Contemporary Homes with a Modern Sparkle

Located at the junction of Corporation Road and Yung Kuang Road, Corporation Tiara stands out with its stylish architecture. Standing at twenty storeys, the three residential blocks in this premium development are adorned with distinctive crown-like roof features. The name Corporation Tiara aptly reflects its elegant design.

Under this BTO launch, 275 units of 4-room and 5-room Premium flats are offered for sale. The design for this development includes 100 units of Studio Apartments which will be set aside to meet the housing needs of elderly Singapore citizens at a later date. These Studio Apartments will not be offered for public sale at this launch.

A Dazzling Array of Lifestyle Conveniences

Corporation Tiara is within walking distance to Taman Jurong Shopping Centre as well as Taman Jurong Market and Food Centre. For more shopping options within Jurong, there’s Jurong Point and IMM to choose from.

For leisure, stroll over to the Taman Jurong Community Club to explore the multitude of enrichment courses available. Other nearby recreational venues include Jurong Lake Park, Chinese Garden and Japanese Garden.
When you need to commute, you will enjoy easy connectivity with the well-established network of buses, Lakeside MRT station and Ayer Rajah Expressway (AYE).

The range of schools located within the town includes Lakeside Primary School, Jurong Secondary School, River Valley High School and Jurong Junior College.

Facilities at Your Doorstep

Taking design cues from the digital age, a series of pixel patterns adorn the precinct facilities, exuding a modern feel.

With the residential blocks sited at the perimeter of the development, a large central green space is created. Here, you enjoy an array of amenities that cater to all ages. There are fitness stations that cater to the elderly and adults while children can enjoy outdoor fun at the playground. The precinct pavilion serves as an ideal spot where you can gather with neighbours and engage in friendly chatter.

Parents with young children will appreciate the childcare centre within the development. A Residents' Committee Centre is also located here.

For ease of movement within the development, sheltered walkways are linked to offer shade and protection from the weather.
Choose from 4-room and 5-room Premium flats.

These flats are provided with glazed porcelain ceramic tiles in the living, dining and kitchen areas and timber strip flooring in the bedrooms. Ceramic floor/wall tiles and quality sanitary fittings are provided in the bathrooms. With these finishes provided, you can move in hassle-free with minimum renovation. Each unit comes with full height windows in the living/dining area and three-quarter height windows in the bedrooms.

Some 4-room and 5-room flats are provided with a balcony.

The indicative price range of these flats is tabulated below:

<table>
<thead>
<tr>
<th>Flat Type</th>
<th>Floor Area Range (sqm)</th>
<th>Internal Floor Area Range (sqm)</th>
<th>No of Units</th>
<th>Indicative Price Range</th>
</tr>
</thead>
<tbody>
<tr>
<td>4-Room</td>
<td>93 - 98</td>
<td>90 - 93</td>
<td>171</td>
<td>$242,000 - $325,000</td>
</tr>
<tr>
<td>5-Room</td>
<td>113 - 116</td>
<td>110 - 113</td>
<td>104</td>
<td>$304,000 - $369,000</td>
</tr>
</tbody>
</table>

Notes:
(a) Floor area refers to the estimated area of the whole apartment, inclusive of the area of air-conditioner ledge.
(b) Internal floor area refers to the estimated area of the apartment completed based on the centre line of the apartment wall.
(c) The indicative prices do not include the cost of optional components. Actual selling prices will vary according to the attributes of the individual units at the time of selection.
(d) 100 units of Studio Apartments in Corporation Tiara are reserved for future sale.

**Affordability of a Typical Flat**

<table>
<thead>
<tr>
<th>Flat Type</th>
<th>Typical Selling Price</th>
<th>Applicants’ Median Household Income</th>
<th>Eligible Additional Housing Grant</th>
<th>Monthly Installment for 30 year Loan</th>
<th>Instalment to Income Ratio</th>
</tr>
</thead>
<tbody>
<tr>
<td>4-Room</td>
<td>$295,000</td>
<td>$4,200</td>
<td>$10,000</td>
<td>$1,027</td>
<td>24%</td>
</tr>
<tr>
<td>5-Room</td>
<td>$345,000</td>
<td>$5,500</td>
<td>$0</td>
<td>$1,243</td>
<td>23%</td>
</tr>
</tbody>
</table>

**Optional Component Scheme (OCS)**

You may opt to have internal doors installed in your selected flat. The cost of installing these optional doors will be added to the selling price of the flats.

