM
APPROX. FLOOR AREA 93 sqm
(Inclusive Of Internal Floor Area of 90 sqm and Air-Con Ledge)



LEGEND

- Studio Apartment Type A
- Studio Apartment Type B
- 3 - Room
- 4 - Room
- Surrounding Buildings
- Pergola
- Linkway / Precinct Pavilion / Drop off Porch / Shelter / Link-Bridge
- Eating House (EH) / Supermarket (SM) / Shops (S) at 1st Storey / Child Care Centre (CCC) at 2nd Storey
- Future Social Community Facilities (FSCF) / Residents' Committee Centre (RCC) / Senior Care and Activity Centre at 1st Storey
- Reserved for / Existing Development
- Children Playground (PG) / Adult Fitness Station (AFS) / Elderly Fitness Station (EFS)
- Electrical Sub-Station (ESS) at 1st Storey
- Utilities Centre (UC) at 1st Storey
- Carparking
- Driveway
- Air Well
- Open Space
- Staircase
- Centralised Refuse Chute
- Corridor
- Lift
- Service Bay

Block Number	Number of storeys	Studio Apartment		3 ROOM	4 ROOM	Total	Lift opens at
		Type A	Type B				
29	38	74	37	37	146	294	Every storey
30	38	37	74	37	147	295	Every storey
31	38	-	-	-	147	147	Every storey
32	38	-	-	148	74	222	Every storey
33	38	-	-	74	147	221	Every storey
Total		111	111	296	661	1179	

Applicants are encouraged to visit the place before booking a flat.

SCALE 0 10 20 40 60 METRES



GHIM MOH
EDGE

Standard Flats



BLOCK 29 (2ND STOREY FLOOR PLAN)

LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm 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.





7

BLOCK 29 (3RD TO 38TH STOREY FLOOR PLAN)

LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

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BLOCK 30 (2ND TO 6TH STOREY FLOOR PLAN)

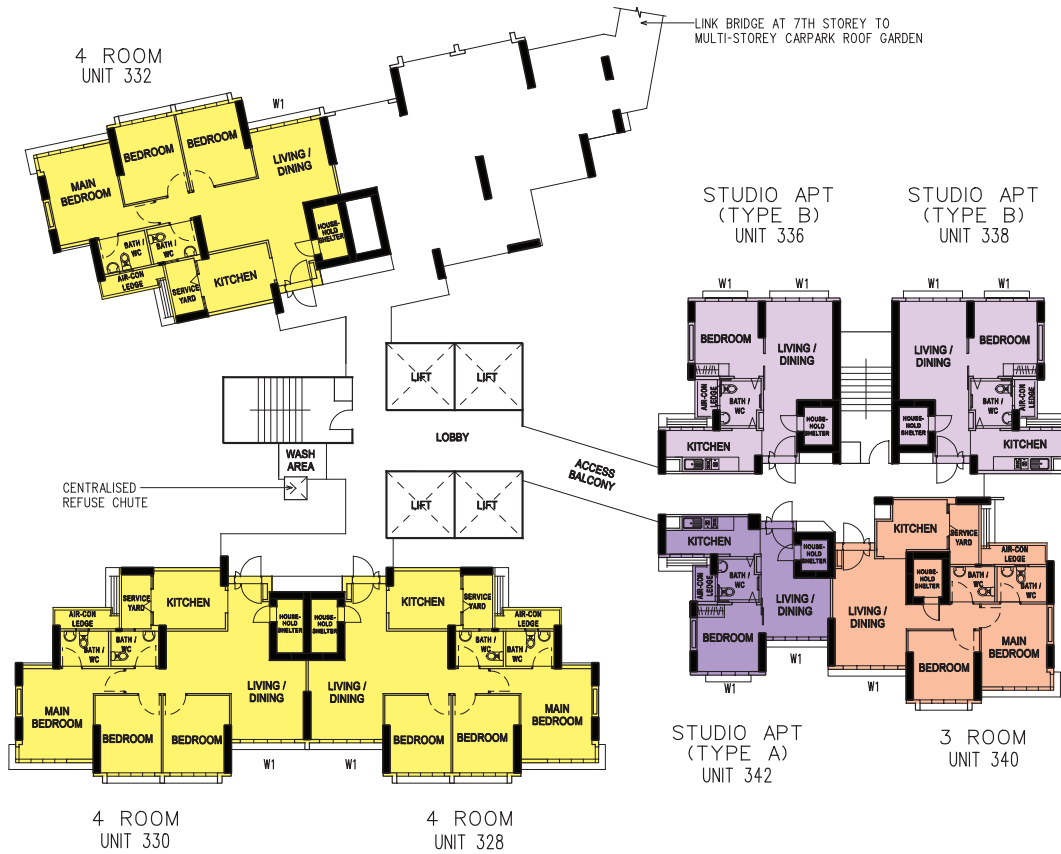
LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm 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 :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
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BLOCK 30 (7TH STOREY FLOOR PLAN)





