

# BAGNALL HAUS

HERITAGE LIVING REDEFINED

PROPOSED ERECTION OF 3 BLOCKS OF 5-STOREY RESIDENTIAL FLATS (113 UNITS) WITH 1<sup>ST</sup> STOREY CARPARK, SWIMMING POOL, COMMUNAL FACILITIES, AND 1<sup>ST</sup> STOREY ANCILLARY SHOPS (2 UNITS), ON LOT 07390X, 07391LPT, 10348KPT, MK27 AT 811-837 UPPER EAST COAST ROAD (BEDOK PLANNING AREA)

# BAGNALL HAUS UNIT DISTRIBUTION

## 811

UPPER EAST COAST ROAD

Stack	01	02	03	04	05	06	07	08
05	B2a 69 sqm	B2f 70 sqm	B2e 70 sqm	B2b 70 sqm	B2c 70 sqm	B2d 70 sqm	B2d 70 sqm	B2a 69 sqm
04	B2a 69 sqm	B2f 70 sqm	B2e 70 sqm	B2b 70 sqm	B2c 70 sqm	B2d 70 sqm	B2d 70 sqm	B2a 69 sqm
03	B2a 69 sqm	B2f 70 sqm	B2e 70 sqm	B2b 70 sqm	B2c 70 sqm	B2d 70 sqm	B2d 70 sqm	B2a 69 sqm
02	B2a 69 sqm	B2f 70 sqm			B2c 70 sqm	B2d 70 sqm		B2a 69 sqm
01	Shop1 16 sqm	Shop2 16 sqm	CARPARK					

## 813

UPPER EAST COAST ROAD

Stack	09	10	11	12	13	14	15	16	17	18	19	20	21
05	A1 46 sqm	A1 46 sqm	E2a 116 sqm	E2b 116 sqm	A1 46 sqm	B2b 70 sqm	C1 75 sqm	D1 91 sqm	B2c 70 sqm	F1 142 sqm	E1a 116 sqm	D2 91 sqm	D2 91 sqm
04	A1 46 sqm	A1 46 sqm	E2a 116 sqm	E2b 116 sqm	A1 46 sqm	B2b 70 sqm	C1 75 sqm	D1 91 sqm	B2c 70 sqm	F1 142 sqm	E1a 116 sqm	D2 91 sqm	D2 91 sqm
03	A1 46 sqm	A1 46 sqm	E2a 116 sqm	E2b 116 sqm	A1 46 sqm	B2b 70 sqm	C1 75 sqm	D1 91 sqm	B2c 70 sqm	F1 142 sqm	E1a 116 sqm	D2 91 sqm	D2 91 sqm
02	A1 46 sqm	A1 46 sqm	E2a 116 sqm	E2b 116 sqm	A1 46 sqm	B2b 70 sqm	C1 75 sqm	D1 91 sqm	B2c 70 sqm	F1 142 sqm	E1a 116 sqm	D2 91 sqm	D2 91 sqm
01	CARPARK									F1-G 142 sqm	E1a-G 116 sqm	CARPARK	

## 815

UPPER EAST COAST ROAD

Stack	22	23	24	25	26	27	28
05	B1a 71 sqm	F2 142 sqm	E1b 116 sqm	B1b 72 sqm	D4 96 sqm	D3 96 sqm	C2 77 sqm
04	B1a 71 sqm	F2 142 sqm	E1b 116 sqm	B1b 72 sqm	D4 96 sqm	D3 96 sqm	C2 77 sqm
03	B1a 71 sqm	F2 142 sqm	E1b 116 sqm	B1b 72 sqm	D4 96 sqm	D3 96 sqm	C2 77 sqm
02	B1a 71 sqm	F2 142 sqm	E1b 116 sqm			D3 96 sqm	C2 77 sqm
01	B1a-G 71sqm	F2-G 142 sqm	CARPARK			D3-G 96 sqm	C2-G 77 sqm

Unit Type	No. of Units	% Unit Mix
1BR+F	12	10.6 %
2BR	8	7.1%
2BR+F	37	32.7%
2BR+G	9	8.0%
3BR+F	20	17.7%
4BR	9	8.0%
4BR+F	8	7.1%
5BR	10	8.8%
<b>TOTAL</b>	<b>113</b>	<b>100.0 %</b>

