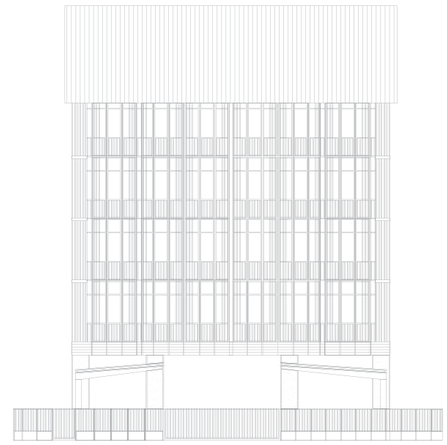
K SUITES

Modern Sanctuary @ East Coast

EURO PROPERTIES COLLECTION



FREEHOLD | PRIME DISTRICT 15

Euro Properties is proud to

present another iconic Project,

K Suites

Thoughtfully curated,

this collection represents

the best of District 15

living in the heart of East Coast Singapore.

Heart of District 15



Central to all access



CONNECTIVITY

Eunos MRT Station - 4 mins drive/12 mins walk
Kembangan MRT Station - 7 mins drive/17 mins walk
Marine Terrace MRT Station - 5 mins drive/14 mins walk
Marine Parade MRT Station - 6 mins drive/15 mins walk
Cental Business Distict (CBD) - 2 traffic lights to ECP
East Coast Parkway Expressway (ECP) - 3 mins drive
Pan-Island Expressway (PIE) - 7 mins drive
Changi Airport/Jewel (ECP) - 7 mins drive
Kallang-Paya Lebar Expressway (KPE) - 10 mins drive

EDUCATION

1. **Sparkle Tots Preschool** - 2 mins walk (within 100m)
2. **Tao Nan School** - 3 mins drive (within 1 km)
3. **CHIJ (Katong) Primary** - 10 mins walk (within 1 km)
4. **Haig Girls' School** - 8 mins walk (within 1 km)
5. **St. Patrick's School** - 10 mins walk (within 1 km)
6. **CHIJ Katong Convent** - 4 mins drive (within 2 km)
7. **Victoria Junior College** - 5 mins drive (within 2 km)
8. **Victoria School** - 6 mins drive (within 2 km)
9. **Canadian International School** - 10 mins drive (within 2 km)

