



**ROBINSON  
SQUARE**

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# FREEHOLD



**Soar to the next  
level with  
Robinson Square.**

There is nothing more invigorating than reveling in the pulse of the city. Located at 144 Robinson Road, Robinson Square – a simply stunning freehold development with a stylish facade featuring sleek louvers and distinctive lighting at dusk. Robinson Square houses 32 office units, five shops and a fitness centre.



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ROBINSON  
SQUARE

Esthetic  
CLINIC

BOOKS

COURT EXPRESS

COURT EXPRESS

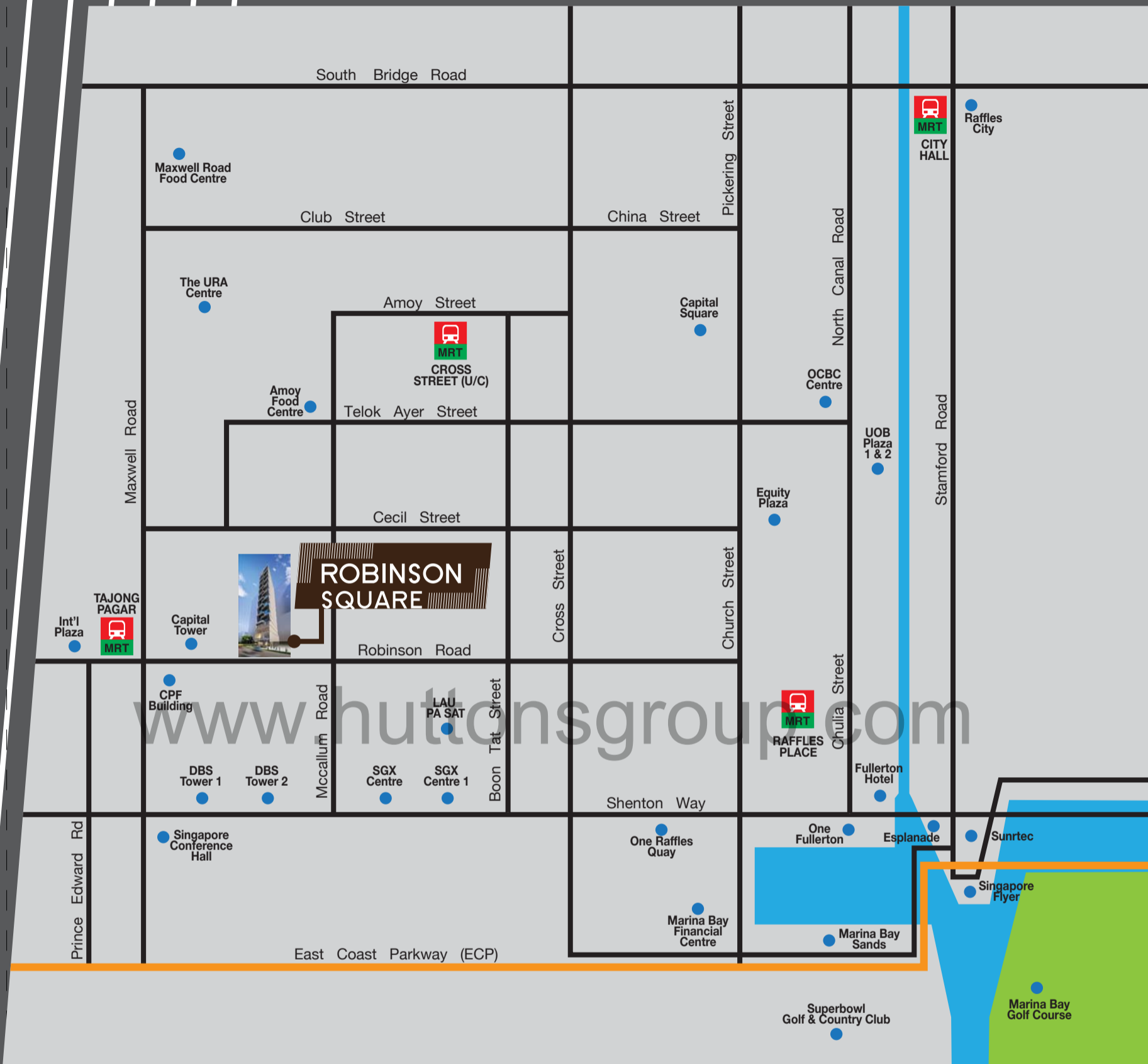
artist's impression only







# LOCATION MAP



## It's all about location.

