



**GOLDEN
LAVENDER**



Build-To-Order Jan 2014



Homes where dreams are built



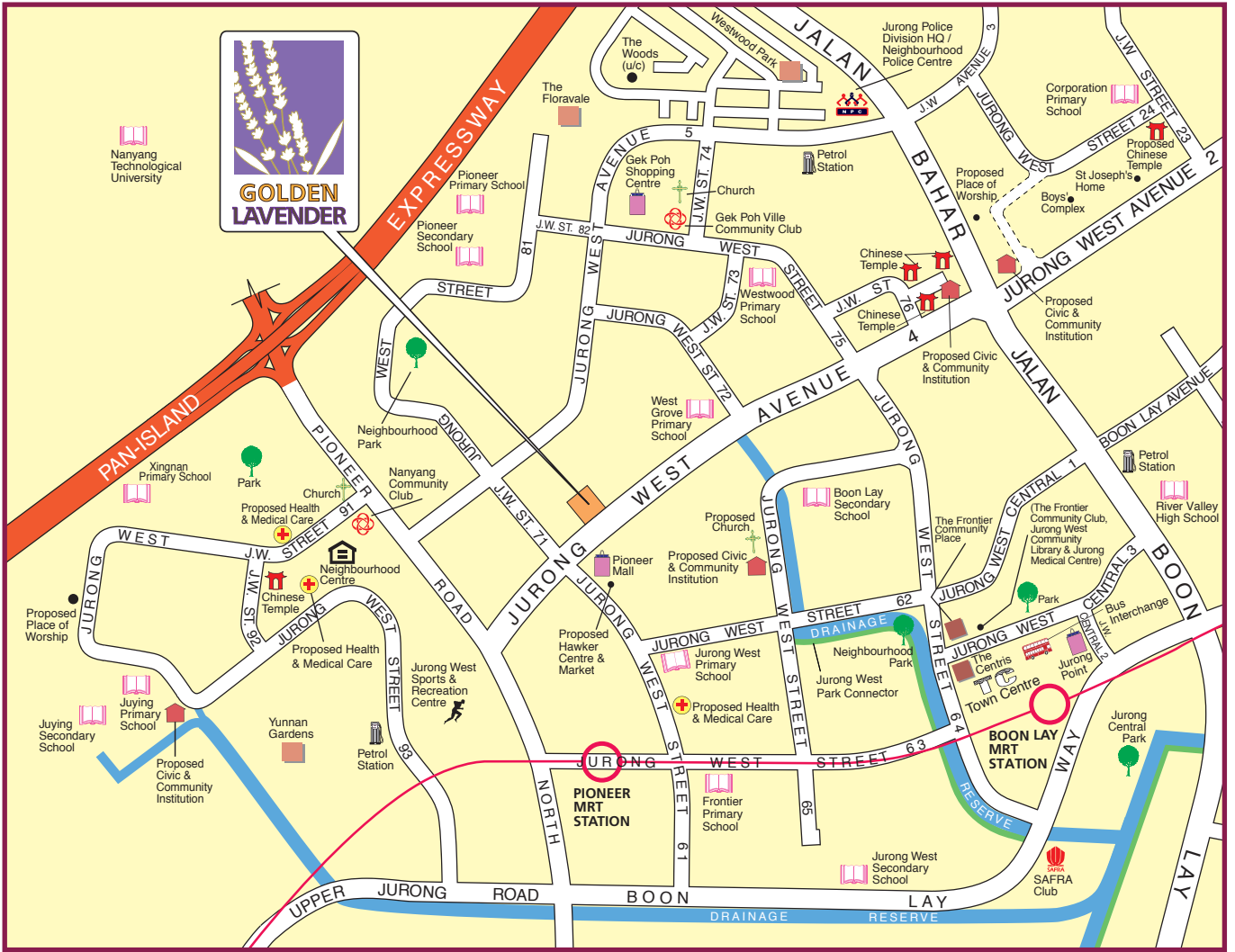
Artist's Impression

Soothing surroundings


Golden Lavender is located along Jurong West Avenue 4. You can choose from 149 Studio Apartments housed in a 16-storey residential block.

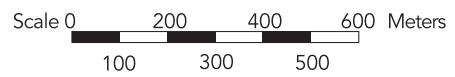
The name “Golden Lavender” takes inspiration from the floral shaped landscaping design surrounding the development’s recreational facilities.