FOOD & DINING

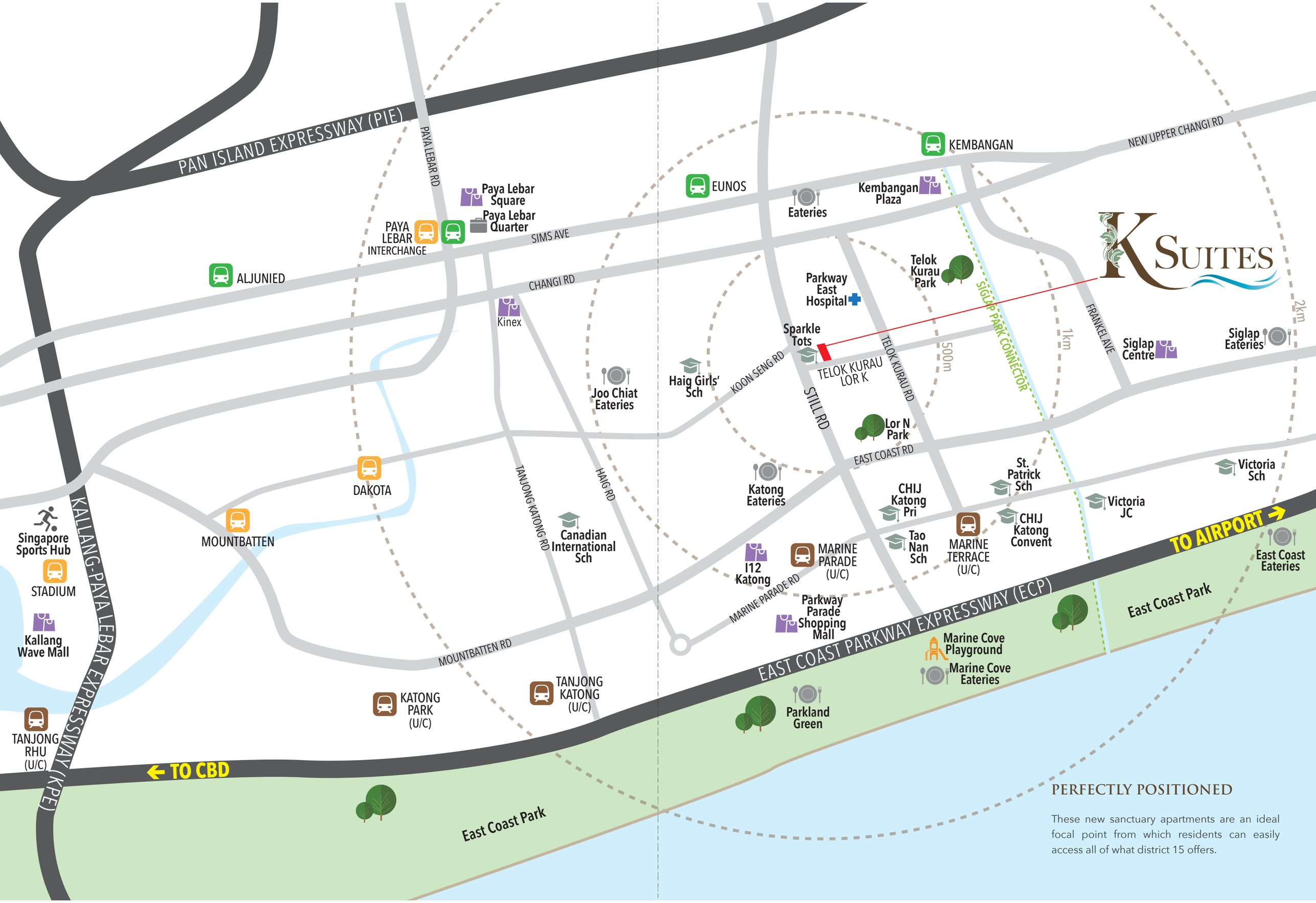
1. **Telok Kurau Lor L Eateries** - 3 mins walk
2. **Katong Eateries** - 9 mins walk
3. **Joo Chiat Eateries** - 9 mins walk
4. **Siglap Eateries** - 6 mins drive
5. **East Coast Lagoon Food Village** - 7 mins drive
6. **Marine Cove** - 5 mins drive
7. **Parkland Green** - 4 mins drive
8. **Bedok Food centre** - 10 mins drive

SHOPPING

1. **112 Katong** - 4 mins drive
2. **Parkway Parade** - 6 mins drive
3. **Siglap Centre** - 6 mins drive
4. **Kembangan Plaza** - 5 mins drive
5. **Kinex** - 8 mins drive
6. **Paya Lebar Quarter** - 9 mins drive
7. **Kallang Wave Mall** - 10 mins drive
8. **Bedok Mall** - 10 mins drive

PARK & RECREATIONAL

1. **Telok Kurau Park** - 8 mins walk
2. **Siglap Park Connector** - 8 mins walk
3. **Telok Kurau Lor N Park** - 7 mins walk
4. **Marine Cove Playground** - 5 mins drive
5. **East Coast Park** - 5 mins drive
6. **Singapore Wake Park** - 9 mins drive
7. **Singapore Sports Hub** - 10 mins drive
8. **Marina Bay Golf Course** - 10 mins drive
9. **Bay East Garden** - 10 mins drive



PERFECTLY POSITIONED

These new sanctuary apartments are an ideal focal point from which residents can easily access all of what district 15 offers.





