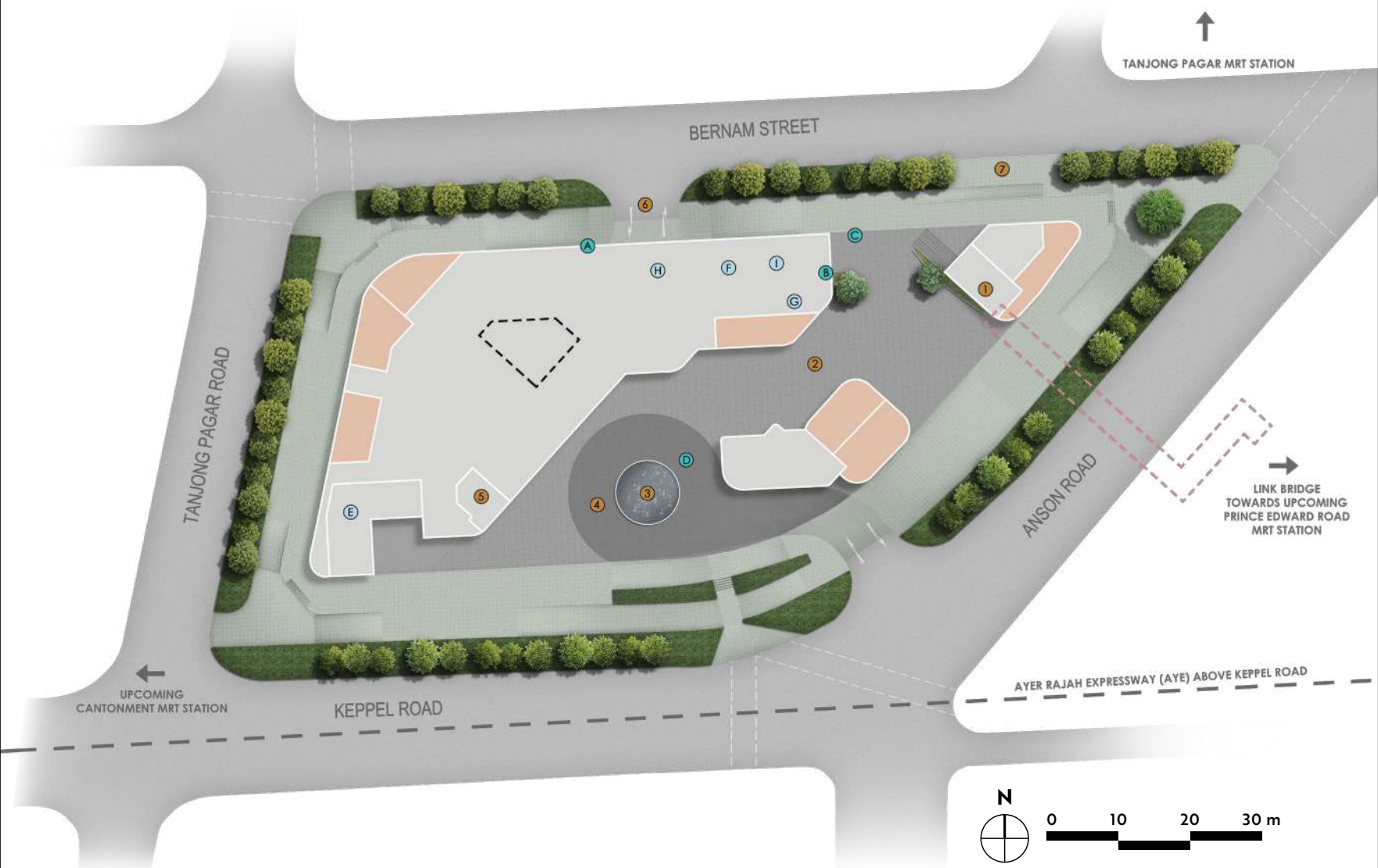




# L1 SITE PLAN



- ① Short Term Bicycle Parking
  - ② Privately Owned Public Space (POPS)
  - ③ Arrival Water Feature
  - ④ Main Development Arrival
  - ⑤ Residential Lobby
  - ⑥ Basement Car Park Entry / Exit\*
  - ⑦ Taxi Stand
  - Ⓐ Residential Guard House (B2)
  - Ⓑ Common Bicycle Repair Station (B1)
  - Ⓒ Residential Bicycle Parking (B1)
  - Ⓓ Common Loading / Unloading Bay 2 (B1)
  - Ⓔ Main Development Substation (L1)
  - Ⓕ Common Loading / Unloading Bay 1 (L1)
  - Ⓖ Common Bin Centre (L1)
  - Ⓗ Common Genset (L1M)
  - Ⓘ Residential Genset (L1M)
  - Restaurants (F&B)
  - - - Elevated Pedestrian Link (L1M)
  - - - Residential Water Tank (Roof Lift Motor Room)
- \*Kindly refer to the approved BP plans for the basement car park.

Main Development Arrival



Residential Lobby



L23-L33 SITE PLAN (TYPICAL)\*



L35-L44 SITE PLAN (TYPICAL)\*

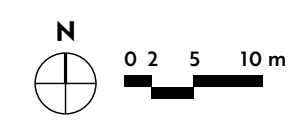


# SCHEMATIC DIAGRAM

80 ANSON ROAD, SINGAPORE 079907

UNIT LEVEL	03	02	01	04	05	06	08	09	10	11	12			
NEWPORT SKY														
SPH (#45-01)														
45														
44	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	CP1	BPS2	A4			
43	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	BP1	HORIZON GARDEN	B2 (#43-12)			
42	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	BP1		B2 (#42-12)			
41	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	BP1		B2 (#41-12)			
40	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	CP1	BPS2	A4			
39	CPS1	BP2	D1	BPS1	A2	A2	FITNESS GARDEN	VOID	A3	CP1	BPS2	A4		
38	CPS1	BP2	D1	BPS1	A2	A2		A1	A3	CP1	BPS2	A4		
37	CPS1	BP2	D1	BPS1	A2	A2		A1	A3	CP1	BPS2	A4		
36	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	CP1	BPS2	A4			
35	CPS1	BP2	D1	BPS1	A2	B1	C1	A3	CP1	BPS2	A4			
CLUB VISTA														
UNIT LEVEL	13	03	02	01	04	05	06	07	08	09	10	11	12	
33	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	CP1	BPS2	A4	
32	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	CP1	BPS2	A4	
31	AS1	AS1	BP2	A5	WELLNESS GARDEN	BP3	A2	A2	B3	A1	A3	CP1	BPS2	A4
30	AS1	AS1	BP2	A5		BP3	A2	A2	B3	A1	A3	CP1	BPS2	A4
29	AS1	AS1	BP2	D1a	BPS1	A2	A2	B3	A1	A3	CP1	BPS2	A4	
28	AS1	AS1	BP2	D1a	BPS1	A2	A2	B3	A1	A3	CP1	BPS2	A4	
27	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	BP1	PLAY GARDEN	B2 (#27-12)	
26	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	BP1		B2 (#26-12)	
25	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	BP1		B2 (#25-12)	
24	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	CP1	BPS2	A4	
23	AS1	AS1	BP2	D1	BPS1	A2	A2	B3	A1	A3	CP1	BPS2	A4	
SERVICED APARTMENT SKY TERRACE														
11-21	SERVICED APARTMENT WITH SKY GARDENS													
SERVICED APARTMENT SKY TERRACE														
10	SERVICED APARTMENT SKY TERRACE													
OFFICE WITH ROOF TERRACES														
2-9	OFFICE WITH ROOF TERRACES													
1M	MANAGEMENT OFFICE											ELEVATED PEDESTRIAN LINK		
1	LEVEL 1 LOBBY / RESTAURANTS / PRIVATELY-OWNED PUBLIC SPACE (POPS)													
B1	OFFICE / RESTAURANTS CAR PARK													
B2	RESIDENTIAL / SERVICED APARTMENT CAR PARK													
B3	RESIDENTIAL CAR PARK													

1-BEDROOM	2-BEDROOM	3-BEDROOM	4-BEDROOM PREMIUM
1-BEDROOM + STUDY	2-BEDROOM PREMIUM	3-BEDROOM PREMIUM	SUPER PENTHOUSE
	2-BEDROOM PREMIUM + ENSUITE STUDY / STUDY	3-BEDROOM PREMIUM + STUDY	

