



MOUNT
PLEASANT
CREST



**HDB'S SALES LAUNCH
OCTOBER 2025**

BTOgether

IMPORTANT NOTES

HDB precincts are planned to serve the evolving needs of the community. There are spaces catered for future inclusion of amenities/ facilities (such as preschools, eldercare facilities, education centres, residents' network centres, day activity centres, etc), commercial facilities (such as shops and eating houses), mechanical and electrical rooms, and such other facilities depending on the prevailing needs, even after residents have moved into the precincts. These spaces could be in the void decks, common property, car parks, or stand-alone community buildings.

In addition, housing projects may be located near roads, railways, airbases, construction sites, and land used for non-residential purposes including but not limited to industrial, commercial or utility uses. Hence, residents may experience related disamenities including but not limited to higher noise levels and smell nuisance. We have provided information on the surrounding land use, proposed facilities and their locations in the maps and plans of individual projects, where feasible. All developments and facilities shown (including but not limited to their locations, form, massing and/or building heights) are subject to change and planning approval. The information provided is based on the current planning intent of the relevant authorities and is subject to change from time to time.

This brochure may contain forward-looking statements regarding future developments, projections, estimates, and other statements about HDB's plans, goals, and expectations on the development. Forward-looking statements are not guarantees of future results but are inherently subject to uncertainty, and actual results could differ materially from those anticipated in these statements.

HDB does not undertake any obligation to update or revise any forward-looking statements, whether as a result of new information, future events, or otherwise. The information provided in this brochure is based on current expectations and beliefs, and there can be no assurance that the results and events contemplated by the forward-looking statements will indeed occur.

Prospective buyers are cautioned not to place reliance on these forward-looking statements. Any reliance on the forward-looking statements is at the sole risk and discretion of the recipient, and HDB disclaims any obligation to update or revise such statements to reflect changes in expectations or events, conditions, or circumstances on which any such statements are based. HDB 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 such forward-looking statements.





MOUNT PLEASANT CREST

Mount Pleasant Crest rises gracefully along Mount Pleasant Avenue, bounded by Old Police Academy Road and Wong Chin Yoke Road. The word "Crest" in the project name reflects both the historic Old Police Academy grounds and the distinguished legacy of the Singapore Police Force that once trained here.

The project comprises 4 residential blocks, including 1 block dedicated to rental flats. The remaining 3 blocks, each standing at 40, 45, and 46 storeys, will offer 1,348 units of 2-room Flexi, 3-room, and 4-room flats as Prime flats under the new flat classification framework (<https://www.hdb.gov.sg/cs/infoweb/residential/buying-a-flat/finding-a-flat/standard-plus-and-prime-housing-models>). The project will also offer a new White flats layout, providing flat buyers with greater flexibility to configure their living spaces within the flat. 2 of these blocks will include 26 rental flats each.



Mount Pleasant Crest will feature the retained Old Drill Shed from the Old Police Academy, which will be repurposed as a precinct pavilion. Residents can also find out more about the site's history as a police training ground, retold through heritage storyboards. 2 5-storey Multi-Storey Car Parks (MSCP) anchor each end of the project, and are crowned with roof gardens that offer fitness facilities, community gardens, and sheltered seating. 1 MSCP will house commercial amenities including a supermarket, shops, and an eating house, while the other accommodates a preschool. Another preschool with its own roof garden will also be located within the project.



Residents can enjoy a variety of recreational facilities such as playgrounds, fitness stations, and a hard court. Sky terraces on the residential blocks (37th storey at Blk 100A and 34th storey at Blk 104A) provide scenic views of the surroundings. A residents' network centre will provide space for community activities, fostering connections among neighbours.

For a detailed layout of the facilities provided at Mount Pleasant Crest, refer to the site plan. Facilities in this project will be accessible to the public.



Photo courtesy of CHIJ Secondary School (Toa Payoh)

ABOUT MOUNT PLEASANT ESTATE IN TOA PAYOH TOWN

Mount Pleasant Crest marks the first housing project in the new Mount Pleasant estate, an extension of Toa Payoh town. Located on the historic grounds of the former Police Academy, the estate is thoughtfully planned to preserve its rich heritage while creating new homes for future residents. 4 heritage buildings from the Old Police Academy will be conserved and adapted for new uses, while part of the former parade square will be retained as public space, honouring the site's 8 decades of police training. The retention of key hillocks within the estate maintains the natural setting of the historic area and the conserved heritage buildings.

Beyond the immediate estate, residents will also have easy access to established amenities in Toa Payoh town. These include local delights and fresh produce at Toa Payoh West Market and Food Centre, as well as extensive retail and dining options at the vibrant Toa Payoh Town Centre. Visit Where2Shop@HDB (<https://www.hdb.gov.sg/residential/where2shop/explore/toa-payoh>) to discover more heartland shops in the area. For recreational activities, residents can head to the nearby ActiveSG Gym @ Toa Payoh and Toa Payoh West Community Club. The upcoming Toa Payoh Integrated Development at Lorong 6 will further enhance the town's amenities with new sports facilities, a public library, polyclinic, and a revamped town park.

Families with school-going children may consider nearby schools including Kheng Cheng School, Marymount Convent School, CHIJ Primary School (Toa Payoh), CHIJ Secondary School (Toa Payoh), and Raffles Girls' Secondary School.