LEGEND:

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





Spaces for relaxation

At Golden Lavender, you will be able to enjoy various recreational activities such as working out at the adult and elderly fitness stations, playing with the children at the playground or simply relaxing at the resting areas located in the development.

Alternatively, you can head over to the rooftop garden above the multi-storey car park, where you can mingle with your family and friends. Those who enjoy gardening will appreciate the community garden located here.

Complementing these recreational facilities will be a precinct pavilion where group activities can be conducted. Seniors can also visit the Senior Activity Centre to make friends and engage in regular social activities.

Eco-Friendly Living

To encourage an eco-friendly lifestyle, Golden Lavender is designed with several eco-friendly features:

- Separate chutes are provided for recyclable wastes
- Motion sensor controlled energy efficient lighting is installed at common staircases to reduce energy consumption
- Regenerative lifts are used to reduce energy consumption
- Eco-pedestals are used in bathrooms to encourage water conservation
- Bicycle stands are provided to encourage cycling as an environmentally friendly form of transport
- Sustainable and recycled products are used in the development



Separate chutes for recyclable wastes



Eco-pedestals



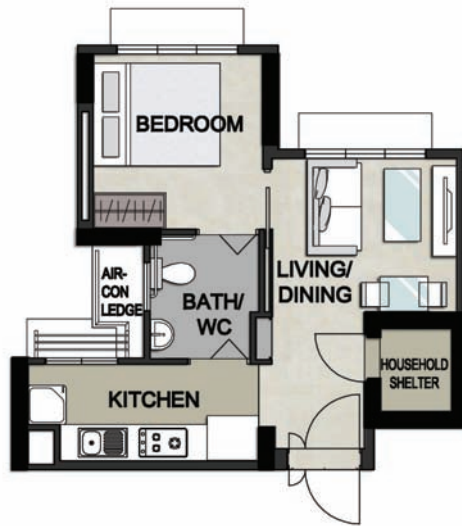
Bicycle stands

Modern Living

Golden Lavender offers Studio Apartments which are designed specially to meet the needs of those 55 years old and above. Each Studio Apartment will be in a ready-to-move-in condition and furnished with a built-in wardrobe, floor tiles in the entire flat and wall tiles in the bathroom and kitchen, providing a hassle-free move-in process. Three-quarter height windows will be provided in the living/ dining area and bedroom.



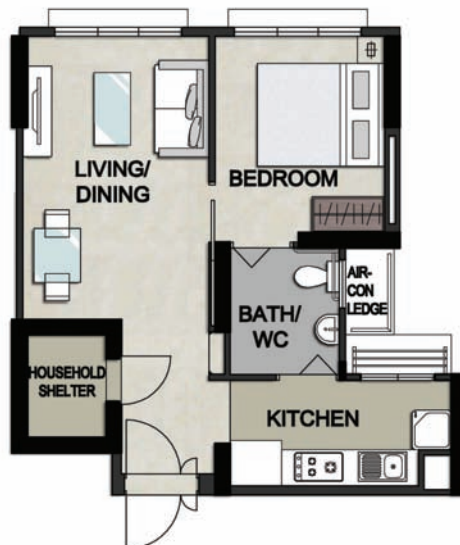
In addition, each Studio Apartment will come with a built-in kitchen cabinet with cooker hood and stove. Buyers can choose from two height options for the kitchen cabinet – default dimensions based on industry standard or lowered cabinets to suit the needs of wheelchair bound residents. For the convenience of residents, elderly-friendly fixtures will also be 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.



LAYOUT IDEAS FOR STUDIO APARTMENT (TYPE A)

APPROX. FLOOR AREA 37 sqm

(Inclusive of Internal Floor Area 35 sqm and Air-Con Ledge)



LAYOUT IDEAS FOR STUDIO APARTMENT (TYPE B)

APPROX. FLOOR AREA 46 sqm

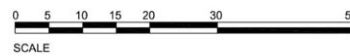
(Inclusive of Internal Floor Area 45 sqm and Air-Con Ledge)



LEGEND

- Studio Apartment (Type A)
- Studio Apartment (Type B)
- Surrounding Buildings
- Drop-off Porch / Precinct Pavilion at 1st Storey
Linkway/Linkbridge(LB) at 3rd-5th Storey
- Senior Activity Centre (SAC) at 1st Storey
- Children Playground (PG) /
Elderly Fitness Station (EFS) /
Adult Fitness Station (AFS)
- Electrical Sub-Station (ESS) at 1st Storey
- Multi-Storey Carpark
- Utility Centre (UC) at 1st Storey
- Open Space
- Staircase
- Air-well
- Driveway
- Trellis
- Shelter
- Centralised Refuse Chute /
Chute for Recyclable Refuse
- Corridor
- Lift