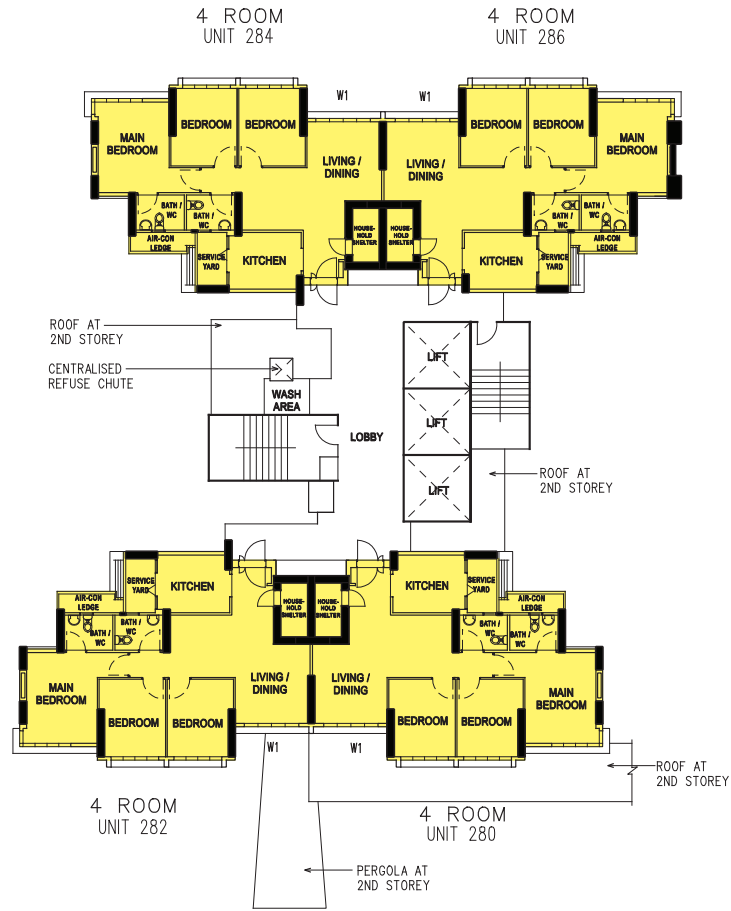
BLOCK 30 (8TH TO 38TH STOREY FLOOR PLAN)

- LEGEND :
- STUDIO APARTMENT TYPE A
 - STUDIO APARTMENT TYPE B
 - 3 ROOM
 - 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm 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.