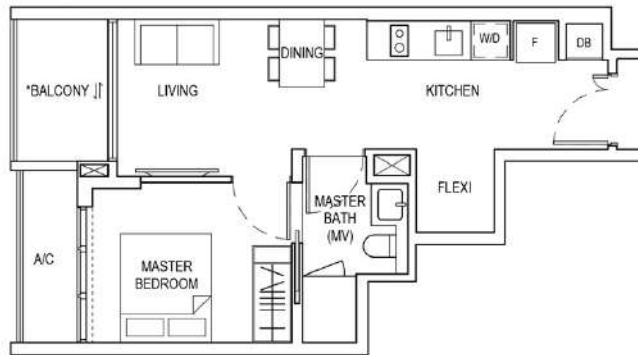


# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE A1

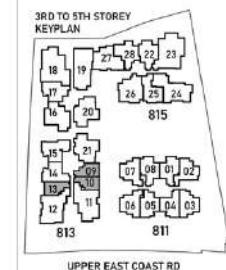
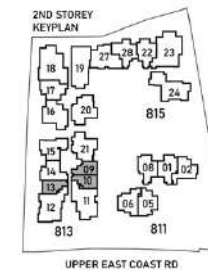
46 sqm

Block 813 #02-09 TO #05-09  
#02-10 TO #05-10 (mirror)  
#02-13 TO #05-13



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Master Bath access from Master Bedroom and Living Room.
3. Accessories cabinet at Master Bedroom.
4. Functional living and dining space.
5. Flexi space is fitted with A/C.
6. Curtain wall design for building façade.
7. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE B1a-G

71 sqm  
Block 815 #01-22

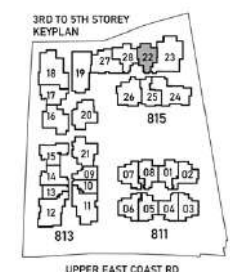
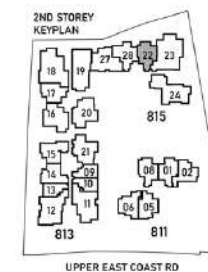
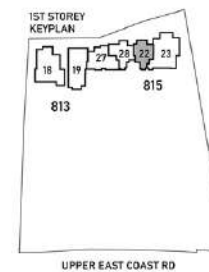
## TYPE B1a

71 sqm  
Block 815 #02-22 TO #05-22



### Unit Selling Point(s)

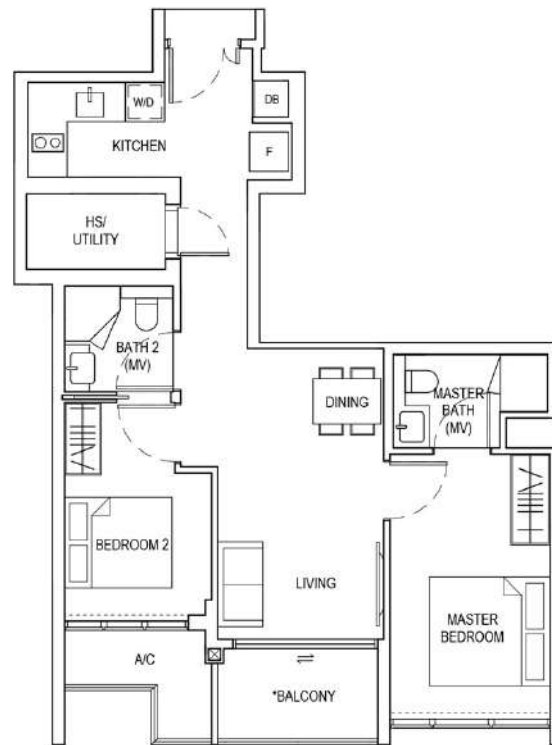
1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Bath 2 access from Bedroom 2 and Living Room.
5. Functional living and dining space.
6. Efficient dumb-bell layout.
7. Curtain wall design for building façade.
8. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

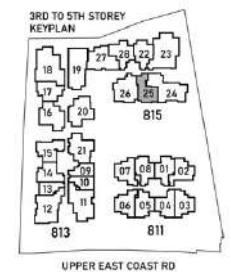
## TYPE B1b

72 sqm  
Block 815 #03-25 TO #05-25



### Unit Selling Point(s)

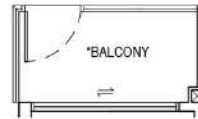
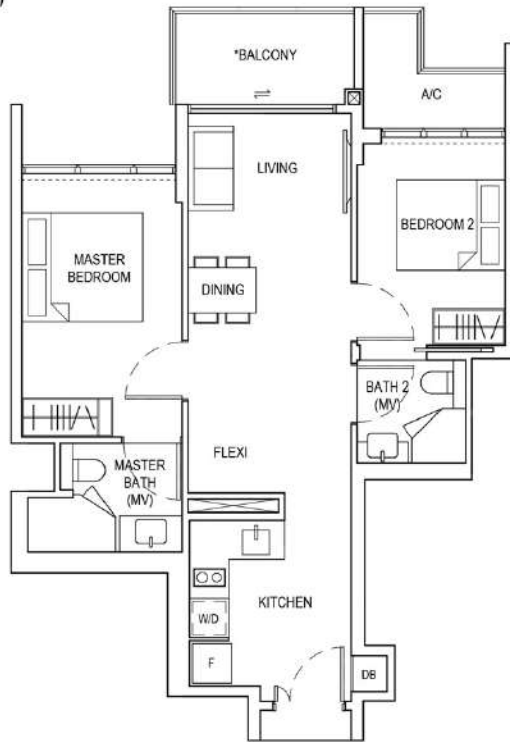
1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Bath 2 access from Bedroom 2 and Living Room.
5. Functional living and dining space.
6. Efficient dumb-bell layout.
7. Curtain wall design for building façade.
8. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE B2a