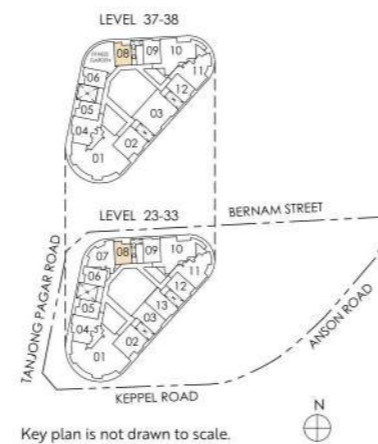
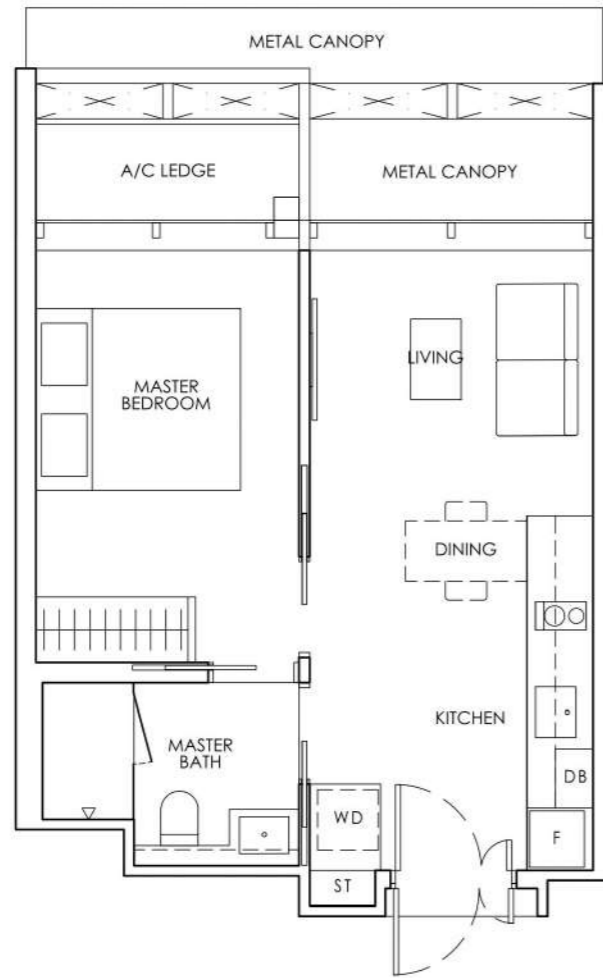


\*The shading and outline of the unit type only applies to typical units. Please refer to the schematic diagram for the unit types on each level. The renderings of the units as shown are for illustrative purposes only. The boundary lines of the units set out here are not to be taken as a factual representation of the actual units. Refer to the approved BP plans for the actual unit outline/boundary lines.

# 1-BEDROOM

**Type A1**  
40 sq m / 431 sq ft

#23-08 to #33-08  
#37-08 to #38-08



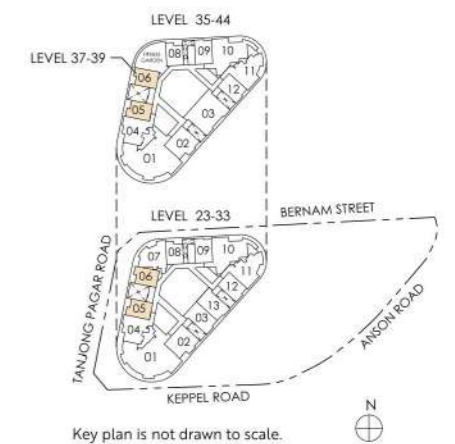
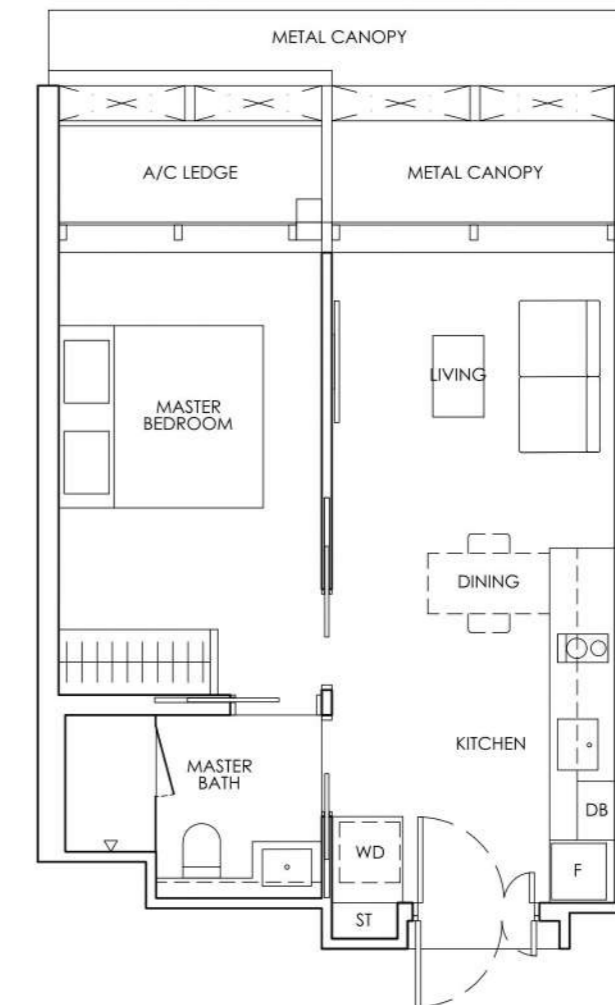
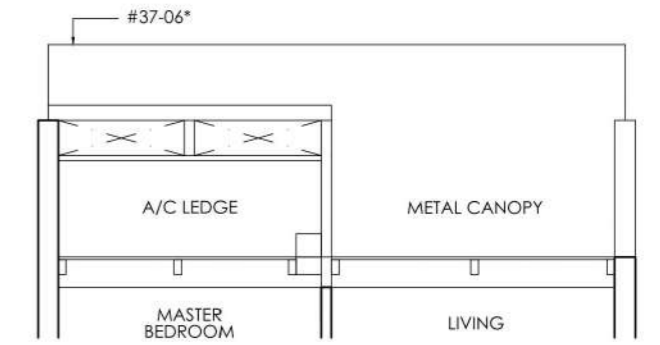
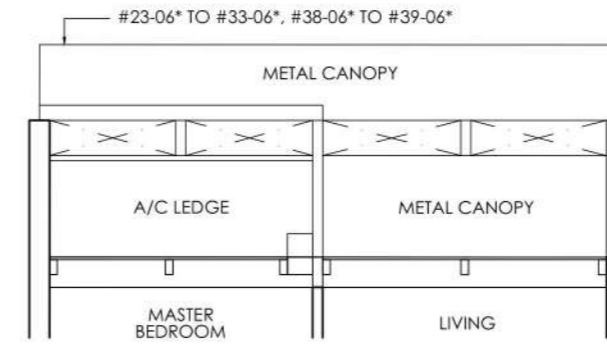
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 1-BEDROOM

**Type A2**  
42 sq m / 452 sq ft

#23-05 to #33-05  
#35-05 to #44-05  
#23-06\* to #33-06\*  
#37-06\* to #39-06\*



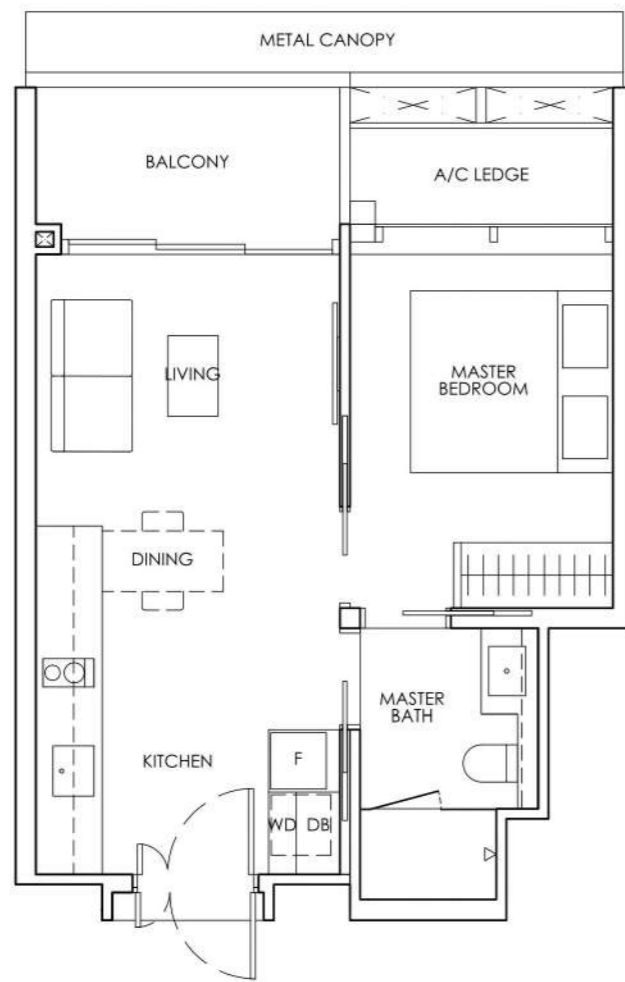
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 1-BEDROOM

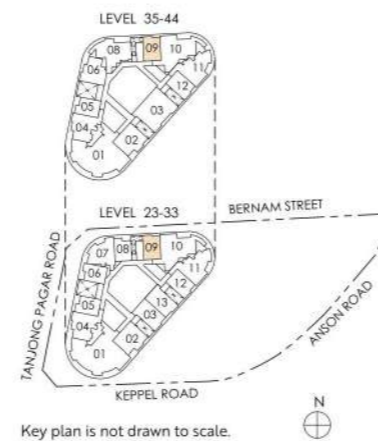
**Type A3**  
44 sq m / 474 sq ft

#23-09 to #33-09  
#35-09 to #44-09



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    \* Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".