WITHIN PROXIMITY TO TOP EDUCATION INSTITUTIONS FOR ALL AGES







Within 1 Km
- Sparkle Tots Preschool
- Tao Nan School
- CHIJ (Katong) Primary
- Haig Girls' School

Within 2 Km
- Ngee Ann Primary School
- St. Stephen's School
- Tanjong Katong Primary School
- St. Patrick's School
- CHIJ (Katong) Convent
- Victoria School
- Victoria Junior College
- Canadian International School













GASTRONOMIC DELIGHTS

Surrounded with good food, K Suites is a stone's throw away from an array of local delights & international cuisine.















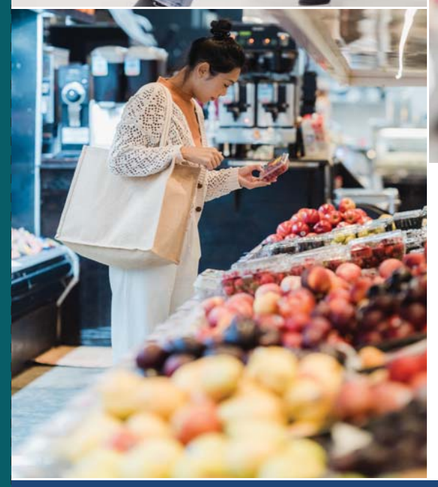


SURROUNDED BY NATURE

The East Coast of Singapore provides vital spaces to breathe, relax and unwind or simply spend time with friends to enjoy the surrounding beauty.







PP
PARKWAY PARADE



paya lebar quarter



i12
KATONG

VIBRANT MALLS

Established malls in the vincinity for easy access to daily needs and amenities.

CONNECTIVITY

K Suites is strategically located with easy access by car and public transport. Walking distance to 2 MRT stations, Orchard road, the CBD and Changi Airport are just a train ride away.







YOUR SANCTUARY BEGINS

Experience your home from the moment you enter the main gate. The extensive landscaping, coupled with the surrounding greenery helps soothe your mind and drive away the tiredness and fatigue from your long day at work. A warm welcome home!



Artist's impression only

Development Overview

19 carefully curated apartments across 6 levels.

Choice of 3 – 4 Bedroom ground floor and lateral apartments and 4 – 5 Bedroom duplex penthouses.

Upper level apartments with panoramic unblocked views.

Selected ground level apartments with refreshing garden and pool views.

Highly refined specifications and exceptionally high ceilings throughout.

Designer Kitchens with a suite of fully premium integrated electrical appliances.

Luxurious bathrooms with extensive finishes.

Secure sheltered car park, EV lots and bicycle parking.

Extensive landscaping and outdoor fitness area.

Contemporary Pool with aqua gym and hydrojet corner.

HANDCRAFTED MODERNISM

Designed from the inside out, by JGP architects, each and every artful unit at K Suites is a high floor to floor residence with an extraordinary sense of volume. Your new apartment will be a statement of style.

Artist's impression only



Artist's impression only

Beauty in Simplicity



Submerge in Tranquility

Enjoy a workout in the lap pool and aqua gym or simply relax and indulge in our hydrojet pool at the comfort of your doorstep.

Landscape Plan



1. Swimming Pool
2. Aqua Gym
3. Hydrojet Corner
4. Outdoor Fitness Area
5. Communal Pavilion
6. Pool Deck
7. Outdoor shower
8. Lift Lobby
9. Electric Vehicle Charging
10. Sheltered Car Park
11. Bicycle Park
12. Letterbox
13. Bin Point

