



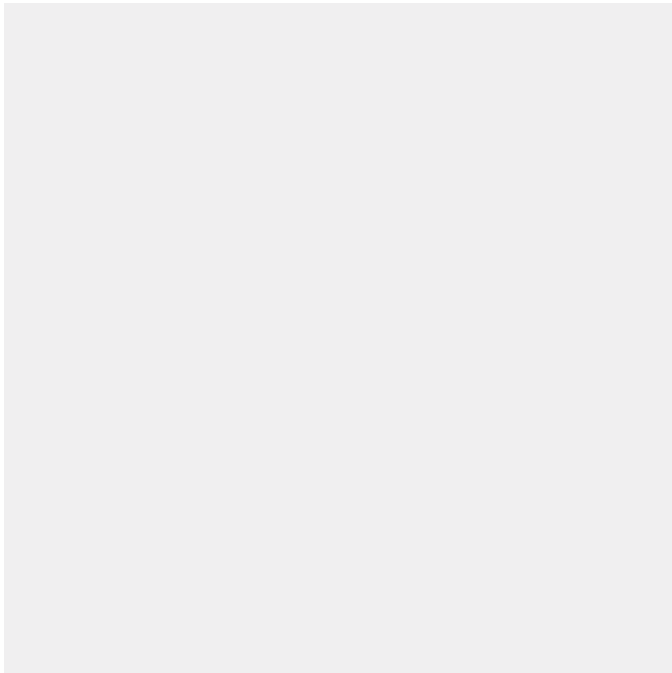
squareone

[Signature]
PACKAGE

MATERIAL CATALOGUE



Kitchen Sink
Material: Stainless Steel



Carpentry
Colour: Off White Matt
Surface: Silk – Smooth



Fixtures
Material: Chrome



Hywood floor
Colour: Oak Tyresta
Surface: Brushed | Nature Protec EVO
Dimensions: 2197 x233 x 11mm



#1 Ceramic Tile
Collection: Overland
Colour: Pearl



#2 Ceramic Tile
Collection: Overland
Colour: Sand



#3 Ceramic Tile
Collection: Alpen Slate
Colour: Bone



#4 Ceramic Tile
Collection: Munich
Colour: White

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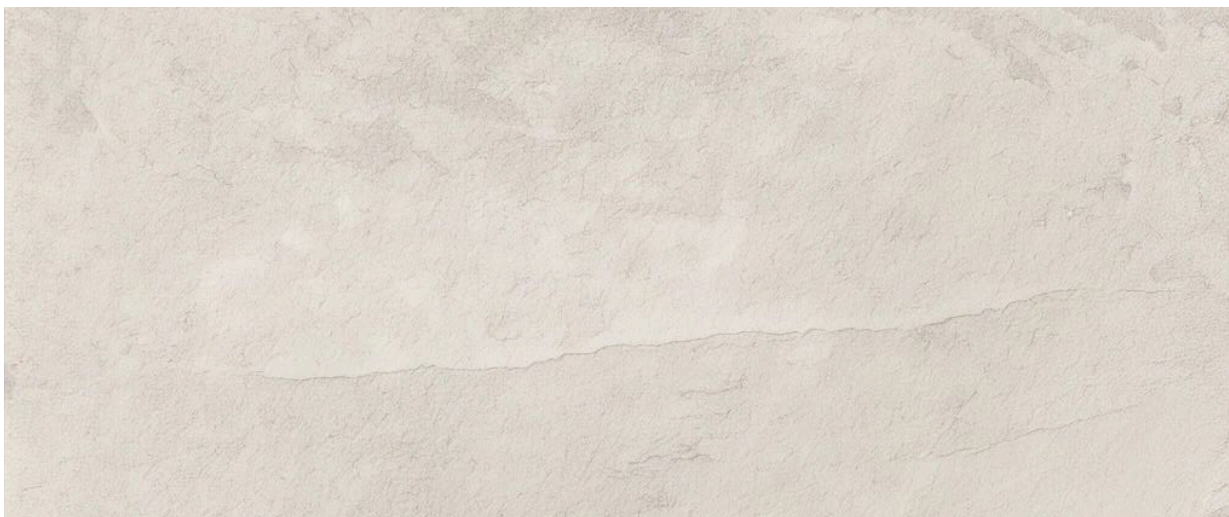
APARTMENT FINISHES



FLOORING

VERANDA

- The standard ceramic tile size across all projects shall be 60 × 60cm.
- To ensure visual consistency, all balconies will be finished with the same tile throughout all apartment units. The selected finish for balcony areas is Overland Sand.
- BBQ is optional and will be charged at additional cost.