# 1-BEDROOM

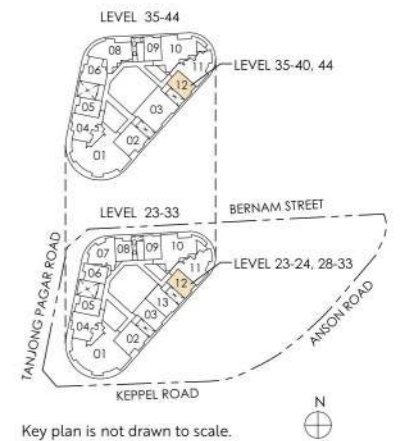
**Type A4**  
46 sq m / 495 sq ft

#23-12 to #24-12  
#28-12 to #33-12  
#35-12 to #40-12  
#44-12



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    \* Mirror Image

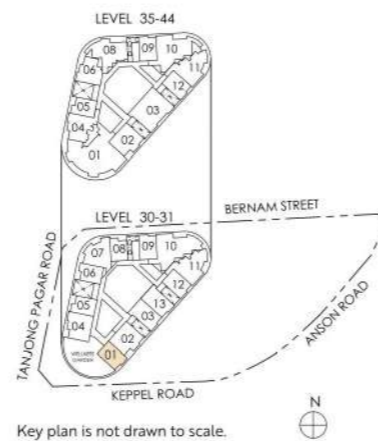
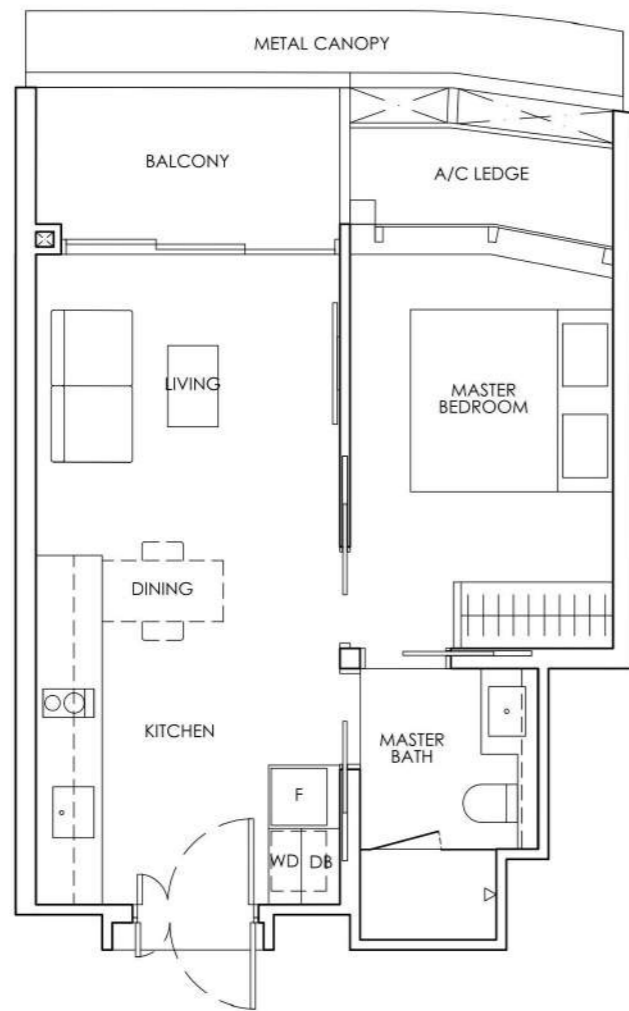
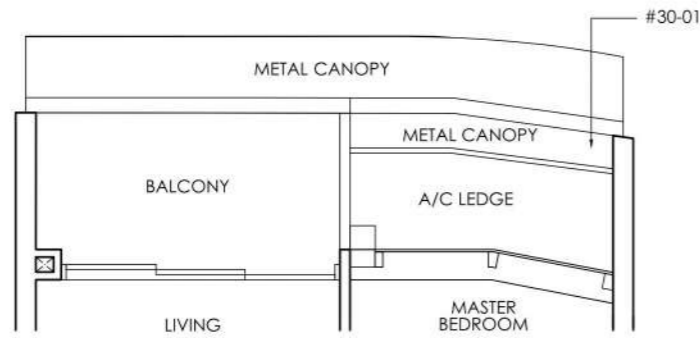
Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".



# 1-BEDROOM

**Type A5**  
46 sq m / 495 sq ft

#30-01 to #31-01



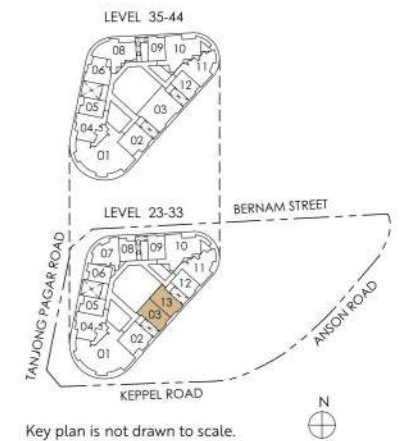
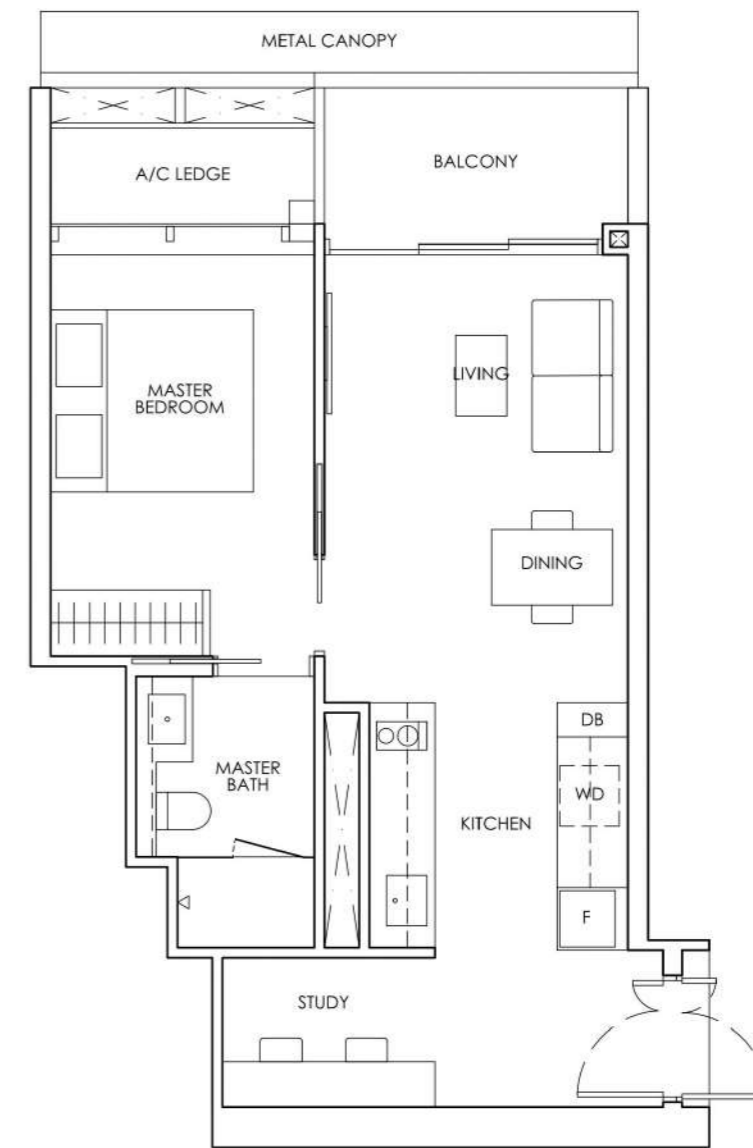
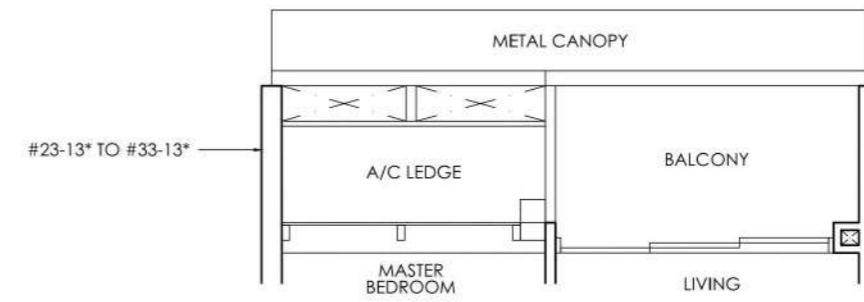
**Legend (where applicable)**  
**DB** Distribution Board  
**ST** Storage  
**WD** Washer cum Dryer  
**HS** Household Shelter  
**W/D** Washer and Dryer  
**A/C** Air-Conditioner  
**F** Fridge  
**WC** Water Closet  
**\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 1-BEDROOM + STUDY

