TENGAH GARDEN
RESIDENCES



FIRST PRIVATE WATERFRONT DEVELOPMENT IN TENGAH.

FIRST PRIVATE RESIDENCES IN TENGAH'S GARDEN DISTRICT.



A FOREST
SANCTUARY
OF MANY
FIRSTS.

FIRST LIFESTYLE HUB NEXT TO THE FUTURE HONG KAH MRT.

For Illustration Only

BY THE POND. BEYOND EXPECTATIONS.

TENGAH GARDEN RESIDENCES is a first-of-its-kind exclusive residential development in Singapore's pioneering 'forest town'. Overlooking the proposed Tengah Pond* and framed by lush greenery, it is a place where nature, modern living and serenity converge.

The development features 863 units, vibrant dine and shop spaces, and a seamlessly connected lifestyle hub with doorstep access to the upcoming Hong Kah MRT station along the future Jurong Region Line (JRL).

Here, life is simply beautiful. A garden within a forest.
A home by a picturesque pond. A new, exciting tomorrow.

* All plans, drawings, perspectives and/or depictions of the land surrounding the Development, including but not limited to the proposed Tengah Pond, are based on publicly available documents (such as the URA Master Plan 2025).

Artist's Impression

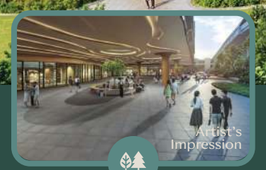
CONNECTED.
COMPLETE.
CURATED
FOR YOU.

Artist's Impression



The first level features a Commercial Plaza offering a variety of retail shops and F&B outlets.

COMMERCIAL PLAZA



A wave-like facade encircles the plaza, framing scenic views and lifestyle zones within a sheltered promenade.

SHELTERED PROMENADE



A green sanctuary by the water's edge provides space for leisure and recreation, bringing nature closer to everyday living.

WATERFRONT GARDEN



The development sits at the doorstep of the future Hong Kah MRT, located next to TENGAH GARDEN RESIDENCES.

HONG KAH MRT (U/C)

A FLUID INDOOR-OUTDOOR LIVING EXPERIENCE.

The overall design harmonises generous open spaces, lush landscaping, and seamless transitions between indoor and outdoor sanctuaries, creating a continuous connection between realms.

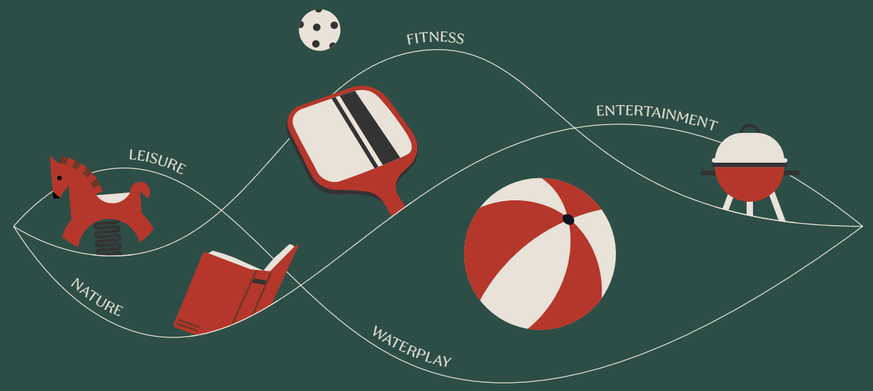
This interplay of surroundings further shapes a naturally flowing environment. Lifestyle zones along the sheltered walkways are located on the first storey for effortless access, while panoramic waterfront views and cooling, open air breezes enhance comfort and overall well-being.



Community Plaza

Artist's Impression

The
DEVELOPMENT



WHERE HOME IS AMIDST
RELAXATION AND RECREATION.

01



Lap Pool

Artist's Impression

DIVE INTO PLAY, ADVENTURE, AND EVERYTHING IN BETWEEN.

This private oasis invites residents to unwind amidst panoramic views, refreshing breezes, and a host of recreational experiences.

An interconnected network of facilities encourages energising pursuits such as tennis and pickleball, relaxed family picnics, and revitalising strolls in picturesque gardens.



Waterside Gourmet Pavilion

Artist's Impression



Children's Aqua Fun Pool with Waterplay Equipment

Artist's Impression

For moments of gathering and relaxation, head to the social pavilions, perfect for dining, leisure, and creating lasting memories.

At the children's play areas, the young ones can keep themselves entertained with fun activities.



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Water Lily Brook

Artist's Impression

FROM SERENE MOMENTS TO ELEVATED EXPERIENCES.



Water Feature Wall

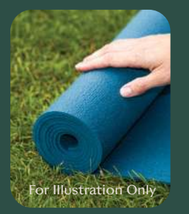
Artist's Impression

Inspired by a waterfront ambiance, meandering waterscapes form the heart of the property. Amidst these playful facilities, one can lounge and soak in pure hydro bliss.

With nine towers rising above the landscape, residents are spoilt for choice when it comes to sky-high indulgences. There are relaxing lounges such as the tranquil Hammock Deck, Swing Garden, Yoga Deck, and cosy Outdoor Reading Deck. Unwind at the lively Sky Gastrobar and Viewing Terrace while taking in breathtaking views.

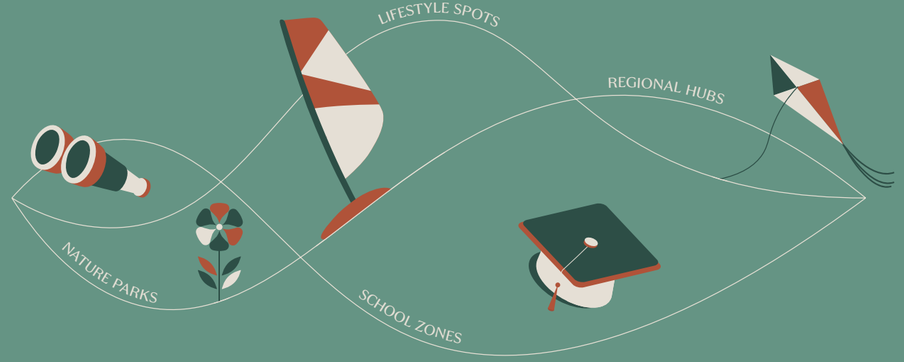


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The
LOCATION



WHERE THE
GOOD LIFE GATHERS.

02





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WELCOME HOME
TO NATURE.

TENGAH
GARDEN
RESIDENCES



Tengah is a new vibrant residential enclave that seamlessly blends nature and community. With a strong emphasis on green living and expansive recreational spaces, it promises a dynamic environment where residents can experience the harmony of being “At Home with Nature.”

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WELCOME TO THE NEW HEARTBEAT OF TENGAH.

LUSH NATURE-INSPIRED COMMUNITY.
TENGAH GARDEN RESIDENCES is nestled within the thoughtfully-planned residential enclave at the heart of Tengah.

Spanning an impressive 700 hectares, this new town is designed to be green, car-lite, and future-ready.


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VIBRANT WATERFRONT DESTINATION.
A key feature is the future Tengah Pond* within the Garden District, one of the enclave's five residential districts.

The landscaped pond is central to the tranquil yet dynamic waterside setting of the neighbourhood. It is envisaged to offer scenic aqua activities and dynamic spaces for leisure and entertainment.


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Jurong Lake Gardens

ENJOY AN ABUNDANCE OF CONVENIENCES.

Designed for seamless everyday living, right at the doorstep of the future Hong Kah MRT station, the development offers strong and growing connectivity.

Residents will enjoy efficient access to the Pan-Island Expressway (PIE) and Kranji Expressway (KJE) via key arterial roads such as Bukit Batok Road and Brickland Road.

Upcoming enhancements, including new PIE slip roads and a future vehicular interchange at Jurong Canal Drive, will further elevate islandwide accessibility.

CONNECTIVITY

At the doorstep of
Hong Kah MRT (U/C)

ROAD NETWORK

Kranji Expressway (KJE)
Pan-Island Expressway (PIE)

NATURE & RECREATION

Bukit Batok Nature Park

Bukit Timah Nature Reserve

Jurong Lake Gardens
Chinese, Japanese, and Lakeside Gardens

Little Guilin

Pandan Reservoir (U/C)

Science Centre Singapore

Tengah Forest Corridor (U/C)


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Jem



Plantation Plaza

SHOPPING & DINING

Bukit Batok West Shopping Centre

Hill V2

IMM

Jem

Jurong Point

Le Quest Mall

Parc Point

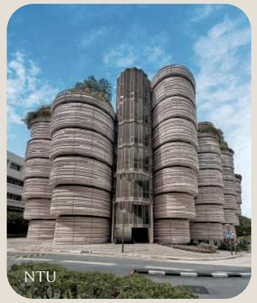
Plantation Plaza

Westgate

West Mall

Yuhua Village Market
& Food Centre

THRIVE
AT THE CROSSROADS OF LEARNING & OPPORTUNITY.


NTU

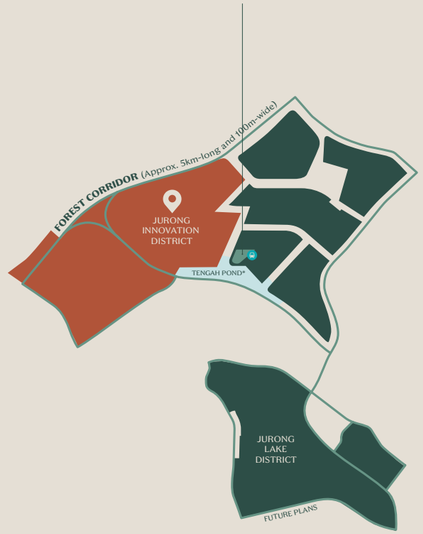


Swiss Cottage Sec Sch

Located in one of Singapore's emerging residential districts, TENGAH GARDEN RESIDENCES sits close to several local and international schools, from primary to tertiary institutions.


Bulim Square @ Jurong Innovation District

TENGAH GARDEN RESIDENCES



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It is close to the Jurong Innovation District, where research, advanced manufacturing, and technology pioneers shape the future. The nearby Jurong Lake District further anchors the area as a leading business and ideas hub.

These centres of learning and enterprise create an ecosystem that inspires curiosity, collaboration, and excellence at every stage of life.

BUSINESS

Jurong Lake District

Jurong Innovation District

6 MRT Stops
Jurong East (JE5)

Doorstep
Hong Kah MRT Station

1 MRT Stop
Corporation (JS5, U/C)

2 MRT Stops
Jurong West (JS6, U/C)

EDUCATION

Within Proximity

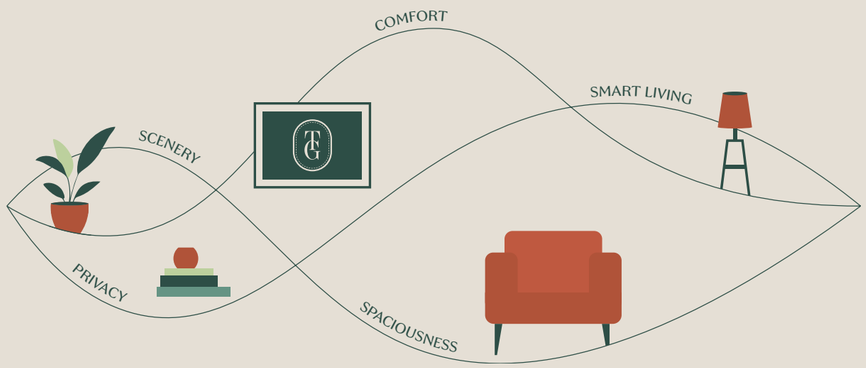
LOCAL

Anglo-Chinese School (Pri, U/C)
Kranji Pri Sch (U/C)
Pioneer Pri Sch
Princess Elizabeth Pri Sch
Dunearn Sec Sch
Hua Yi Sec Sch
Swiss Cottage Sec Sch
Millennia Institute
Nanyang Technological University (NTU)

INTERNATIONAL

Canadian Intl Sch
Dulwich College (Singapore)
German European School Singapore (GESS)
United World College of South East Asia (UWCSEA, Opening in 2032)

The
RESIDENCES



WHERE PRIVATE AND
COSY SPACES AWAIT.