<table>
<thead>
<tr>
<th>Optional Component</th>
<th>Indicative Costs</th>
</tr>
</thead>
<tbody>
<tr>
<td>4-Room</td>
<td>$2,140</td>
</tr>
<tr>
<td>5-Room</td>
<td>$2,140</td>
</tr>
</tbody>
</table>

Note:
* 46-room flats: 5 internal doors (3 bedroom doors and 2 bathroom doors)

**Estimated Completion**

Corporation Tiara is expected to be completed in 2Q 2014. The actual completion date will depend on the progress of construction.

The Estimated Delivery Possession Date (EDPD) for this project is 30 Apr 2015. The EDPD is an estimate of the date that HDB is required under the Agreement for Lease to deliver possession of the flat. Applicants will be informed of the actual Delivery Possession Date during the signing of the Agreement for Lease.
Typical Floor Plans

TYPICAL 4-ROOM FLOOR PLAN
APPROX. FLOOR AREA 93 sqm
(Inclusive of Internal Floor Area 90 sqm and Air-Con Ledge)

TYPICAL 4-ROOM FLOOR PLAN
APPROX. FLOOR AREA 96 sqm
(Inclusive of Internal Floor Area 93 sqm and Air-Con Ledge)

TYPICAL 5-ROOM FLOOR PLAN
APPROX. FLOOR AREA 113 sqm
(Inclusive of Internal Floor Area 110 sqm and Air-Con Ledge)

TYPICAL 5-ROOM FLOOR PLAN
APPROX. FLOOR AREA 116 sqm
(Inclusive of Internal Floor Area 113 sqm and Air-Con Ledge)

The coloured floor plans are not intended to demarcate the boundary of the flat.
Samples of Furnished Layout Plans

TYPICAL 4-ROOM FLOOR PLAN
APPROX. FLOOR AREA 93 sqm
(Inclusive of Internal Floor Area 90 sqm and Air-Con Ledge)

TYPICAL 4-ROOM FLOOR PLAN
APPROX. FLOOR AREA 95 sqm
(Inclusive of Internal Floor Area 93 sqm and Air-Con Ledge)
TYPICAL 5-ROOM FLOOR PLAN
APPROX. FLOOR AREA 115 sqm
(Inclusive of internal Floor Area 113 sqm and Air-Con Ledge)
GENERAL SPECIFICATIONS FOR CORPORATION TIARA (4-Room & 5-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
Aluminum framed windows with tinted glass.

Doors
Entrance: Decorative solid timber door and metal gate
Bedroom: Decorative solid timber doors (Type D10) (optional)
Bathroom/WC: Laminated semi-solid timber doors (Type D10a) (optional)
Household Shelter: Metal door
Service Yard: Aluminum framed door with glass
Balcony (where appropriate): Aluminum framed door with glass

Finishings
Ceilings: Skim-coated or plastered and painted
Kitchen/Bathrooms/WC wall: Glazed ceramic tiles
Other walls: Skim-coated or plastered and painted
Living/Dining floor: Glazed Porcelain Ceramic tiles with timber skirting
Bedrooms floor: Timber Strip flooring with timber skirting
Kitchen floor: Glazed Porcelain Ceramic tiles
Bathrooms/WC floor: Glazed Ceramic tiles
Service Yard floor: Glazed Porcelain Ceramic tiles with tile skirting
Household Shelter floor: Glazed Porcelain Ceramic tiles
Balcony (where appropriate): Structured Homogenous tiles with tile skirting

Fittings
Quality Locksets.
Quality Sanitary fittings.
Vanity top wash basin at attached Bathroom / WC, Wash Basin for other Bathroom / WC.
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.

The plans in this brochure are the copyright of the Housing & Development Board (HDB), Singapore. The HDB reserves the right at any time without notice and at its sole discretion, to change any aspect of this project, including but not limited to the omission, amalgamation of or increasing or reducing the number of communal facilities and amenities. Similarly, all dimensions, areas, plans, colour schemes, descriptions and specifications noted herein are subject to change or alteration without notice if required by the competent Authority or at HDB’s sole and absolute discretion. The HDB will not entertain any request for alteration of the layout or specifications of a flat, to meet individual needs. The void deck in any apartment block may subsequently be used for facilities, such as child care centres, education centres, residents’ committee centres and such other facilities as HDB shall deem fit.

The Floor Areas are scaled Strata Areas.