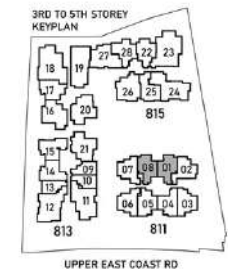
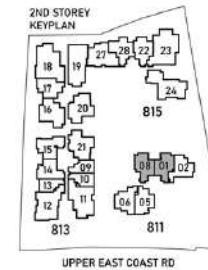
69 sqm  
Block 811 #02-01 TO #06-01  
#02-08 TO #06-08 (mirror)



Applicable to unit  
#02-01 and #02-08 only

### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Bath 2 access from Bedroom 2 and Living Room.
5. Functional living, dining, and flexi space.
6. Efficient dumb-bell layout.
7. Pool view at Living Room and Bedrooms.
8. Direct access to pool deck (for #02-01 and #02-08 only).
9. Curtain wall design for building façade.
10. Spacious balcony.



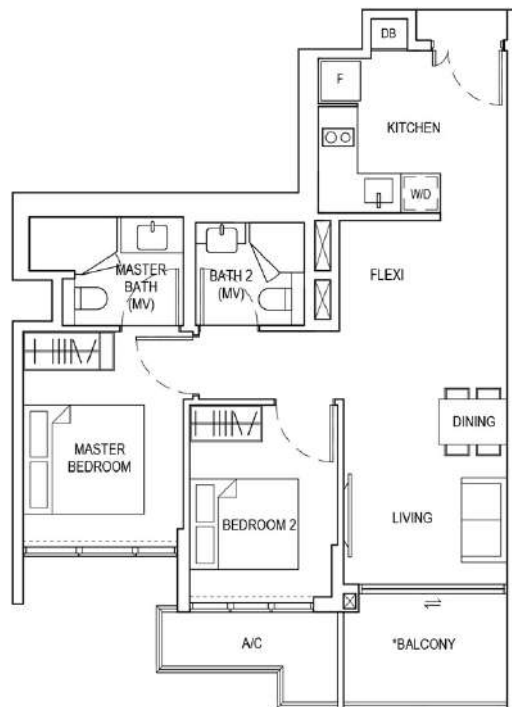
# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE B2b

70 sqm

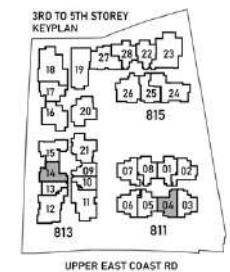
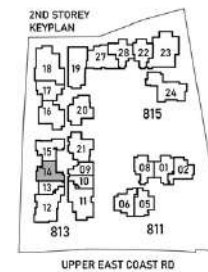
Block 811 #03-04 TO #05-04

Block 813 #02-14 TO #05-14



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Functional living, dining, and flexi space.
5. Curtain wall design for building façade.
6. Spacious balcony.



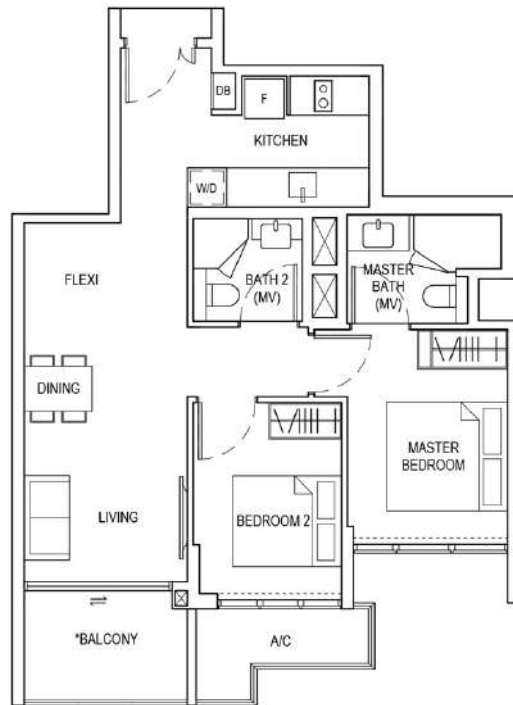
# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE B2c

70 sqm

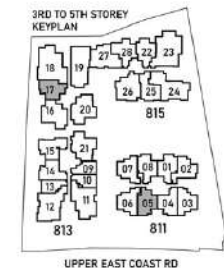
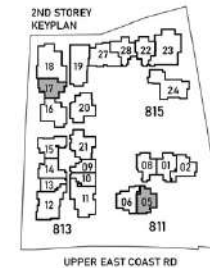
Block 811 #02-06 TO #06-06

Block 813 #02-17 TO #05-17



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Functional living, dining, and flexi space.
5. Curtain wall design for building façade.
6. Spacious balcony.





# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

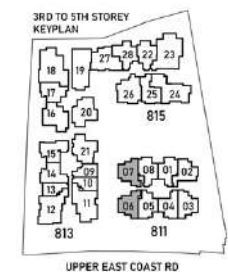
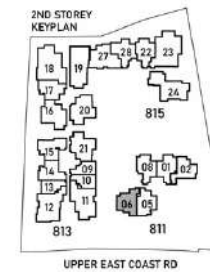
## TYPE B2d

70 sqm  
Block 811 #02-06 TO #05-06  
#03-07 TO #05-07 (mirror)



### Unit Selling Point(s)

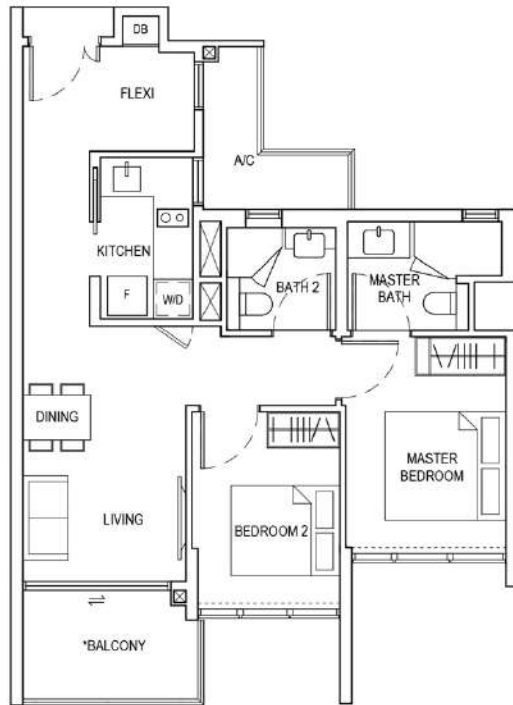
1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Kitchen is naturally ventilated and enclosable.
5. All Baths are naturally ventilated.
6. Functional living, dining, and flexi space.
7. Curtain wall design for building façade.
8. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

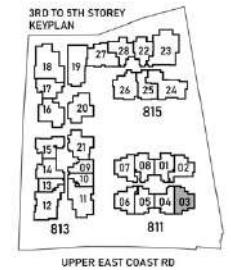
## TYPE B2e

70 sqm  
Block 811 #03-03 TO #05-03



### Unit Selling Point(s)

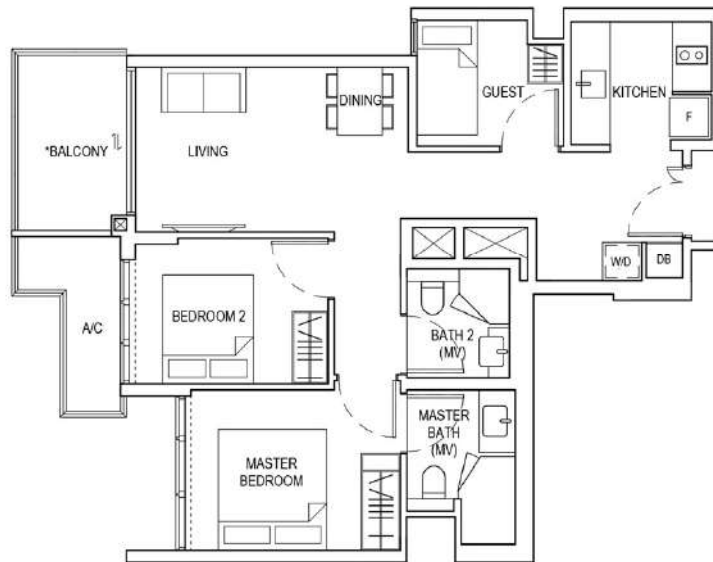
1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Kitchen is naturally ventilated and enclosable.
5. All Baths are naturally ventilated.
6. Flexi space is naturally ventilated and fitted with A/C
7. Functional living and dining space.
8. Curtain wall design for building façade.
9. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

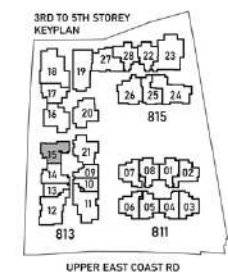
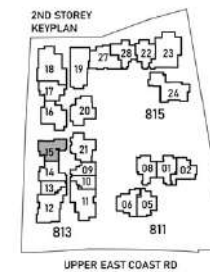
## TYPE C1