03

DETAILS MATTER.
WE OBSESS OVER THEM TOO.


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Clean lines, layered finishes and carefully integrated details reflect precision, restraint and thoughtful design.

The open living room welcomes natural light and expansive views, complemented by the dining area, which balances intimacy and comfort.

Together, the interior spaces form a cohesive, elegant and enduring ambiance. Every detail contributes to a life beautifully lived.


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Thoughtful layouts are designed with spatial clarity and seamless functionality in mind, whether in intimate 1-bedroom homes or family-friendly 4-bedroom residences.

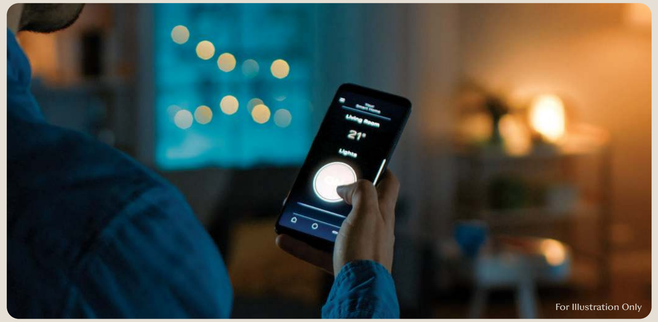
Every cosy bedroom echoes this quiet sophistication. Behind closed doors, elegance is an everyday experience.

BECAUSE YOU FULLY APPRECIATE ELEGANCE BEHIND CLOSED DOORS.





SMART IS THE NEW SEXY.



Built-In System

Gain control of these home safety, comfort and functionality features via a mobile app#

SMART GATEWAY
Standalone hub to access and control Z-Wave compatible smart devices in your home via a mobile app#

DIGITAL LOCKSET
Unlock your main door using PIN/Key or via a mobile app#

SMART AIR CONDITIONING CONTROL
Control, check and set the temperature in the Living/Dining and Master Bedroom via a mobile app#

Future Expansion

Potential future expansion by user, utilising the compatible Z-Wave technology#

SMART AIR CONDITIONING
Additional remote access to other bedrooms

HOME SECURITY CAMERA
Efficient monitoring of home environment

SMART POWER PLUG
Touch-free control of wall sockets for safer usage and energy savings

SMART LIGHTING CONTROL
Set the mood or switch off lights when not in use

SMART HOME APPLIANCES
Fuss-free control of digital-enabled devices and machines

SMART CURTAINS & BLINDS CONTROL
Wake up or roll down smart-wired window shades

#Compatible smartphone/tablet, internet connection and Wi-Fi system required, to be provided separately by user.

SCHEMATIC DIAGRAM

11 Tengah Garden Avenue (PC 699916)

Floor \ Unit	1	2	3	4	5	6	7	8
16	#16-01 (2)b	#16-02 (3)c	#16-03 (4)d	#16-04 (2)d	#16-05 (2)d	Function Room 5	#16-07 (3)b	#16-08 (2)b
15	#15-01 (2)b	#15-02 (3)c	#15-03 (4)d	#15-04 (2)d	#15-05 (2)d	#15-06 (4)e	#15-07 (3)b	#15-08 (2)b
14	#14-01 (2)b	#14-02 (3)c	#14-03 (4)d	#14-04 (2)d	#14-05 (2)d	#14-06 (4)e	#14-07 (3)b	#14-08 (2)b
13	#13-01 (2)b	#13-02 (3)c	#13-03 (4)d	#13-04 (2)d	#13-05 (2)d	#13-06 (4)e	#13-07 (3)b	#13-08 (2)b
12	#12-01 (2)b	#12-02 (3)c	#12-03 (4)d	#12-04 (2)d	#12-05 (2)d	#12-06 (4)e	#12-07 (3)b	#12-08 (2)b
11	#11-01 (2)b	#11-02 (3)c	#11-03 (4)d	#11-04 (2)d	#11-05 (2)d	#11-06 (4)e	#11-07 (3)b	#11-08 (2)b
10	#10-01 (2)b	#10-02 (3)c	#10-03 (4)d	#10-04 (2)d	#10-05 (2)d	#10-06 (4)e	#10-07 (3)b	#10-08 (2)b
9	#09-01 (2)b	#09-02 (3)c	#09-03 (4)d	#09-04 (2)d	#09-05 (2)d	#09-06 (4)e	#09-07 (3)b	#09-08 (2)b
8	#08-01 (2)b	#08-02 (3)c	#08-03 (4)d	#08-04 (2)d	#08-05 (2)d	#08-06 (4)e	#08-07 (3)b	#08-08 (2)b
7	#07-01 (2)b	#07-02 (3)c	#07-03 (4)d	#07-04 (2)d	#07-05 (2)d	#07-06 (4)e	#07-07 (3)b	#07-08 (2)b
6	#06-01 (2)b	#06-02 (3)c	#06-03 (4)d	#06-04 (2)d	#06-05 (2)d	#06-06 (4)e	#06-07 (3)b	#06-08 (2)b
5	#05-01 (2)b	#05-02 (3)c	#05-03 (4)d	#05-04 (2)d	#05-05 (2)d	#05-06 (4)e	#05-07 (3)b	#05-08 (2)b
4	#04-01 (2)b	#04-02 (3)c	#04-03 (4)d	#04-04 (2)d	#04-05 (2)d	#04-06 (4)e	#04-07 (3)b	#04-08 (2)b
3	#03-01 (2)b		#03-03 (4)d	#03-04 (2)d	#03-05 (2)d	#03-06 (4)e		#03-08 (2)b
2	Arrival Court		#02-03 (4)d1	#02-04 (2)d1	#02-05 (1)b1			Arrival Court
1	Carpark			Lobby	Carpark			
B1	Carpark			Lobby	Carpark			

13 Tengah Garden Avenue (PC 699917)

9	10	11	12
#16-09 (3)i	#16-10 (3)j	#16-11 (3)h	#16-12 (3)e
#15-09 (3)i	#15-10 (3)j	#15-11 (3)h	#15-12 (3)e
#14-09 (3)i	#14-10 (3)j	#14-11 (3)h	#14-12 (3)e
#13-09 (3)i	#13-10 (3)j	#13-11 (3)h	#13-12 (3)e
#12-09 (3)i	#12-10 (3)j	#12-11 (3)h	#12-12 (3)e
#11-09 (3)i	#11-10 (3)j	Sky Terrace 1	#11-12 (3)e
#10-09 (3)i	#10-10 (3)j		#10-12 (3)e
#09-09 (3)i	#09-10 (3)j	#09-11 (3)h	#09-12 (3)e
#08-09 (3)i	#08-10 (3)j	#08-11 (3)h	#08-12 (3)e
#07-09 (3)i	#07-10 (3)j	#07-11 (3)h	#07-12 (3)e
#06-09 (3)i	#06-10 (3)j	#06-11 (3)h	#06-12 (3)e
#05-09 (3)i	#05-10 (3)j	#05-11 (3)h	#05-12 (3)e
#04-09 (3)i	#04-10 (3)j	#04-11 (3)h	#04-12 (3)e
#03-09 (3)i	#03-10 (3)j	#03-11 (3)h	#03-12 (3)e
#02-09 (3)i1	#02-10 (3)j1	#02-11 (3)h1	#02-12 (3)e1
Carpark		Lobby	Carpark
Carpark		Lobby	Carpark

15 Tengah Garden Avenue (PC 699918)

13	14	15	16	17	18	19	20
#16-13 (2)a	#16-14 (3)f	#16-15 (3)d	#16-16 (2)c	#16-17 (2)c	#16-18 (3)k	#16-19 (3)c	#16-20 (2)a
#15-13 (2)a	#15-14 (3)f	#15-15 (3)d	#15-16 (2)c	#15-17 (2)c	#15-18 (3)k	#15-19 (3)c	#15-20 (2)a
#14-13 (2)a	#14-14 (3)f	#14-15 (3)d	#14-16 (2)c	#14-17 (2)c	#14-18 (3)k	#14-19 (3)c	#14-20 (2)a
#13-13 (2)a	#13-14 (3)f	#13-15 (3)d	#13-16 (2)c	#13-17 (2)c	#13-18 (3)k	#13-19 (3)c	#13-20 (2)a
#12-13 (2)a	#12-14 (3)f	#12-15 (3)d	#12-16 (2)c	#12-17 (2)c	#12-18 (3)k	#12-19 (3)c	#12-20 (2)a
#11-13 (2)a	#11-14 (3)f	#11-15 (3)d	#11-16 (2)c	#11-17 (2)c	#11-18 (3)k	Sky Terrace 2	#11-20 (2)a
#10-13 (2)a	#10-14 (3)f	#10-15 (3)d	#10-16 (2)c	#10-17 (2)c	#10-18 (3)k		#10-20 (2)a
#09-13 (2)a	#09-14 (3)f	#09-15 (3)d	#09-16 (2)c	#09-17 (2)c	#09-18 (3)k	#09-19 (3)c	#09-20 (2)a
#08-13 (2)a	#08-14 (3)f	#08-15 (3)d	#08-16 (2)c	#08-17 (2)c	#08-18 (3)k	#08-19 (3)c	#08-20 (2)a
#07-13 (2)a	#07-14 (3)f	#07-15 (3)d	#07-16 (2)c	#07-17 (2)c	#07-18 (3)k	#07-19 (3)c	#07-20 (2)a
#06-13 (2)a	#06-14 (3)f	#06-15 (3)d	#06-16 (2)c	#06-17 (2)c	#06-18 (3)k	#06-19 (3)c	#06-20 (2)a
#05-13 (2)a	#05-14 (3)f	#05-15 (3)d	#05-16 (2)c	#05-17 (2)c	#05-18 (3)k	#05-19 (3)c	#05-20 (2)a
#04-13 (2)a	#04-14 (3)f	#04-15 (3)d	#04-16 (2)c	#04-17 (2)c	#04-18 (3)k	#04-19 (3)c	#04-20 (2)a
#03-13 (2)a	#03-14 (3)f	#03-15 (3)d	#03-16 (2)c	#03-17 (2)c	#03-18 (3)k	#03-19 (3)c	#03-20 (2)a
#02-13 (2)a1	#02-14 (3)f1	#02-15 (3)d1	#02-16 (1)a1	#02-17 (2)c1	#02-18 (3)k1	#02-19 (3)c1	#02-20 (2)a1
Carpark			Lobby	Carpark			
Carpark			Lobby	Carpark			