Photo courtesy of Kheng Cheng School

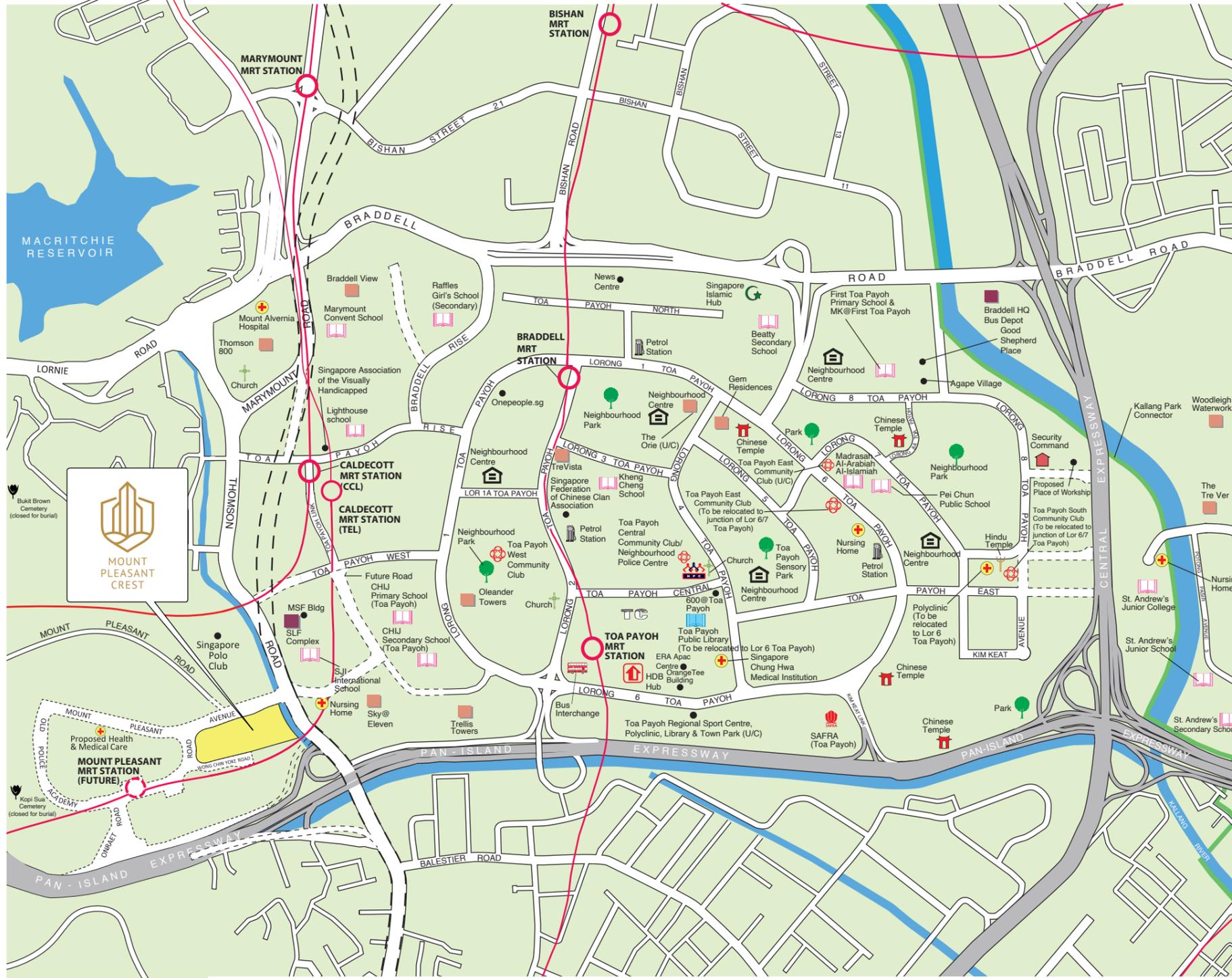


Photo courtesy of Marymount Convent School



ActiveSG Gym Toa Payoh. Photo courtesy of Singapore Sports Council

TOA PAYOH



- MRT Line & Station
- Future MRT Station
- North-South Corridor (U/C)
- Under Construction/ Future Road
- MK MOE Kindergarten



Notes:

1. All developments and facilities shown (including but not limited to their locations, form, massing and/or building heights) are subject to change and planning approval. The implementation of such proposed developments and facilities is subject to review from time to time by the relevant authorities.
2. Proposed Health & Medical Care includes examples such as Hospitals, Polyclinics, Clinics, Nursing Homes and Eldercare Facilities, etc.
3. The developments and facilities shown (whether existing or proposed) may:
 - a. Include other ancillary uses allowed under URA's prevailing Development Control guidelines. Some examples include:
 - (i) Places of Worship (e.g. Chinese Temple or Church) may include columbarium,
 - (ii) Community Centres/Clubs may include preschools, and schools may be upgraded or built with higher-rise blocks, etc.
 - b. Be used as temporary construction sites by the relevant authorities.
4. To support the development of key infrastructure, temporary worker dormitories may be set up near residential areas by relevant authorities.
5. The land uses shown reflect proposals under URA's Draft Master Plan 2025.

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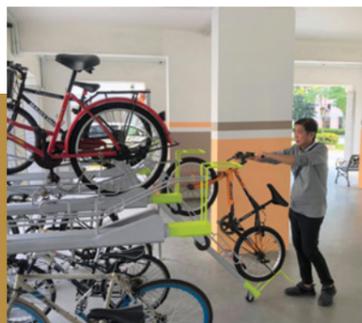
ECO-FRIENDLY FEATURES

To encourage green and sustainable living, Mount Pleasant Crest will have several eco-friendly features such as:

- Separate chutes for recyclable waste
- Regenerative lifts to reduce energy consumption
- Bicycle stands to encourage cycling as an environmentally-friendly form of transport
- Parking spaces to facilitate future provision of electric vehicle charging stations
- Use of sustainable products in the project
- Active, Beautiful, Clean Waters design features to clean rainwater and beautify the landscapes



SEPARATE CHUTES FOR RECYCLABLE WASTE



BICYCLE STANDS



ABC WATERS DESIGN FEATURES

SMART SOLUTIONS

Mount Pleasant Crest will come with the following smart solutions to reduce energy usage, and contribute to a safer and more sustainable living environment:

- Smart-Enabled Homes with provisions to facilitate adoption of smart home solutions
- Smart Lighting in common areas to reduce energy usage
- Smart Pneumatic Waste Conveyance System to optimise the deployment of resources for cleaner and fuss-free waste disposal

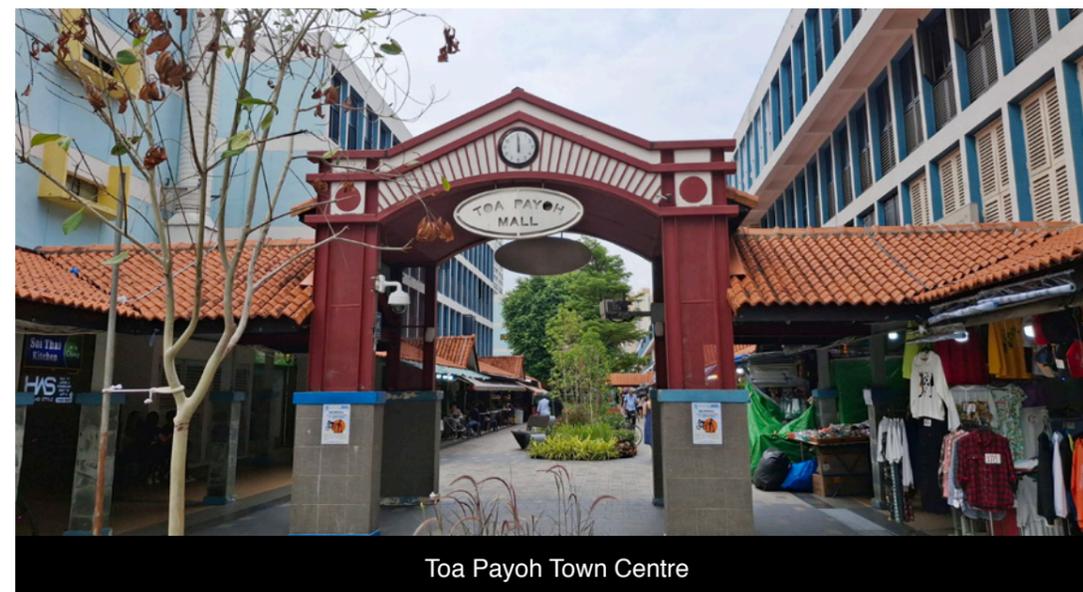


EMBRACING WALK CYCLE RIDE

With an increased focus on active and healthy living, the housing precinct is designed with well-connected pathways to make it easier for residents to walk and cycle more as part of their daily commutes to the surrounding amenities and public transport:

- Convenient access and walking distance to public transport
- Safe, pleasant, and welcoming streets for walking and cycling
- Sheltered linkways and barrier free accessibility to facilities
- Wayfinding and signages for orientation and navigation

Residents will be served by the future Mount Pleasant MRT station on the Thomson-East Coast Line, as well as various bus services. Adding to this convenience, a future bus interchange will be located within the neighbourhood centre across the road. Learn more about transport connectivity in this precinct using MyTransport.sg app at <https://www.lta.gov.sg/content/dam/ltagov/Home/PDF/MTM.pdf>.



Toa Payoh Town Centre



Toa Payoh West Market and Food Centre

CAR-LITE PRECINCT

As announced by LTA and HDB on 5 October 2022, there will be designated car-lite HDB precincts within gazetted car-lite areas. These precincts are planned with good public transport, walking, and cycling connections.

Mount Pleasant Crest will be one such car-lite precinct. It is located near the upcoming Mount Pleasant MRT station within the gazetted car-lite area. Designed for residents to adopt green modes of commuting, the parking provision will be reduced to free up space for public facilities and greenery. With more limited parking provision, available lots will be prioritised for residents in these precincts through additional parking demand management measures:

- **Season parking will be reduced and restricted to residents only.** Similar to all other HDB residential carparks, season parking sales will be on a first-come-first-served basis and subject to availability. Residents' 1st car will be accorded higher priority than residents' 2nd and subsequent car(s). As non-residents will not be able to buy season parking within car-lite precincts, they may do so at alternative nearby car parks.
- **Residents who buy season parking for their 2nd and subsequent vehicles will be charged a higher season parking rate** pegged to Tier 2 Restricted Zone rate, subject to availability. Learn more about the tiers for monthly season parking charges (<https://www.hdb.gov.sg/cs/infoweb/car-parks/season-parking/season-parking>) and the current rates.
- **Short-term parking for visitors will remain available, albeit with limited lots.** Parking charges may be adjusted based on demand.