Robinson Square sits right in the heart of Singapore's Central Business District, along bustling Robinson Road. With busy Tanjong Pagar MRT station just a stone throw away and countless office buildings in the vicinity, Robinson Square offers the traffic and the opportunity for your business to expand beyond expectations.



## Shop to your delight.

Robinson Square offers space for shop fronts that will easily reach out to their customers. Contemporary design features add a sense of the future to this development's facade. Robinson Square's unique facade is an attraction in itself that will pull in the crowd.





artist's impression only

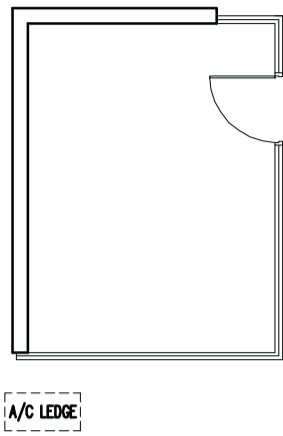


artist's impression only

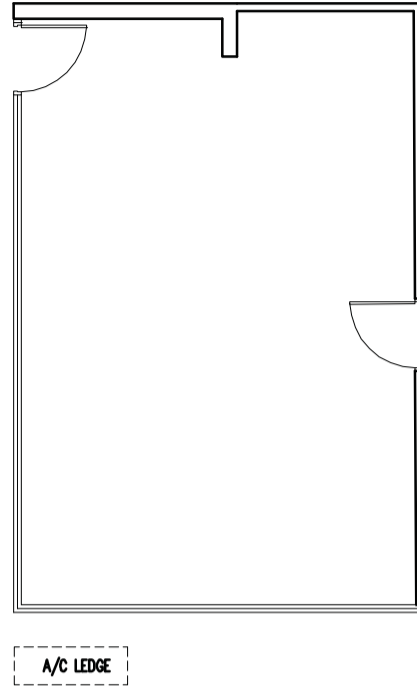




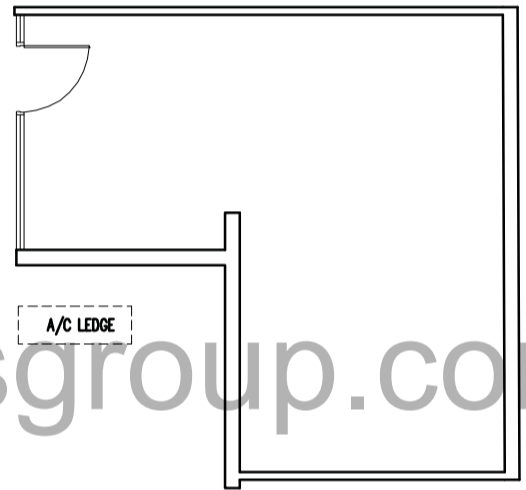
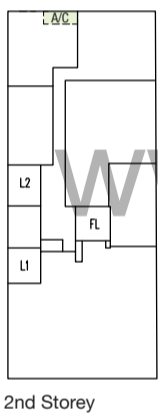
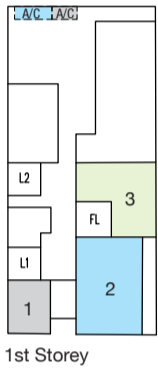




