



**LEGEND**

- Studio Apartment Type A
- Studio Apartment Type B
- 3 - Room
- 4 - Room
- Surrounding Buildings
- Reserved for/ Existing Development
- Linkway/ Precinct Pavilion/ Drop-off Porch/ Shelter
- Trellis
- Future Social Community Facilities (FSCF) at MSCP Roof/ Residents' Committee Centre (RCC) at 1st Storey/ Service Centre for Seniors at 1st Storey
- Children Playground (PG)/ Adult Fitness Station (AFS)/ Elderly Fitness Station (EFS)
- Electrical Sub-Station (ESS)
- Utility Centre (UC) at 1st Storey
- Multi-Storey Car Park
- Open Space
- Staircase
- Driveway
- Air-well
- Centralised Refuse Chute
- Corridor
- Lift
- Service Bay

Block Number	Number of storeys	Studio Apartment Type A	Studio Apartment Type B	3 Room	4 Room	Total	Lift opens at
590A	31	60	30	60	90	240	Every storey
590B	32	25	56	56	87	224	Every storey
591A	32	-	-	62	186	248	Every storey
<b>Total</b>		<b>85</b>	<b>86</b>	<b>178</b>	<b>363</b>	<b>712</b>	

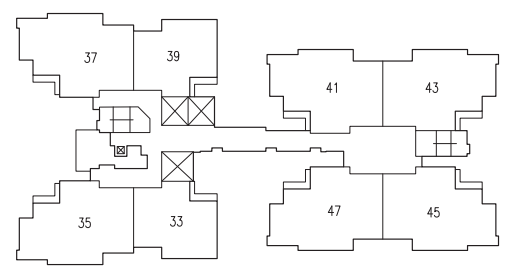


Applicants are encouraged to visit the place before booking a flat.



# Unit Distribution

#32	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#31	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#30	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#29	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#28	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#27	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#26	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#25	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#24	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#23	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#22	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#21	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#20	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#19	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#18	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#17	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#16	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#15	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#14	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#13	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#12	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#11	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#10	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#09	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#08	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#07	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#06	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#05	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#04	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#03	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#02	3 ROOM	4 ROOM		4 ROOM	4 ROOM		4 ROOM	4 ROOM
#01	SERVICE CENTRE FOR SENIORS						SERVICE CENTRE FOR SENIORS	
	33	35	37	39	41	43	45	47



BLOCK 591A

- 3 ROOM
- 4 ROOM



BLK 590A  
(2ND TO 31TH STOREY FLOOR PLAN)

- LEGEND:
- W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
  - 3 ROOM
  - 4 ROOM
  - STUDIO APARTMENT (TYPE A)
  - STUDIO APARTMENT (TYPE B)
- UNLESS OTHERWISE INDICATED ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

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

ADJACENT MSCP BLOCK 590



## BLK 590B (2ND STOREY FLOOR PLAN)

**LEGEND:**

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

3 ROOM

4 ROOM

STUDIO APARTMENT (TYPE A)