FINISHES AND FITTINGS

More than just a well-designed and functional interior, these flats will come with the following finishes and fittings.

2-ROOM FLEXI

Available either on a 99-year lease or short-lease

- Floor tiles in the:
 - Bathroom
 - Household shelter
 - Kitchen
- Wall tiles in the:
 - Bathroom
 - Kitchen
- A sliding partition/ door for the bedroom and folding bathroom door
- Water closet suite in the bathroom
- Grab bars (for 2-room Flexi flats on short-leases)

3- AND 4-ROOM

- Floor tiles in the:
 - Bathrooms
 - Household shelter
 - Kitchen/ utility (3-room)
 - Kitchen and service yard (4-room)
- Wall tiles in the:
 - Bathrooms
 - Kitchen/ utility (3-room)
 - Kitchen (4-room)
- Water closet suite in the bathrooms

OPTIONAL COMPONENT SCHEME

The Optional Component Scheme (OCS) is an opt-in scheme that provides convenience for our buyers. If you opt-in for OCS, the cost of the optional components will be added to the price of the flat. Please refer to the attached OCS leaflet for details.

WHITE FLAT OPTION AND OPTIONAL COMPONENT SCHEME (OCS)

White flats will feature a contiguous living and bedroom space, **without partition walls**, to provide greater flexibility to flat buyers in configuring the layout of their flats. Flat buyers will hence have an open canvas to easily design and adapt the spaces within their flat according to their needs. Since there are no partition walls, fewer power points are provided. Buyers who opt for a White flat will enjoy a **price reduction of \$6,000 and \$8,600** for a 3-room and 4-room flat respectively.

Buyers who do not opt for a White flat will be provided with a default flat layout with bedroom walls.

The following Optional Component Scheme (OCS) options are available on an opt-in basis:

WHITE FLAT (without bedroom wall)	DEFAULT FLAT (with bedroom walls)
<ul style="list-style-type: none"> Bathroom doors and sanitary fittings <p>Note: Flooring for the living/ dining area and bedrooms is not offered. This will offer greater flexibility for flat owners to plan and design their living spaces. Bedroom doors will also not be offered, as there are no internal bedroom partition walls in a White flat.</p>	<ul style="list-style-type: none"> Flooring for the living/ dining area and bedrooms Bedroom/ bathroom doors and sanitary fittings

If you opt-in for OCS, the cost of the optional components will be added to the price of the flat. Please refer to the attached OCS leaflet for details.

LAYOUT IDEAS

WITHOUT LIVING/ DINING/ BEDROOM FLOOR FINISHES (DEFAULT)

2-ROOM FLEXI (TYPE 1) FLOOR PLAN (With Suggested Furniture Layout)

Approx. Floor Area 40sqm

Inclusive of Internal Floor Area of 38sqm and Air-con Ledge



WITH LIVING/ DINING/ BEDROOM FLOOR FINISHES

2-ROOM FLEXI (TYPE 1) FLOOR PLAN (With Suggested Furniture Layout)

Approx. Floor Area 40sqm

Inclusive of Internal Floor Area of 38sqm and Air-con Ledge



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

WITHOUT LIVING/ DINING/ BEDROOM FLOOR FINISHES (DEFAULT)

2-ROOM FLEXI (TYPE 2) FLOOR PLAN (With Suggested Furniture Layout)

Approx. Floor Area 48sqm

Inclusive of Internal Floor Area of 46sqm and Air-con Ledge



WITH LIVING/ DINING/ BEDROOM FLOOR FINISHES

2-ROOM FLEXI (TYPE 2) FLOOR PLAN (With Suggested Furniture Layout)

Approx. Floor Area 48sqm

Inclusive of Internal Floor Area of 46sqm and Air-con Ledge



To meet different lifestyle needs the 46sqm 2-room Flexi flats come with a flexible space which flat buyers can use according to their preference. This flexible space can be used for dining, a study or to place an extra bed.

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

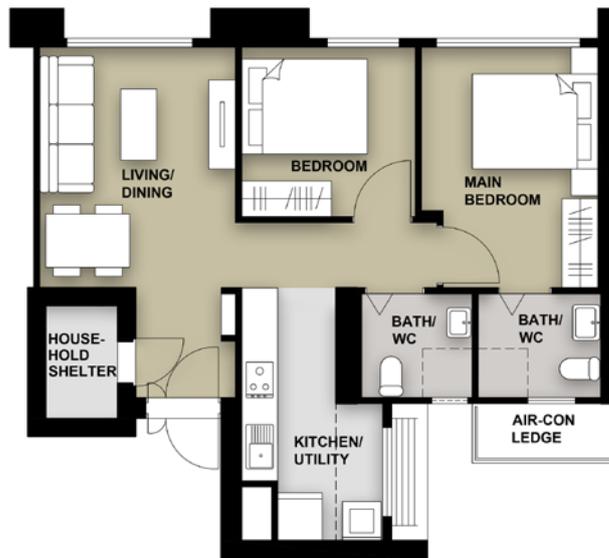
LAYOUT IDEAS

3-ROOM FLOOR PLAN (DEFAULT)

(With Suggested Furniture Layout)

Approx. Floor Area 67sqm

Inclusive of Internal Floor Area of 64sqm and Air-con Ledge



Residential units in Mount Pleasant Crest are designed without beams within the internal spaces, which results in a consistent headroom instead of having lower headroom at areas with beams. As a result, residents will have greater flexibility in configuring the layout of their flat according to their needs.

To cater to changing lifestyles and provide more flexibility in the use of kitchen space, HDB has designed the flats with a combined kitchen/utility space.

The layout offers homeowners flexibility in configuring the area according to their preferences.

For example, you can add partitions to separate the utility from kitchen, as indicated in the dotted line.

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

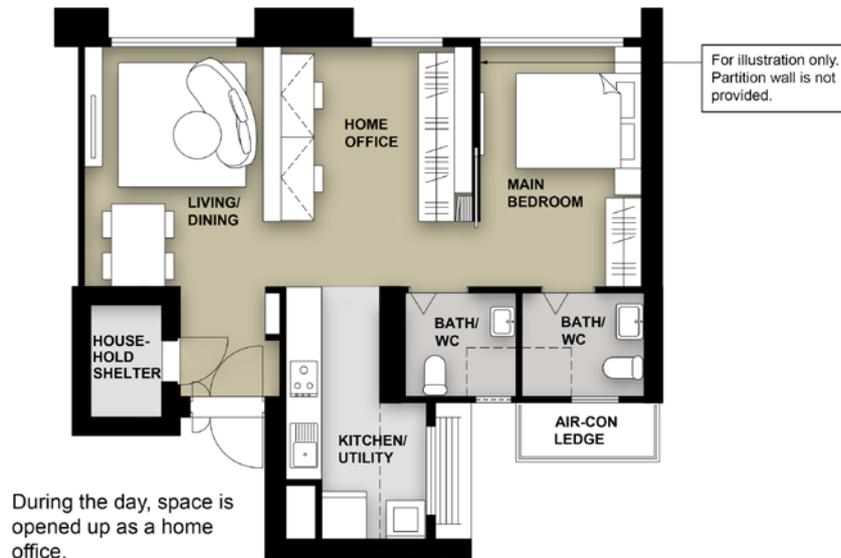
LAYOUT IDEAS

3-ROOM FLOOR PLAN (WHITE FLAT)

(With Suggested Furniture Layout)

Approx. Floor Area 67sqm

Inclusive of Internal Floor Area of 64sqm and Air-con Ledge



Residential units in Mount Pleasant Crest are designed without beams within the internal spaces, which results in a consistent headroom instead of having lower headroom at areas with beams. As a result, residents will have greater flexibility in configuring the layout of their flat according to their needs.