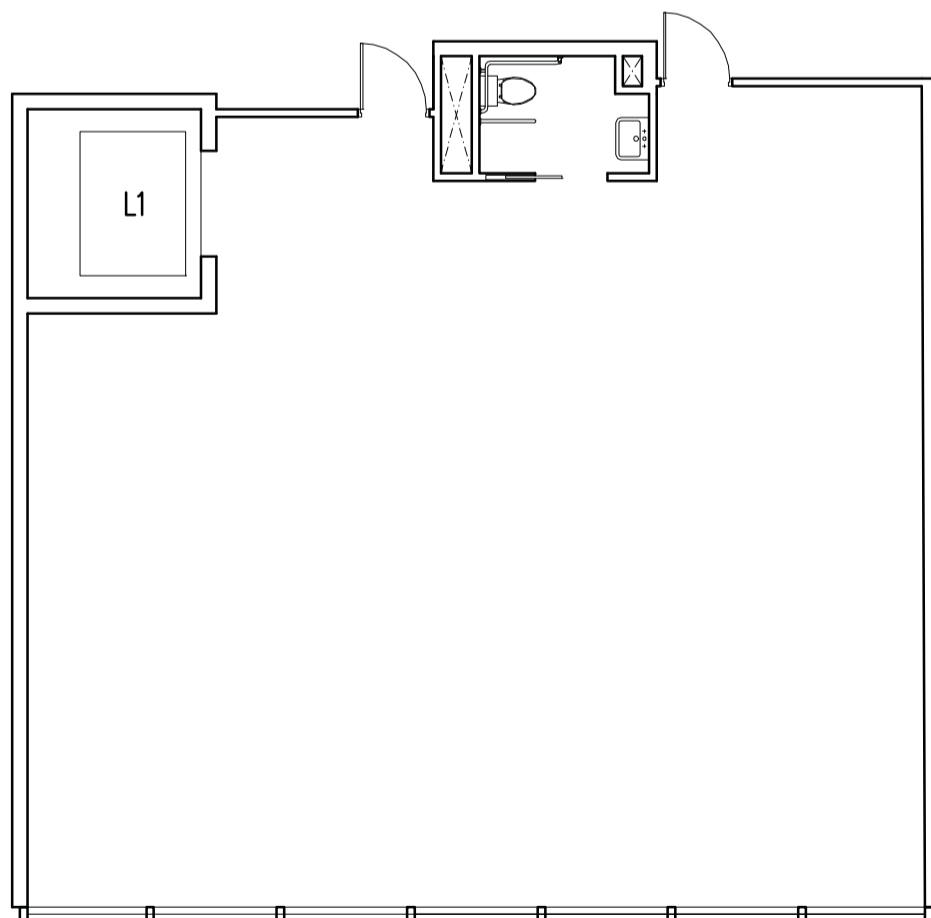
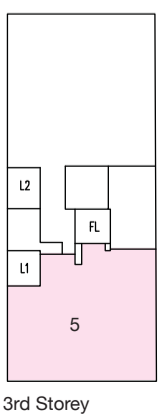
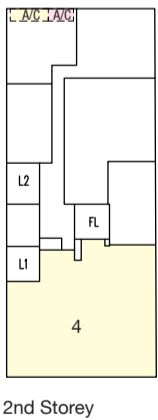
**SHOP 1**  
#01-01  
17 sq m



**SHOP 2**  
#01-02  
45 sq m



**SHOP 3**  
#01-03  
34 sq m



**SHOP 4**  
#02-01

**SHOP 5**  
#03-01  
127 sq m



**Unit area includes A/C ledge.**  
Plan for information only and may change at the sole discretion of the Architect.

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artist's impression only

## Inspire your business to new heights.

A contemporary approach to create quality office spaces each having direct lift access.

The quiet elegance of the design and stylish palettes of materials, together with clever illumination form a complete virtually self-contained office and commercial environment. When night falls, the building transform yet again with the interplay of lights and louvers.