76 sqm  
Block 813 #02-15 TO #05-15



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Guest Room can accommodate single size bed and fitted with A/C and wardrobe.
5. Functional living and dining space.
6. Curtain wall design for building façade.
7. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE C2-G

77 sqm  
Block 815 #01-28

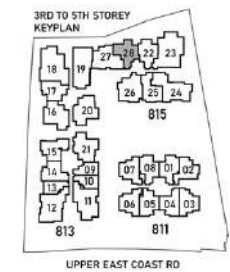
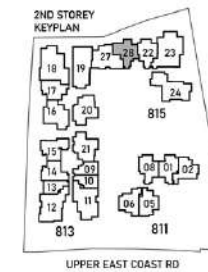
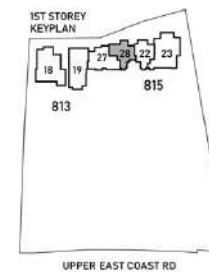
## TYPE C2

77 sqm  
Block 815 #02-28 TO #06-28



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and accessories cabinet at Master Bedroom.
3. Bedroom 2 can accommodate queen size bed.
4. Guest Room can accommodate single size bed and fitted with A/C and wardrobe.
5. Functional living and dining space.
6. Curtain wall design for building façade.
7. Spacious balcony/ PES.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

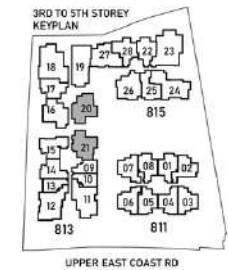
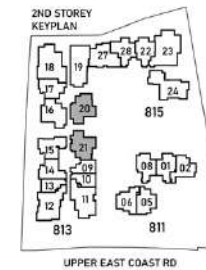
## TYPE D2

91 sqm  
Block 813 #02-20 TO #06-20  
#02-21 TO #06-21 (mirror)



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath at Master Bedroom.
3. Bedrooms 2 and 3 can accommodate queen size bed.
4. Kitchen is naturally ventilated and enclosable.
5. Pool view at Living Room and Bedrooms.
6. Functional living, dining, and flexi space.
7. Curtain wall design for building façade.
8. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE D3-G

96 sqm  
Block 815 #01-27

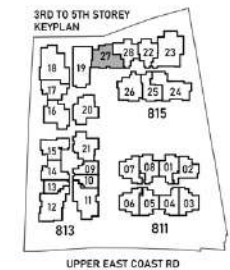
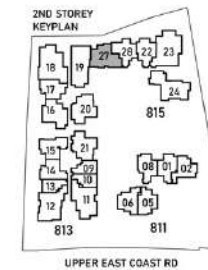
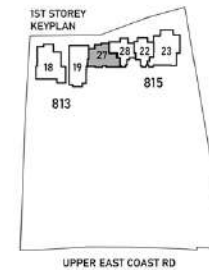
## TYPE D3

96 sqm  
Block 815 #02-27 TO #05-27



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath at Master Bedroom.
3. Bedrooms 2 and 3 can accommodate queen size bed.
4. Kitchen is naturally ventilated and enclosable.
5. All Baths are naturally ventilated.
6. Functional living, dining, and flexi space.
7. Curtain wall design for building façade.
8. Spacious balcony/ PES.