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



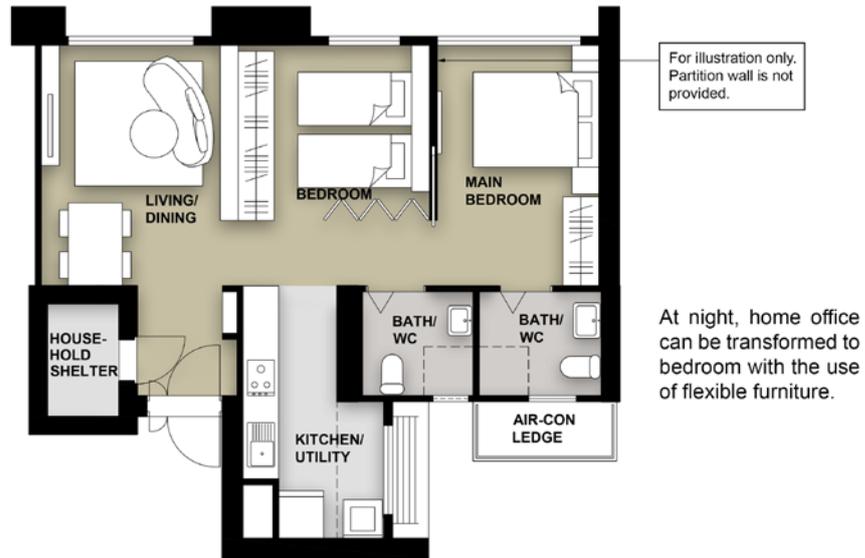
LAYOUT IDEAS

3-ROOM FLOOR PLAN (WHITE FLAT)

(With Suggested Furniture Layout)

Approx. Floor Area 67sqm

Inclusive of Internal Floor Area of 64sqm and Air-con Ledge



Residential units in Mount Pleasant Crest are designed without beams within the internal spaces, which results in a consistent headroom instead of having lower headroom at areas with beams. As a result, residents will have greater flexibility in configuring the layout of their flat according to their needs.

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Artist's impression

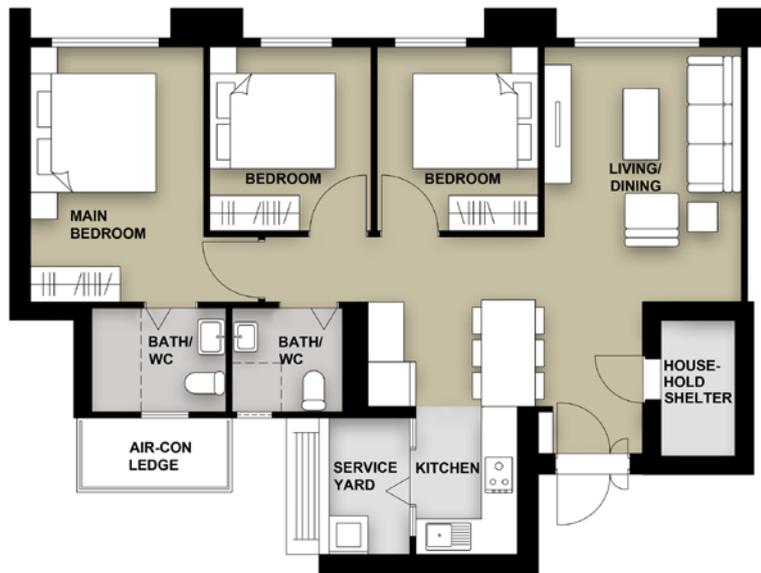
LAYOUT IDEAS

4-ROOM FLOOR PLAN (DEFAULT)

(With Suggested Furniture Layout)

Approx. Floor Area 89sqm

Inclusive of Internal Floor Area of 86sqm and Air-con Ledge



Residential units in Mount Pleasant Crest are designed without beams within the internal spaces, which results in a consistent headroom instead of having lower headroom at areas with beams. As a result, residents will have greater flexibility in configuring the layout of their flat according to their needs.

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

LAYOUT IDEAS

4-ROOM FLOOR PLAN (WHITE FLAT)

(With Suggested Furniture Layout)

Approx. Floor Area 89sqm

Inclusive of Internal Floor Area of 86sqm and Air-con Ledge



Residential units in Mount Pleasant Crest are designed without beams within the internal spaces, which results in a consistent headroom instead of having lower headroom at areas with beams. As a result, residents will have greater flexibility in configuring the layout of their flat according to their needs.

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



LAYOUT IDEAS

4-ROOM FLOOR PLAN (WHITE FLAT)

(With Suggested Furniture Layout)

Approx. Floor Area 89sqm

Inclusive of Internal Floor Area of 86sqm and Air-con Ledge



Residential units in Mount Pleasant Crest are designed without beams within the internal spaces, which results in a consistent headroom instead of having lower headroom at areas with beams. As a result, residents will have greater flexibility in configuring the layout of their flat according to their needs.

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





Mount Pleasant Crest is a car-lite precinct designed for residents to adopt green modes of commuting and to enjoy the benefits of more sustainable car-lite living. Carparking provision will be reduced for these projects.



APPLICANTS ARE ENCOURAGED TO VISIT THE PLACE BEFORE BOOKING A FLAT

Notes:

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- The developments and facilities shown (whether existing or proposed) may :
 - Include other ancillary uses allowed under URA's prevailing Development Control guidelines. Some examples include:
 - Places of Worship (e.g. Chinese Temple or Church) may include columbarium,
 - Community Centres/Clubs may include preschools, and schools may be upgraded or built with higher-rise blocks, etc.
 - Be used as temporary construction sites by relevant authorities.
- The use of the void deck in any apartment block, common property (such as precinct pavilion), car park or stand-alone community building for future amenities/facilities (such as preschools, eldercare facilities, education centres, residents' network centres and day activity centres), commercial facilities (such as shops and eating houses), mechanical and electrical rooms and such other facilities, is subject to review from time to time.
- The residential blocks may be completed ahead of the proposed precinct facilities, so that flat buyers are able to collect the keys to their new homes earlier.
- Unless otherwise indicated in the sales brochure, all facilities within the project, including but not limited to roof gardens and sky terraces (if any), will be open to the public.
- To support the development of key infrastructure, temporary worker dormitories may be set up near residential areas by relevant authorities.
- The land uses shown reflect proposals under URA's Draft Master Plan 2025.

SITE PLAN

FLAT TYPE

- 2 ROOM FLEXI (TYPE 1)
- 3 ROOM
- RENTAL (NOT AVAILABLE FOR SALE)
- 2 ROOM FLEXI (TYPE 2)
- 4 ROOM
- RENTAL FLATS FROM 2ND TO 16TH STOREY & 18TH TO 28TH STOREY/ 2 ROOM FLEXI (TYPE 2) FROM 29TH TO 36TH STOREY & 38TH TO 46TH STOREY FOR BLOCK 100A
- RENTAL FLATS FROM 3RD TO 16TH STOREY & 18TH TO 29TH STOREY/ 2 ROOM FLEXI (TYPE 2) FROM 30TH TO 33RD STOREY & 35TH TO 45TH STOREY FOR BLOCK 104A

PLAY FACILITIES

- 1 CHILDREN PLAYGROUND
- 2 ADULT FITNESS STATION
- 3 ELDERLY FITNESS STATION
- 4 HARD COURT

COMMUNAL AREAS

- 5 PRECINCT PAVILION
- 6 DROP-OFF PORCH
- 7 SPACE RESERVED FOR FUTURE COMMUNITY USE

SOCIAL AMENITIES

- 8 PRESCHOOL AT 1ST STOREY with Accessible Roof Garden
- 9 PRESCHOOL AT 1ST STOREY
- 10 RESIDENTS' NETWORK CENTRE AT 1ST STOREY
- 11 FUTURE AMENITIES/ FACILITIES AT 1ST STOREY