17 Tengah Garden Avenue (PC 699842)

Floor \ Unit	21	22	23	24	25	26	27
16	#16-21 (2)a	#16-22 (3)d	#16-23 (3)a	#16-24 (2)d	#16-25 (3)g	#16-26 (3)d	#16-27 (2)a
15	#15-21 (2)a	#15-22 (3)d	#15-23 (3)a	#15-24 (2)d	#15-25 (3)g	#15-26 (3)d	#15-27 (2)a
14	#14-21 (2)a	#14-22 (3)d	#14-23 (3)a	#14-24 (2)d	#14-25 (3)g	#14-26 (3)d	#14-27 (2)a
13	#13-21 (2)a	#13-22 (3)d	#13-23 (3)a	#13-24 (2)d	#13-25 (3)g	#13-26 (3)d	#13-27 (2)a
12	#12-21 (2)a	#12-22 (3)d	#12-23 (3)a	#12-24 (2)d	#12-25 (3)g	#12-26 (3)d	#12-27 (2)a
11	#11-21 (2)a	#11-22 (3)d	#11-23 (3)a	#11-24 (2)d	#11-25 (3)g	Sky Terrace 3	#11-27 (2)a
10	#10-21 (2)a	#10-22 (3)d	#10-23 (3)a	#10-24 (2)d	#10-25 (3)g		#10-27 (2)a
9	#09-21 (2)a	#09-22 (3)d	#09-23 (3)a	#09-24 (2)d	#09-25 (3)g	#09-26 (3)d	#09-27 (2)a
8	#08-21 (2)a	#08-22 (3)d	#08-23 (3)a	#08-24 (2)d	#08-25 (3)g	#08-26 (3)d	#08-27 (2)a
7	#07-21 (2)a	#07-22 (3)d	#07-23 (3)a	#07-24 (2)d	#07-25 (3)g	#07-26 (3)d	#07-27 (2)a
6	#06-21 (2)a	#06-22 (3)d	#06-23 (3)a	#06-24 (2)d	#06-25 (3)g	#06-26 (3)d	#06-27 (2)a
5	#05-21 (2)a	#05-22 (3)d	#05-23 (3)a	#05-24 (2)d	#05-25 (3)g	#05-26 (3)d	#05-27 (2)a
4	#04-21 (2)a	#04-22 (3)d	#04-23 (3)a	#04-24 (2)d	#04-25 (3)g	#04-26 (3)d	#04-27 (2)a
3	#03-21 (2)a	#03-22 (3)d	#03-23 (3)a	#03-24 (2)d	#03-25 (3)g	#03-26 (3)d	#03-27 (2)a
2	#02-21 (2)a1	#02-22 (3)d1	#02-23 (3)a1	#02-24 (1)b1	#02-25 (3)g1	#02-26 (3)d1	#02-27 (2)a1
1	Carpark			Lobby	Carpark	Carpark	
B1	Carpark			Lobby	Carpark		

19 Tengah Garden Avenue (PC 699843)

28	29	30	31	32	33	34	35
#16-28 (2)a	#16-29 (4)d	#16-30 (3)d	#16-31 (2)c	#16-32 (2)c	#16-33 (3)k	#16-34 (3)c	#16-35 (2)a
#15-28 (2)a	#15-29 (4)d	#15-30 (3)d	#15-31 (2)c	#15-32 (2)c	#15-33 (3)k	#15-34 (3)c	#15-35 (2)a
#14-28 (2)a	#14-29 (4)d	#14-30 (3)d	#14-31 (2)c	#14-32 (2)c	#14-33 (3)k	#14-34 (3)c	#14-35 (2)a
#13-28 (2)a	#13-29 (4)d	#13-30 (3)d	#13-31 (2)c	#13-32 (2)c	#13-33 (3)k	#13-34 (3)c	#13-35 (2)a
#12-28 (2)a	#12-29 (4)d	#12-30 (3)d	#12-31 (2)c	#12-32 (2)c	#12-33 (3)k	#12-34 (3)c	#12-35 (2)a
#11-28 (2)a	#11-29 (4)d	#11-30 (3)d	#11-31 (2)c	#11-32 (2)c	#11-33 (3)k	#11-34 (3)c	#11-35 (2)a
#10-28 (2)a	#10-29 (4)d	#10-30 (3)d	#10-31 (2)c	#10-32 (2)c	#10-33 (3)k	#10-34 (3)c	#10-35 (2)a
#09-28 (2)a	#09-29 (4)d	#09-30 (3)d	#09-31 (2)c	#09-32 (2)c	#09-33 (3)k	#09-34 (3)c	#09-35 (2)a
#08-28 (2)a	#08-29 (4)d	#08-30 (3)d	#08-31 (2)c	#08-32 (2)c	#08-33 (3)k	#08-34 (3)c	#08-35 (2)a
#07-28 (2)a	#07-29 (4)d	#07-30 (3)d	#07-31 (2)c	#07-32 (2)c	#07-33 (3)k	#07-34 (3)c	#07-35 (2)a
#06-28 (2)a	#06-29 (4)d	#06-30 (3)d	#06-31 (2)c	#06-32 (2)c	#06-33 (3)k	#06-34 (3)c	#06-35 (2)a
#05-28 (2)a	#05-29 (4)d	#05-30 (3)d	#05-31 (2)c	#05-32 (2)c	#05-33 (3)k	#05-34 (3)c	#05-35 (2)a
#04-28 (2)a	#04-29 (4)d	#04-30 (3)d	#04-31 (2)c	#04-32 (2)c	#04-33 (3)k	#04-34 (3)c	#04-35 (2)a
#03-28 (2)a	#03-29 (4)d	#03-30(3)d	#03-31 (2)c	#03-32 (2)c	#03-33 (3)k	Gymnasium	#03-35 (2)a
#02-28 (2)a1	#02-29 (4)d1	#02-30 (3)d1	#02-31 (1)a1	#02-32 (2)c1	#02-33 (3)k1		#02-35 (2)a1
Carpark			Lobby	Carpark		Commercial	Carpark
Carpark			Lobby	Carpark			

21 Tengah Garden Avenue (PC 699844)

36	37	38	39	40	41	42	43
#16-36 (2)a	#16-37 (3)d	#16-38 (3)k	#16-39 (2)c	#16-40 (2)c	#16-41 (3)k	#16-42 (3)c	#16-43 (2)a
#15-36 (2)a	#15-37 (3)d	#15-38 (3)k	#15-39 (2)c	#15-40 (2)c	#15-41 (3)k	#15-42 (3)c	#15-43 (2)a
#14-36 (2)a	#14-37 (3)d	#14-38 (3)k	#14-39 (2)c	#14-40 (2)c	#14-41 (3)k	#14-42 (3)c	#14-43 (2)a
#13-36 (2)a	#13-37 (3)d	#13-38 (3)k	#13-39 (2)c	#13-40 (2)c	#13-41 (3)k	#13-42 (3)c	#13-43 (2)a
#12-36 (2)a	#12-37 (3)d	#12-38 (3)k	#12-39 (2)c	#12-40 (2)c	#12-41 (3)k	#12-42 (3)c	#12-43 (2)a
#11-36 (2)a	#11-37 (3)d	#11-38 (3)k	#11-39 (2)c	#11-40 (2)c	#11-41 (3)k	#11-42 (3)c	#11-43 (2)a
#10-36 (2)a	#10-37 (3)d	#10-38 (3)k	#10-39 (2)c	#10-40 (2)c	#10-41 (3)k	#10-42 (3)c	#10-43 (2)a
#09-36 (2)a	#09-37 (3)d	#09-38 (3)k	#09-39 (2)c	#09-40 (2)c	#09-41 (3)k	#09-42 (3)c	#09-43 (2)a
#08-36 (2)a	#08-37 (3)d	#08-38 (3)k	#08-39 (2)c	#08-40 (2)c	#08-41 (3)k	#08-42 (3)c	#08-43 (2)a
#07-36 (2)a	#07-37 (3)d	#07-38 (3)k	#07-39 (2)c	#07-40 (2)c	#07-41 (3)k	#07-42 (3)c	#07-43 (2)a
#06-36 (2)a	#06-37 (3)d	#06-38 (3)k	#06-39 (2)c	#06-40 (2)c	#06-41 (3)k	#06-42 (3)c	#06-43 (2)a
#05-36 (2)a	#05-37 (3)d	#05-38 (3)k	#05-39 (2)c	#05-40 (2)c	#05-41 (3)k	#05-42 (3)c	#05-43 (2)a
#04-36 (2)a	#04-37 (3)d	#04-38 (3)k	#04-39 (2)c	#04-40 (2)c	#04-41 (3)k	#04-42 (3)c	#04-43 (2)a
#03-36 (2)a	#03-37 (3)d	#03-38 (3)k	#03-39 (2)c	#03-40 (2)c	#03-41 (3)k	#03-42 (3)c1	#03-43 (2)a
#02-36 (2)a1	#02-37 (3)d1	#02-38 (3)k1	#02-39 (1)a1	#02-40 (2)c1	#02-41 (3)k1	Community Plaza	#02-43 (2)a1
Carpark				Lobby	Commercial		Carpark
Carpark				Lobby	Carpark		

23 Tengah Garden Avenue (PC 699845)

Floor \ Unit	44	45	46	47
16	#16-44 (4)a	#16-45 (4)f	#16-46 (4)c	#16-47 (4)b
15	#15-44 (4)a	#15-45 (4)f	#15-46 (4)c	#15-47 (4)b
14	#14-44 (4)a	#14-45 (4)f	#14-46 (4)c	#14-47 (4)b
13	#13-44 (4)a	#13-45 (4)f	#13-46 (4)c	#13-47 (4)b
12	#12-44 (4)a	#12-45 (4)f	#12-46 (4)c	#12-47 (4)b
11	#11-44 (4)a	#11-45 (4)f	#11-46 (4)c	#11-47 (4)b
10	#10-44 (4)a	#10-45 (4)f	#10-46 (4)c	#10-47 (4)b
9	#09-44 (4)a	#09-45 (4)f	#09-46 (4)c	#09-47 (4)b
8	#08-44 (4)a	#08-45 (4)f	#08-46 (4)c	#08-47 (4)b
7	#07-44 (4)a	#07-45 (4)f	#07-46 (4)c	#07-47 (4)b
6	#06-44 (4)a	#06-45 (4)f	#06-46 (4)c	#06-47 (4)b
5	#05-44 (4)a	#05-45 (4)f	#05-46 (4)c	#05-47 (4)b
4	#04-44 (4)a	#04-45 (4)f	#04-46 (4)c	#04-47 (4)b
3	#03-44 (4)a	#03-45 (4)f	#03-46 (4)c	#03-47 (4)b
2	Community Plaza		#02-46 (4)ct	
1		Commercial	Lobby	Commercial
B1	Carpark		Lobby	Carpark

25 Tengah Garden Avenue (PC 699846)

48	49	50	51
#16-48 (4)g	#16-49 (4)c	#16-50 (4)f	Function Room 7
#15-48 (4)g	#15-49 (4)c	#15-50 (4)f	#15-51 (4)f
#14-48 (4)g	#14-49 (4)c	#14-50 (4)f	#14-51 (4)f
#13-48 (4)g	#13-49 (4)c	#13-50 (4)f	#13-51 (4)f
#12-48 (4)g	#12-49 (4)c	#12-50 (4)f	#12-51 (4)f
#11-48 (4)g	#11-49 (4)c	#11-50 (4)f	#11-51 (4)f
#10-48 (4)g	#10-49 (4)c	#10-50 (4)f	#10-51 (4)f
#09-48 (4)g	#09-49 (4)c	#09-50 (4)f	#09-51 (4)f
#08-48 (4)g	#08-49 (4)c	#08-50 (4)f	#08-51 (4)f
#07-48 (4)g	#07-49 (4)c	#07-50 (4)f	#07-51 (4)f
#06-48 (4)g	#06-49 (4)c	#06-50 (4)f	#06-51 (4)f
#05-48 (4)g	#05-49 (4)c	#05-50 (4)f	#05-51 (4)f
#04-48 (4)g	#04-49 (4)c	#04-50 (4)f	#04-51 (4)f
#03-48 (4)g	#03-49 (4)c	#03-50 (4)f	#03-51 (4)f
#02-48 (4)gf	#02-49 (4)c1	#02-50 (4)f1	#02-51 (4)f1
Carpark		Lobby	Carpark
Carpark		Lobby	Carpark