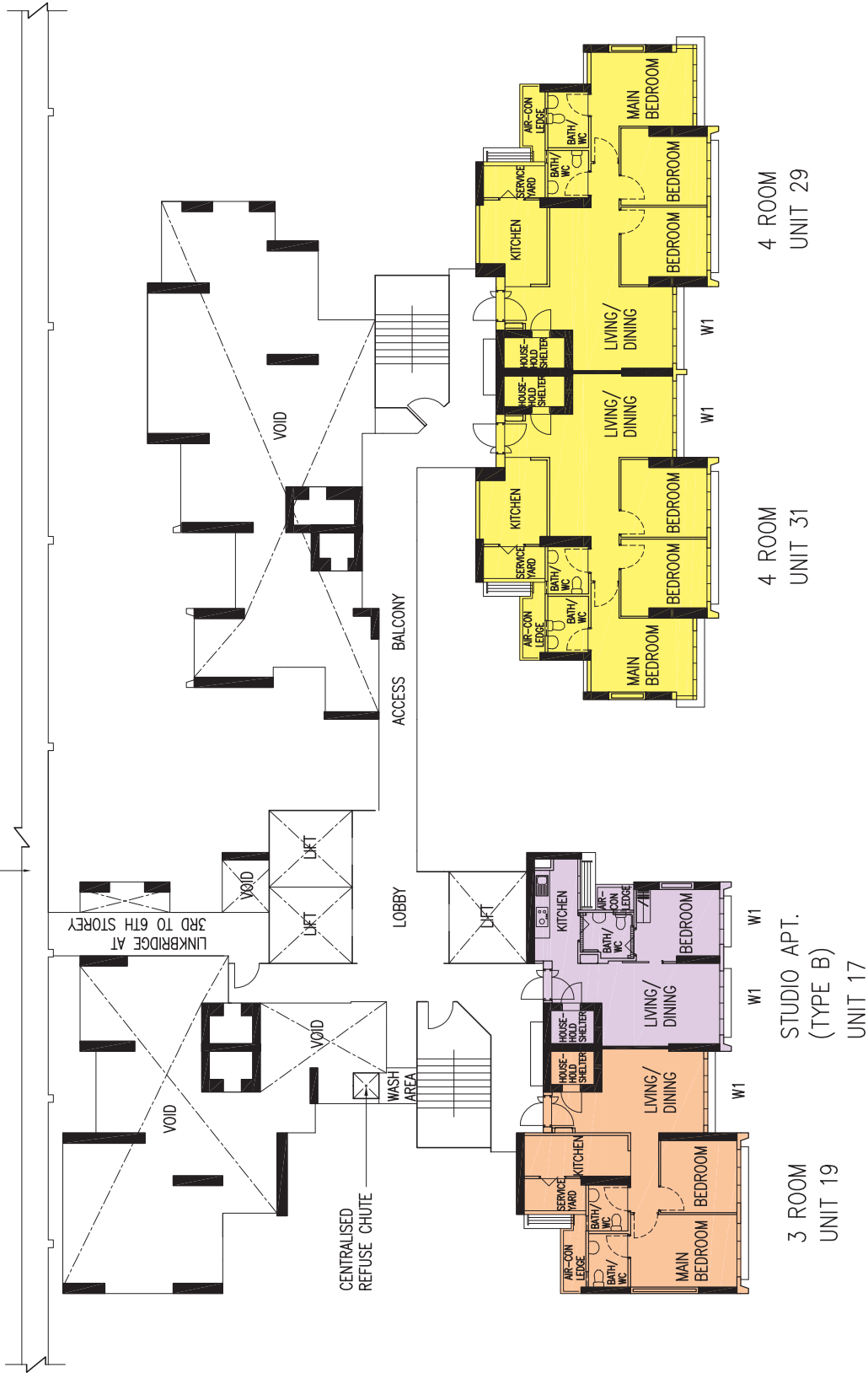
STUDIO APARTMENT (TYPE B)

UNLESS OTHERWISE INDICATED ALL WINDOWS  
WILL BE STANDARD HEIGHT WINDOWS

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

SCALE 0 2 4 6 8 10 METRES

ADJACENT MSCP BLOCK 590



BLK 590B  
(3RD TO 6TH STOREY FLOOR PLAN)

LEGEND:

