The information contained herein is subject to change at any time without notice and cannot form part of an offer or contract. The proposed facilities and their locations as shown are only estimates. The proposed facilities may include other ancillary uses allowed under URA’s prevailing Development Control guidelines. For example, places of worship may also include columbarium as an ancillary use, while community centres may also include childcare centres. The implementation of this facility is subject to review by the Government or competent authorities. While reasonable care has been taken in providing this information, ME3 shall not be responsible in any way for any damage or loss suffered by any person whether directly or indirectly as a result of reliance on the said information or as a result of any error or omission therein.
Unit Distributions
GENERAL SPECIFICATIONS FOR FERNVALE LEA

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: acrylic panel folding door for 2-Room
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/Bathrooms/WC floor: ceramic tiles
Service Yard floor: ceramic tiles with tile skirting
Household Shelter floor: ceramic tiles

Fittings
Quality locksets.
Quality sanitary fittings.
Vanity top wash basin at attached Bathroom/WC (for 5-room only), 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 be not 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 renovations rules.

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The Floor Areas are scaled Strata Areas.