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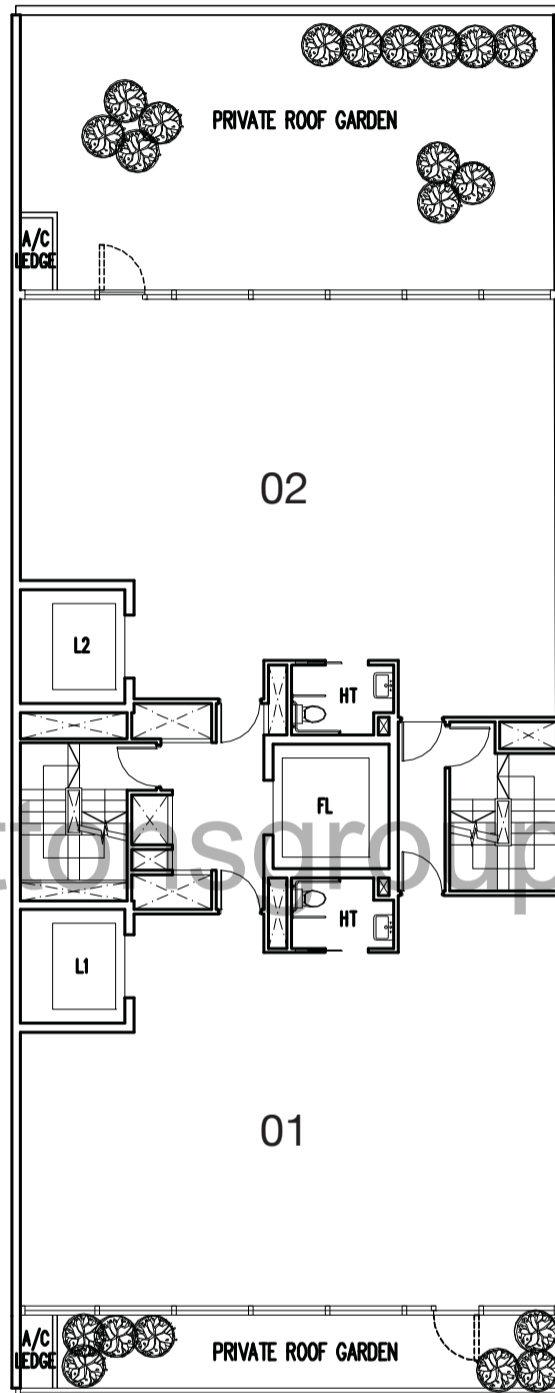


## Give your business the room to grow

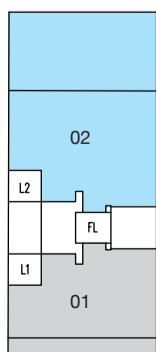
Robinson Square offers conducive office space that will allow your business to reach its full potential and beyond.

#04-01  
125 sq m

#04-02  
180 sq m



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Unit area includes A/C ledge and Roof Garden.