Schematic Plan

	TYPE B	TYPE A	TYPE C	TYPE D
5th FLOOR (PH)	PH 5 bdrm **#05-01** 1373 sqft	PH 4 bdrm **#05-02** 1182 sqft	PH 5 bdrm **#05-03** 1381 sqft	PH 5 bdrm **#05-04** 1370 sqft
4th FLOOR	4 bdrm **#04-01** 1076 sqft	3 bdrm **#04-02** 872 sqft	4 bdrm **#04-03** 1130 sqft	4 bdrm **#04-04** 1130 sqft
3rd FLOOR	4 bdrm **#03-01** 1076 sqft	3 bdrm **#03-02** 872 sqft	4 bdrm **#03-03** 1130 sqft	4 bdrm **#03-04** 1130 sqft
2nd FLOOR	4 bdrm **#02-01** 1076 sqft	3 bdrm **#02-02** 872 sqft	4 bdrm **#02-03** 1130 sqft	4 bdrm **#02-04** 1130 sqft
1st FLOOR (Ground)	4+1bdrm **#01-01** 1270 sqft	3+1bdrm **#01-02** 1087 sqft	3 bdrm **#01-03** 797 sqft	

Artist's impression only

GROUND FLOOR LIVING

TYPE B-G

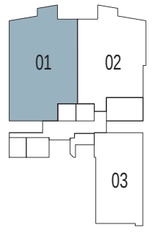
4+1 Bdrm
118 sqm / 1270 sqft

#01-01



UNIT HIGHLIGHTS

- 4.3M Floor-to-Floor Height
- Direct Access to Pool and Pavilion
- Direct Access to Communal Areas



KEY PLAN NOT TO SCALE





TAILORED LIVING DRIVEN BY DESIGN

TYPE A-G

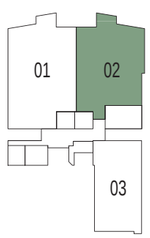
3+1 Bdrm
101 sqm / 1087 sqft

#01-02



UNIT HIGHLIGHTS

- 4.3M Floor-to-Floor Height
- Direct Access to Pool and Pavilion
- Direct Access to Communal Areas



KEY PLAN NOT TO SCALE



TYPE C-G

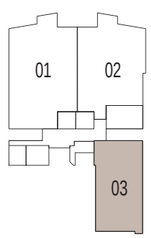
3 Bdrm
74 sq m / 797 sqft

#01-03

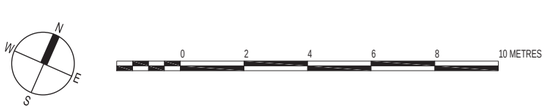


UNIT HIGHLIGHTS

- 4.3M Floor-to-Floor Height
- Direct Access to Greenery and Fitness Area
- Direct Access to Communal Areas



KEY PLAN NOT TO SCALE





Artist's impression only



THE PURE LUXURY

TYPE B

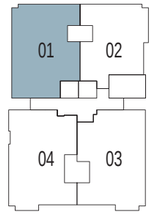
4 Bdrm
100 sqm / 1076 sqft

#02-01
#03-01
#04-01



UNIT HIGHLIGHTS

- 3.5M Floor-to-Floor Height
- Swimming Pool View
- Current Unblocked View to CBD for level 4 unit



KEY PLAN NOT TO SCALE





TYPE A

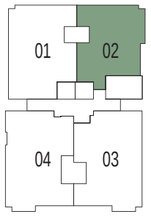
3 Bdrm
81 sqm / 872 sqft

#02-02
#03-02
#04-02



UNIT HIGHLIGHTS

- 3.5M Floor-to-Floor Height
- Swimming Pool View
- Current Unblocked View to the east for level 4 unit



KEY PLAN NOT TO SCALE





Artist's impression only

A PLACE LIKE NO OTHER

Type C

4 Bdrm
105 sqm / 1130 sqft

#02-03
#03-03
#04-03

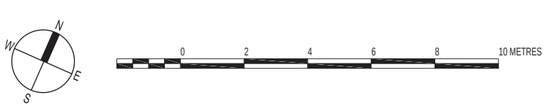


Unit Highlights

- 3.5M Floor-to-Floor Height
- Greenery & Green roofs View
- Current Unblocked View to the east for level 4 unit