**Type AS1**  
54 sq m / 581 sq ft

#23-03 to #33-03  
#23-13\* to #33-13\*



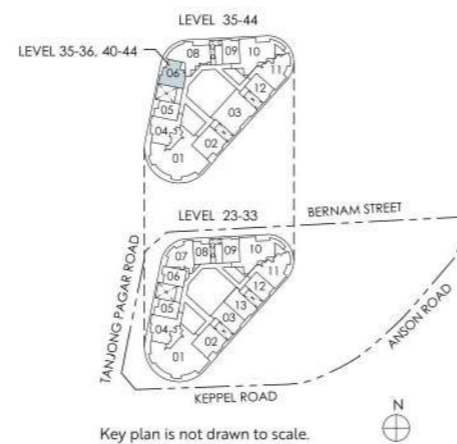
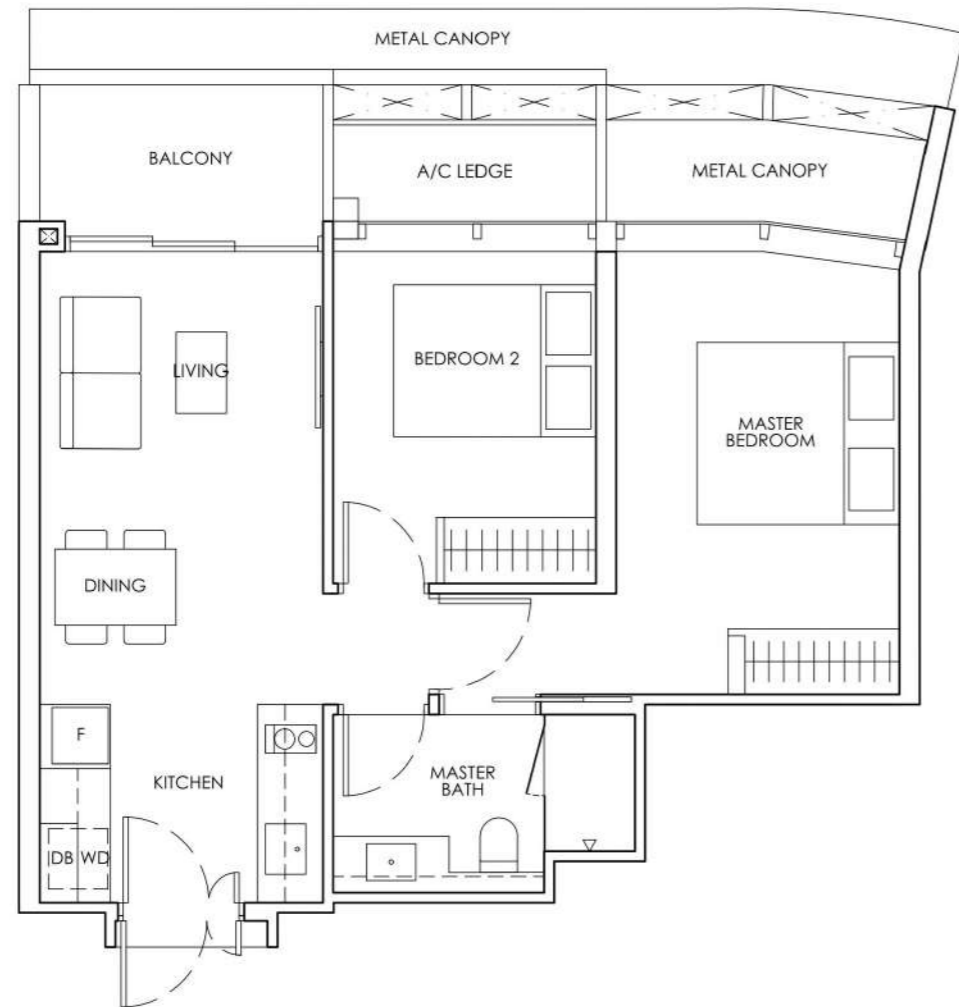
**Legend (where applicable)**  
**DB** Distribution Board  
**ST** Storage  
**WD** Washer cum Dryer  
**HS** Household Shelter  
**W/D** Washer and Dryer  
**A/C** Air-Conditioner  
**F** Fridge  
**WC** Water Closet  
**\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 2-BEDROOM

**Type B1**  
60 sq m / 646 sq ft

#35-06 to #36-06  
#40-06 to #44-06



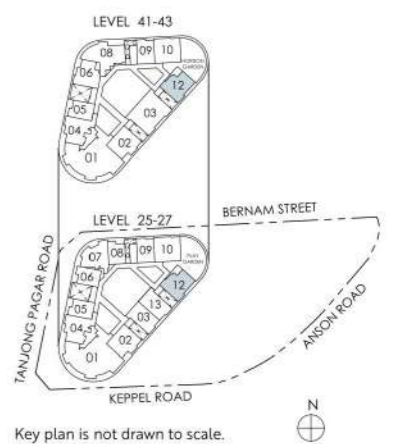
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 2-BEDROOM

**Type B2**  
63 sq m / 678 sq ft

#25-12 to #27-12  
#41-12 to #43-12



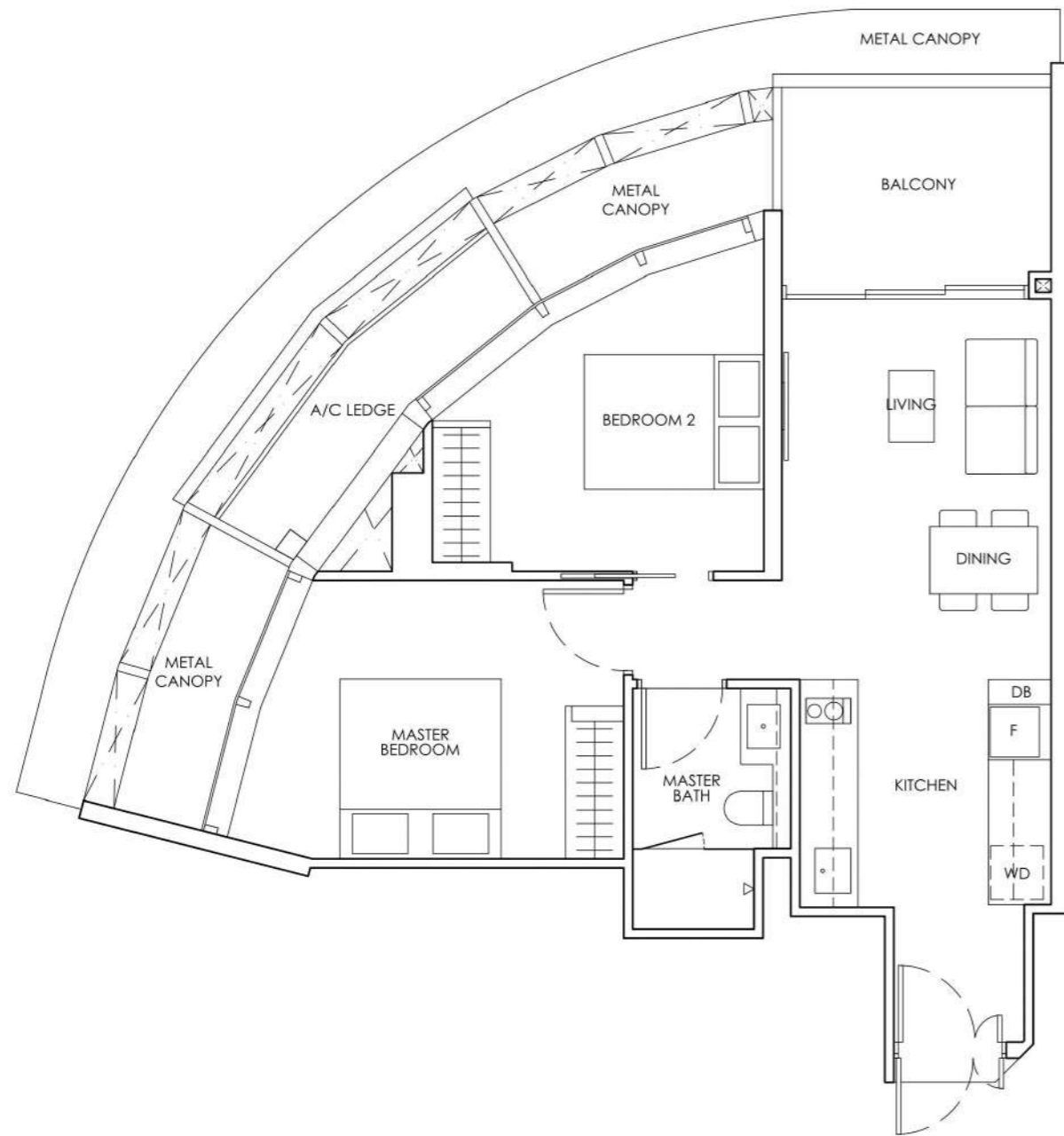
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 2-BEDROOM