COMMERCIAL AMENITIES

- 12 EATING HOUSE AT 1ST STOREY
- 13 SHOPS AT 1ST STOREY
- 14 SUPERMARKET AT 1ST STOREY

OTHERS

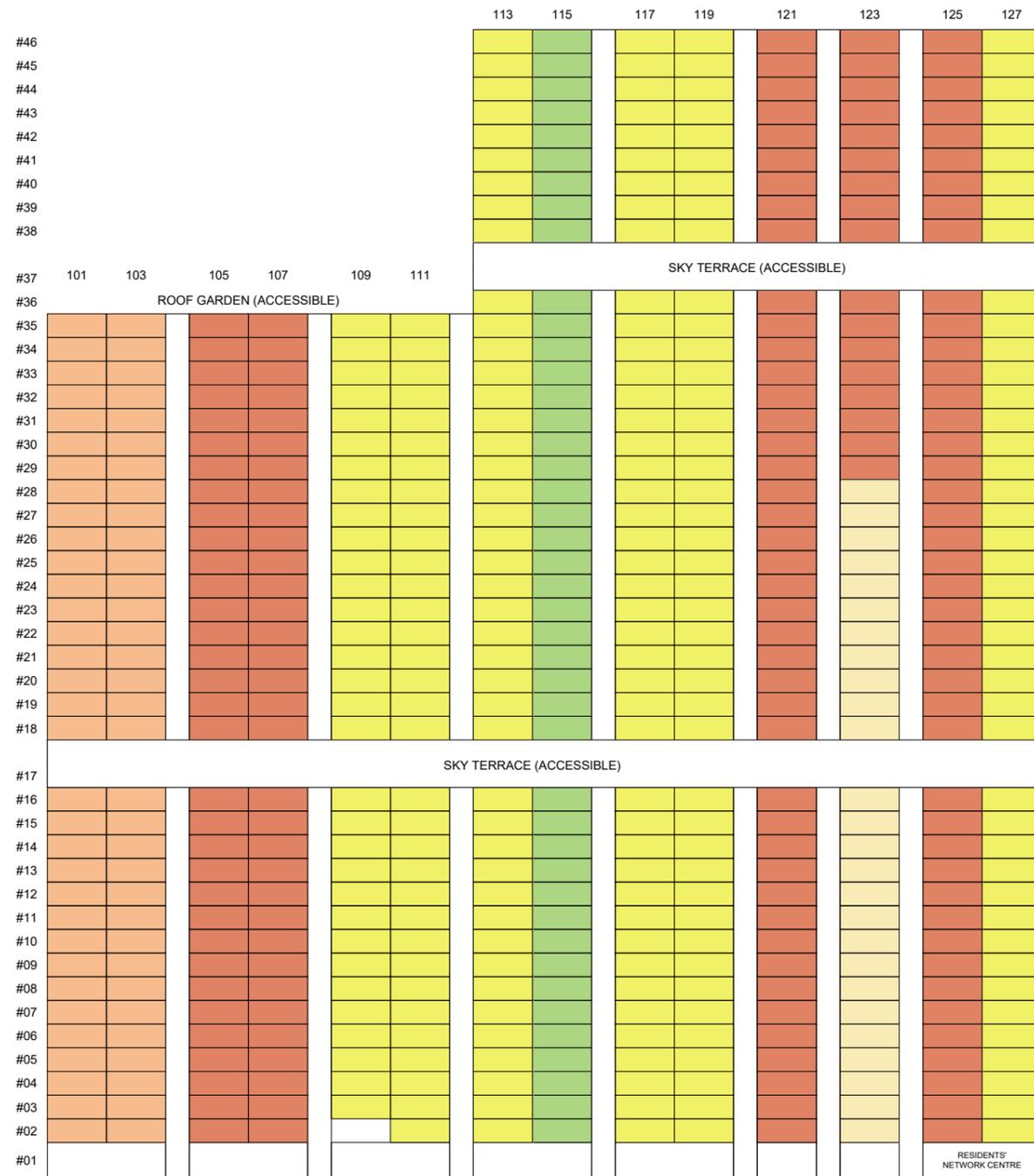
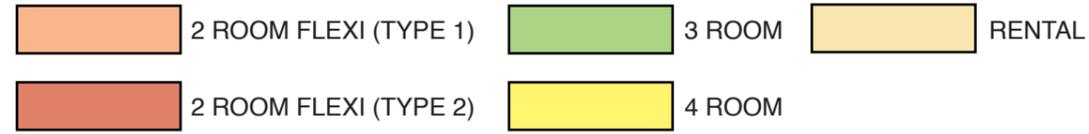
- LINKWAY
- BSH: BICYCLE SHELTER
- S: SHELTER
- SERVICE
- ESS: ELECTRICAL SUB-STATION AT 1ST STOREY
- UC: UTILITY CENTRE AT 1ST STOREY
- SERVICE BAY
- AMENITY LOCATED (BELOW)
- AIR-WELL
- ENTRANCE/EXIT FOR MULTI-STOREY CARPARK
- CENTRALISED REFUSE CHUTE / CHUTE FOR RECYCLABLE REFUSE (PNEUMATIC WASTE CONVEYANCE SYSTEM)
- DRAINAGE RESERVE

(U/C) UNDER CONSTRUCTION

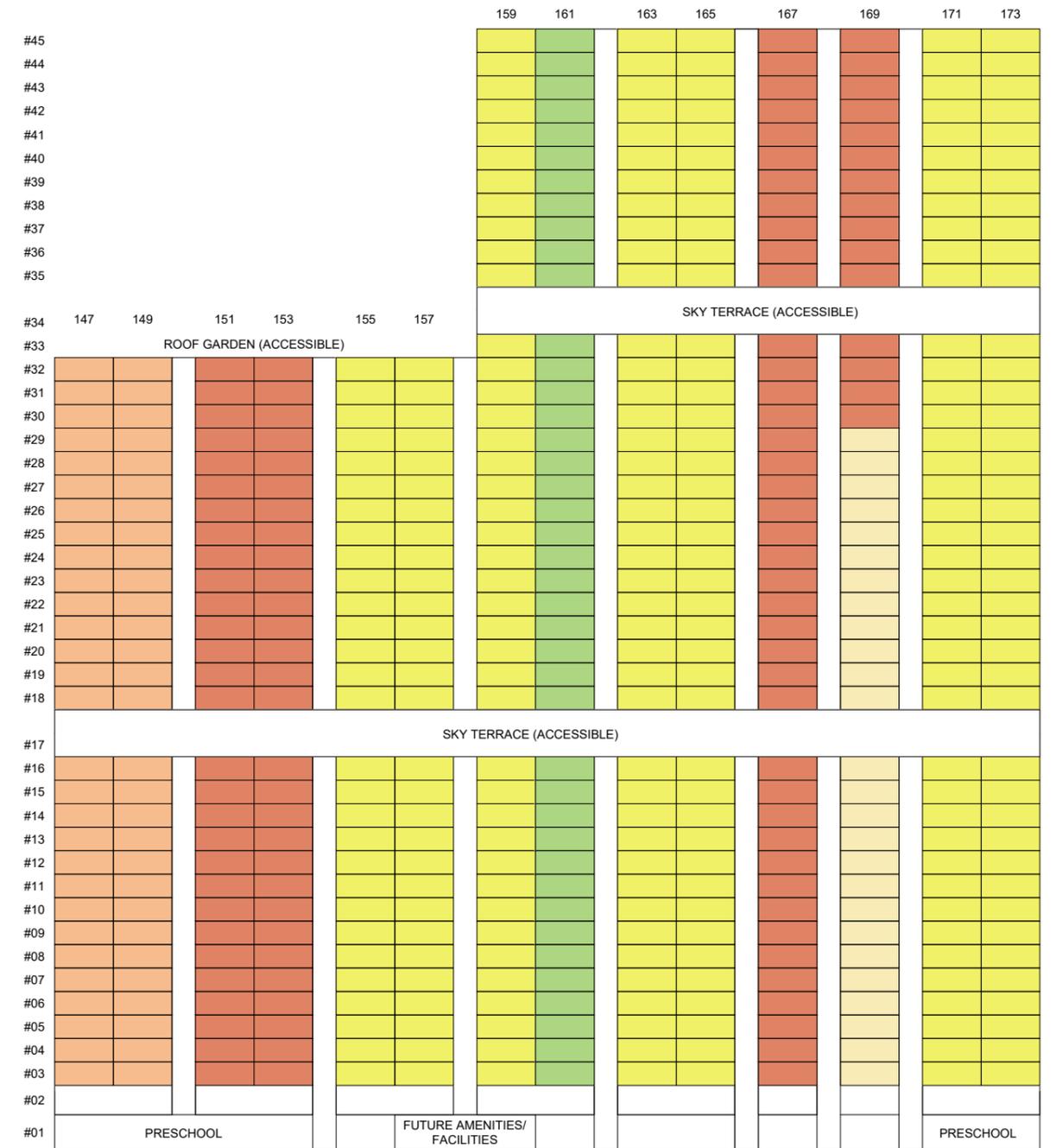
Block Number	Number of Storeys	Rental Flats		Home Ownership Flats				Total
		1 Room	2 Room	2 Room Flexi		3 Room	4 Room	
				Type 1	Type 2			
100A	35/46	-	26	66	169	43	237	541
101A	26	125	100	-	-	-	-	225
104A	32/45	-	26	58	114	41	263	502
105A	15/40	-	-	28	106	14	209	357
Total		125	152	152	389	98	709	1625