KEY PLAN NOT TO SCALE



Type D

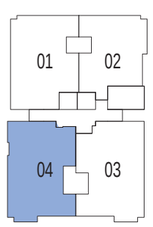
4 Bdrm
105 sqm / 1130 sqft

#02-04
#03-04
#04-04

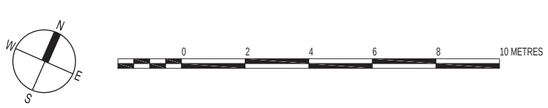


Unit Highlights

- 3.5M Floor-to-Floor Height
- Greenery & Green roofs View
- Current Unblocked View to the city for level 4 unit



KEY PLAN NOT TO SCALE



Penthouse

Ample natural light and ventilation, these double-height ceiling penthouses offer the perfect venue for hosting get-together and family events as well as unobstructed views to soothe your soul, an ultimate luxury living.

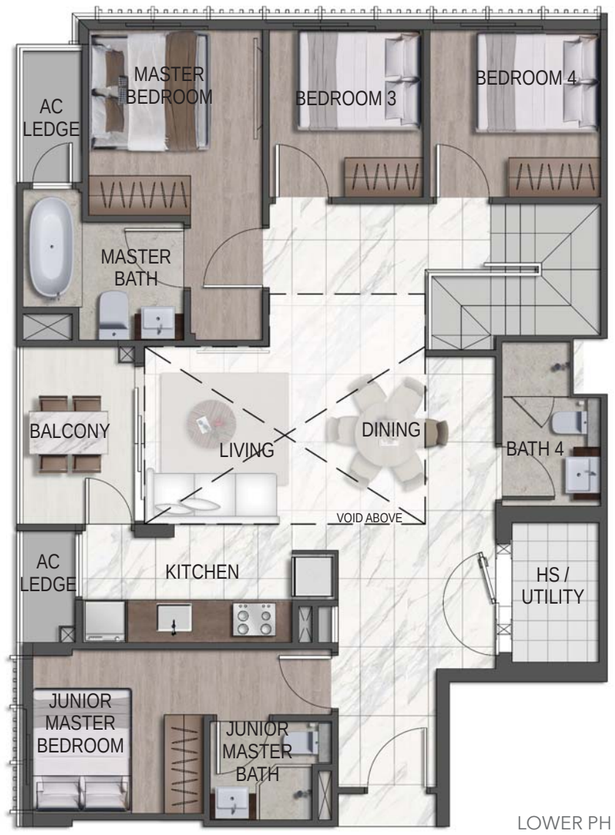


Artist's impression only

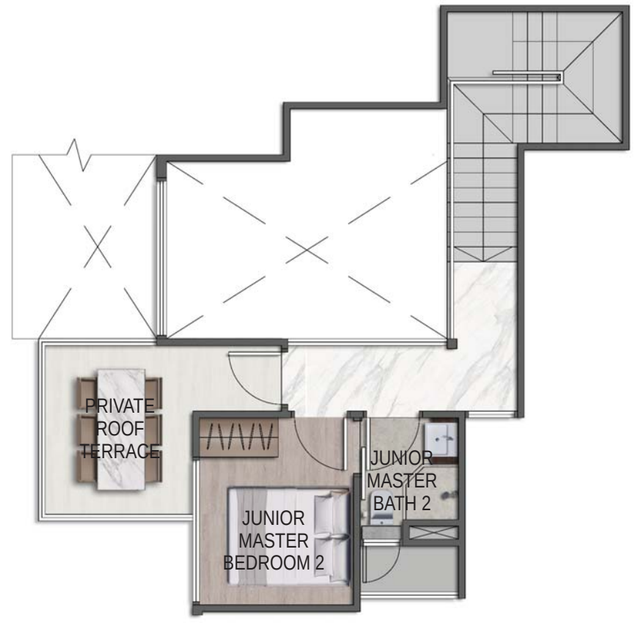
TYPE B-PH

5 Bdrm
1373 sqft

#05-01



LOWER PH



UPPER PH



UNIT HIGHLIGHTS

- 3.5M Floor-to-Floor Height
- 7M High Ceiling for Living & Dining Area
- Swimming Pool View
- Current Unblocked View to CBD