27 Tengah Garden Avenue (PC 699837)

52	53	54	55	56	57	58	59
#16-52 (2)d	Function Room 6	#16-54 (3)c	#16-55 (2)c	#16-56 (2)d	#16-57 (3)d	#16-58 (3)k	#16-59 (2)d
#15-52 (2)d	#15-53 (4)e	#15-54 (3)c	#15-55 (2)c	#15-56 (2)d	#15-57 (3)d	#15-58 (3)k	#15-59 (2)d
#14-52 (2)d	#14-53 (4)e	#14-54 (3)c	#14-55 (2)d	#14-56 (2)d	#14-57 (3)d	#14-58 (3)k	#14-59 (2)d
#13-52 (2)d	#13-53 (4)e	#13-54 (3)c	#13-55 (2)d	#13-56 (2)d	#13-57 (3)d	#13-58 (3)k	#13-59 (2)d
#12-52 (2)d	#12-53 (4)e	#12-54 (3)c	#12-55 (2)d	#12-56 (2)d	#12-57 (3)d	#12-58 (3)k	#12-59 (2)d
#11-52 (2)d	#11-53 (4)e	#11-54 (3)c	#11-55 (2)d	#11-56 (2)d	#11-57 (3)d	#11-58 (3)k	#11-59 (2)d
#10-52 (2)d	#10-53 (4)e	#10-54 (3)c	#10-55 (2)d	#10-56 (2)d	#10-57 (3)d	#10-58 (3)k	#10-59 (2)d
#09-52 (2)d	#09-53 (4)e	#09-54 (3)c	#09-55 (2)d	#09-56 (2)d	#09-57 (3)d	#09-58 (3)k	#09-59 (2)d
#08-52 (2)d	#08-53 (4)e	#08-54 (3)c	#08-55 (2)d	#08-56 (2)d	#08-57 (3)d	#08-58 (3)k	#08-59 (2)d
#07-52 (2)d	#07-53 (4)e	#07-54 (3)c	#07-55 (2)d	#07-56 (2)d	#07-57 (3)d	#07-58 (3)k	#07-59 (2)d
#06-52 (2)d	#06-53 (4)e	#06-54 (3)c	#06-55 (2)d	#06-56 (2)d	#06-57 (3)d	#06-58 (3)k	#06-59 (2)d
#05-52 (2)d	#05-53 (4)e	#05-54 (3)c	#05-55 (2)d	#05-56 (2)d	#05-57 (3)d	#05-58 (3)k	#05-59 (2)d
#04-52 (2)d	#04-53 (4)e	#04-54 (3)c	#04-55 (2)d	#04-56 (2)d	#04-57 (3)d	#04-58 (3)k	#04-59 (2)d
#03-52 (2)d	#03-53 (4)e	#03-54 (3)c	#03-55 (2)d	#03-56 (2)d	#03-57 (3)d	#03-58 (3)k	#03-59 (2)d
#02-52 (2)dt	#02-53 (4)et	#02-54 (3)ct	#02-55 (2)dt	#02-56 (1)bt	#02-57 (3)dt	#02-58 (3)kt	#02-59 (2)dt
Carpark			Lobby	Carpark			
Carpark			Lobby	Carpark			

LEGEND

- 1-Bedroom
- 2-Bedroom
- 2-Bedroom Premium
- 2-Bedroom Premium (With Study)
- 3-Bedroom
- 3-Bedroom (With Store)
- 3-Bedroom Premium (With Yard)
- 4-Bedroom (With Yard)
- 4-Bedroom Premium (With Yard)



SITE PLAN

FACILITIES AT 2ND STOREY

1. Arrival Court (Residential)
2. Welcome Green
3. Swimming Pool Zone (water surface area approx. 750 m²), consisting of:
   - Lap Pool
   - Jetty Lounge
   - Aqua Terrace with Sunbeds
4. Sundeck with Loungers
5. Poolside Pavilion
6. Clubhouse 1 (2-storey), consisting of:
   - Hobby Room
   - Reading Room
   - Games Room
   - Changing Room (Male & Female Changing Room, each with Steam Room)
   - Accessible Toilet
   - Paddleball Court (1 no. of Hard Court at roof level)
7. Clubhouse 2, consisting of Function Rooms 1 to 3 (Multipurpose Rooms) (3 nos.)
   - Toilets (Male & Female)
   - Accessible Toilet
8. Gymnasium
9. Children's Aqua Fun Pool with Waterplay Equipment
10. Children's Playground
11. Children's Clubhouse, consisting of:
    - Function Room 4 (Multipurpose Room) (1 no.)
    - Outdoor Pavilion (with BBQ)
    - Accessible Toilet
12. Water Feature Wall
13. Centella Pond with Jetty Deck
14. Foliage Garden
15. Waterside Gourmet Pavilion
16. Aqua Fitness Courtyard (water surface area approx. 130 m²), consisting of:
    - Aqua Fitness Pool
    - Hydro Retreat Pool
    - Wellness Deck
    - Picnic Pavilion
17. Art and Play Courtyard, consisting of:
    - Fun with Chalks Station
    - Willow Pavilion
18. Water Lily Brook
19. Yoga Lawn
20. Philodendron Cove
21. Bacopa Pond with Water Pavilion (with BBQ)
22. Adult Fitness Station
23. Sports Pavilion (with BBQ)
24. Recreational Tennis Court / Pickle Ball Court (1 no. of Hard Court)
25. Fern Trail
26. Outdoor Showers (3 nos.)
27. Residential Pedestrian Side Gate (to Tengah Garden Avenue)
28. Residential Pedestrian Side Gate (to MRT station)
29. Guard House
30. Residential Ingress & Egress
31. Commercial and Services Ingress & Egress

FACILITIES AT 1ST STOREY

32. Residential Pedestrian Side Gate (to Commercial and MRT Station)
33. *Commercial Restaurants and Shops
34. *Community Plaza (accessible to public)
35. *Forest Edge Garden
36. Bicycle Park (Residential)
37. *Bicycle Park (Commercial)

ANCILLARY FACILITIES AT BASEMENT 1

38. *Commercial Drop-Off and Pick-Up
39. Services Area in Basement, consisting of:
    a. Generator
    b. Bin Centre
    c. Substation
    d. Loading Unloading Bay

*Part of the commercial strata lot and not part of the common property of Tengah Garden Residences and Tengah Garden Galleria.

LEGEND

Ventilation Shaft (VS)

Water Tank Position (Roof Level)

16TH STOREY



FACILITIES AT 16TH STOREY OF BLOCK 11

46. Function Room 5 (Sky Lounge with Gourmet Facilities)
47. Roof Terrace
48. Accessible Toilet



FACILITIES AT 16TH STOREY OF BLOCK 27

49. Function Room 6 (Sky Gastrobar with Gourmet Facilities)
50. Roof Terrace
51. Accessible Toilet



FACILITIES AT 16TH STOREY OF BLOCK 25

52. Function Room 7 (Sky Dining with Gourmet Facilities)
53. Accessible Toilet

10TH STOREY



FACILITIES AT SKY TERRACE 1 (10TH STOREY OF BLOCK 13)

40. Swing Garden
41. Garden Alcove



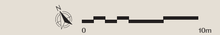
FACILITIES AT SKY TERRACE 2 (10TH STOREY OF BLOCK 15)

42. Outdoor Reading Deck
43. Yoga Deck



FACILITIES AT SKY TERRACE 3 (10TH STOREY OF BLOCK 17)

44. Hammock Deck
45. Viewing Terrace



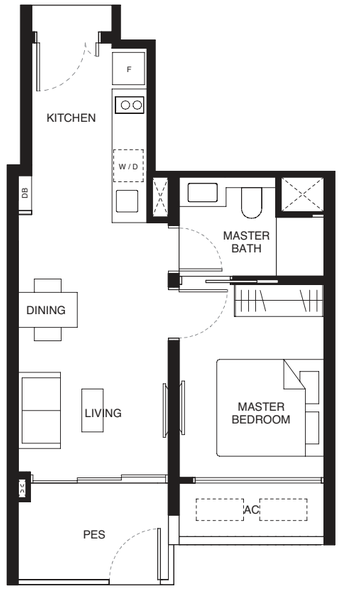
CX ES Number: ES20260319-50043-BC01 approved on 19 March 2026

1-BEDROOM

TYPE (1)a1

45 sq m / 484 sq ft

#02-16
#02-31
#02-39



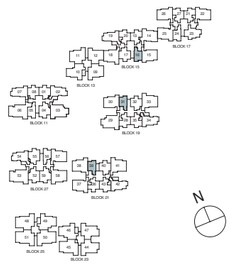
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

PRINTING MAY ALTER THE SCALE OF THE DRAWING. PLEASE VERIFY THE SCALE ON THE ABOVE SCALE BAR.

THE BALCONY SHALL NOT BE ENCLOSED. ONLY APPROVED BALCONY SCREENS ARE TO BE USED.
FOR AN ILLUSTRATION OF THE APPROVED BALCONY SCREEN, PLEASE REFER TO PAGE 65 OF THIS BROCHURE.

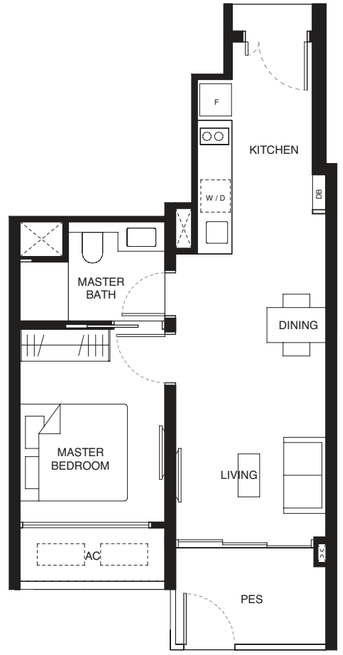


1-BEDROOM

TYPE (1)b1

48 sq m / 517 sq ft

#02-05
#02-24
#02-56



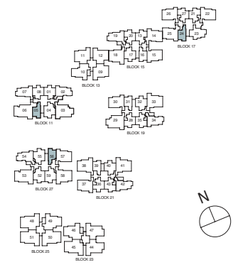
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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FOR AN ILLUSTRATION OF THE APPROVED BALCONY SCREEN, PLEASE REFER TO PAGE 65 OF THIS BROCHURE.

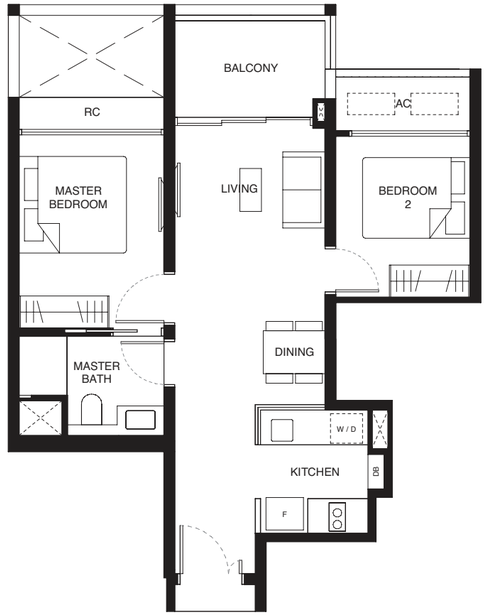


2-BEDROOM

TYPE (2)a

58 sq m / 624 sq ft

#03-13 to #16-13
#03-20 to #16-20*
#03-21 to #16-21
#03-27 to #16-27*
#03-28 to #16-28
#03-35 to #16-35*
#03-36 to #16-36
#03-43 to #16-43*

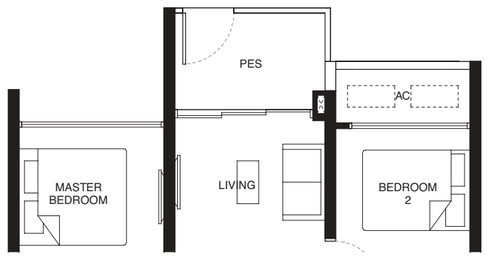


TYPE (2)a1

58 sq m / 624 sq ft

#02-13
#02-20*
#02-21
#02-27*
#02-28
#02-35*
#02-36
#02-43*

Note: *Mirror Image



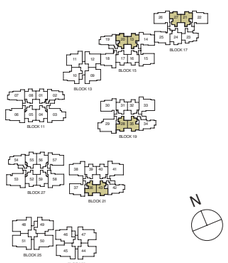
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

PRINTING MAY ALTER THE SCALE OF THE DRAWING. PLEASE VERIFY THE SCALE ON THE ABOVE SCALE BAR.