**Type B3**  
70 sq m / 753 sq ft

#23-07 to #33-07



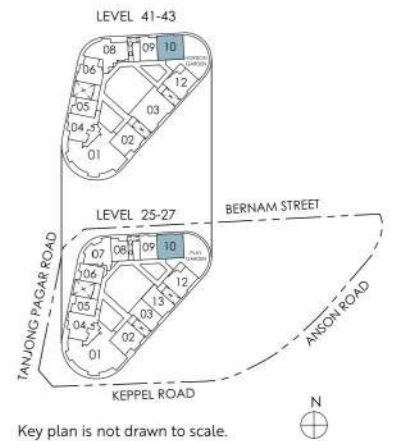
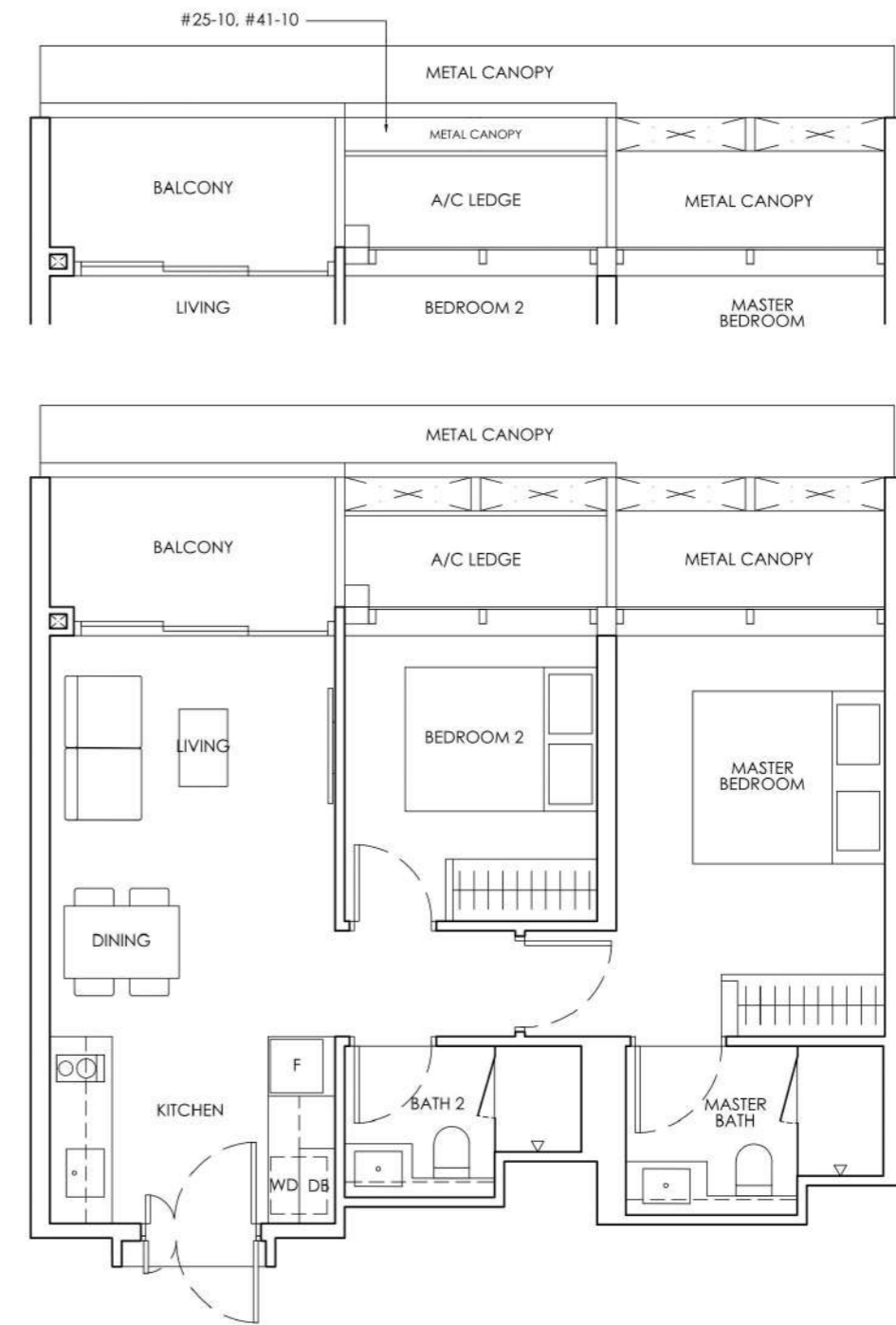
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 2-BEDROOM PREMIUM

**Type BPI**  
64 sq m / 689 sq ft

#25-10 to #27-10  
#41-10 to #43-10



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

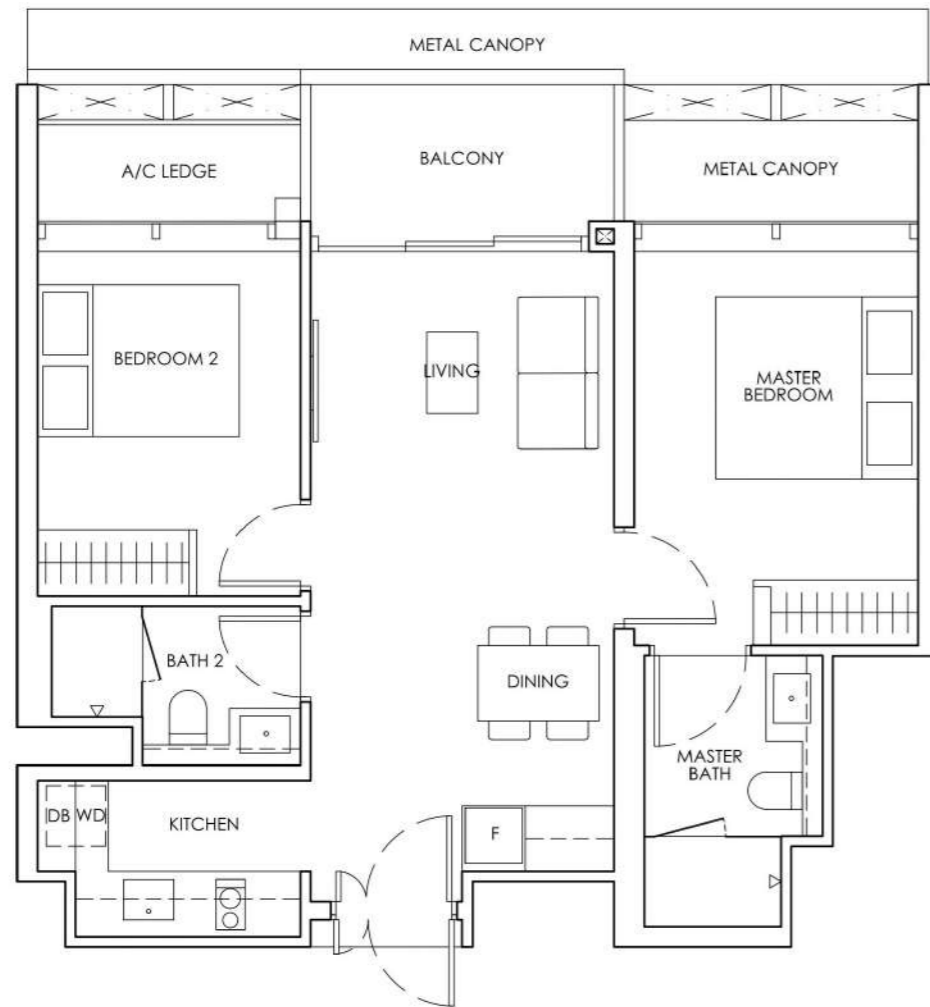
Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".



# 2-BEDROOM PREMIUM

**Type BP2**  
66 sq m / 710 sq ft

#23-02 to #33-02  
#35-02 to #44-02



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

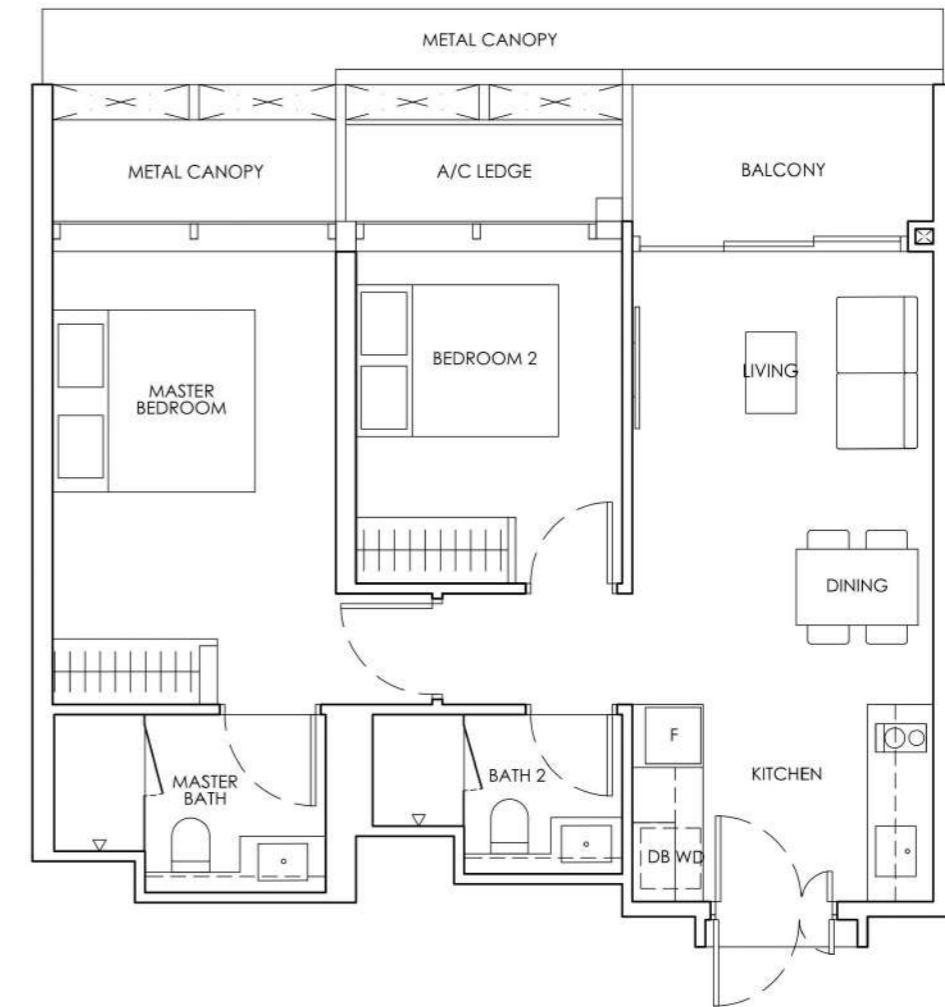
Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".