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

3 ROOM

4 ROOM

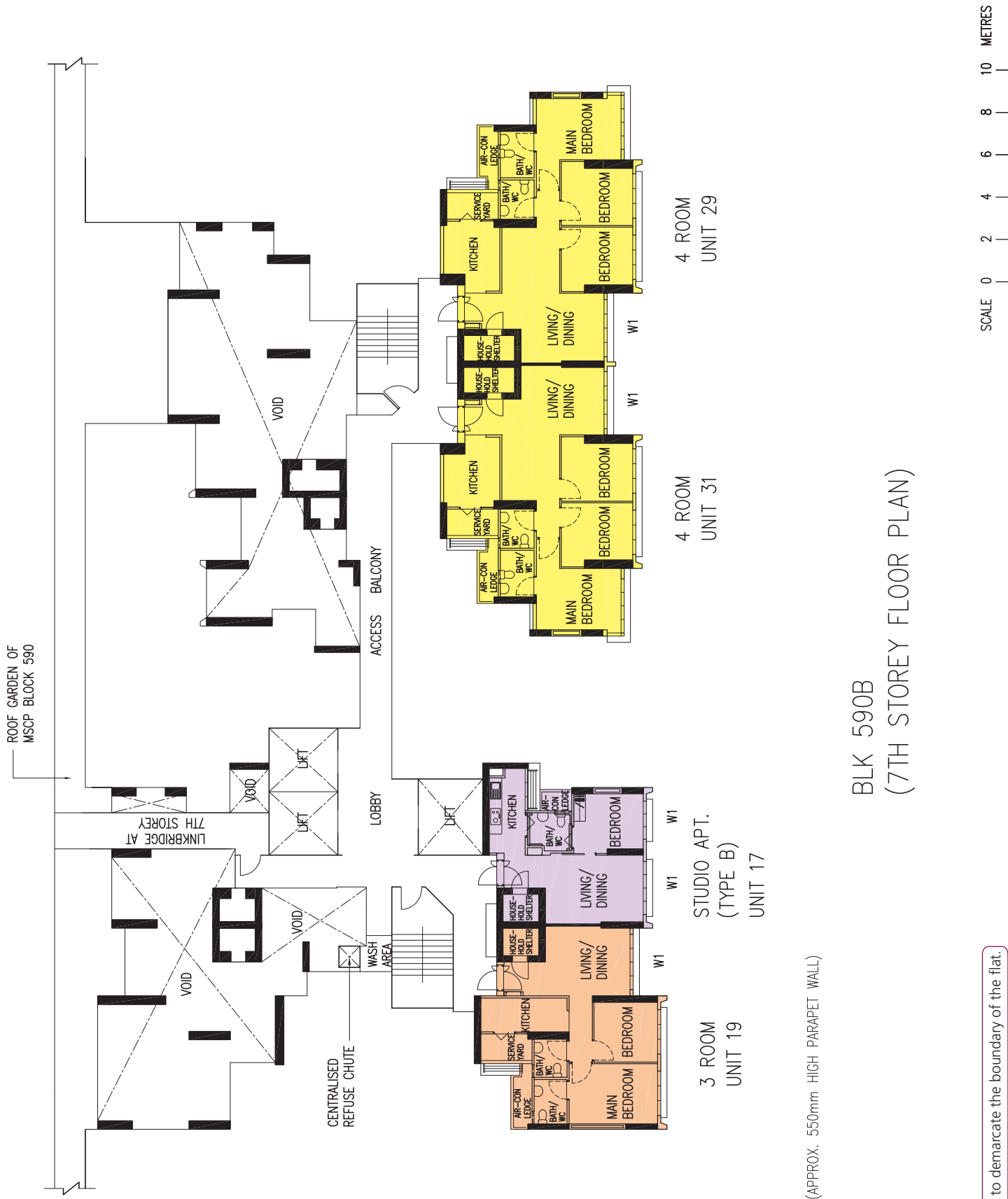
STUDIO APARTMENT (TYPE A)

STUDIO APARTMENT (TYPE B)