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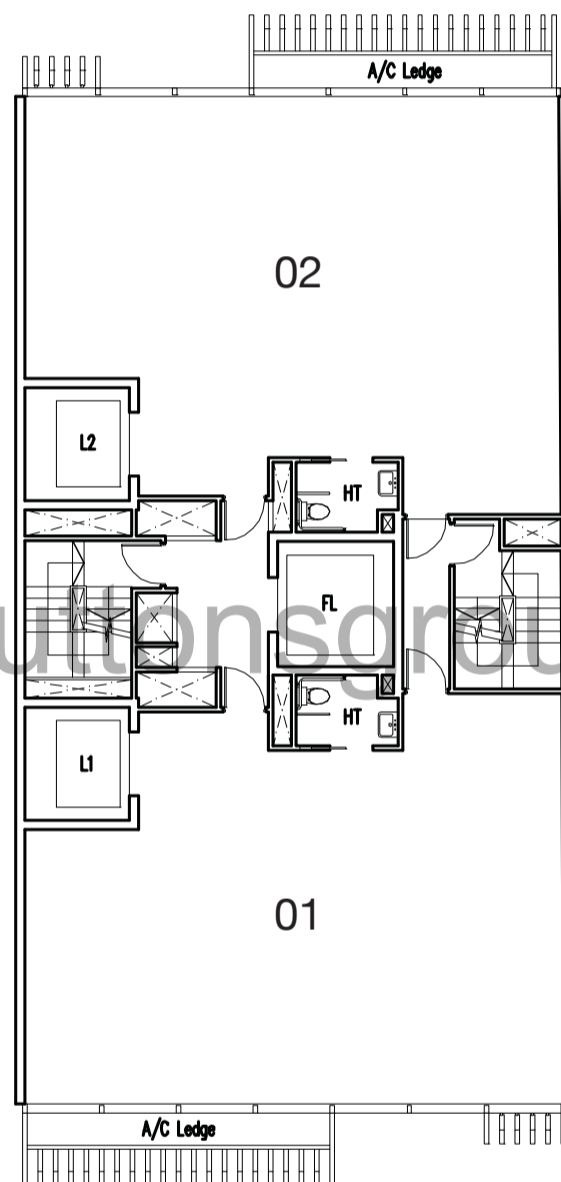
# OFFICES

- #05-01
- #07-01
- #09-01
- #11-01
- #13-01
- #15-01
- #17-01
- #19-01

109 sq m

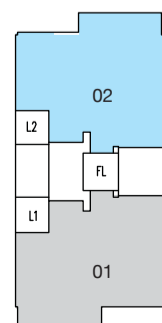
- #05-02
- #07-02
- #09-02
- #11-02
- #13-02
- #15-02
- #17-02
- #19-02

110 sq m



Unit area includes A/C ledge.

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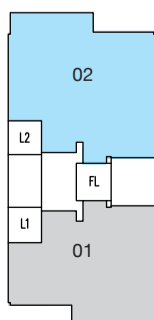
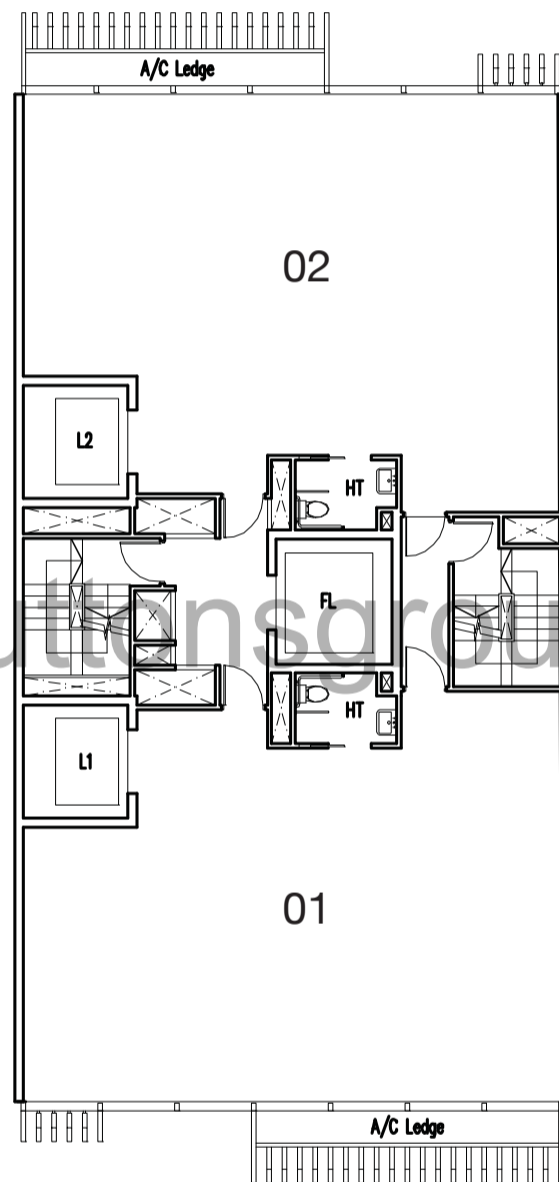