BLOCK 31 (2ND TO 7TH STOREY FLOOR PLAN)

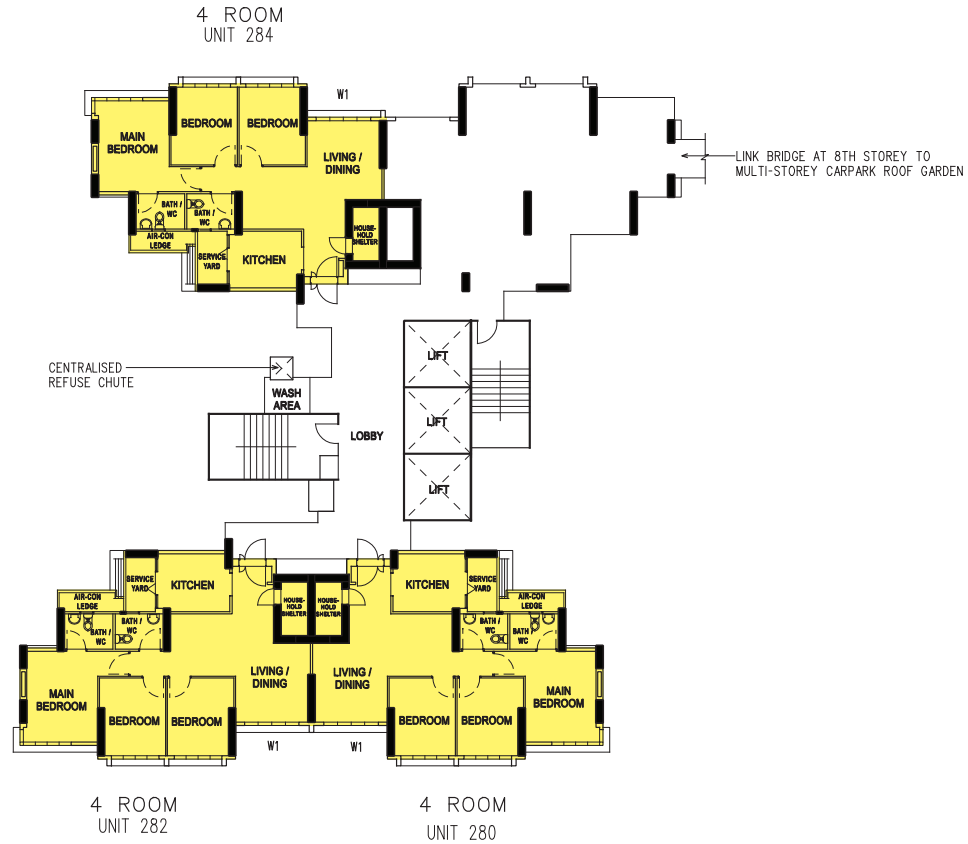
LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
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BLOCK 31 (8TH STOREY FLOOR PLAN)

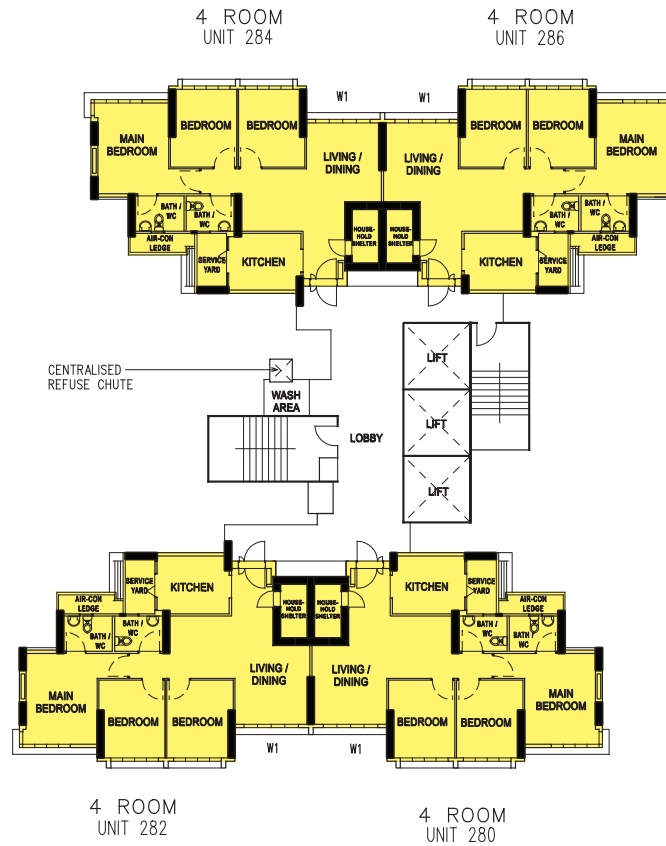
LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
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BLOCK 31 (9TH TO 38TH STOREY FLOOR PLAN)