# 2-BEDROOM PREMIUM

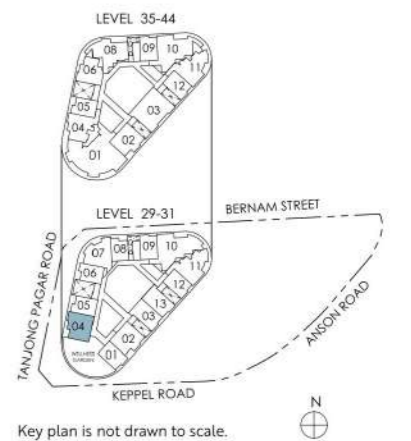
**Type BP3**  
66 sq m / 710 sq ft

#29-04 to #31-04



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

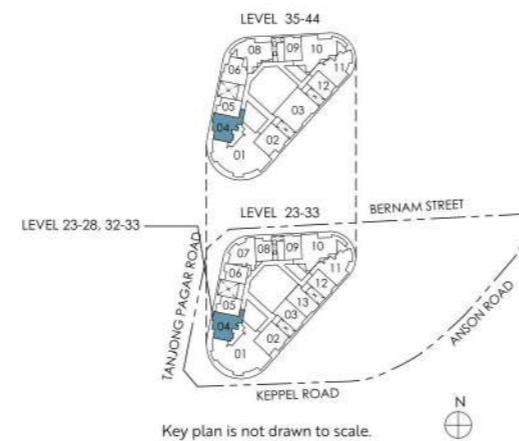
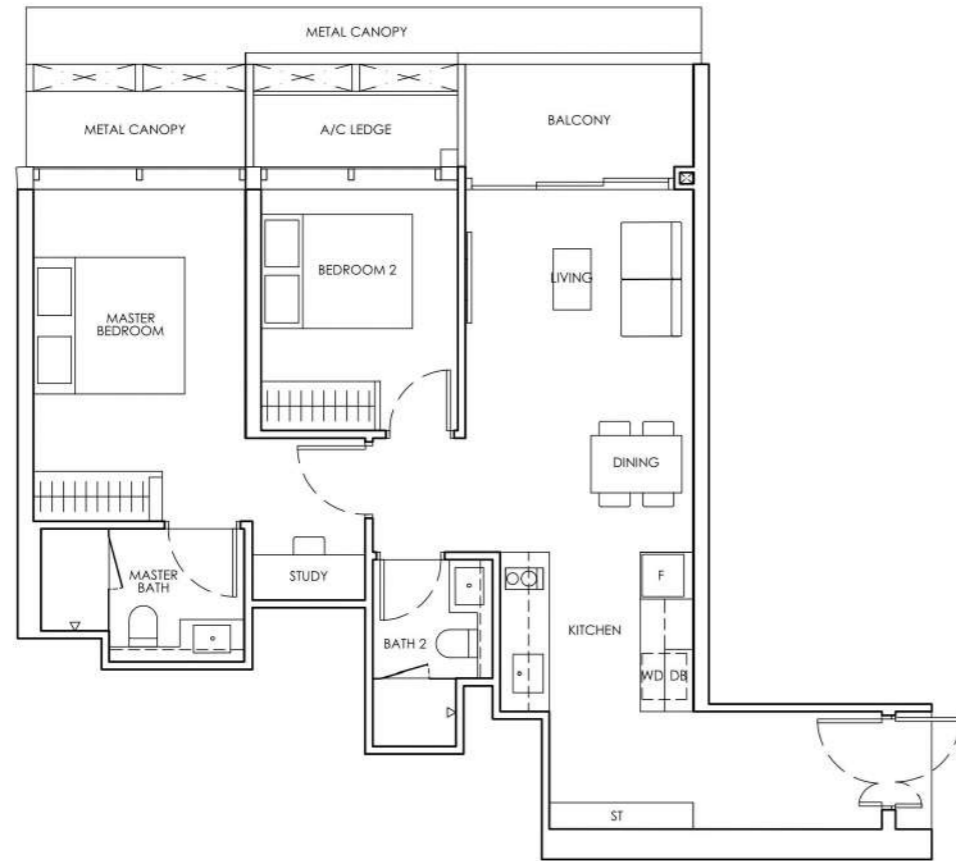
Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".



# 2-BEDROOM PREMIUM + ENSUITE STUDY

**Type BPS1**  
76 sq m / 818 sq ft

#23-04 to #28-04  
#32-04 to #33-04  
#35-04 to #44-04



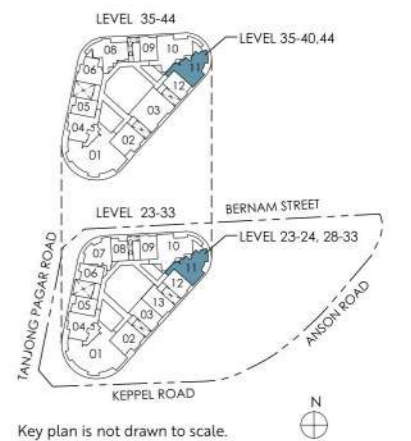
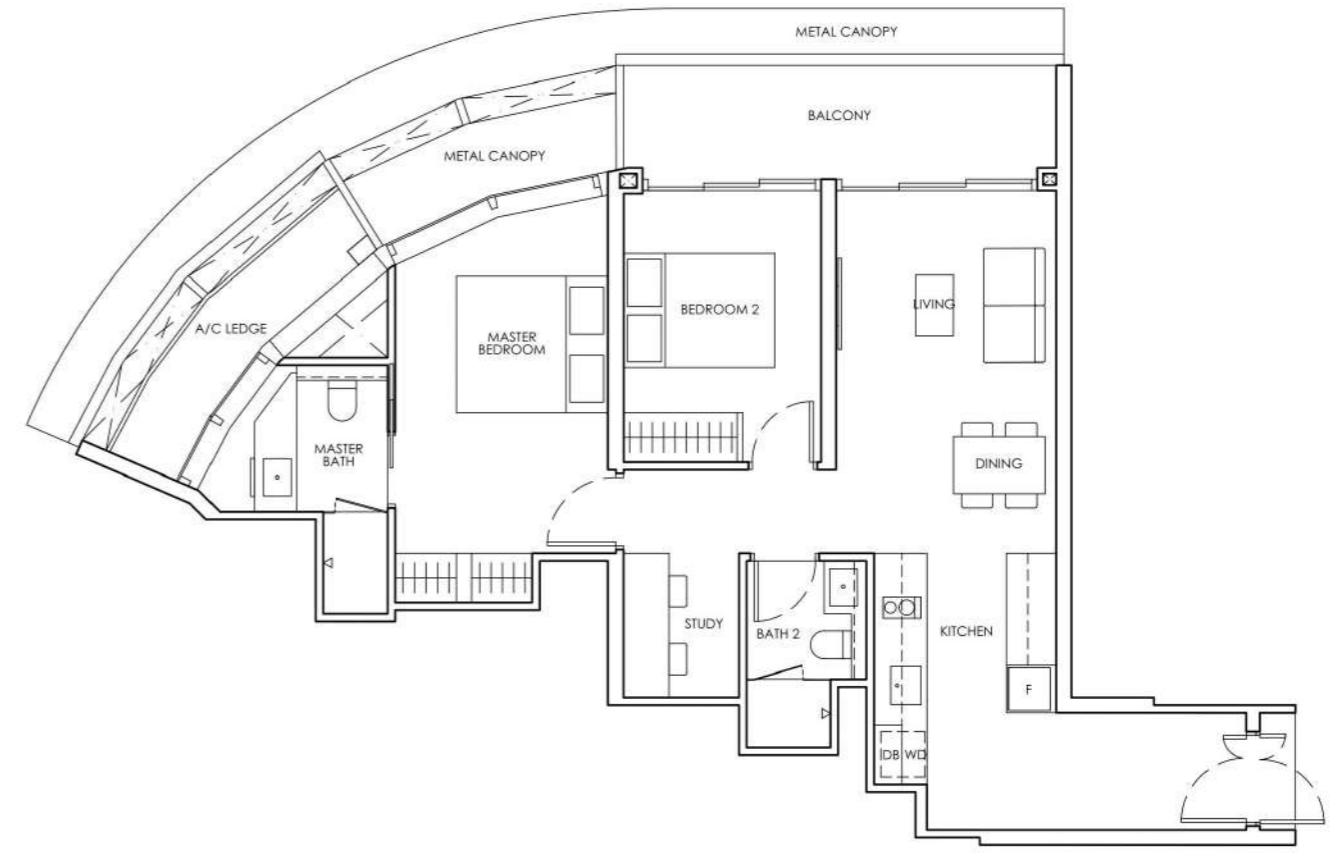
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 2-BEDROOM PREMIUM + STUDY