#06-01  
 #08-01  
 #10-01  
 #12-01  
 #14-01  
 #16-01  
 #18-01

109 sq m

#06-02  
 #08-02  
 #10-02  
 #12-02  
 #14-02  
 #16-02  
 #18-02

110 sq m

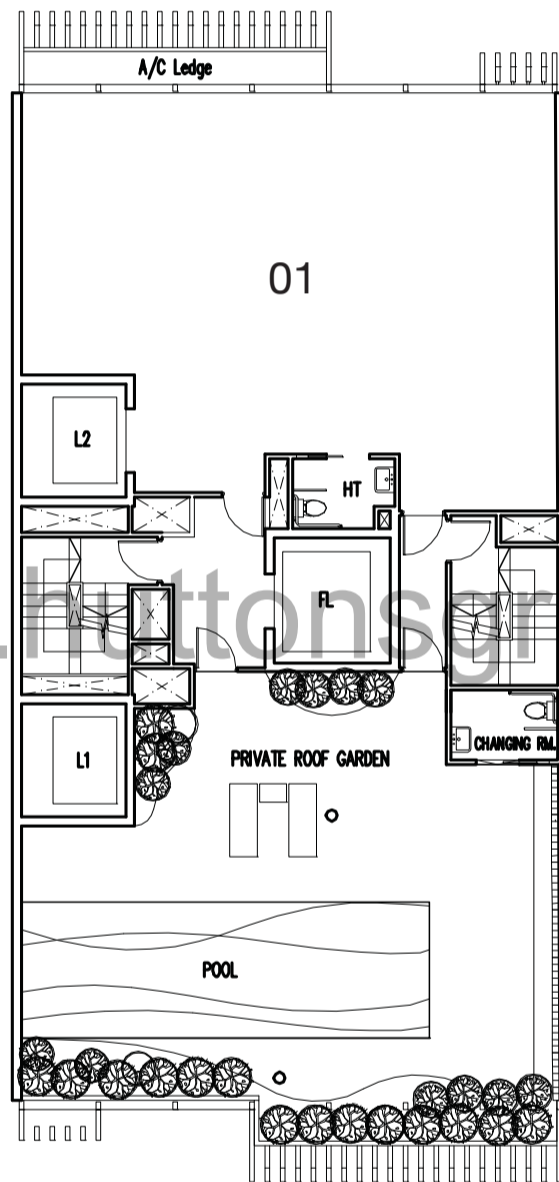


**Unit area includes A/C ledge.**

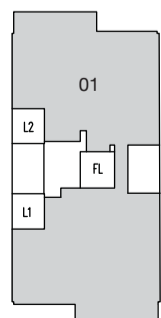
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# FITNESS CENTRE / SPA / OFFICE

#20-01  
224 sq m



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Unit area includes A/C ledge, Roof Garden and Pool.  
Plan for information only and may change at the sole discretion of the Architect.





artist's impression only

**Go on. Rejuvenate after  
a hard day at the office.**

Take a refreshing dip in the rooftop pool after a work out at the fitness centre. Refreshing and rejuvenate with a complete peace of mind.

# SPECIFICATIONS

## 1. Foundation

Piling system to Structural Engineer's detail and/or design.

## 2. Superstructure

Reinforced concrete columns.

Reinforced/ Post tensioned concrete to all beams and floor slabs.

## 3. Roof

Reinforced/ Post tensioned concrete flat roof with waterproofing.