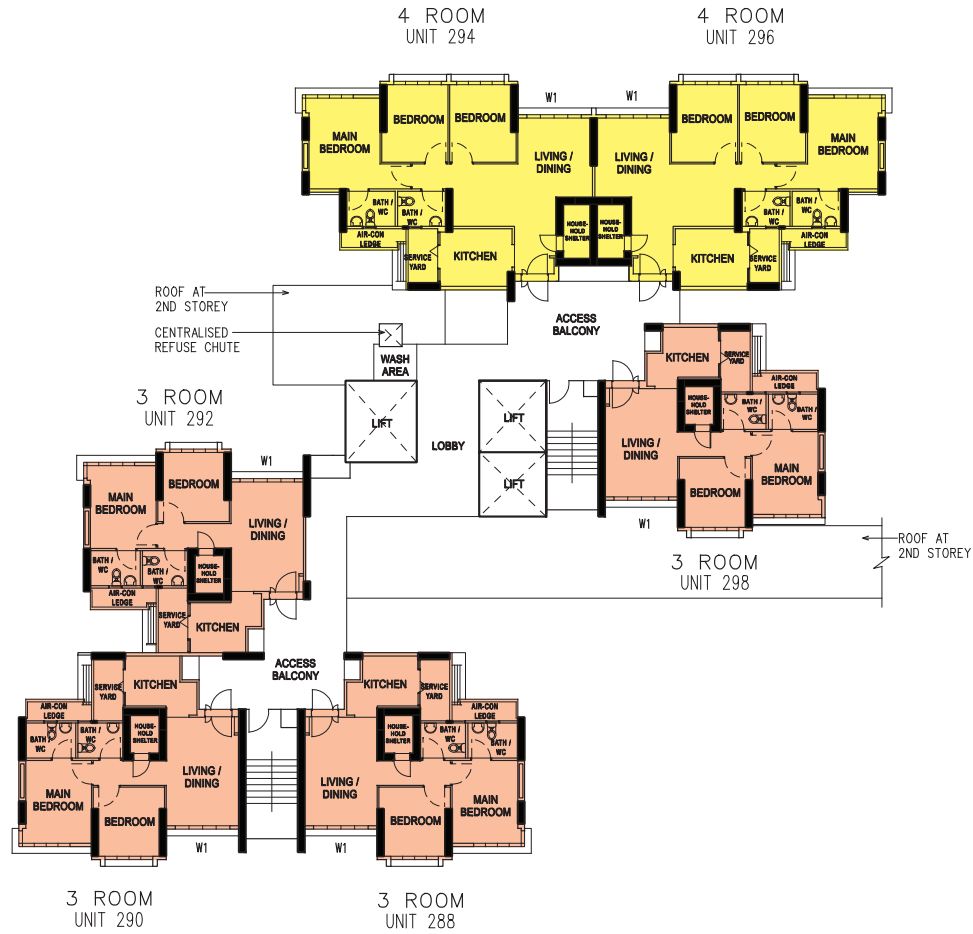
LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
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BLOCK 32 (2ND TO 38TH STOREY FLOOR PLAN)