KEY PLAN NOT TO SCALE

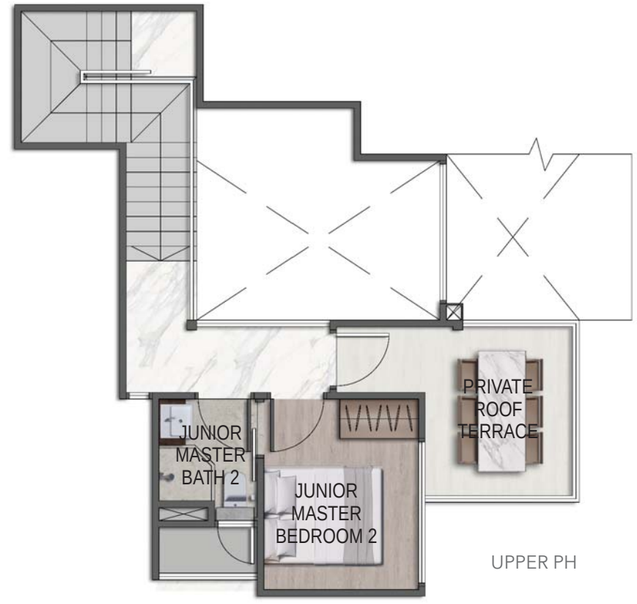
TYPE A-PH

4 Bdrm
1182 sqft

#05-02



LOWER PH



UPPER PH



UNIT HIGHLIGHTS

- 3.5M Floor-to-Floor Height
- 7M High Ceiling for Living & Dining Area
- Swimming Pool View
- Current Unblocked View to the East



KEY PLAN NOT TO SCALE

TYPE C-PH

5 Bdrm
1381 sqft

#05-03



LOWER PH



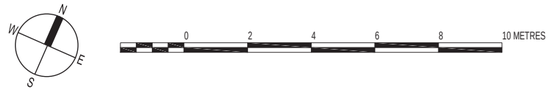
UPPER PH

UNIT HIGHLIGHTS

- 3.5M Floor-to-Floor Height
- 7M High Ceiling for Living & Dining Area
- Greenery & Green roofs View
- Current Unblocked View to the East



KEY PLAN NOT TO SCALE



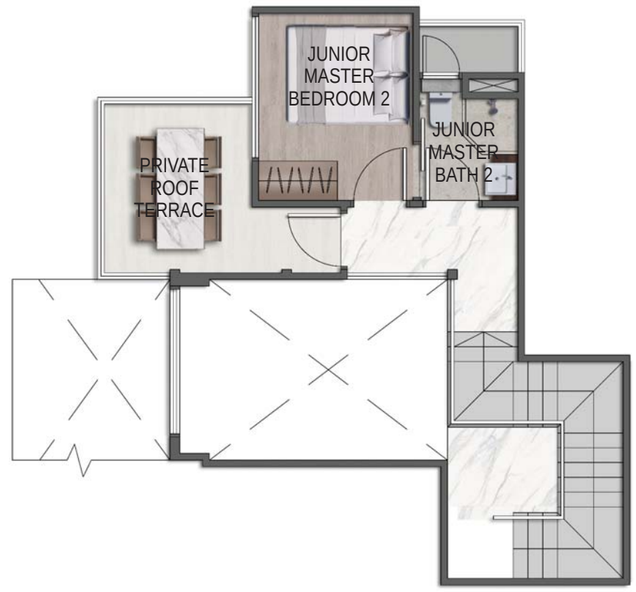
TYPE D-PH

5 Bdrm
1370 sqft

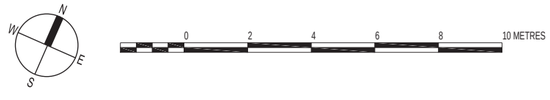
#05-04



LOWER PH

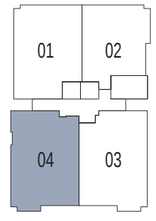


UPPER PH



UNIT HIGHLIGHTS

- 3.5M Floor-to-Floor Height
- 7M High Ceiling for Living & Dining Area
- Greenery & Green roofs View
- Current Unblocked View to CBD