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FOR AN ILLUSTRATION OF THE APPROVED BALCONY SCREEN, PLEASE REFER TO PAGE 65 OF THIS BROCHURE.

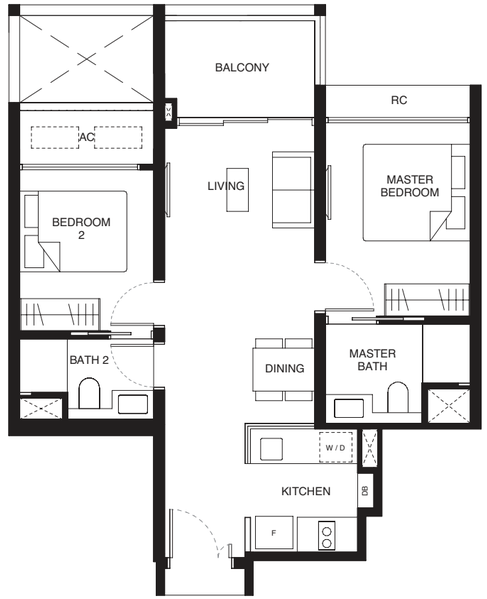


2-BEDROOM PREMIUM

TYPE (2)b

61 sq m / 657 sq ft

#03-01 to #16-01
#03-08 to #16-08*



Note: *Mirror Image

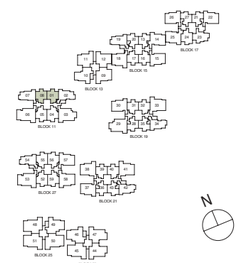
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

PRINTING MAY ALTER THE SCALE OF THE DRAWING. PLEASE VERIFY THE SCALE ON THE ABOVE SCALE BAR.

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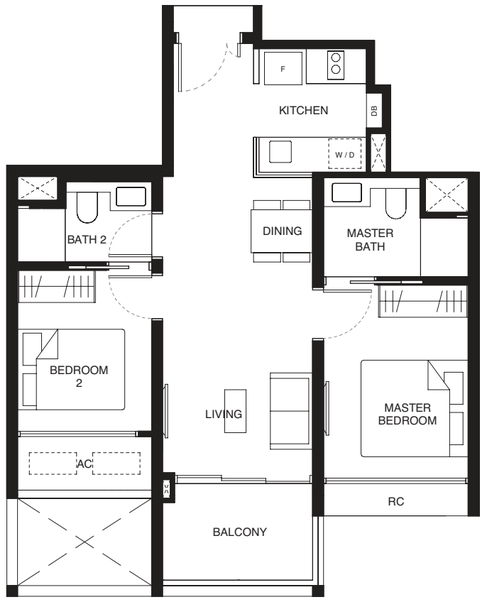


2-BEDROOM PREMIUM

TYPE (2)c

62 sq m / 667 sq ft

#03-16 to #16-16
#03-17 to #16-17*
#03-31 to #16-31
#03-32 to #16-32*
#03-39 to #16-39
#03-40 to #16-40*



Note: *Mirror Image

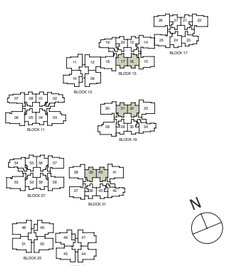
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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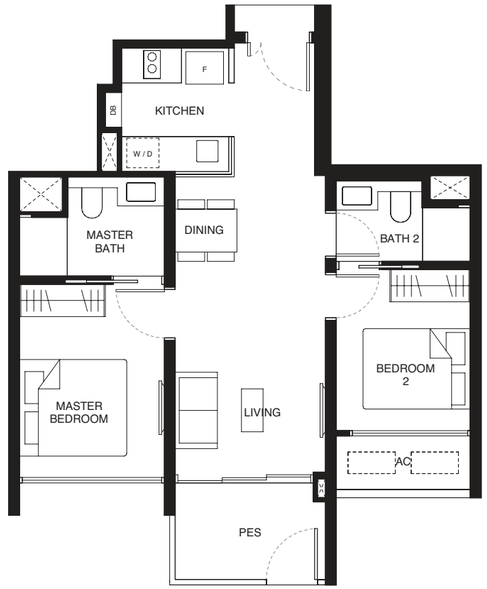


2-BEDROOM PREMIUM

TYPE (2)c1

62 sq m / 667 sq ft

#02-17
#02-32
#02-40



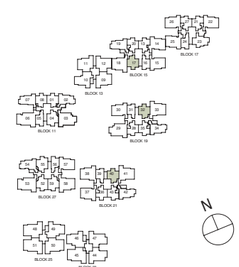
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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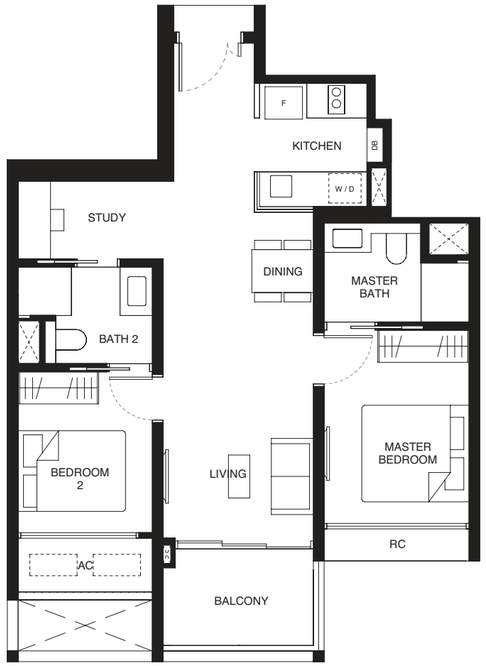


2-BEDROOM PREMIUM (With Study)

TYPE (2)d

70 sq m / 753 sq ft

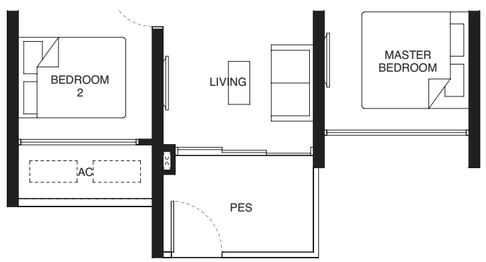
#03-04 to #16-04
#03-05 to #16-05*
#03-24 to #16-24*
#03-52 to #16-52*
#03-55 to #16-55
#03-56 to #16-56*
#03-59 to #16-59



TYPE (2)d1

70 sq m / 753 sq ft

#02-04
#02-52*
#02-55
#02-59



Note: *Mirror Image

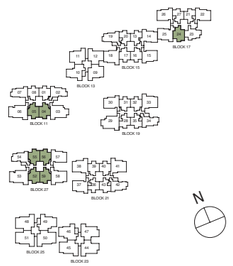
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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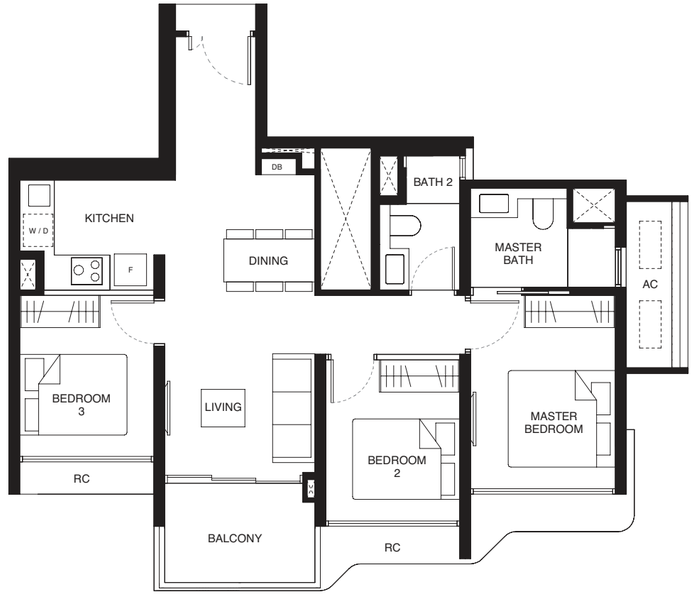


3-BEDROOM

TYPE (3)a

74 sq m / 797 sq ft

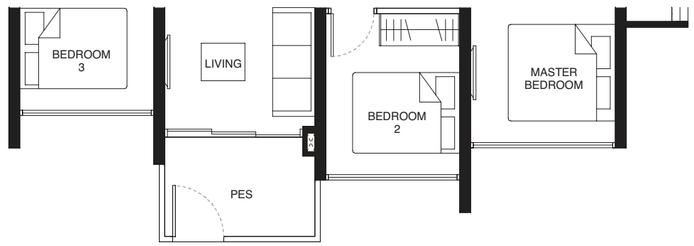
#03-23 to #16-23



TYPE (3)a1

74 sq m / 797 sq ft

#02-23



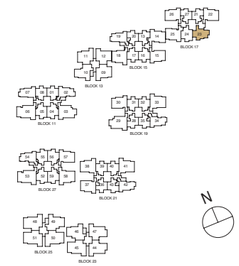
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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3-BEDROOM

TYPE (3)b

76 sq m / 818 sq ft

#04-07 to #16-07



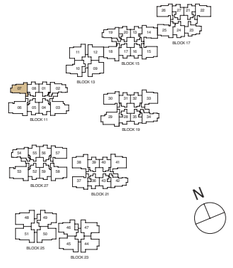
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
	AIRCON CONDENSER
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	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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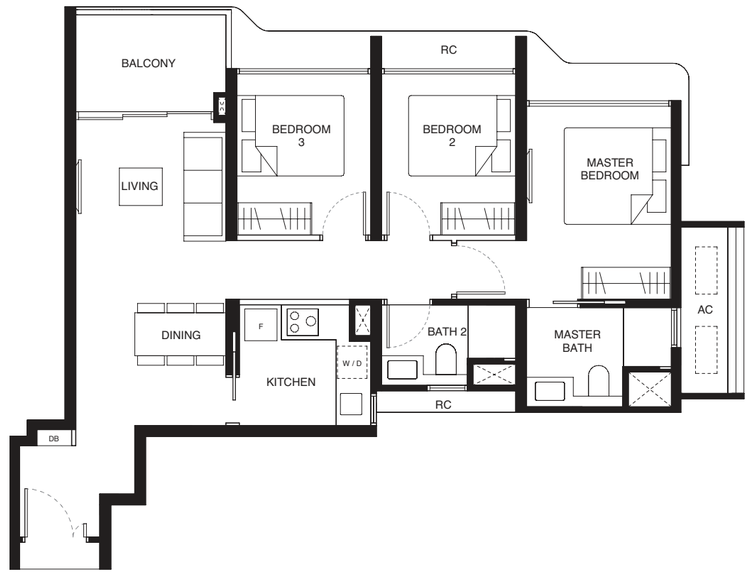


3-BEDROOM

TYPE (3)c

77 sq m / 829 sq ft

#04-02 to #16-02
#03-19 to #09-19*
#12-19 to #16-19*
#04-34 to #16-34*
#04-42 to #16-42*
#03-54 to #16-54*