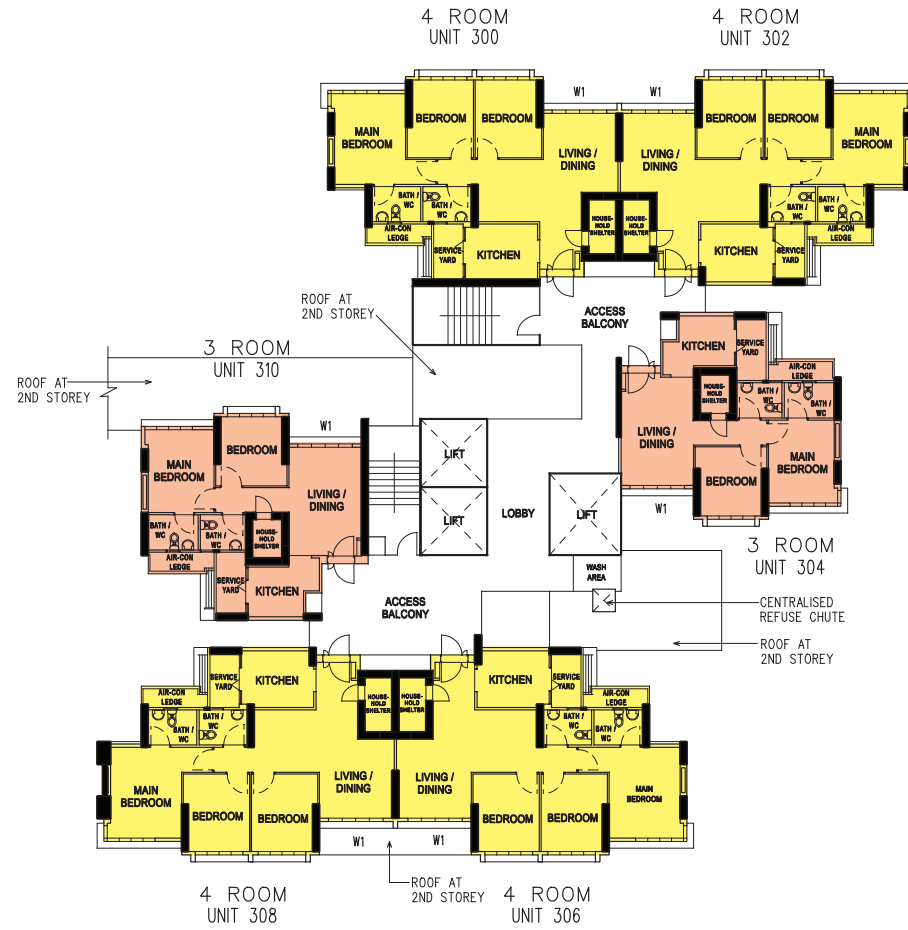
LEGEND :