**Type BPS2**  
86 sq m / 926 sq ft

#23-11 to #24-11  
#28-11 to #33-11  
#35-11 to #40-11  
#44-11



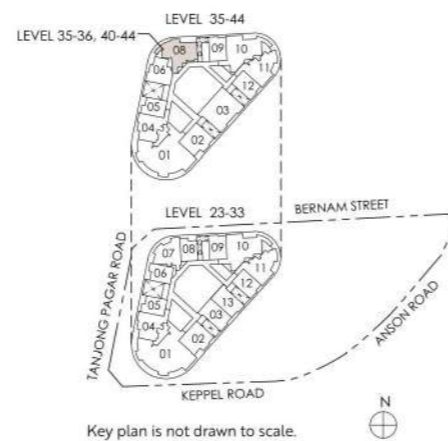
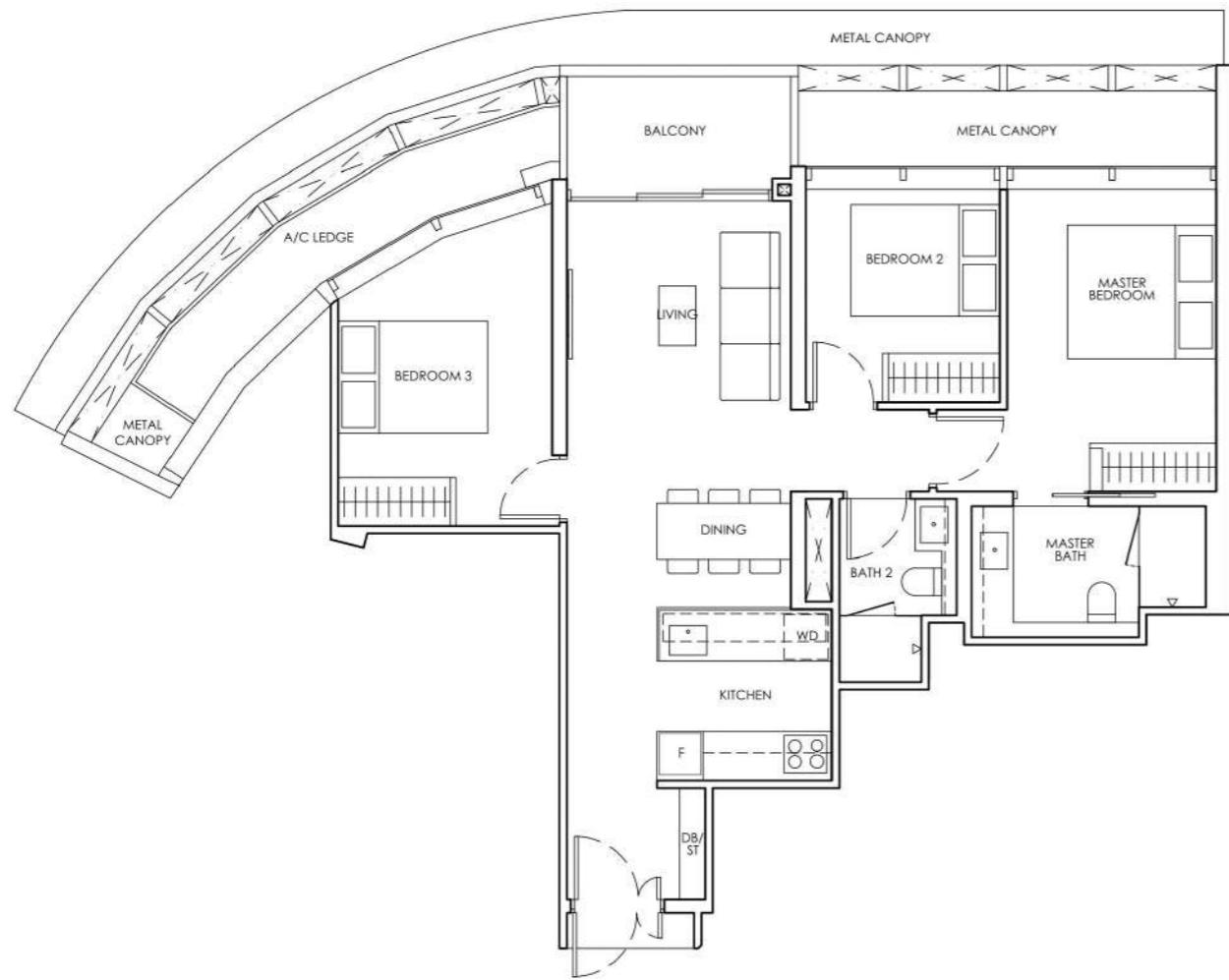
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**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 3-BEDROOM

**Type C1**  
91 sq m / 980 sq ft

#35-08 to #36-08  
#40-08 to #44-08



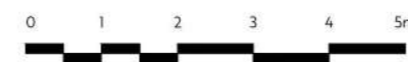
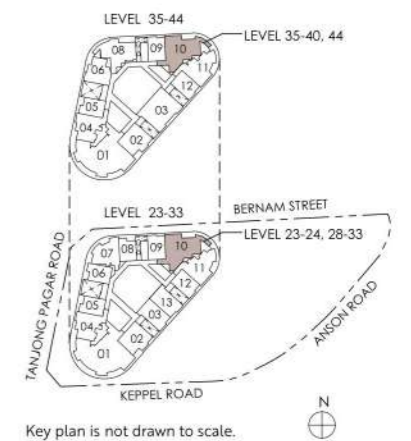
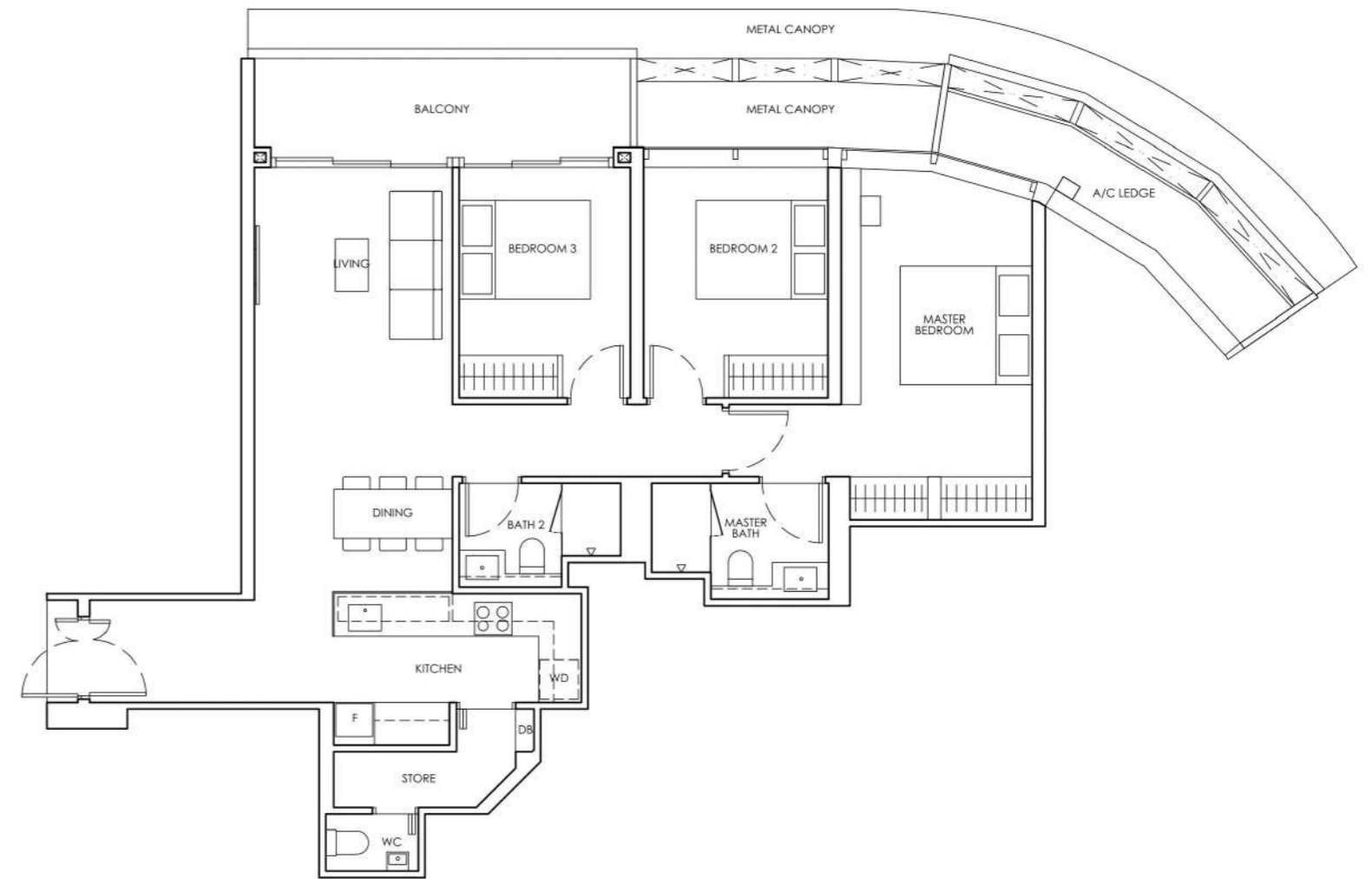
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    \* Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 3-BEDROOM PREMIUM