UNLESS OTHERWISE INDICATED ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

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

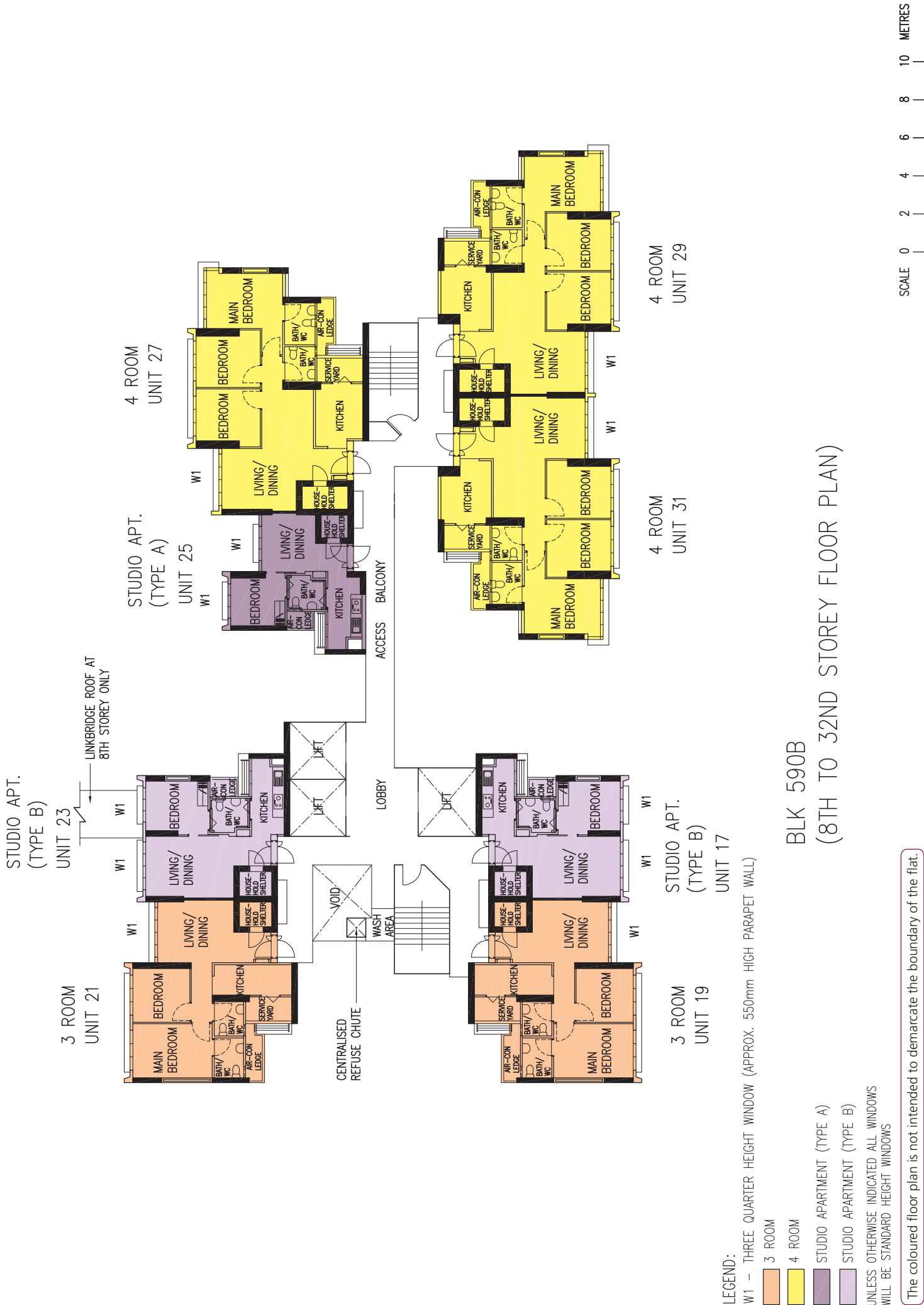
SCALE 0 2 4 6 8 10 METRES



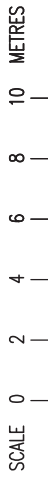
BLK 590B  
(7TH STOREY FLOOR PLAN)

- LEGEND:
- W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
  - 3 ROOM
  - 4 ROOM
  - STUDIO APARTMENT (TYPE A)
  - STUDIO APARTMENT (TYPE B)
- UNLESS OTHERWISE INDICATED ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

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







BLK 591A  
(2ND TO 32ND STOREY FLOOR PLAN)

- LEGEND:
- W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)
  - 3 ROOM
  - 4 ROOM
  - STUDIO APARTMENT (TYPE A)
  - STUDIO APARTMENT (TYPE B)
- 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 Cheng San Court (Studio Apartment)

## 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

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](http://www.hdb.gov.sg) for information on renovation rules.

## General Specifications For Cheng San Court (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 for 3-Room & 4-Room (Type D9a) (optional)
Household Shelter	:	metal door
Service Yard	:	aluminium framed door with glass

### Finishes

Ceilings	:	skim coated or plastered and painted
Kitchen/Bathrooms/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.
- 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.

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