- STUDIO APARTMENT TYPE A
- STUDIO APARTMENT TYPE B
- 3 ROOM
- 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

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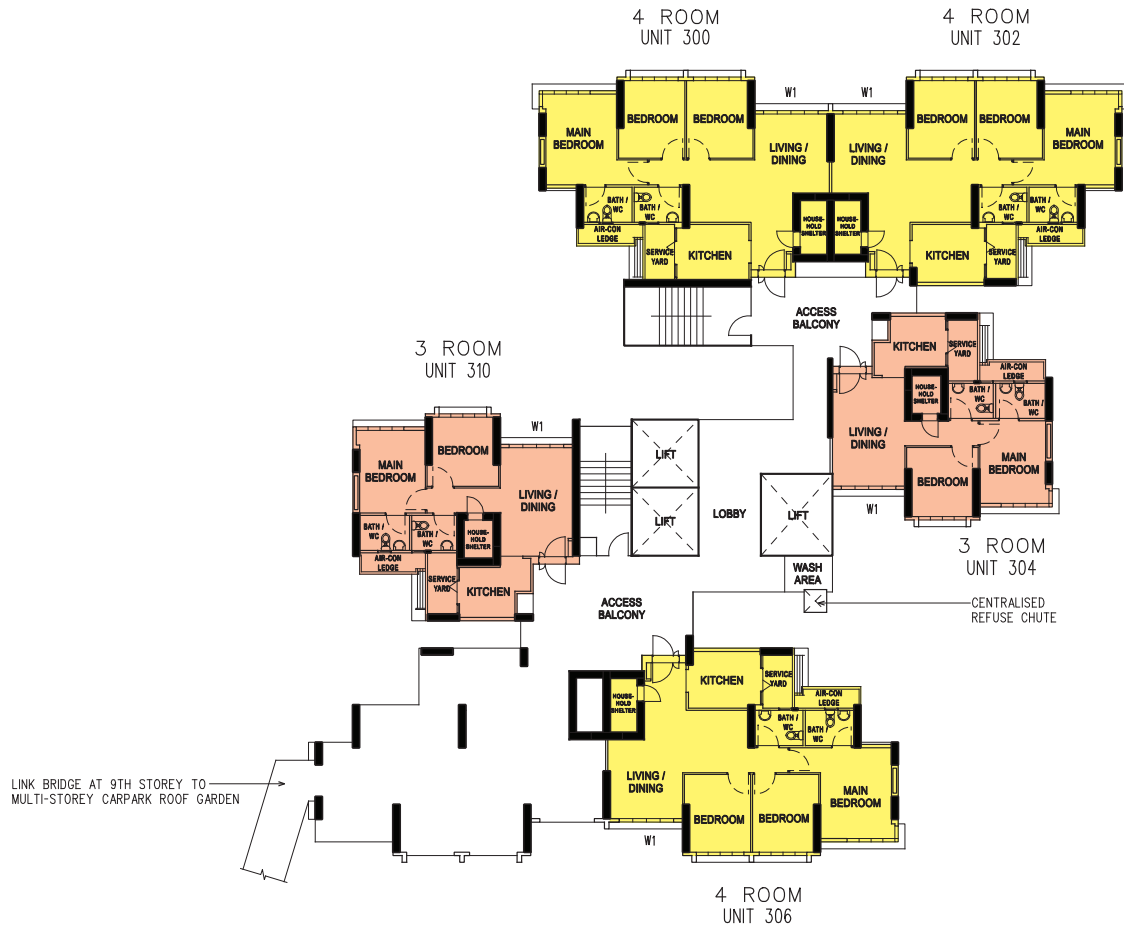
BLOCK 33 (2ND TO 8TH STOREY FLOOR PLAN)

- LEGEND :
- STUDIO APARTMENT TYPE A
 - STUDIO APARTMENT TYPE B
 - 3 ROOM
 - 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm 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.





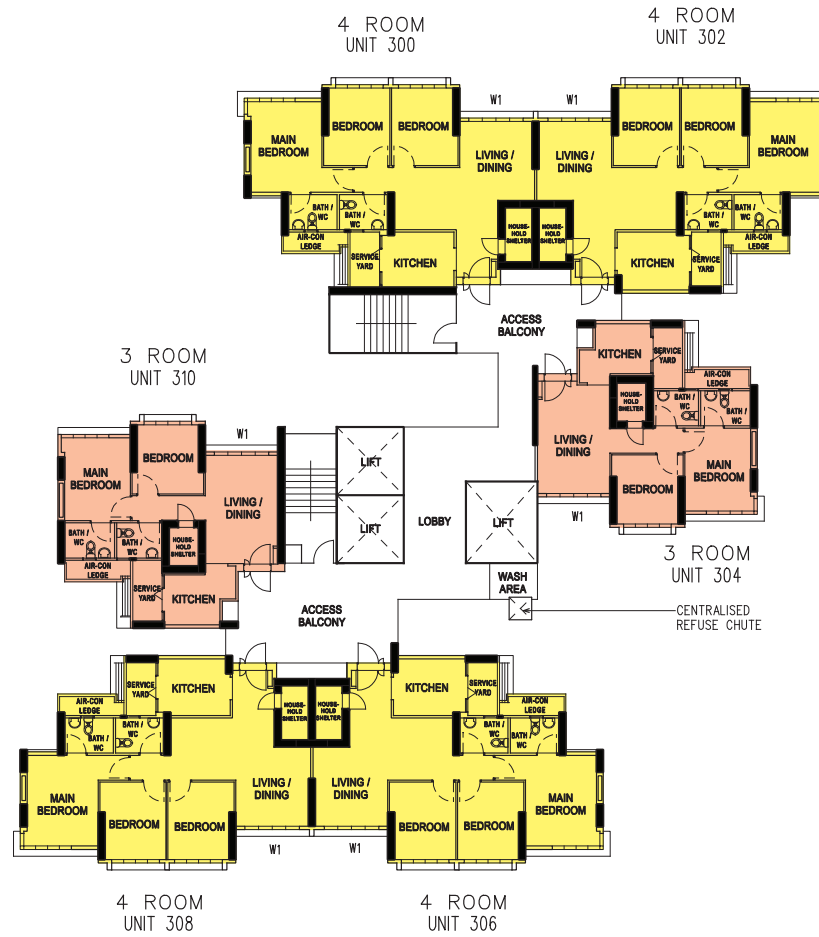
BLOCK 33 (9TH STOREY FLOOR PLAN)