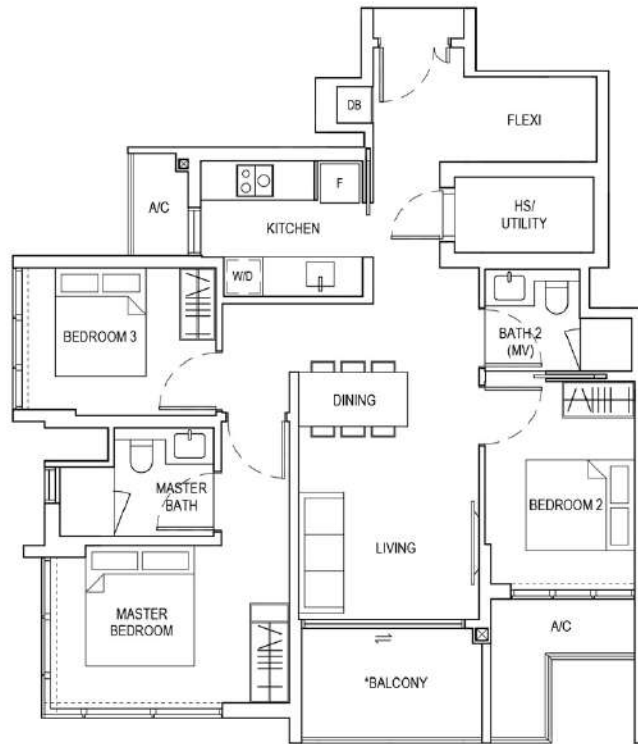


# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE D4

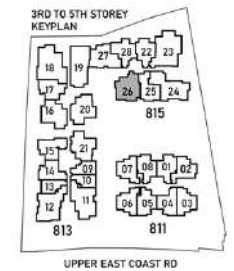
96 sqm

Block 815 #03-26 TO #05-26



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath at Master Bedroom.
3. Bedrooms 2 and 3 can accommodate queen size bed.
4. Kitchen is naturally ventilated and enclosable.
5. Master Bath is naturally ventilated.
6. Bath 2 access from Bedroom 2 and Living Room.
7. Pool view at Living Room and Bedrooms.
8. Functional living and dining space.
9. Flexi space is fitted with A/C.
10. Curtain wall design for building façade.
11. Spacious balcony.



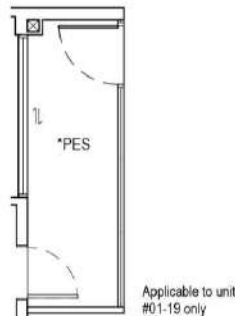
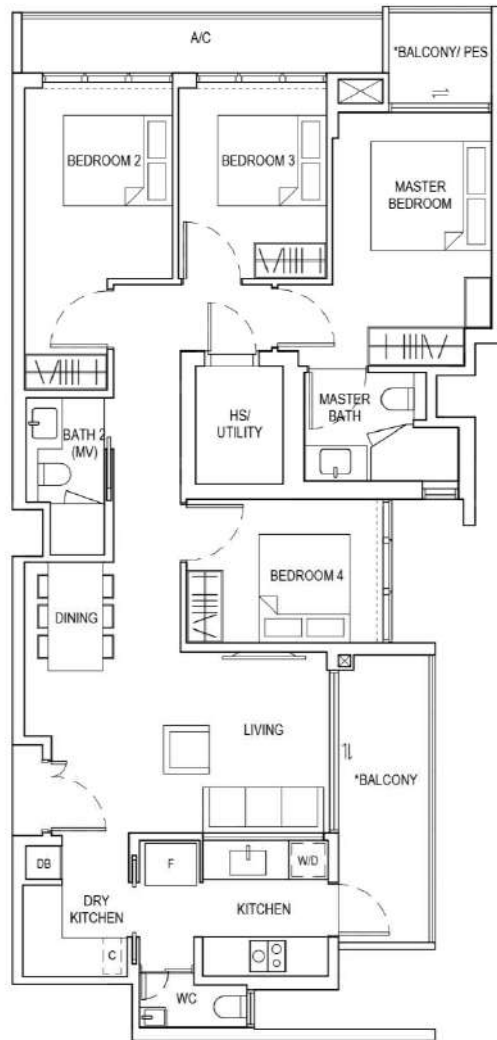
# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE E1a-G

116 sqm  
Block 813 #01-19

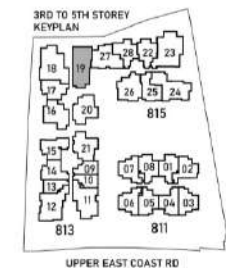
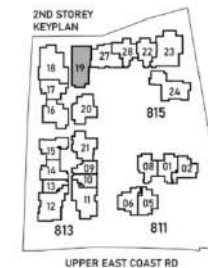
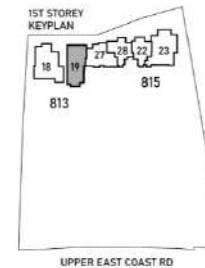
## TYPE E1a

116 sqm  
Block 813 #02-19 TO #05-19



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and additional wardrobe space at Master Bedroom.
3. Bedrooms 2, 3, and 4 can accommodate queen size bed.
4. Wet kitchen is naturally ventilated and enclosable.
5. Dry kitchen is provided with wine chiller.
6. Master Bath and WC are naturally ventilated.
7. Functional living and dining space.
8. Curtain wall design for building façade.
9. Spacious balcony/ PES with direct access to kitchen.





# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE E1b

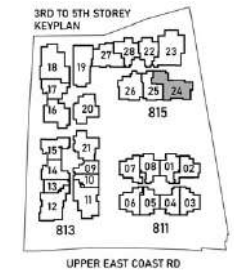
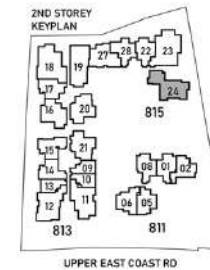
116 sqm

Block 815 #02-24 TO #06-24



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and additional wardrobe space at Master Bedroom.
3. Bedrooms 2, 3, and 4 can accommodate queen size bed.
4. Wet kitchen/ Yard is naturally ventilated and enclosable.
5. Dry kitchen is naturally ventilated and provided with wine chiller.
6. All Baths and WC are naturally ventilated.
7. Pool view at Living Room and Bedrooms
8. Curtain wall design for building façade.
9. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