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UNIT DISTRIBUTION

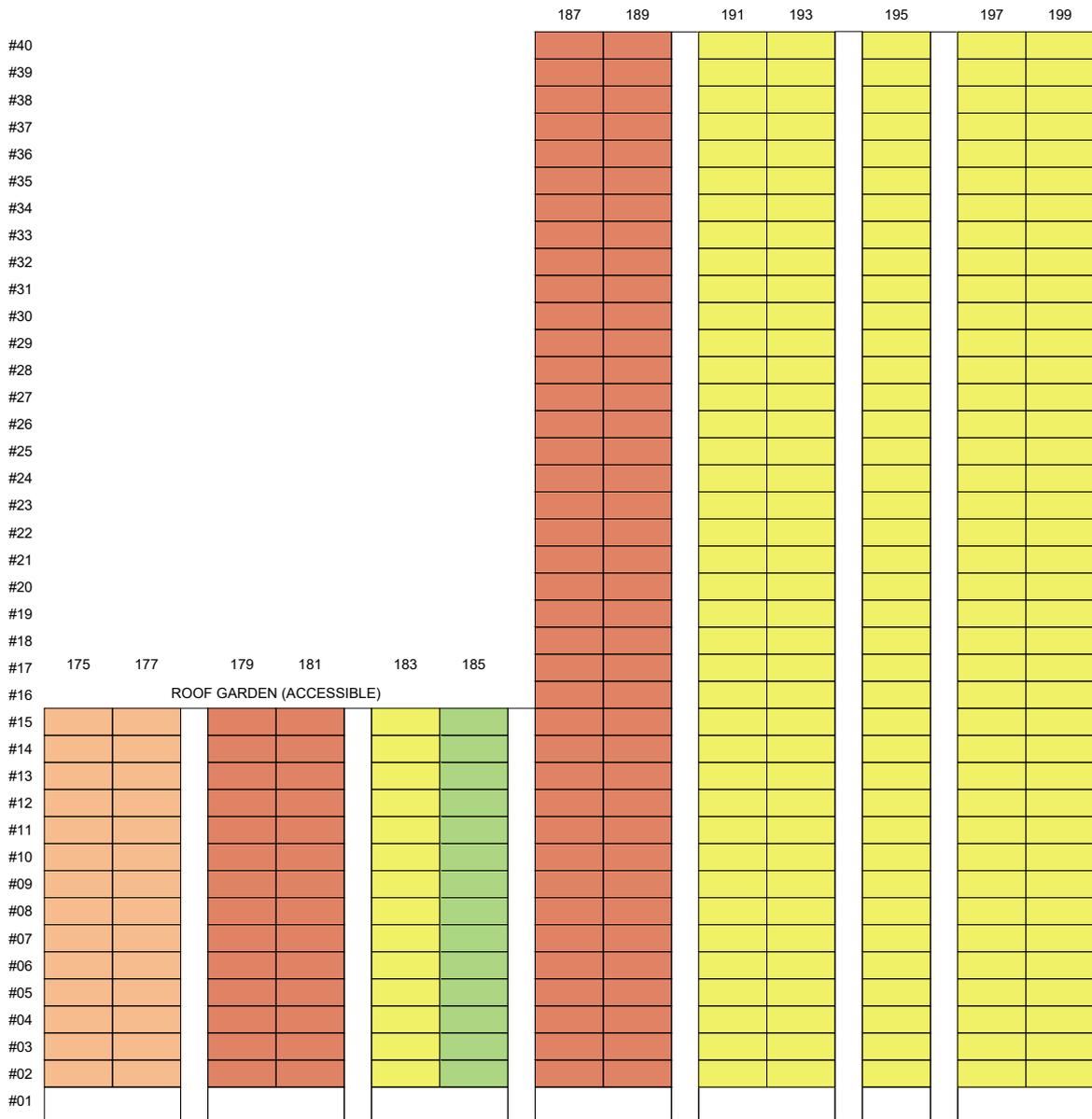
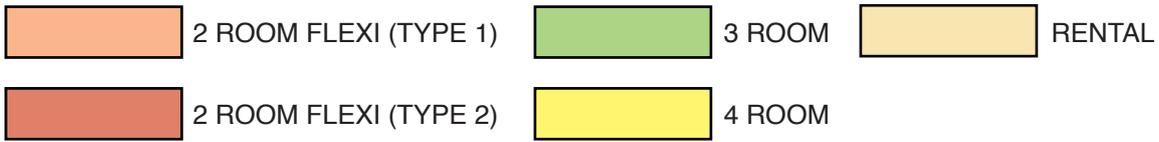


BLOCK 100A



BLOCK 104A

UNIT DISTRIBUTION





BLOCK 100A | 2ND STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 100
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS
 FOR 2-ROOM FLEXI (TYPE 1) FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM
 WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

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

UNLESS OTHERWISE INDICATED,
 ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS
 NOT INTENDED TO DEMARCATTE THE
 BOUNDARY OF THE FLAT



BLOCK 100A | 3RD TO 16TH & 18TH TO 28TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 100
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS
 FOR 2-ROOM FLEXI (TYPE 1) FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM
 WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

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

UNLESS OTHERWISE INDICATED,
 ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS
 NOT INTENDED TO DEMARCATATE THE
 BOUNDARY OF THE FLAT



BLOCK 100A | 29TH TO 35TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 100
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS
 FOR 2-ROOM FLEXI (TYPE 1) FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM
 WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 100A | 36TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 100 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 100A | 38TH TO 46TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 11TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 100 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 104A | 3RD TO 16TH & 18TH TO 29TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 13TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS
 FOR 2-ROOM FLEXI (TYPE 1) FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM
 WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

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

UNLESS OTHERWISE INDICATED,
 ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS
 NOT INTENDED TO DEMARCATATE THE
 BOUNDARY OF THE FLAT



BLOCK 104A I30TH TO 32ND STOREY FLOOR PLAN

UNITS AT AND ABOVE 13TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS
 FOR 2-ROOM FLEXI (TYPE 1) FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM
 WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 104A | 33RD STOREY FLOOR PLAN

UNITS AT AND ABOVE 13TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 104A | 35TH TO 45TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 13TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/ DINING & BEDROOMS

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATTE THE BOUNDARY OF THE FLAT</p>
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BLOCK 105A | 2ND TO 15TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 12TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/DINING & BEDROOMS
 FOR 2-ROOM FLEXI (TYPE 1) FLATS, THE NUMBER OF PANELS FOR THE SLIDING PARTITION BETWEEN THE BEDROOM AND LIVING ROOM
 WILL DIFFER DEPENDING ON THE SELECTION OF THE OPTIONAL COMPONENT SCHEME (OCS), WHERE APPLICABLE.