- LEGEND :
- STUDIO APARTMENT TYPE A
 - STUDIO APARTMENT TYPE B
 - 3 ROOM
 - 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm 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.





BLOCK 33 (10TH TO 38TH STOREY FLOOR PLAN)

- LEGEND :
- STUDIO APARTMENT TYPE A
 - STUDIO APARTMENT TYPE B
 - 3 ROOM
 - 4 ROOM

W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm 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.



General Specifications for Ghim Moh Edge (For Studio Apartments)

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
Bedroom	:	laminated sliding timber door
Bathroom/WC	:	PVC folding door
Household Shelter	:	metal door

Finishes

Ceiling	:	skim coated or plastered and painted
Kitchen/Bathroom/WC walls	:	ceramic tiles
Other walls	:	skim coated or plastered and painted
Living/Dining/Bedroom floor	:	glazed porcelain tiles with timber skirting
Kitchen	:	glazed porcelain tiles
Bathroom/WC floor	:	ceramic tiles
Household Shelter floor	:	glazed porcelain tiles

Fittings

Quality locksets
Quality sanitary fittings
Kitchen cabinet with cooker hood, gas hob and kitchen sink
Built-in wardrobe
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 not be 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 for information on renovation rules.

General Specifications for Ghim Moh Edge (For 3-Room and 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.

Windows

Aluminium framed windows with tinted glass.

Doors

Entrance	:	decorative solid timber door and metal gate
Bedrooms	:	laminated semi-solid timber door (Type D9a) (optional)
Bathrooms/WC	:	laminated semi-solid timber door (Type D9a) (optional)
Household Shelter	:	metal door
Service Yard	:	aluminium framed door with glass

Finishes

Ceiling	:	skim coated or plastered and painted
Kitchen/Bathroom/WC walls	:	ceramic tiles
Other Walls	:	skim coated or plastered and painted
Living/Dining/Bedrooms floor	:	polished porcelain tiles with timber skirting (optional)
Kitchen floor	:	glazed porcelain tiles
Bathrooms/WC floor	:	ceramic tiles
Service Yard floor	:	glazed porcelain tiles with tile skirting
Household Shelter floor	:	glazed porcelain tiles

Fittings

Quality locksets
Water Closet suite
Wash basin for Bathroom/WC (optional)
Bath/Shower mixer with shower set, tap mixer (optional)
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.
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- (ix) The proposed facilities, their locations and surrounding land-use shown in the maps and plans are indicative only and subject to change or review. These facilities may include other ancillary uses allowed under URA's prevailing Development Control guidelines.
- (x) HDB reserves the right to use the void deck in any apartment block for facilities such as child care centres, elderly-related facilities, education centres, resident's committee centres and such other facilities as HDB shall deem fit.



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