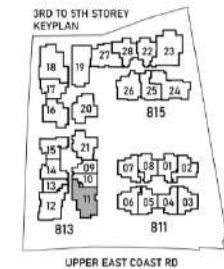
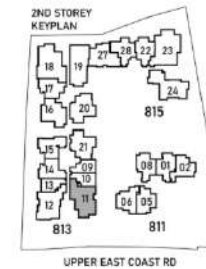
## TYPE E2a

116 sqm  
Block 813 #02-11 TO #05-11



### Unit Selling Point(s)

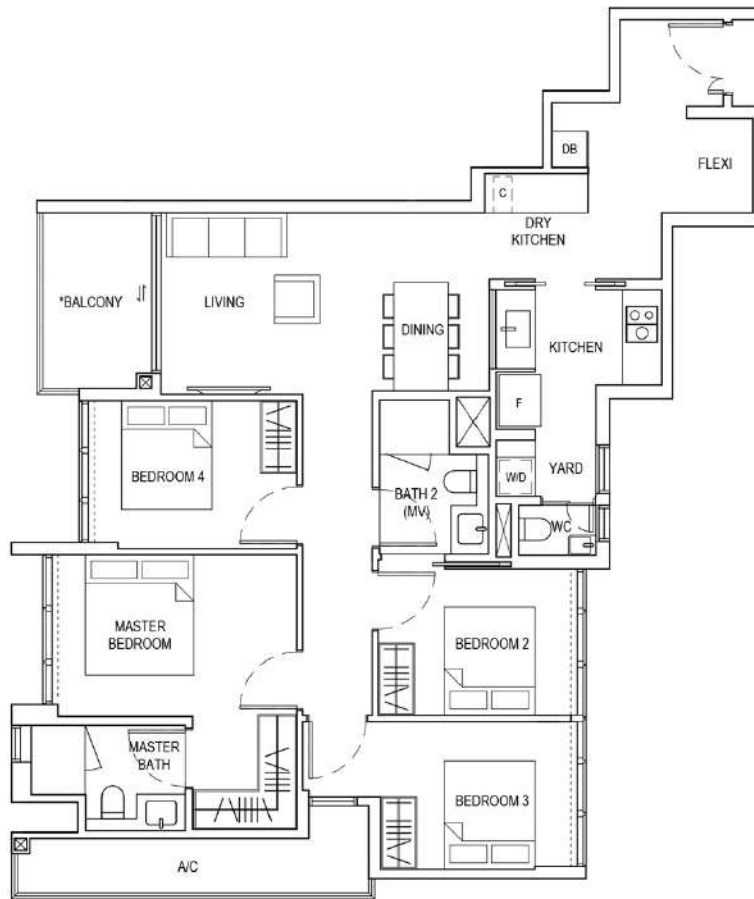
1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and additional wardrobe space at Master Bedroom.
3. Bedrooms 2, 3, and 4 can accommodate queen size bed.
4. Wet kitchen/ Yard is naturally ventilated and enclosable.
5. Dry kitchen is provided with wine chiller.
6. Flexi space is fitted with A/C.
7. Master Bath is naturally ventilated.
8. Bath 2 access from Bedroom 3 and Living Room.
9. Functional living and dining space.
10. Curtain wall design for building façade.
11. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

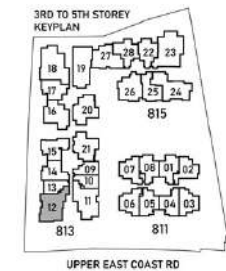
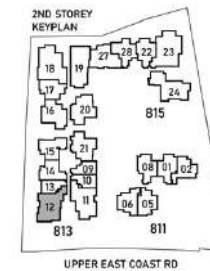
## TYPE E2b

116 sqm  
Block 813 #02-12 TO #06-12



### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and additional wardrobe space at Master Bedroom.
3. Bedrooms 2, 3, and 4 can accommodate queen size bed.
4. Wet kitchen/ Yard is naturally ventilated and enclosable.
5. Dry kitchen is provided with wine chiller.
6. Flexi space is fitted with A/C.
7. Master Bath and WC are naturally ventilated.
8. Functional living and dining space.
9. Curtain wall design for building façade.
10. Spacious balcony.



# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE F1-G

142 sqm  
Block 813 #01-18

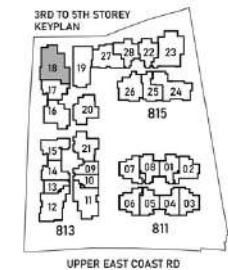
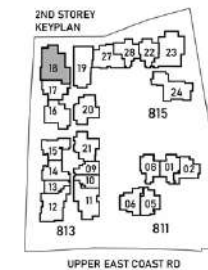
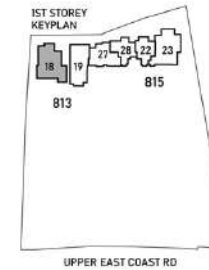
## TYPE F1

142 sqm  
Block 813 #02-18 TO #05-18



### Unit Selling Point(s)

1. Dual-key convertible layout.
2. Master Bedroom can accommodate king size bed.
3. Ensuite Master Bath and additional wardrobe space at Master Bedroom.
4. Junior Master and Bedrooms 3, 4, and 5 can accommodate queen size bed.
5. Junior Master Bedroom is provided with own balcony/ PES.
6. Ensuite Bath at Junior Master Bedroom.
7. Wet kitchen/ Yard is naturally ventilated and enclosable.
8. Dry kitchen is provided with wine chiller.
9. Master Bath and WC are naturally ventilated.
10. Functional living and dining space.
11. Curtain wall design for building façade.
12. Spacious balcony/ PES at Living Room.



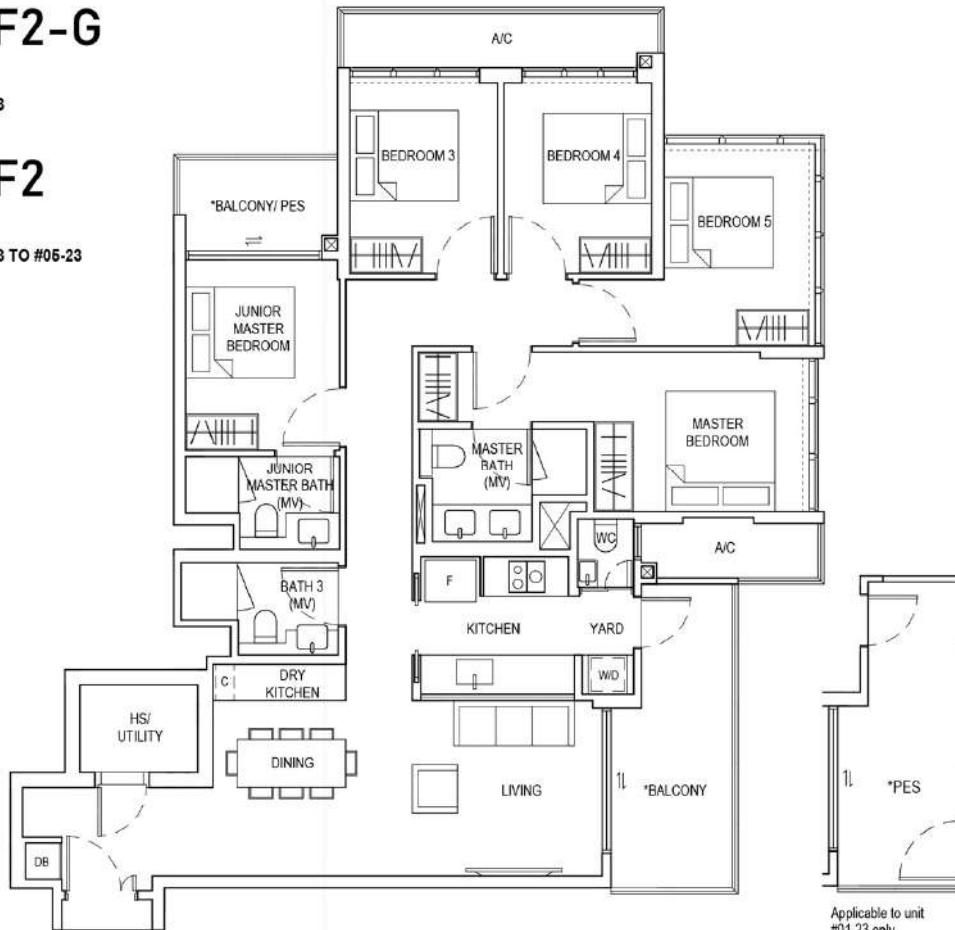
# BAGNALL HAUS PREVIEW OF UNIT LAYOUT

## TYPE F2-G

142 sqm  
Block 815 #01-23

## TYPE F2

142 sqm  
Block 815 #02-23 TO #05-23



Applicable to unit #01-23 only

### Unit Selling Point(s)

1. Master Bedroom can accommodate king size bed.
2. Ensuite Master Bath and additional wardrobe space at Master Bedroom.
3. Junior Master and Bedrooms 3, 4, and 5 can accommodate queen size bed.
4. Junior Master Bedroom is provided with own balcony/ PES.
5. Ensuite Bath at Junior Master Bedroom.
6. Wet kitchen/ Yard is naturally ventilated and enclosable.
7. Dry kitchen is provided with wine chiller.
8. WC is naturally ventilated.
9. Functional living and dining space.
10. Curtain wall design for building façade.
11. Spacious balcony/ PES at Living Room with direct access to Kitchen/ Yard.