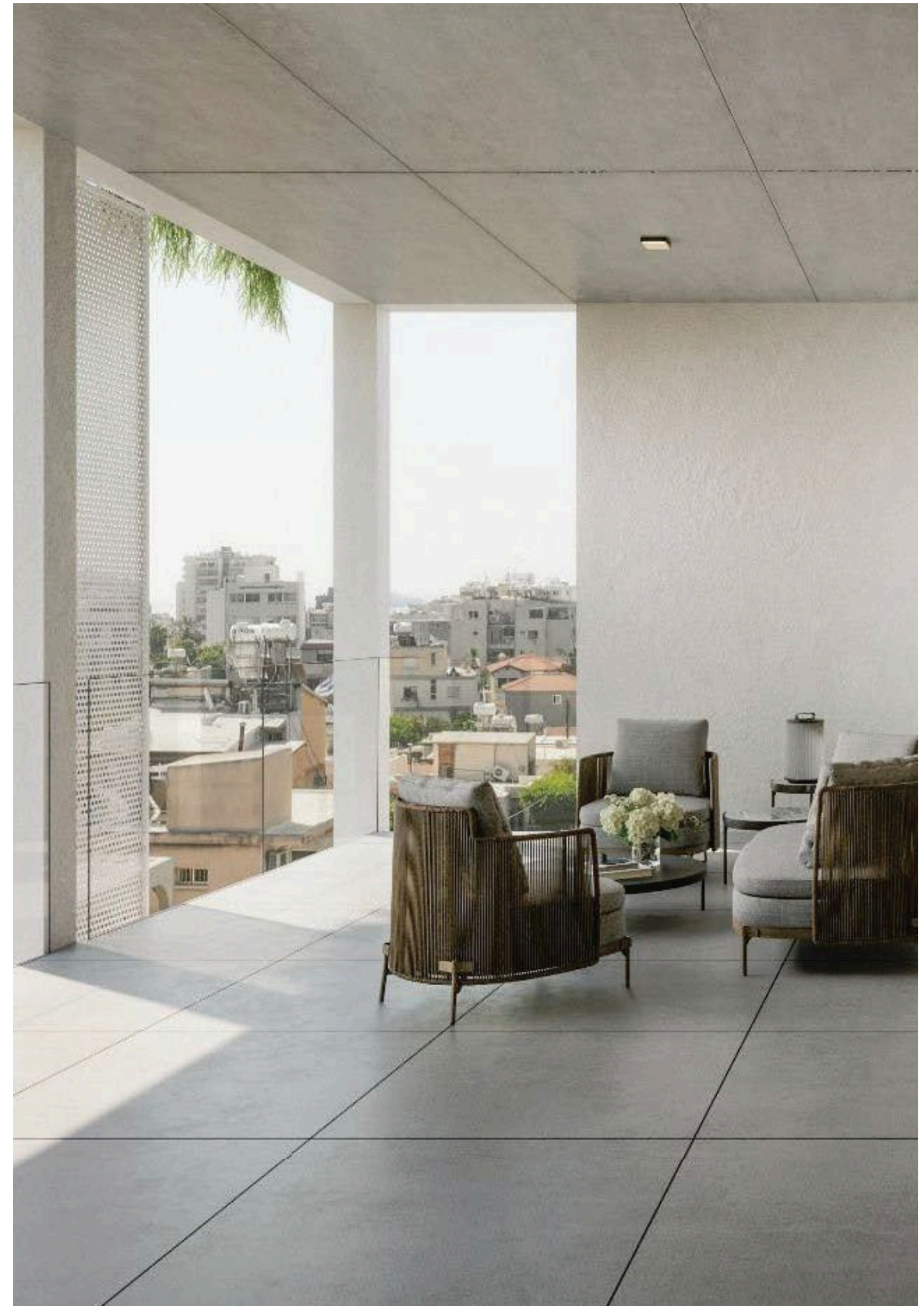


#2 Ceramic Tile

Collection: Overland

Colour: Sand

NOTE: Selections are subject to available supply and may change.