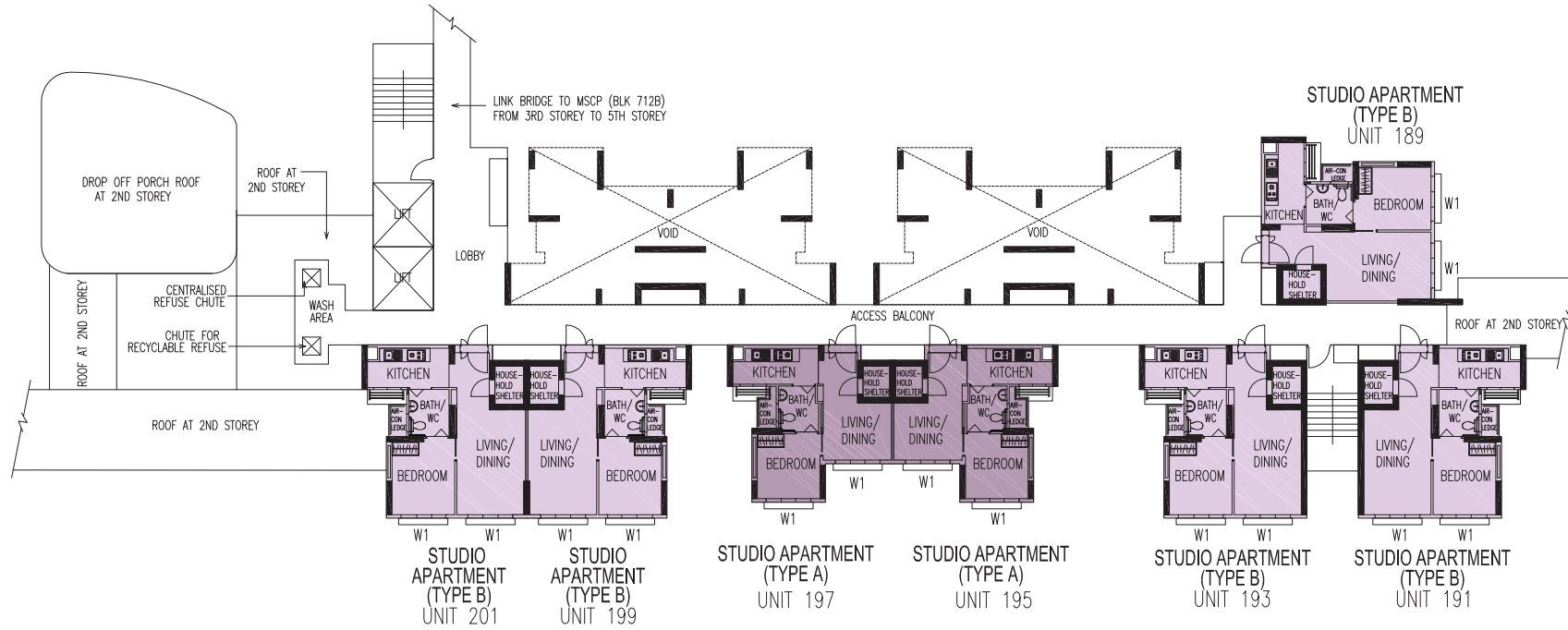
Applicants are encouraged to visit the place before booking a flat.



Block Number	Number of Storeys	Studio Apartment		Total	Lift opens at
		Type-A	Type-B		
712A	16	74	75	149	Every storey
TOTAL		74	75	149	

STUDIO APARTMENTS





**BLOCK 712A
2ND STOREY TO 5TH STOREY FLOOR PLAN**

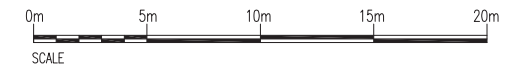
LEGEND :