Note: *Mirror Image

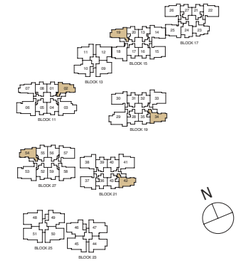
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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3-BEDROOM

TYPE (3)c1

77 sq m / 829 sq ft

#02-19
#03-42
#02-54



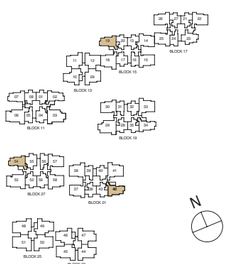
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W / D	CLOTHES WASHER CUM DRYER
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
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0 1 2 3 4 5M

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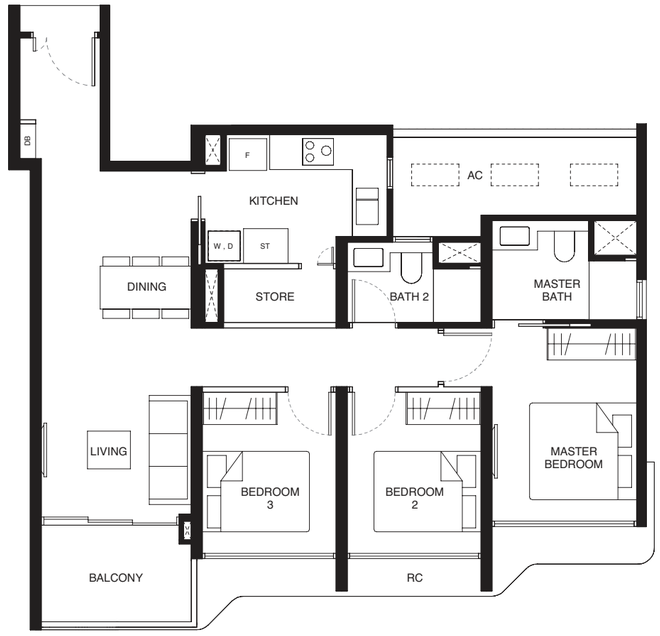


3-BEDROOM (With Store)

TYPE (3)d

84 sq m / 904 sq ft

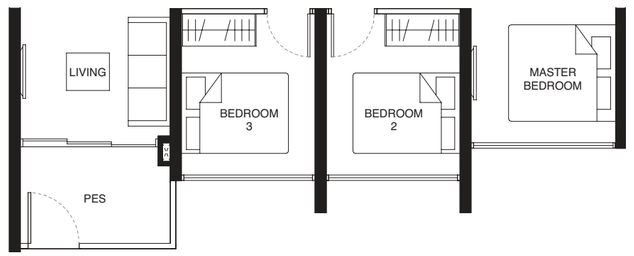
#03-15 to #16-15
#03-22 to #16-22*
#03-26 to #09-26
#12-26 to #16-26
#03-30 to #16-30
#03-37 to #16-37*
#03-57 to #16-57*



TYPE (3)d1

84 sq m / 904 sq ft

#02-15
#02-22*
#02-26
#02-30
#02-37*
#02-57*



Note: *Mirror Image

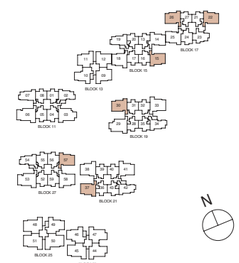
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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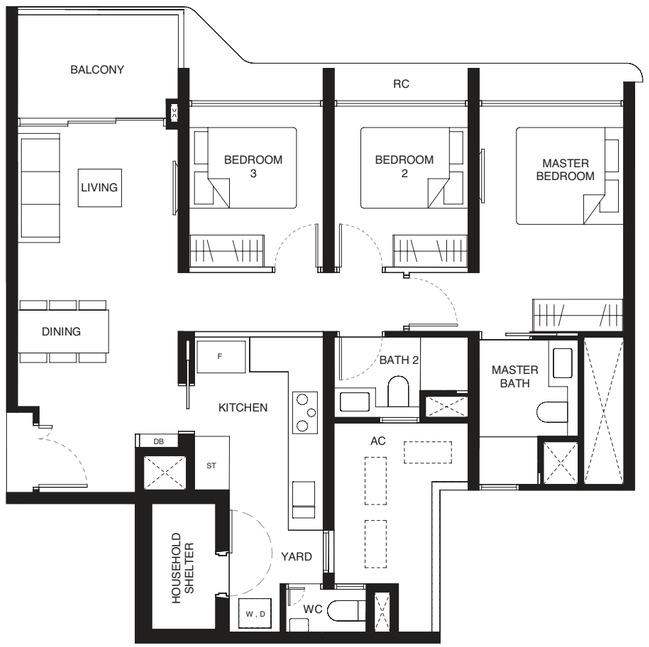


3-BEDROOM PREMIUM (With Yard)

TYPE (3)e

90 sq m / 969 sq ft

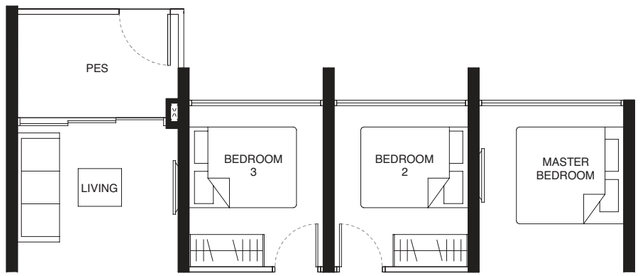
#03-12 to #16-12



TYPE (3)e1

90 sq m / 969 sq ft

#02-12



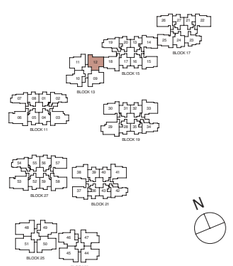
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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3-BEDROOM PREMIUM (With Yard)

TYPE (3)f

91 sq m / 980 sq ft

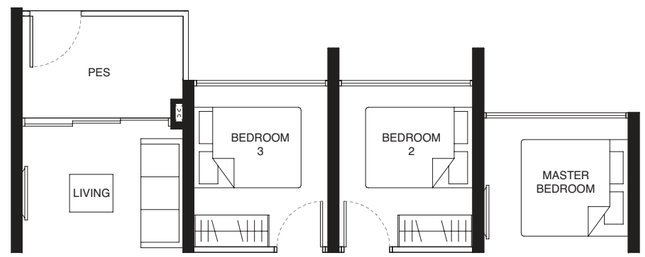
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TYPE (3)f1

91 sq m / 980 sq ft

#02-14



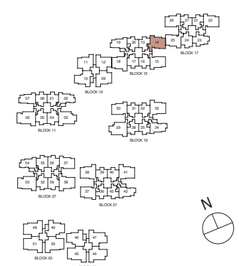
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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3-BEDROOM PREMIUM (With Yard)

TYPE (3)g

92 sq m / 990 sq ft

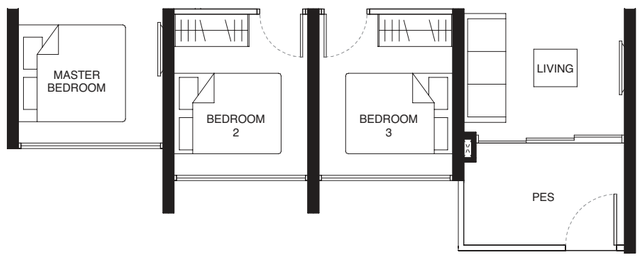
#03-25 to #16-25



TYPE (3)g1

92 sq m / 990 sq ft

#02-25



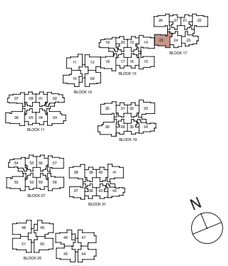
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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3-BEDROOM PREMIUM (With Yard)

TYPE (3)h

94 sq m / 1012 sq ft

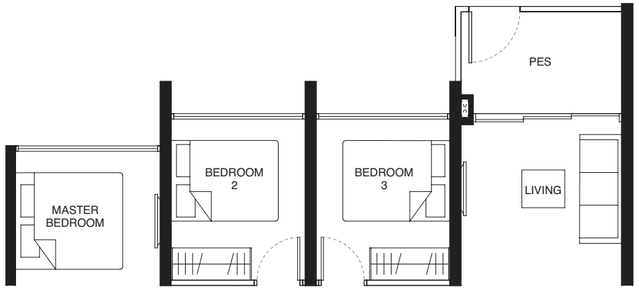
#03-11 to #09-11
#12-11 to #16-11



TYPE (3)h1

94 sq m / 1012 sq ft

#02-11



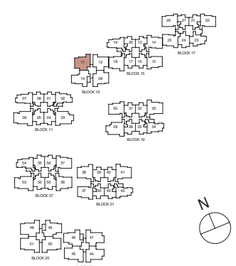
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

PRINTING MAY ALTER THE SCALE OF THE DRAWING. PLEASE VERIFY THE SCALE ON THE ABOVE SCALE BAR.

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FOR AN ILLUSTRATION OF THE APPROVED BALCONY SCREEN, PLEASE REFER TO PAGE 65 OF THIS BROCHURE.

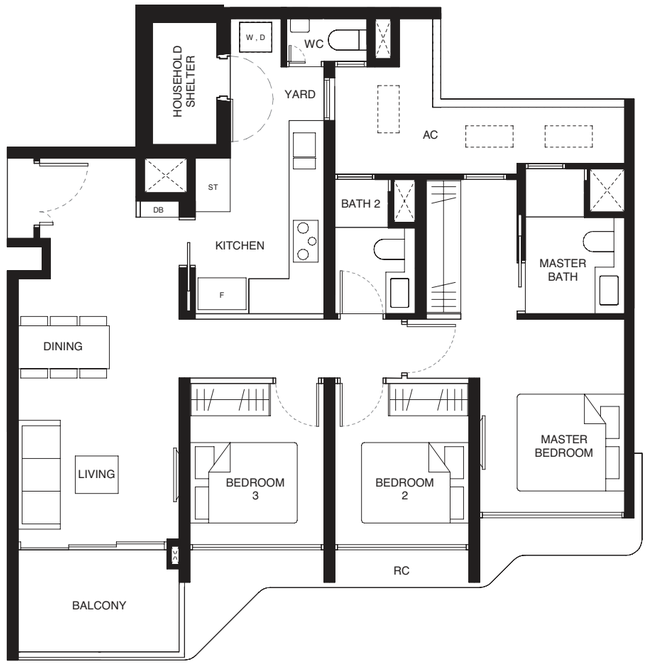


3-BEDROOM PREMIUM (With Yard)