LIVING ROOM & BEDROOMS

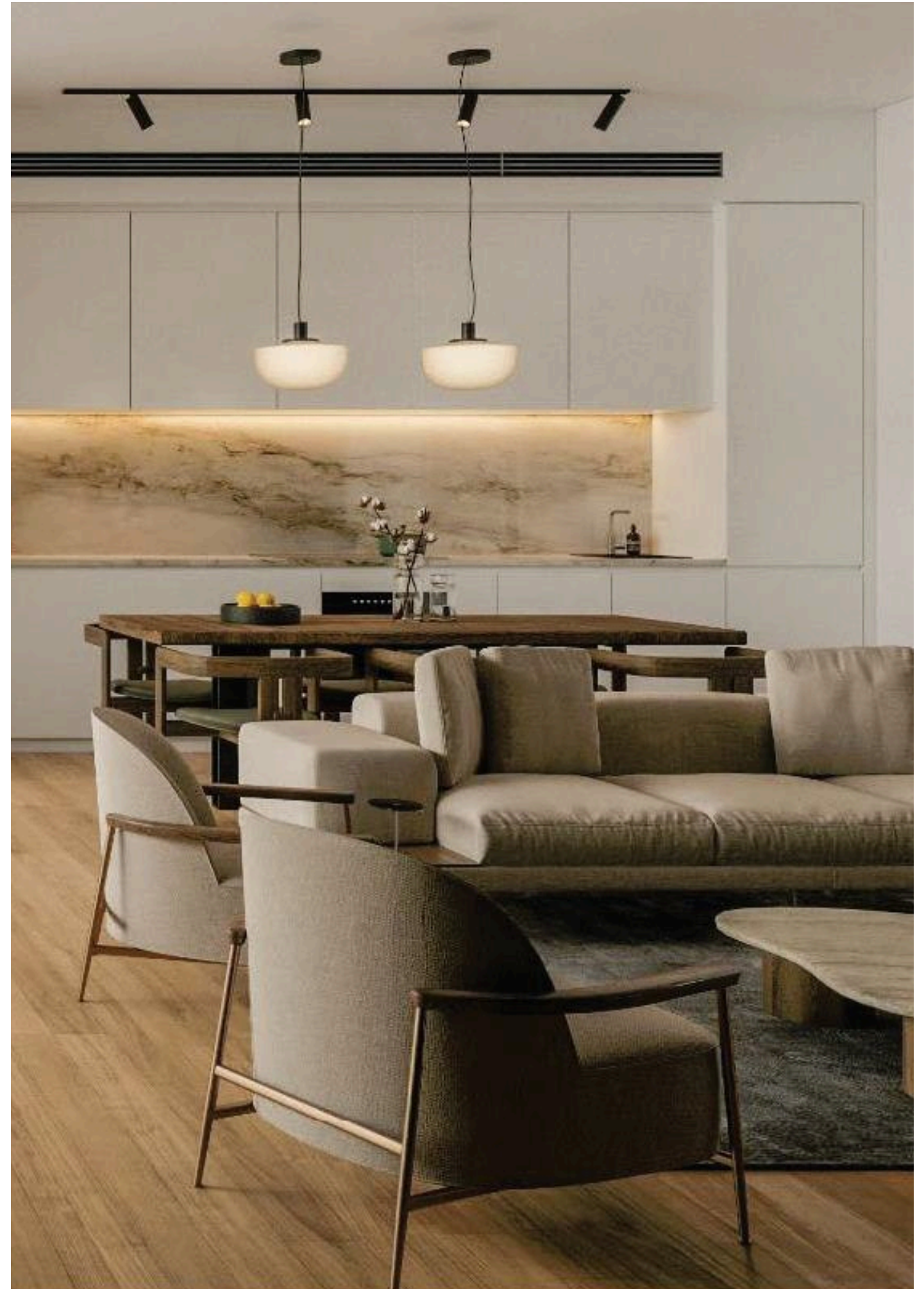


Hywood floor

Colour: Oak Tyresta

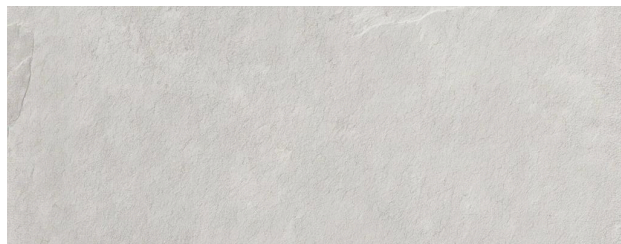
Surface: Brushed | Nature Protec EVO

Dimensions: 2197 x 233 x 11mm



BATHROOM

- The four tiles shown below are the available finish options for bathroom walls and floors and will be offered to clients across all projects.
- Where no tile selection has been made by the client, or for unsold apartments, the standard tile shall be Cifre ceramica- Munich - White (number 4).



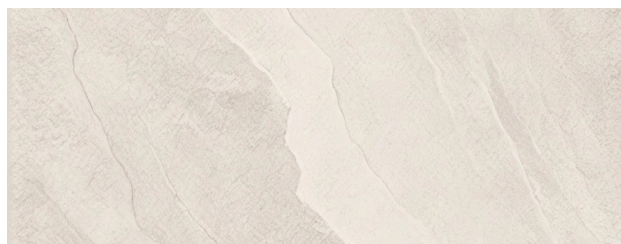
#1 Ceramic Tile

Collection: Overland
Colour: Pearl



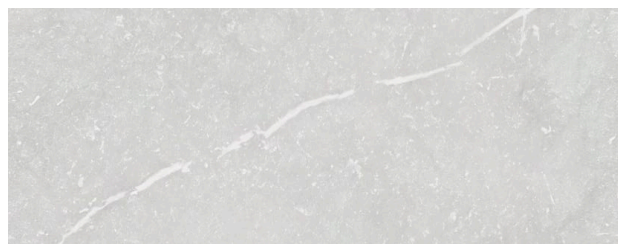
#2 Ceramic Tile

Collection: Overland
Colour: Sand



#3 Ceramic Tile

Collection: Alpen Slate
Colour: Bone



#4 Ceramic Tile

Collection: Munich
Colour: White





KITCHEN

KITCHEN



Carpentry

Melamine: Off White Matt

Surface: Silk – Smooth

Skirting

Material: PVC

Finish: BrushedChrome

Countertop

Technogranite: White Zenith

Surface: Polished

Sink

Material: Stainless Steel

Installation: Undermount

Backsplash

Marble: Volakas

Surface: Polished

Lighting

Type: Recessed Spotlights

Location: Installed in the gypsum board ceiling/bulk head above the kitchen cabinets