## 4. Floor Loading

1 <sup>st</sup> Storey	4 KN/m <sup>2</sup>
2 <sup>nd</sup> Storey	4 KN/m <sup>2</sup>
3 <sup>rd</sup> Storey	4 KN/m <sup>2</sup>
4 <sup>th</sup> to 19 <sup>th</sup> Storey	3.5 KN/m <sup>2</sup>
20 <sup>th</sup> Storey	5 KN/m <sup>2</sup>

## 5. Floor to Floor Height

1 <sup>st</sup> Storey	6.0 metres approximately
2 <sup>nd</sup> Storey	5.0 metres approximately
3 <sup>rd</sup> Storey	5.5 metres approximately
4 <sup>th</sup> to 18 <sup>th</sup> Storey	4.9 metres approximately
19 <sup>th</sup> Storey (#19-01)	3.6 metres approximately
19 <sup>th</sup> Storey (#19-02)	5.1 metres approximately
20 <sup>th</sup> Storey	4.9 metres approximately

## 6. External Walls

RC wall and/or clay brick wall and/or hollow block wall with skim coat and/or plaster with weathershield emulsion paint finish, where applicable.

## 7. Internal Walls

RC wall and/or clay brick wall and/or hollow block wall and/or precast panel wall with skim coat and/or plaster with emulsion paint finish, where applicable.

Homogenous tiles and/or granite tiles and/or plaster with emulsion paint finish, where applicable.

Homogenous and/or ceramic tiles finishes to toilet wall, where applicable.

## 8. Ceiling

Generally concrete ceiling soffit with skim coat and acrylic emulsion paint except lift lobbies, corridors, toilets with calcium silicate board, and/or mineral wool acoustic tile, and/or fibrous plaster board suspended ceiling, where applicable.

## 9. Flooring

Generally power floated concrete floor and/or cement and sand screed to all areas except lift lobbies in homogenous and/or granite tile finishes and toilet areas in ceramic and/or homogenous tiles, where applicable.

## 10. Doors

Glass and/or metal and/or timber doors and PSB's approved fire-rated doors where applicable.

## 11. Locks

Good quality locksets and ironmongery.

## 12. Curtain Wall

Power-coated aluminium specialist curtain wall system.

## 13. Electrical Installation

40Amp 3 phase (For all units except #20-01)

63Amp 3 phase (For #20-01 only)

Exit and Emergency lights in each unit

## 14. Plumbing and Sanitary

Good quality sanitary wares and fittings in compliance with statutory requirements.

Provision of water tap-off and floor trap to all shops.

## 15. Air-Conditioning and Mechanical Ventilation

Provision of air-conditioning to 1<sup>st</sup> Storey Lift Lobby only.

Mechanical ventilation to serve Fire Lift Lobby of the upper storeys and toilets in compliance with authority requirements.

## 16. Lift

2 nos. Passenger Lifts

1 no. Fire Lift

## 17. Fire Protection System

Sprinkler and Fire Alarm System in compliance with statutory requirements

Wet Risers and Hose-reel System in common areas

## 18. Lightning Protection

Lightning protection is provided to comply with latest code of practices.

## 19. Telecommunication Services

Box terminal for telephone line is provided to each unit.

### Note:

**Tiles:** Selected tiles sizes and tile surface flatness cannot be perfect, and subject to acceptable range described in Singapore Standards SS483:2000.

**Ventilation:** Natural and/or mechanical ventilation as required by the Building and construction Authority (BCA) and/or National Environment Authority (NEA).

NAME OF PROJECT	<b>Robinson Square</b>
ADDRESS OF PROJECT	<b>144 Robinson Road, Singapore 068908</b>
DEVELOPER	<b>Oxley Blossom Pte Ltd (ROC: 201015342Z)</b>
TENURE OF LAND	<b>Estate in Perpetuity</b>
LEGAL DESCRIPTION	<b>LOT 99756L &amp; 99757C TS 02</b>
BUILDING PLAN NO.	<b>A642-00001-2011-BP01 dated 31 Oct 2011</b>
ESTIMATED DATE OF VACANT POSSESSION	<b>31 Dec 2016</b>
ESTIMATED DATE OF LEGAL COMPLETION	<b>31 Dec 2019</b>

A prestigious  
development by:





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