TYPE (3)i

94 sq m / 1012 sq ft

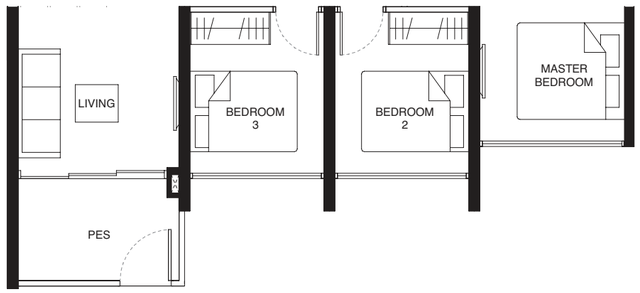
#03-09 to #16-09



TYPE (3)i1

94 sq m / 1012 sq ft

#02-09



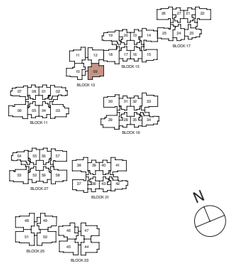
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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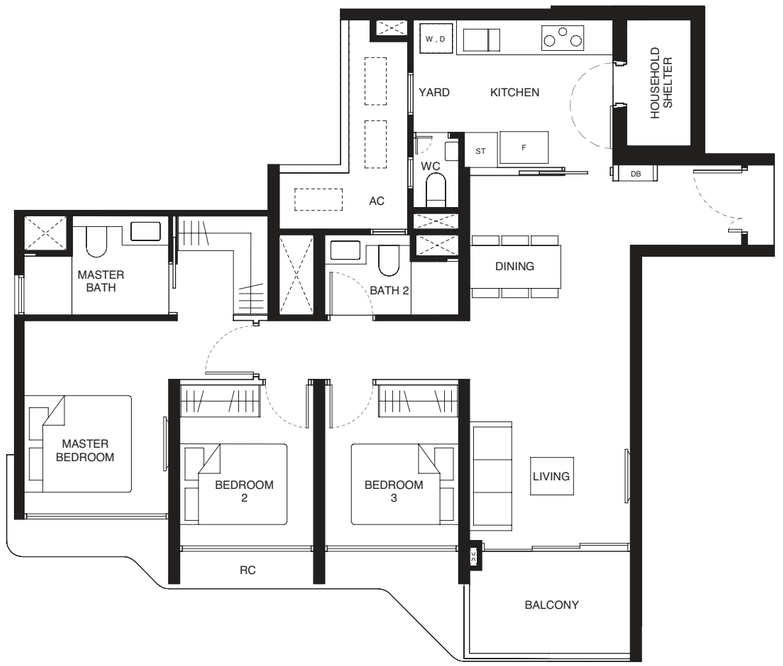


3-BEDROOM PREMIUM (With Yard)

TYPE (3)j

95 sq m / 1023 sq ft

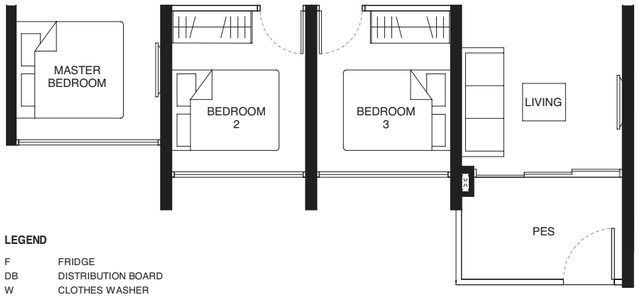
#03-10 to #16-10



TYPE (3)j1

95 sq m / 1023 sq ft

#02-10



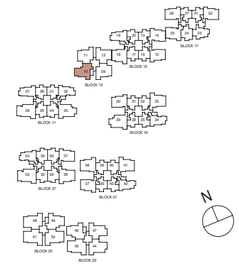
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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3-BEDROOM PREMIUM (With Yard)

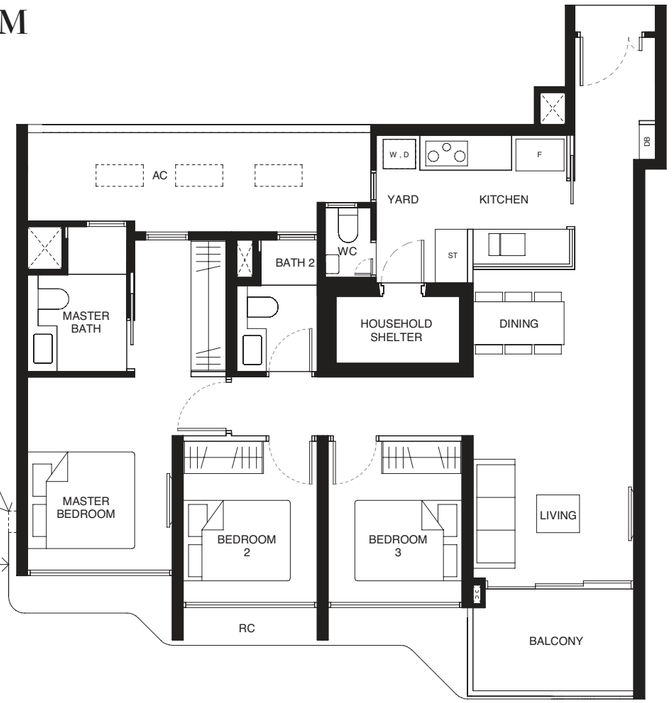
TYPE (3)k

96 sq m / 1033 sq ft

#03-18 to #16-18
#03-33 to #16-33
#03-38 to #16-38*
#03-41 to #16-41
#03-58 to #16-58*

Applicable to
#03-33 to #16-33
#03-38 to #16-38*
#03-41 to #16-41
#03-58 to #16-58*

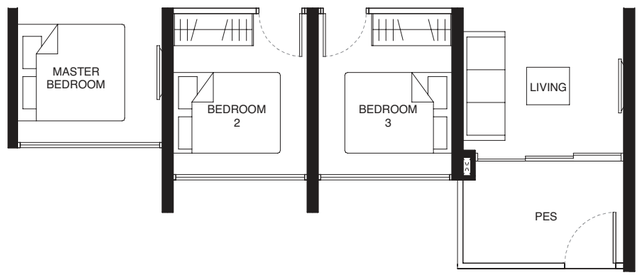
Applicable to
#03-18 to #16-18



TYPE (3)k1

96 sq m / 1033 sq ft

#02-18
#02-33
#02-38*
#02-41
#02-58*



Note: *Mirror Image

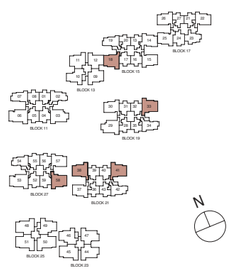
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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4-BEDROOM (With Yard)

TYPE (4)a

105 sq m / 1130 sq ft

#03-44 to #16-44



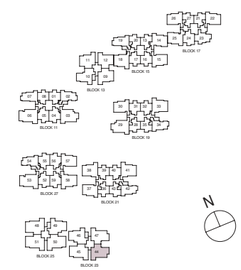
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

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4-BEDROOM
(With Yard)

TYPE (4)b

105 sq m / 1130 sq ft

#03-47 to #16-47



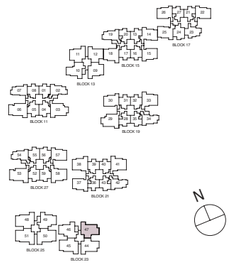
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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4-BEDROOM
(With Yard)

TYPE (4)c

105 sq m / 1130 sq ft

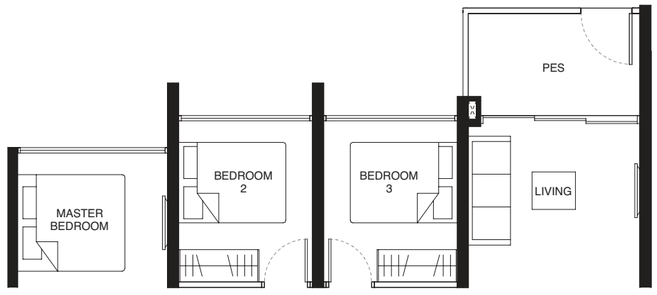
#03-46 to #16-46
#03-49 to #16-49*



TYPE (4)c1

105 sq m / 1130 sq ft

#02-46
#02-49*



Note: *Mirror Image

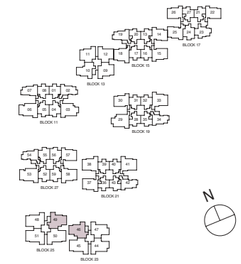
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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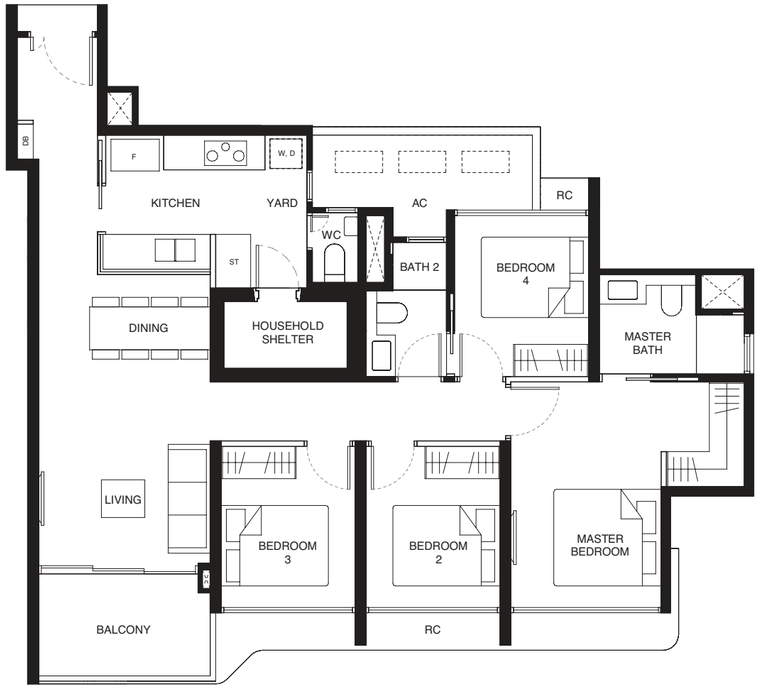


4-BEDROOM (With Yard)

TYPE (4)d

106 sq m / 1141 sq ft

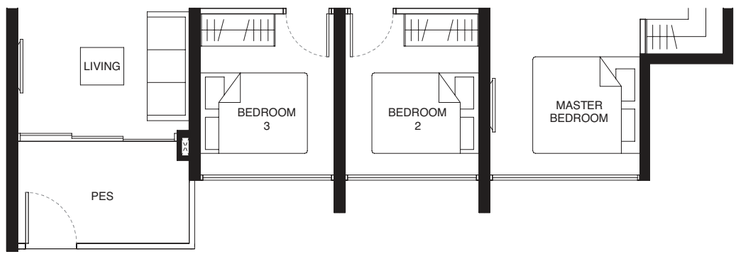
#03-03 to #16-03
#03-29 to #16-29*



TYPE (4)d1

106 sq m / 1141 sq ft

#02-03
#02-29*



Note: *Mirror Image

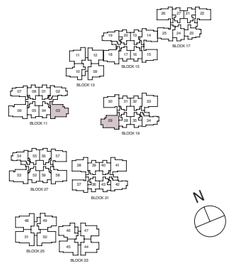
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
	WALL NOT ALLOWED TO BE HACKED OR ALTERED (INCLUDING BY WAY OF DRILLING) WALL THICKNESS IS 100MM-300MM (EXCLUDED FINISHES)
	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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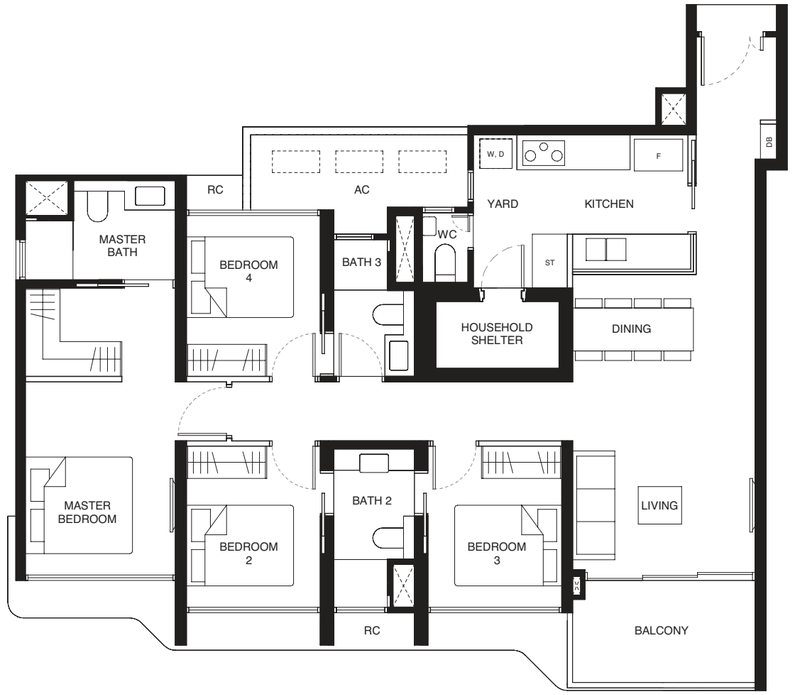