Handles

Golain Brushed Chrome

KITCHEN



MODI SINK MIXER

Modena

Code: 10886-652A

Finish: Chrome

Details: 3 Way



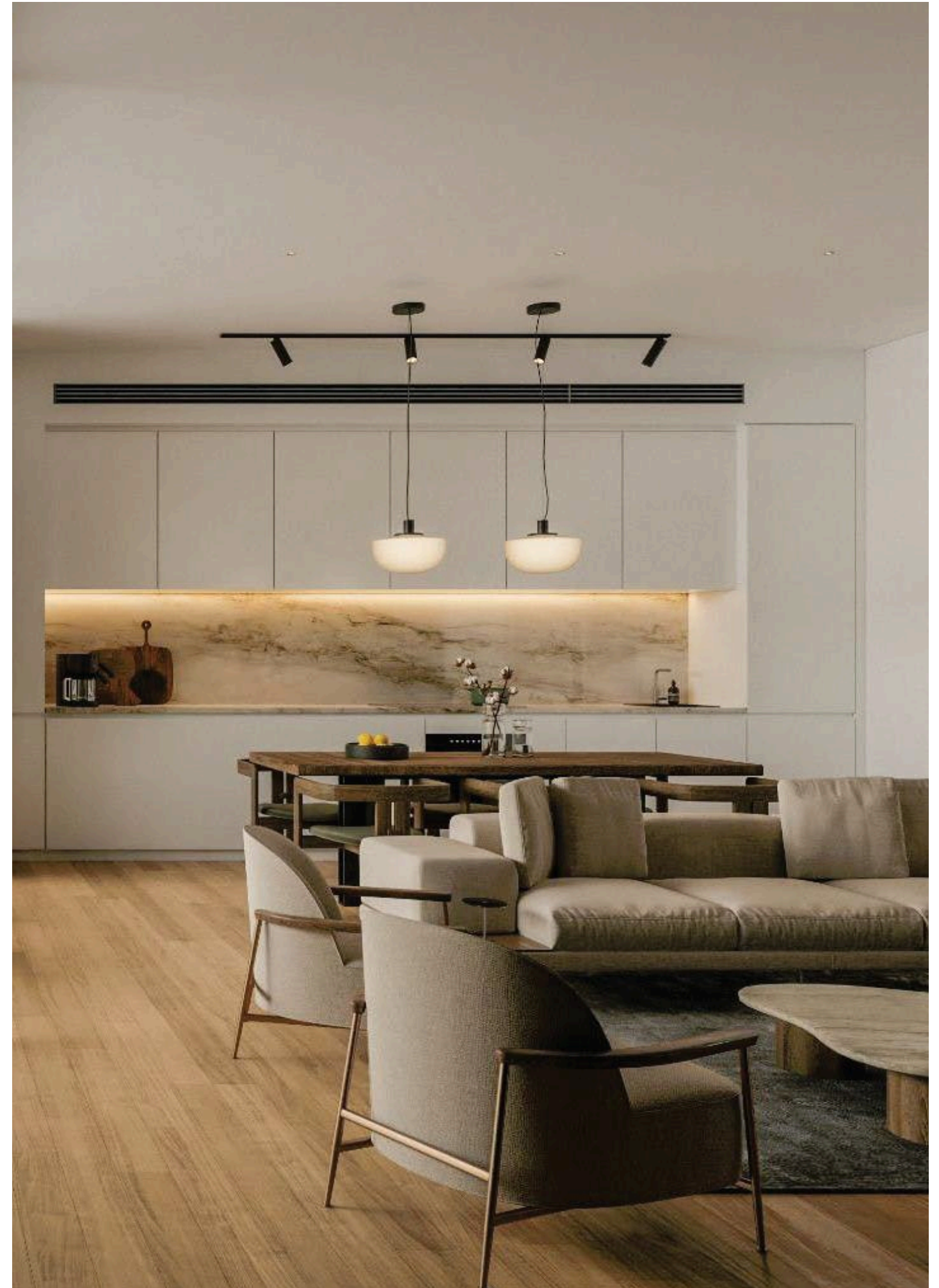
MODI SINK

Finish: Stainless Steel

Details: Undermount

Dimensions: 49x44cm

All kitchen sinks shall be installed as undermounted, fixed beneath the countertop for a seamless finish.