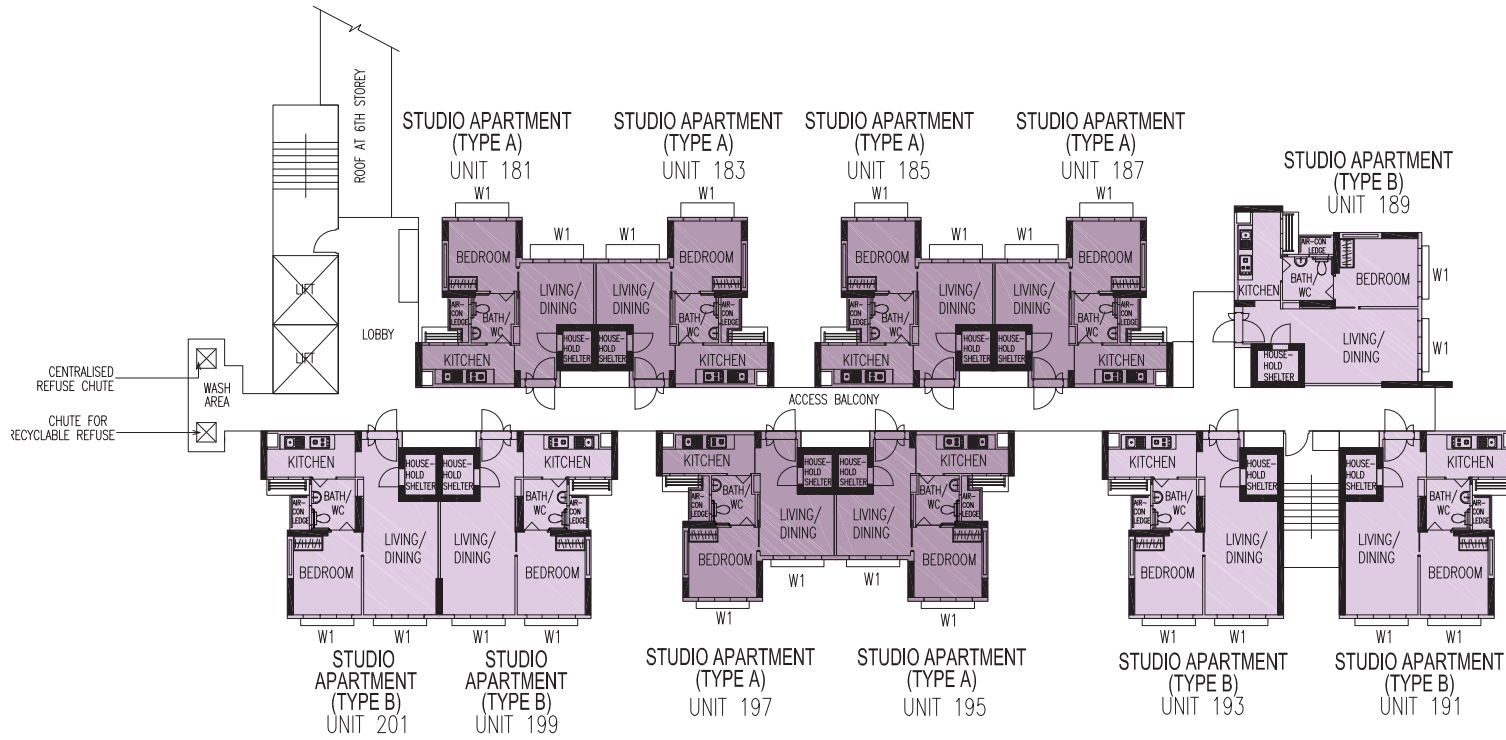
STUDIO APARTMENT (TYPE A)

STUDIO APARTMENT (TYPE B)

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.





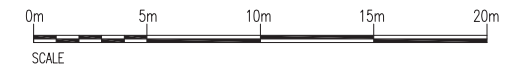
LEGEND :

- STUDIO APARTMENT (TYPE A)
- STUDIO APARTMENT (TYPE B)

BLOCK 712A 6TH STOREY TO 16TH STOREY FLOOR PLAN

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 Golden Lavender

(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/ drywall partition system.

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

Ceilings	:	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 floor	:	glazed porcelain tiles
Bathroom/WC floor	:	ceramic tiles
Household shelter floor	:	glazed porcelain tiles

Fittings

Quality locksets
Quality sanitary fittings
Kitchen cabinets 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

Disclaimer

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- (viii) The floor areas are scaled strata areas.
- (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, residents' committee centres, day activity centres and such other facilities as HDB shall deem fit.



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