KEY PLAN NOT TO SCALE

PREMIUM FITTINGS | Home Appliances







Miele DURAVIT GROHE BOSCH

PREMIUM FITTINGS | Smart Living

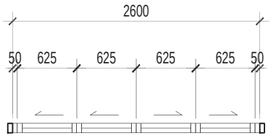


Smart Lock System

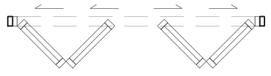


Electric Vehicle Charging

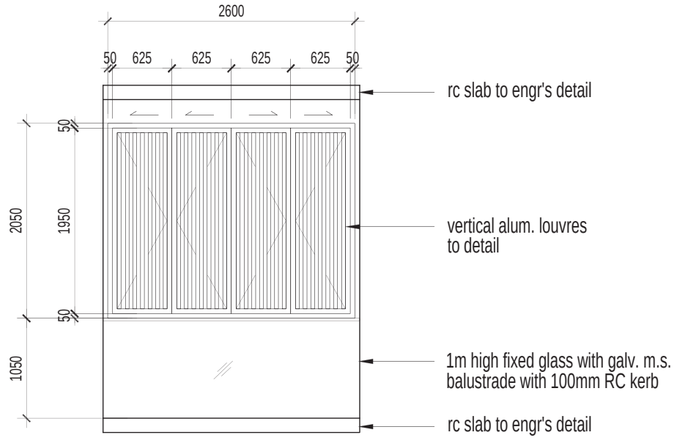
ADD-ON FEATURE | Optional Balcony Screen



PLAN ALUM BIFOLD SLIDING WINDOW (CLOSED)
SCALE 1:50



PLAN ALUM BIFOLD SLIDING WINDOW (OPEN)
SCALE 1:50



ELEVATION 1 ALUM BIFOLD SLIDING WINDOW
SCALE 1:50

This drawing is for reference only. The approved balcony screen design is provided for aesthetic uniformity of the development. Materials to be aluminium with powder coated finish. Fixing details are by contractor, and fixing shall not damage the existing waterproofing and structure. Owner shall verify all dimensions prior to fabrication and commencement of work. Drawings are not to scale. The cost of approved balcony screen and installation shall be borne by the Owner.



Developer : **EG Properties Pte Ltd** Tenure of Land: **Freehold** Legal Description : **Lot MK26-06540W & MK26-06541V, 21 Lorong K, Telok Kurau (D15) Singapore 368314**
Building Approval no. : **A1359-00494-2021-BP01 dated X Sep 2022** Expected date of vacant possession: **31 December 2025** Expected date of legal completion: **31 December 2027**

Disclaimer : While every reasonable care has been taken in the preparation of this brochure, the developer and its agents(s) cannot be held responsible for any inaccuracies or omissions. All statements, information and depictions shall not be regarded or relied upon as statements or representations of fact, and are subject to such changes a may be required by the developer or the relevant authorities, and cannot form part of an offer or contract. Visual representations, images, models, showflat, illustrations, drawings and renderings are artist's impressions only and do not necessarily represent as-built standard specifications and cannot be regarded as a representation of fact. All plans and layouts are not to scale and are subject to change/amendments as may be directed or approved by the relevant authorities or required by the architect. Floor areas indicated are approximate measurements and are subject to change as may be required by the architects and relevant authorities. For the avoidance of doubt, the information herein shall not form part of the Option or Sales and Purchase Agreement governing the terms and conditions of the sale and purchase of the unit.

euro properties

a thoughtful developer