WARDROBES

WARDROBE & LAUNDRY CABINETS

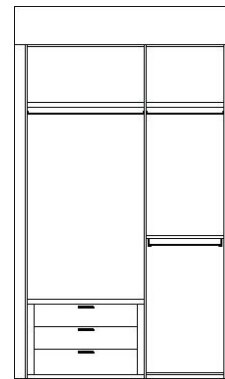
CARPENTRY

Melamine: White Lacquered

Surface: Silk – Smooth

WARDROBE

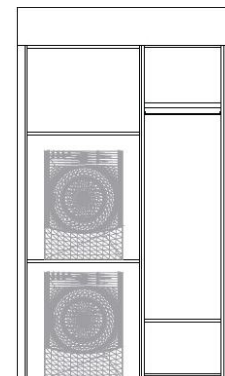
The wardrobe shall include a combination of hanging space, upper storage shelves, and lower drawers, arranged to optimize functionality and storage capacity.



WARDROBE

LAUNDRY CABINET

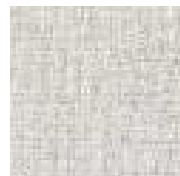
The laundry cabinet shall be designed to accommodate stacked washer and dryer units, with overhead storage cabinets above and adjacent vertical storage where space allows. A minimum internal space of 70 × 70cm shall be provided to ensure proper appliance fit, ventilation, and adequate clearance for plumbing connections.



LAUNDRY CABINET



Door: Laminate
Finish: K680PD



Carcass: Akritas
231, P&P

HANDLES

Type: L-shape metal handle, 3m

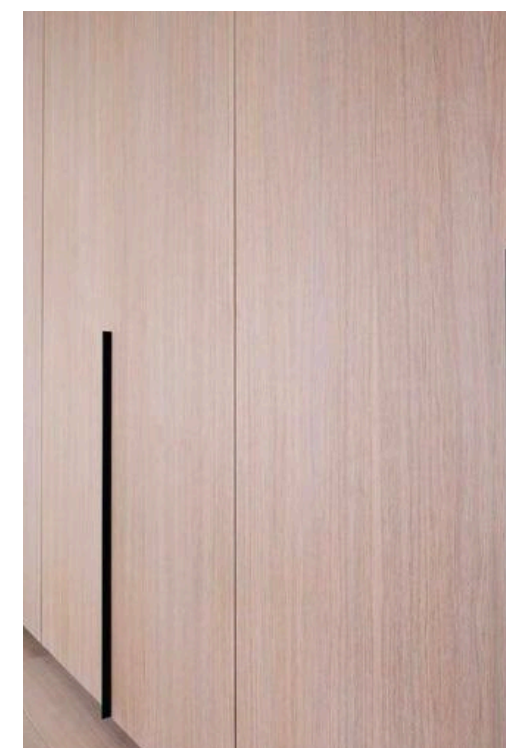
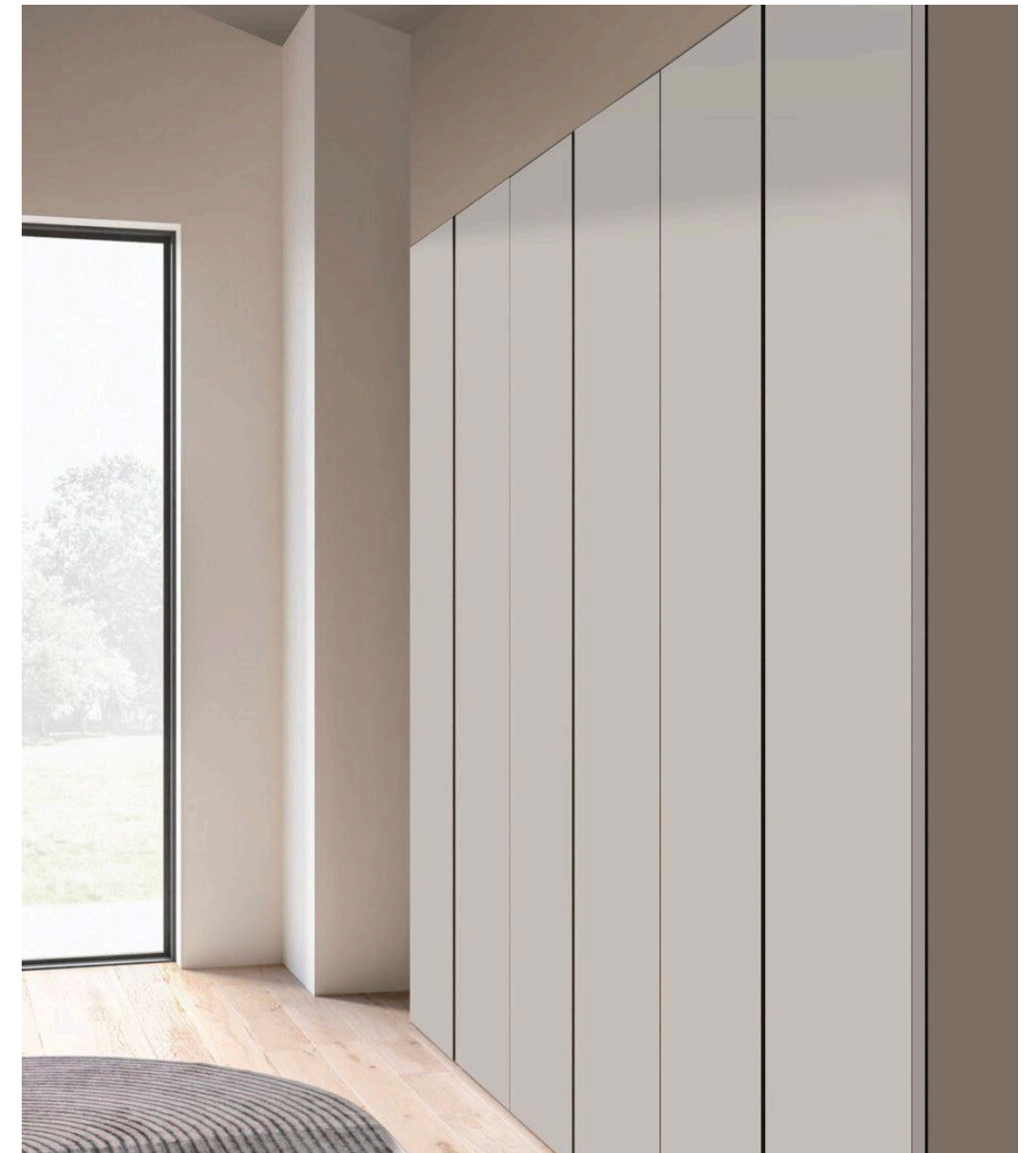
Finish: Black or painted in the same colour as the wardrobe