**Type CPI**  
112 sq m / 1206 sq ft

#23-10 to #24-10  
#28-10 to #33-10  
#35-10 to #40-10  
#44-10



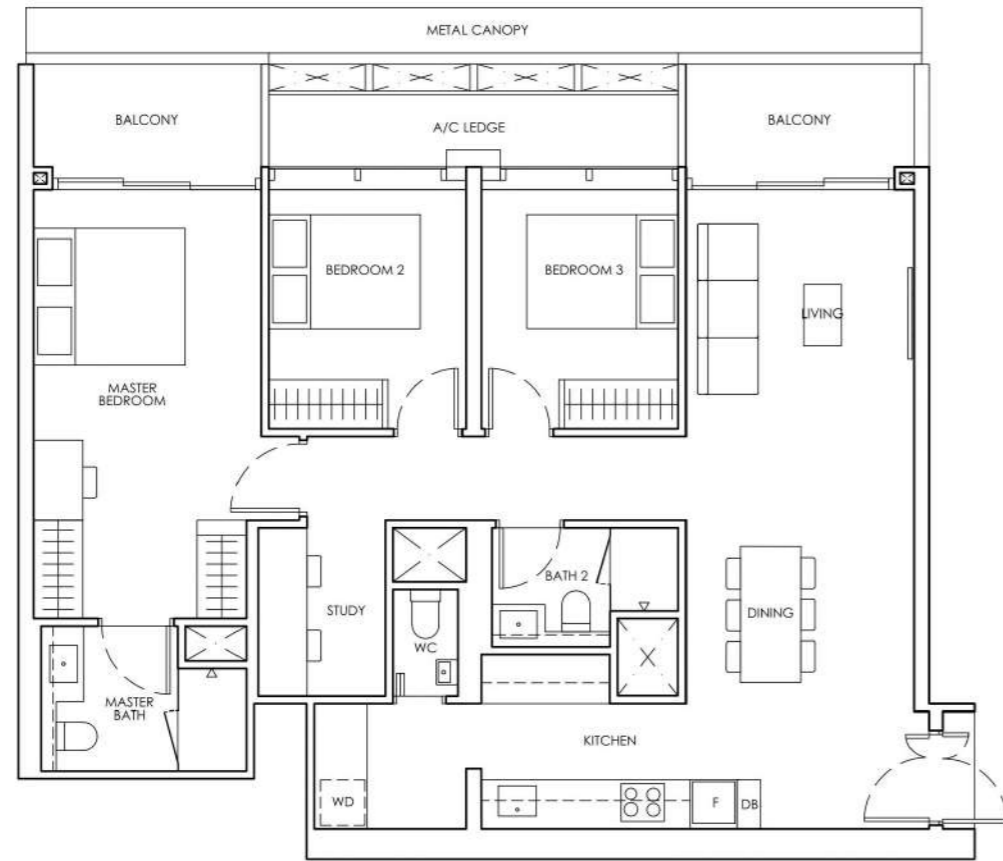
**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    \* Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

# 3-BEDROOM PREMIUM + STUDY

**Type CPS1**  
114 sq m / 1227 sq ft

#35-03 to #44-03



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".



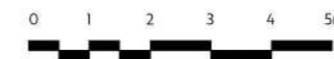
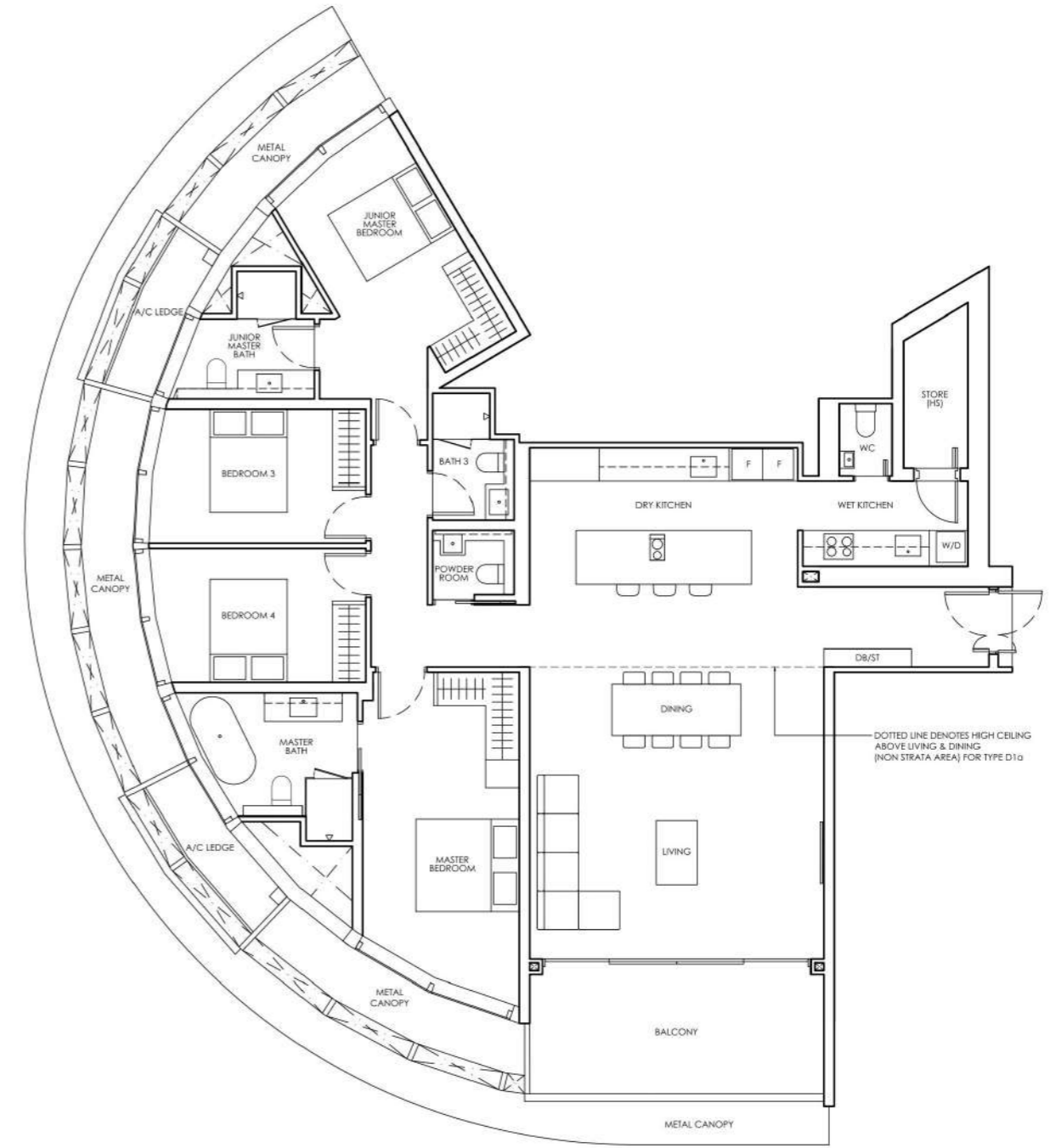
# 4-BEDROOM PREMIUM

**Type D1**  
192 sq m / 2067 sq ft

#23-01 to #27-01  
#32-01 to #33-01  
#35-01 to #44-01

**Type D1a**  
192 sq m / 2067 sq ft

#28-01



**Legend (where applicable)**  
**DB** Distribution Board    **WD** Washer cum Dryer    **W/D** Washer and Dryer    **F** Fridge    **WC** Water Closet  
**ST** Storage    **HS** Household Shelter    **A/C** Air-Conditioner    **\*** Mirror Image

Strata area includes air-conditioner (A/C) ledge, balcony and strata void where applicable. Metal canopy is not included in the strata area. All floor plans, areas and measurements stated herein are approximate only and are subject to final survey. Please refer to the key plan for orientation. The plans are subject to change as may be approved by the relevant authorities. The balcony shall not be enclosed unless with the approved balcony screen. For an illustration of the approved balcony screen, please refer to the diagram annexed hereto as "Annexure 1".

