

## FACT SHEET

<b>Project Theme</b>	:	<b>Margaret Ville</b> , Luxury. Nature. Exclusivity.
<b>Developer</b>	:	<b>MCL Land (Regency) Pte Ltd</b> Co. Reg. No. 201512734R
<b>Location</b>	:	20 Margaret Drive, Singapore 149312 20 Margaret Drive #01-01 Singapore 149312 (Management Office)
<b>Tenure</b>	:	Leasehold 99-years from 13 March 2017
<b>Expected T.O.P.</b>	:	31 December 2021
<b>Expected Legal Completion</b>	:	31 December 2024
<b>Building Plan Approval No.</b>	:	A1252-00526-2017-BP01 dated 15 February 2018
<b>Developer's Licence</b>	:	C1240
<b>Project Account No.</b>	:	UOB For Project Account No. 451-306-703-2 of MCL Land (Regency) Pte Ltd
<b>UOB swift code</b>	:	UOVBSGSG
<b>No. of Blocks/ Storeys</b>	:	40-Storey Residential Flat Development (Total 309 units) with 3 Basement Car park & Landscape Deck with Swimming Pool and Communal Facilities on Lot 05097N MK 03 at Margaret Drive
<b>Total No. of Units</b>	:	309 units
<b>Site Area</b>	:	Approx 51,775 sq ft (4,810 sq m)
<b>Building Blks Site Coverage</b>	:	
<b>Plot Ratio</b>	:	
<b>Car Park Capacity</b>	:	247 carpark lots and 3 handicap lots
<b>Unit Types/ Maintenance Fees</b>	:	\$ per share (estimated)
<b>Architect</b>	:	Architects 61 Pte Ltd
<b>Main Contractor</b>	:	TPS Construction
<b>Structural Engineer</b>	:	KCL Consultants Pte Ltd
<b>M &amp; E</b>	:	Rankine & Hill (S) Pte Ltd
<b>Quantity Surveyor</b>	:	Davis Langdon KPK (S) Pte Ltd
<b>Landscape Consultant</b>	:	Tinderbox Pte Ltd
<b>Conveyance Solicitor</b>	:	Dentons Rodyk & Davidson LLP

*Last updated 16 Apr 2018*

*All information contained herewith is subject to change without prior notice. All indicated distances/ measurements/ areas are approximate only. For internal reference. Strictly no circulation to any 3<sup>rd</sup> party without MCL LAND consent.*

**Unit Mix :**

Type		Typical Unit Size (sq ft)	Unit Nos.	%	Estimated Share Value	Estimated Monthly Maintenance
A1	1 Bedroom	463	39	25%	5	
A2	1 Bedroom + study	527	39		5	
B1	2 Bedroom	657	39	37%	6	
B2	2 Bedroom	700	39		6	
B3	2 Bedroom + study	829	36		6	
C1	3 Bedroom	915	39	25%	6	
C2	3 Bedroom	969	39		6	
D1	4 bedroom	1184	39	13%	7	
			<b>309</b>	100%		

**SHOWFLAT TYPES**

UNIT TYPE	BEDROOM TYPE	AREA (SQ FT)	SHOWFLAT INTERIOR DESIGNER (ID)
A2	1 BEDROOM + STUDY	527	THE I.D. DEPT PTE LTD
B3	2 BEDROOM + STUDY	829	THE I.D. DEPT PTE LTD
C2	3 BEDROOM	969	THE I.D. DEPT PTE LTD

Last updated 16 Apr 2018

All information contained herewith is subject to change without prior notice. All indicated distances/ measurements/ areas are approximate only. For internal reference. Strictly no circulation to any 3<sup>rd</sup> party without MCL LAND consent.