**NOTE: The 3m handle will be cut in half and used for two doors.*

HANDLE PLACEMENT

The handles are vertically mounted along the outer edge of each wardrobe door.

For door pairs, only one door (usually the right one) will have a handle installed.





BATHROOM

FINISHES & VANITY



TECE FLUSHPLATE

Finish: Chrome



MODI MAGENTAWALL HUNGTOILET

Code: MD2353

Finish: White Gloss

Flushing System: Rimless



TOKYO STEEL MIXER and WASTE

Code: TX605

Size H18cm

Finish: Chrome



COYBASIN FURNITURE SET

Finish: White Gloss

Details: W.600 x D450mm



MODI BLUE BTW FLOOR STANDING TOILET

Code: MD3381

Finish: White Gloss

Flushing System: Rimless



KARAG LINEARDRAIN

Code: Line 550S/S

Size: L550 x W66 mm

Finish: Stainless steel

Details: Frameless



DANIEL TOKYO SHOWER SET

Code: TX615ZOCR

Finish: Chrome

Details: Built-In

FINISHES & VANITY



MODI BARCELONA Single Towel Bar

Code: LM1402-19(60)

Finish: Chrome

Details: Single



MODI BARCELONA Toilet Paper Holder

Code: LM1402-11A

Finish: Chrome

Details: Without Cover



MODI BARCELONA Robe Hook

Code: LM1402-10

Finish: Chrome

Details: x1 pcs for hand towel



FINISHES & VANITY

The following items are not included in the original specifications.
They maybe supplied and/or installed at an additional cost,
subject to availability and confirmation.