WINDOW LEGEND:

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

UNLESS OTHERWISE INDICATED,
 ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS

SCALE 0 2 4 6 8 10 METERS

THE COLOURED FLOOR PLAN IS
 NOT INTENDED TO DEMARCATATE THE
 BOUNDARY OF THE FLAT



BLOCK 105A | 16TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 12TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/DINING & BEDROOMS

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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BLOCK 105A | 17TH TO 40TH STOREY FLOOR PLAN

UNITS AT AND ABOVE 12TH STOREY ARE HIGHER THAN THE MAIN ROOF GARDEN LEVEL AND BUILT STRUCTURES OF BLOCK 105
 FOR WHITE FLATS, THERE WILL BE NO INTERNAL PARTITION WALLS BETWEEN LIVING/DINING & BEDROOMS

<p>WINDOW LEGEND: W1 - THREE QUARTER HEIGHT WINDOW (APPROX. 550mm HIGH PARAPET WALL)</p>	<p>UNLESS OTHERWISE INDICATED, ALL WINDOWS WILL BE STANDARD HEIGHT WINDOWS</p>	<p>SCALE 0 2 4 6 8 10 METERS</p>	<p>THE COLOURED FLOOR PLAN IS NOT INTENDED TO DEMARCATATE THE BOUNDARY OF THE FLAT</p>
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GENERAL SPECIFICATIONS FOR MOUNT PLEASANT CREST

For 2-room Flexi (short lease)

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/ precast panels/ drywall partition system/ precast lightweight concrete partitions.

Windows

Aluminium framed windows with tinted glass.

Doors

Entrance	: laminated timber door and metal gate
Bedroom	: laminated UPVC sliding partition/ door, where applicable
Bathroom/ WC	: laminated UPVC folding door
Household Shelter	: metal door
Living/ Dining	: laminated UPVC door (optional)

Finishes

Living/ Dining/ Bedroom Floor	: vinyl strip flooring with laminated UPVC skirting (optional)
Kitchen/ Bathroom/ WC/ Household Shelter Floor	: glazed porcelain tiles
Kitchen/ Bathroom/ WC Walls	: glazed porcelain tiles
Ceilings/ Other Walls	: skim coated or plastered and painted

Fittings

Quality Locksets
 Water Closet Suite
 Clothes Drying Rack
 Grab Bars
 Wash basin with tap mixer, bath/ shower mixer with shower set (optional)
 Built-in kitchen cabinets with induction hob and cooker hood, kitchen sink and dish drying rack (optional)
 Built-in Wardrobe (optional)
 Window Grilles (optional)
 Water Heater (optional)
 Lighting (optional)

Services

Gas services and concealed water supply pipes
 Exposed sanitary stacks at Air-con ledge
 Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)
 Television points
 Data 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) Laminated UPVC door frame shall be provided to all Bedroom and Bathroom/ WC door openings.
- 3) Any unused or unoccupied open spaces in front of or nearby/ adjacent to the flat units are not available for purchase and the HDB will not entertain any request from the flat owners to purchase and/ or enclose the unused or unoccupied open spaces.
- 4) The details of services in a flat, e.g. gas pipes, water pipes, sanitary stacks, electrical wiring, television points, data points, etc. are not indicated on the plans.

You are advised to visit HDB's website at www.hdb.gov.sg for information on renovation rules.

GENERAL SPECIFICATIONS FOR MOUNT PLEASANT CREST

For 2-room Flexi, 3-room & 4-room (Default)

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/ precast panels/ drywall partition system/ precast lightweight concrete partitions.

Windows

Aluminium framed windows with tinted glass.

Doors

Entrance	: laminated timber door and metal gate
Bedroom	: laminated UPVC door (optional)
	: laminated UPVC sliding partition/ door for 2-room Flexi, where applicable
Bathroom/ WC	: laminated UPVC folding door (optional)
	: laminated UPVC folding door for 2-room Flexi
Household Shelter	: metal door
Service Yard	: aluminium framed door with glass

Finishes

Living/ Dining/ Bedroom Floor	: vinyl strip flooring with laminated UPVC skirting (optional)
Kitchen/ Utility/ Bathroom/ WC/ Household Shelter Floor	: glazed porcelain tiles
Service Yard Floor	: glazed porcelain tiles with tile skirting
Kitchen/ Utility/ Bathroom/ WC Walls	: glazed porcelain tiles
Ceilings/ Other Walls	: skim coated or plastered and painted

Fittings

Quality Locksets
Water Closet Suite
Clothes Drying Rack
Wash basin with tap mixer, bath/ shower mixer with shower set (optional)

Services

Gas services and concealed water supply pipes
Exposed sanitary stacks (which can be located at Service Yard and/ or Air-con ledge)
Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)
Television points
Data 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) Laminated UPVC door frame shall be provided to all Bedroom and Bathroom/ WC door openings.
- 3) Any unused or unoccupied open spaces in front of or nearby/ adjacent to the flat units are not available for purchase and the HDB will not entertain any request from the flat owners to purchase and/ or enclose the unused or unoccupied open spaces.
- 4) The details of services in a flat, e.g. gas pipes, water pipes, sanitary stacks, electrical wiring, television points, data points, etc. are not indicated on the plans.

You are advised to visit HDB's website at www.hdb.gov.sg for information on renovation rules.

GENERAL SPECIFICATIONS FOR MOUNT PLEASANT CREST

For 3-room & 4-room (White flat)

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/ precast panels/ drywall partition system/ precast lightweight concrete partitions.

Windows

Aluminium framed windows with tinted glass.

Doors

Entrance	: laminated timber door and metal gate
Bedroom	: Not applicable
Bathroom/ WC	: laminated UPVC folding door (optional)
Household Shelter	: metal door
Service Yard	: aluminium framed door with glass

Finishes

Living/ Dining/ Bedroom Floor	: Not applicable
Kitchen/ Utility/ Bathroom/ WC/ Household Shelter Floor	: glazed porcelain tiles
Service Yard Floor	: glazed porcelain tiles with tile skirting
Kitchen/ Utility/ Bathroom/ WC Walls	: glazed porcelain tiles
Ceilings/ Other Walls	: skim coated or plastered and painted

Fittings

Quality Locksets
Water Closet Suite
Clothes Drying Rack
Wash basin with tap mixer, bath/ shower mixer with shower set (optional)

Services

Gas services and concealed water supply pipes
Exposed sanitary stacks (which can be located at Service Yard and/ or Air-con ledge)
Concealed electrical wiring to lighting and power points (including water heater and air-conditioning points)
Television points
Data 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) Laminated UPVC door frame shall be provided to all Bedroom and Bathroom/ WC door openings.
- 3) Any unused or unoccupied open spaces in front of or nearby/ adjacent to the flat units are not available for purchase and the HDB will not entertain any request from the flat owners to purchase and/ or enclose the unused or unoccupied open spaces.
- 4) The details of services in a flat, e.g. gas pipes, water pipes, sanitary stacks, electrical wiring, television points, data points, etc. are not indicated on the plans.

You are advised to visit HDB's website at www.hdb.gov.sg for information on renovation rules.