4-BEDROOM PREMIUM (With Yard)

TYPE (4)e

117 sq m / 1259 sq ft

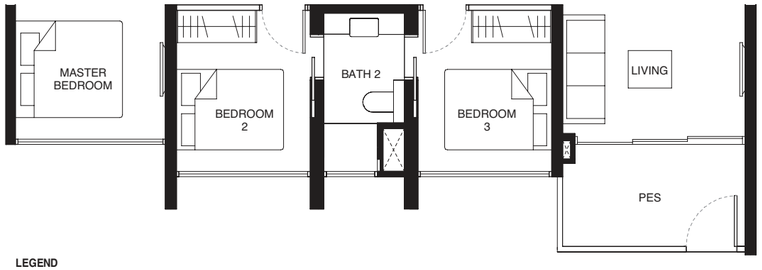
#03-06 to #15-06
#03-53 to #15-53



TYPE (4)e1

117 sq m / 1259 sq ft

#02-53



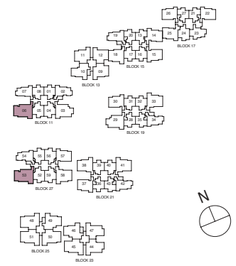
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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4-BEDROOM PREMIUM (With Yard)

TYPE (4)f

116 sq m / 1249 sq ft

#03-45 to #16-45
#03-50 to #16-50*
#03-51 to #15-51



4-BEDROOM PREMIUM (With Yard)

TYPE (4)g

116 sq m / 1249 sq ft

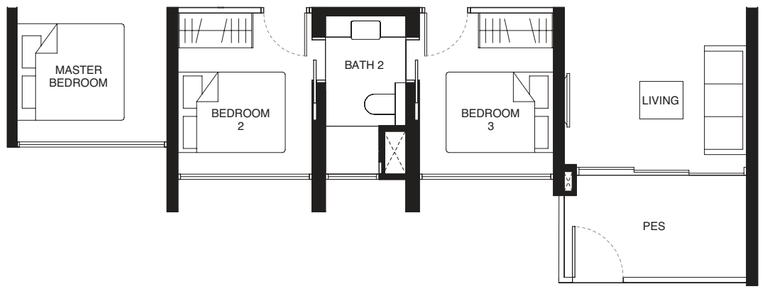
#03-48 to #16-48



TYPE (4)f1

116 sq m / 1249 sq ft

#02-50*
#02-51



Note: *Mirror Image

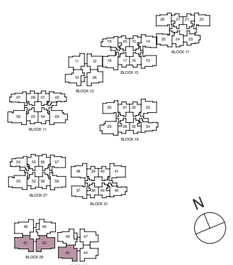
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
	RAINWATER DOWNPIPE SHAFT SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

0 1 2 3 4 5M

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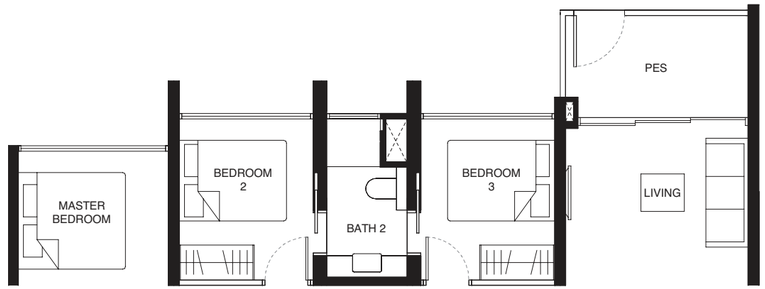
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TYPE (4)g1

116 sq m / 1249 sq ft

#02-48



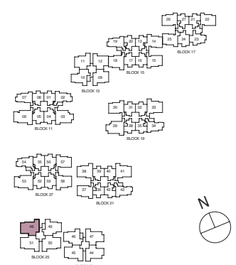
LEGEND

F	FRIDGE
DB	DISTRIBUTION BOARD
W	CLOTHES WASHER
D	DRYER
ST	STORAGE CABINET
WC	WATER CLOSET
RC	REINFORCED CONCRETE LEDGE (NON-STRATA AREA)
AC	AIRCON LEDGE (NON-STRATA AREA)
PES	PRIVATE ENCLOSED SPACE
	AIRCON CONDENSER
	SERVICES VOID SPACE (NON-STRATA AREA)
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	NON-STRUCTURAL WALL

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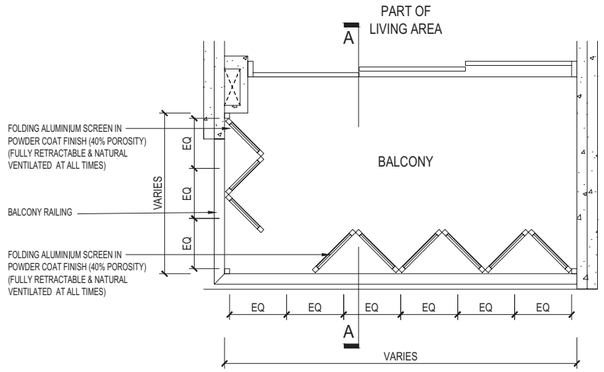
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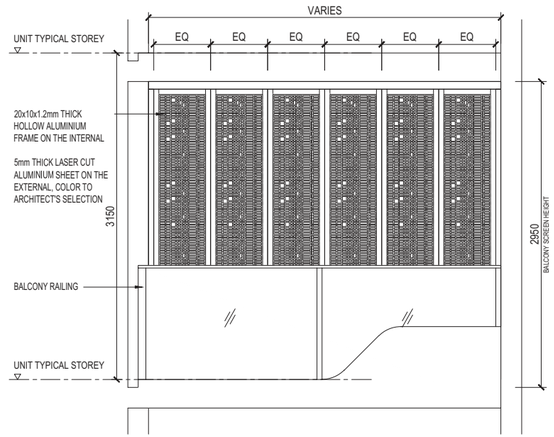
Poolside Pavilion

Artist's Impression

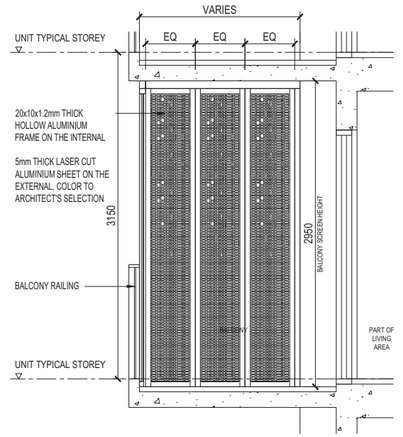
APPROVED SCREEN FOR BALCONY AND PRIVATE ENCLOSED SPACE (PES)



BALCONY SCREEN - PLAN



BALCONY SCREEN - FRONT ELEVATION (External View)



BALCONY SCREEN - SECTION A-A (Internal View)

BALCONY SCREEN NOTICE

1.THE BALCONY SHALL NOT BE ENCLOSED UNLESS WITH THE APPROVED BALCONY SCREEN
2.THE BALCONY SCREEN WILL NOT BE PROVIDED IN THE UNITS EXCEPT WHERE PURCHASERS HAVE OPTED FOR THE APPROVED BALCONY SCREEN TO BE PRE-INSTALLED AND MADE PAYMENT IN RESPECT THEREOF. PURCHASERS WHO WISH TO INSTALL THE APPROVED BALCONY SCREEN AFTER TAKING OVER THEIR RESPECTIVE UNITS WILL HAVE TO BEAR THE COSTS OF THE SCREEN AND THE INSTALLATION THEREOF; AND
3.THE PROPOSED BALCONY SCREEN SHALL BE POROUS ENOUGH TO ALLOW FOR NATURAL VENTILATION WITH THE BALCONY AT ALL TIME EVEN WHEN THE SCREEN ARE FULLY DRAWN CLOSED. THE PROPOSED BALCONY SCREEN SHALL ALSO BE CAPABLE OF BEING DRAWN OPEN OR RETRACTED FULLY
4 ON-SITE VERIFICATION IS NECESSARY TO OBTAIN ACTUAL MEASUREMENT PRIOR TO FABRICATION AND INSTALLATION OF THE APPROVED SCREEN FOR BALCONY.

EQ - EQUIDISTANT

ANOTHER
PREMIUM
DEVELOPMENT BY

HONG LEONG
HOLDINGS LIMITED
豐隆實業有限公司

Hong Leong Holdings Limited (HLHL) was established in 1968 as the privately-held property development and investment arm of the Hong Leong Group.

As one of the pioneers of real estate development in Singapore, HLHL has since emerged as a major player in the industry with nearly 100 residential properties and a portfolio of 10 commercial projects under its management.

Driven by a forward-thinking vision, HLHL remains committed to continuous growth and innovation while upholding the highest standards in design, customer service, and sustainability. HLHL takes pride in shaping some of the most distinctive and iconic residential developments in Singapore.

GuocoLand

A Leading Developer in Integrated Mixed-Use Developments

GuocoLand is an award-winning real estate company that distinguishes itself through its quality developments with innovative design and concepts. In Singapore, GuocoLand has successfully developed close to 40 residential projects, yielding more than 11,000 homes that have garnered numerous awards and accolades.

GuocoLand has a stellar track record in developing large-scale, integrated mixed-use developments and high-end residential developments. The Group invests in ambitious undertakings that have rejuvenated districts, shaped communities and transformed cityscapes.

中建地產
CSC LAND GROUP

CSC Land Group is a future-ready developer with a rich parentage of China State Construction Engineering Corporation (CSCEC), the world's largest investment and construction conglomerate, ranked 14th on Global Fortune 500 Enterprises. This heritage has been extended locally since 1992, in capacity of China Construction (South Pacific) Development Co Pte Ltd (CCDC).

CSC Land Group is a subsidiary of CCDC, a BCA-registered contractor of A1 status with extensive experience in quality construction projects. Now, 1 in every 20 homes in Singapore is built by CCDC.

TENGAH GARDEN RESIDENCES

www.tengahgarden.com.sg

Developer: Tengah Garden Development Pte. Ltd. (UEN No. 202504096M), & TGA Development Pte. Ltd. (UEN No. 202504100G) • Developer's Licence No.: C1544 • Tenure of Land: Leasehold (99 years commencing from 21 April 2025) • Encumbrances: Mortgage in favour of DBS Bank Ltd. (as security trustee) • Expected date of notice of vacant possession under the sale & purchase agreement: No later than 1 September 2031 • Expected date of legal completion: No later than 1 September 2034 or 3 years after the date of delivery of vacant possession, whichever is earlier • Lot No.: Lot 05496A MK10 at Tengah Garden Avenue.

All plans, drawings, perspectives and/or depictions of the land surrounding the Development, including but not limited to the proposed Tengah Pond, are based on publicly available documents (such as the URA Master Plan 2025).

While every reasonable care has been taken in preparing this brochure, the developer cannot be held responsible for any inaccuracies. All statements are believed to be correct but are not to be regarded as statement or representation of facts. Visual representations, illustrations, photographs and renderings are intended to portray only impressions of the development. All information and specifications are current at the time of press and are subject to change as may be required and cannot form part of an offer or contract.