COYCAMA SUN MIRROR

Size: W50/60/70/80/90/100/120 x H80cm

Finish: Chrome

Details: Frameless



MODI TRENDS LIDING SHOWER DOORS

Size: L100-160 x H195 cm

Finish: 6mm Clear Glass, Chrome

Details: Sliding Wall to Wall Shower Doors



MODI TREND WALK IN SHOWER DOOR

Code: MDNAO1142

Size: L80/90 X W80/90/100/120 x H195 cm

Finish: 6mm Clear Glass, Chrome

Details: Corner Shower Doors



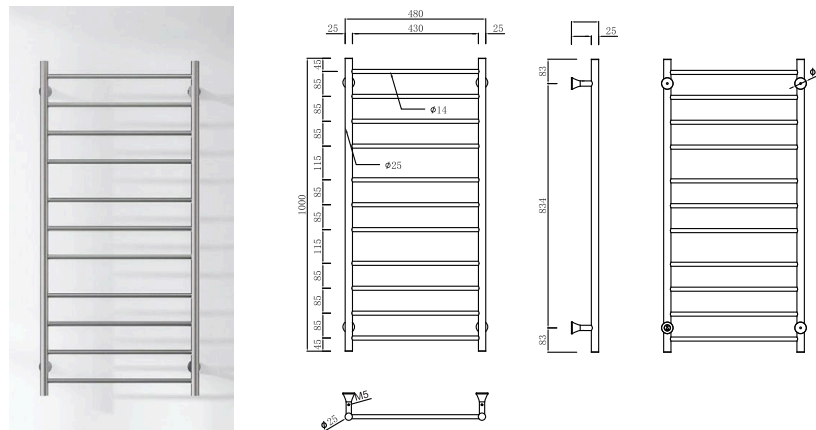
MODI TREND CORNER SHOWER DOORS

Code MDNAO1142

Size: L80/90 X W80/90/100/120 x H195 cm

Finish: 6mm Clear Glass, Chrome

Details: Corner Shower Doors



KARAG TRUMPET Heated Towel Rail

Size: W48 x D10 x H100cm

Finish: Chrome

Details: 110Watt, 1Kg



COYCAMA VERONA LED MIRROR

Size: W60/70/80/100/120/140 x H80cm

Finish: 4mm Clear Glass

Details: Frameless, Anti-fog system,
Ambient light with sensor



SECURITY

SECURITY & INTERCOM SYSTEMS



AUDIO& VIDEO INTERCOM

Location: Ground Floor Entrance gates

Code: DNAKE S414

Installation: Surface mounted

Dimensions: 176 x 85 x 29.5 mm



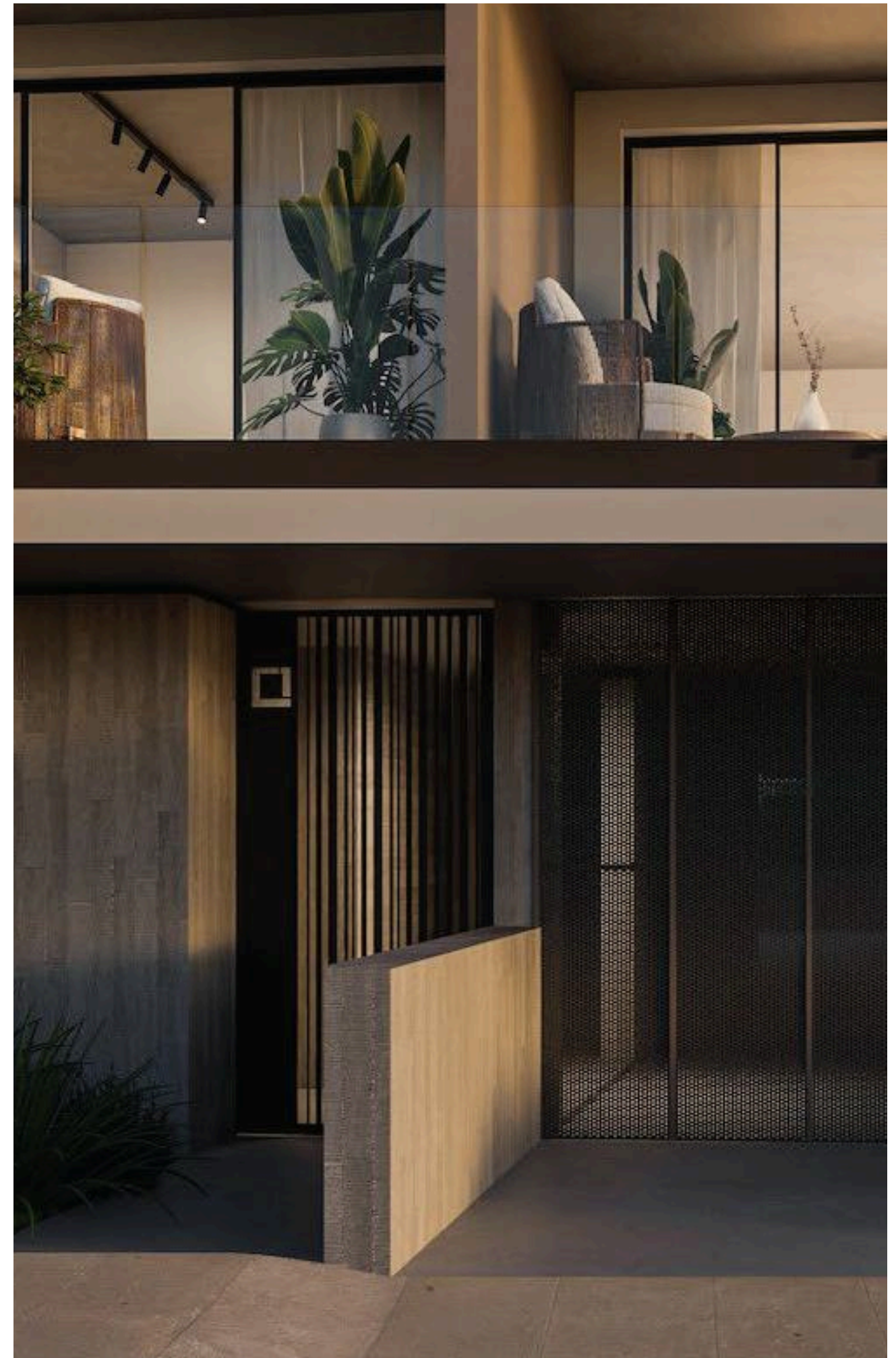
AUDIO& VIDEO INTERCOM

Location: Apartments

Code: DNAKEE214

Installation: Surface mounted

Dimensions: 123 x 121 x 23.2mm



squareone



PENTHOUSE FINISHES

CUSTOMISATIONS PROVIDED BY SQONE DESIGN TEAM

The penthouses are thoughtfully designed with a distinct approach, offering enhanced features and a distinct living experience that sets them apart from all other units. With elevated specifications, premium materials, and tailored design features, these residences embody a higher standard of luxury and sophistication. These elevated specifications also contribute to increased market appeal and higher potential returns, making the penthouses especially attractive to investors.