DISCLAIMER

- 1) HDB owns the copyright in all information, maps, and plans of this brochure.
- 2) The content provided in this brochure should be read in conjunction with the corresponding sales model of this development. All information provided in the brochure and sales model are not intended to form part of any offer or contract for the sale of flats. They are provided for your general information only and are not intended to be, or to be relied upon as, statements or representations of fact, offers or warranties (whether expressly or impliedly) by HDB. At no time should any reliance be placed on the contents of this brochure and information reflected in the corresponding sales model. Any such reliance shall be at the sole risk and discretion of the recipient.
- 3) Visual representations such as pictures, art renderings, depictions, illustrations, photographs, drawings, as well as other graphic representations and references are only artistic impressions. They are provided for your general information only, and are not representations of fact.
- 4) The information on this project, including but not limited to the dimensions, areas, plans, colour schemes, descriptions, and specifications, are subject to change or review without notice at our sole discretion or if required by the relevant authorities.
- 5) We may at any time, without any notice and at our sole discretion, change any aspect of this project, including but not limited to the omission, amalgamation, increase, or reduction of amenities and facilities, colour schemes, design features, and specifications.
- 6) We will not entertain any request for alteration of the layout or specifications of a flat to suit individual needs.
- 7) While reasonable care has been taken in providing the information in this brochure, we do not warrant its accuracy. We 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.
- 8) The floor areas shown are scaled strata areas and are subject to final survey.
- 9) The surrounding land use and proposed facilities (including but not limited to their locations, form, massing and/or building heights) as shown in the maps and plans are subject to change and planning approval. They may include ancillary uses allowed under the Urban Redevelopment Authority's prevailing Development Control guidelines. Housing projects may be located near roads, railways, airbases, construction sites and land used for non-residential purposes including but not limited to industrial, commercial or utility uses. Hence, residents may experience related disamenities including but not limited to higher noise levels and smell nuisance. For any housing project affected by environmental issues relating to air, water, soil quality or ambient noise, HDB will carry out development in compliance with the prevailing regulatory requirements and/or recommendations by professional experts.
- 10) We reserve the right to use or allow the use of any:
 - Void deck of any apartment block
 - Car park;
 - Common property (such as precinct pavilion); or
 - Standalone community building,for:
 - Future amenities/ facilities (such as preschools, eldercare facilities, education centres, residents' network centres, and day activity centres);
 - Commercial facilities (such as shops and eating houses);
 - Mechanical and electrical rooms; and
 - Such other facilities as we deem fit.
- 11) This brochure does not and is not intended to provide full and complete information of the guidelines or requirements of the relevant authorities. You are advised to approach the relevant authorities directly for full information and details of these guidelines and requirements.
- 12) Without prejudice to the generality of the above, please also refer to "Important Notes" on page 1.

OPTIONAL COMPONENT SCHEME

(2-ROOM FLEXI FLATS)

The Optional Component Scheme (OCS) provides convenience for flat buyers, and is offered on an opt-in basis. Choose the OCS items you want during your flat booking appointment. The cost of the OCS items will be added to the selling price of the booked flat.

All 2-room Flexi flats come with:

- Floor finishes in the bathroom, household shelter, and kitchen
- Wall tiles in the bathroom and kitchen
- Sliding partition/ door for bedroom, folding bathroom door
- Water closet suite in the bathroom



Grab bars will be installed for all short-lease flats to assist seniors in moving around the flats

FOR ALL 2-ROOM FLEXI FLATS

PACKAGE 1

- Flooring in the living/ dining room and bedroom
- Sliding partition, separating the living room and bedroom

(please refer to the flooring and furnished floor plans of your selected project)



PACKAGE 2

- Sanitary fittings, i.e. wash basin with tap mixer and shower set with bath/ shower mixer



Disclaimer: All displays and images shown here are strictly for reference only and are subject to change without notice. The displays and images shown here are conceptual and indicative only and the colour schemes, design, dimensions, type, tonal differences and specifications may differ from the actual fittings installed in the flat.

OPTIONAL COMPONENT SCHEME

(2-ROOM FLEXI FLATS)

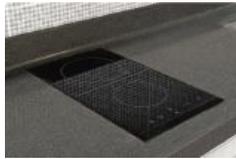
PACKAGE 3

offers seniors the convenience of having a flat in move-in condition. It comprises:

SENIOR-FRIENDLY FITTINGS



- Built-in kitchen cabinets with induction hob and cooker hood, kitchen sink, tap, and drying rack.



Here are some features of an induction hob:

- It does not produce an open flame
- Its cooking zone cools down faster
- It is easier to clean than a gas hob
- As it has a flat surface, pots placed on an induction hob are less likely to topple over.

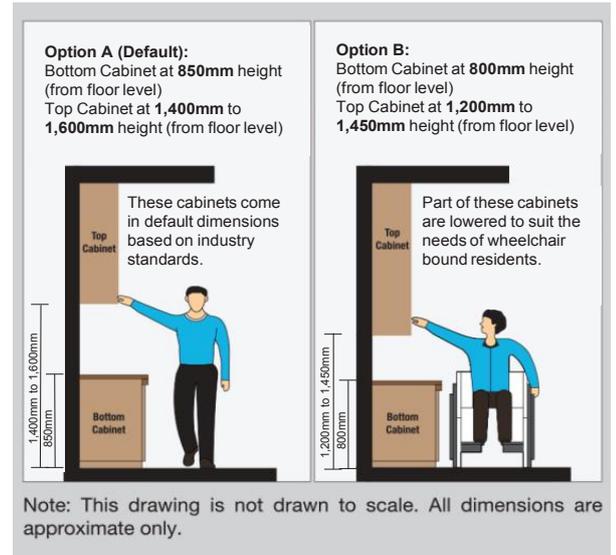
With these features, the use of the induction hob would promote a safer and cleaner environment.



- Kitchen cabinets come with mobile cabinets to provide knee space (especially for wheelchair users)

- Built-in bedroom wardrobe with a lower clothes hanging rod for easy reach

- An option to have a lower countertop height



- Door at the flexible space in the 2-room Flexi (Type 2) flats

OTHER FITTINGS



- Window grilles for safety and security



- Mirror



- Toilet roll holder



- Lighting



- Water heater

Buyers who opt for Package 3 must select Package 1.

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OPTIONAL COMPONENT SCHEME

WHITE FLAT (WITHOUT BEDROOM WALLS)

The Optional Component Scheme (OCS) provides convenience for flat buyers, and is offered on an opt-in basis. Choose the OCS items you want before your flat booking appointment. The cost of the OCS items will be added to the selling price of the booked flat.

These flats come with:

- Floor finishes in the:
 - Bathrooms
 - Household shelter
 - Kitchen/ utility (3-room)
 - Kitchen and service yard (4-room)

- Wall tiles in the:
 - Bathrooms
 - Kitchen/ utility (3-room)
 - Kitchen (4-room)
- Water closet suite in each bathroom

YOU CAN CHOOSE TO HAVE THE FOLLOWING ITEMS INSTALLED IN YOUR BOOKED FLAT:

- Bathroom doors + sanitary fittings
 - Wash basin with tap mixer
 - Shower set with bath/ shower mixer



Wash basin with tap mixer in attached bathroom



Wash basin with tap mixer



Handheld shower set with bath/ shower mixer

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Oct 2025 OCS7 (Mount Pleasant Crest white flats)

OPTIONAL COMPONENT SCHEME

DEFAULT(WITH BEDROOM WALLS)

The Optional Component Scheme (OCS) provides convenience for flat buyers, and is offered on an opt-in basis. Choose the OCS items you want before your flat booking appointment. The cost of the OCS items will be added to the selling price of the booked flat.

These flats come with:

- Floor finishes in the:
 - Bathrooms
 - Household shelter
 - Kitchen/ utility (3-room)
 - Kitchen and service yard (4-room)
- Wall tiles in the:
 - Bathrooms
 - Kitchen/ utility (3-room)
 - Kitchen (4-room)
- Water closet suite in each bathroom

YOU CAN CHOOSE TO HAVE THE FOLLOWING ITEMS INSTALLED IN YOUR BOOKED FLAT:

- Floor finishes in the:
 - Living/ dining room
 - Bedrooms
- Bedroom/ Bathroom doors + sanitary fittings
 - Wash basin with tap mixer
 - Shower set with bath/ shower mixer



Wash basin with tap mixer in attached bathroom



Wash basin with tap mixer



Handheld shower set with bath/ shower mixer

Disclaimer: All displays and images shown here are strictly for reference only and are subject to change without notice. The displays and images shown here are conceptual and indicative only and the colour schemes, design, dimensions, type, tonal differences and specifications may differ from the actual fittings installed in the flat.

Oct 2025 OCS7 (Mount Pleasant Crest white flats)