3.2m Net Internal Height

BBQ Area Provision

2.9m Thermal Aluminium Windows

Jacuzzi Provision

Italian Kitchen & Wardrobes

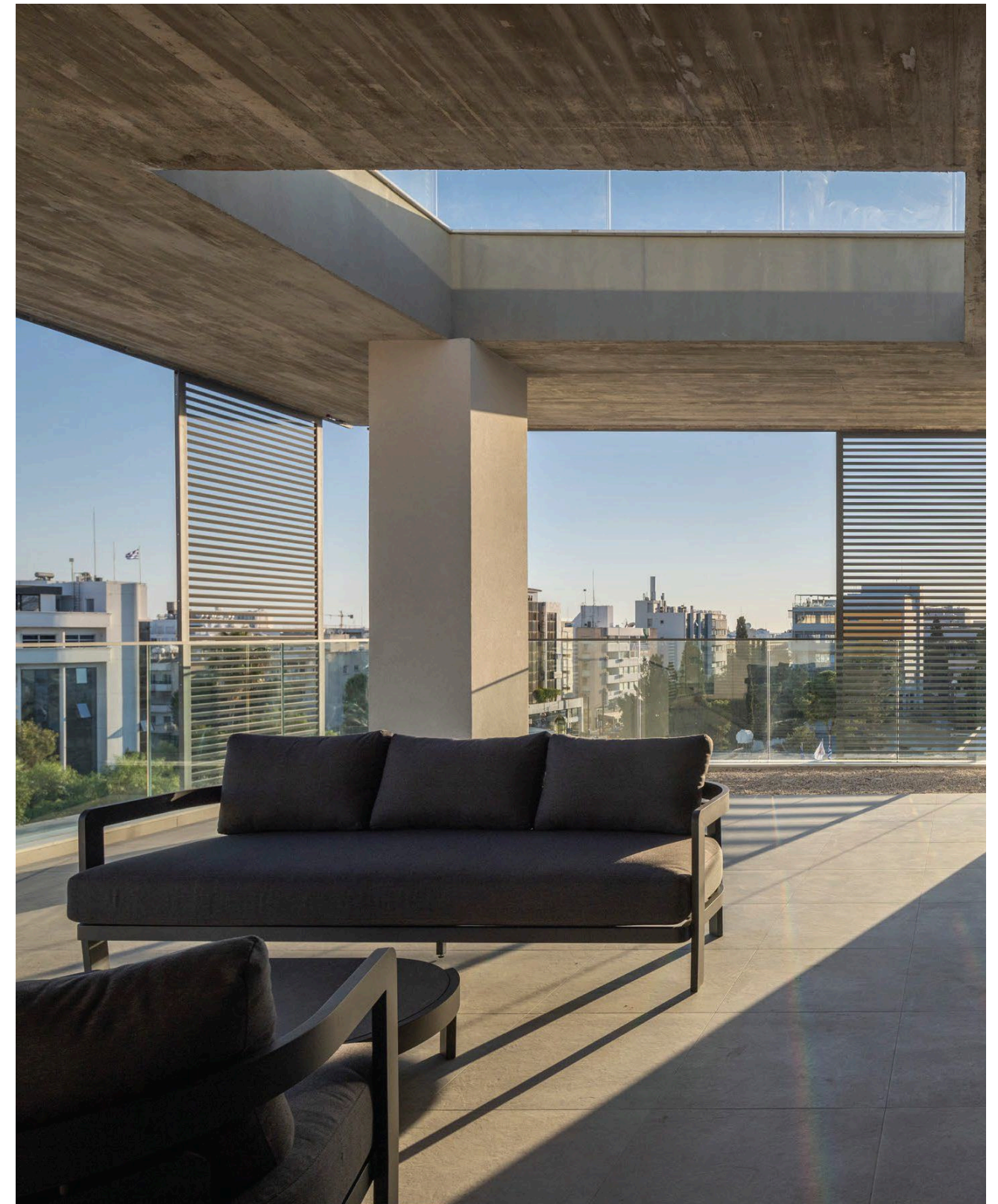
Aluminium Pergola Provision

European Ceramic Tiles

Parquet Flooring Hywood

Grip Ceramic Tiled Roof Garden

Interior Design Services (FF&E)



KEY SPECIFICATIONS