

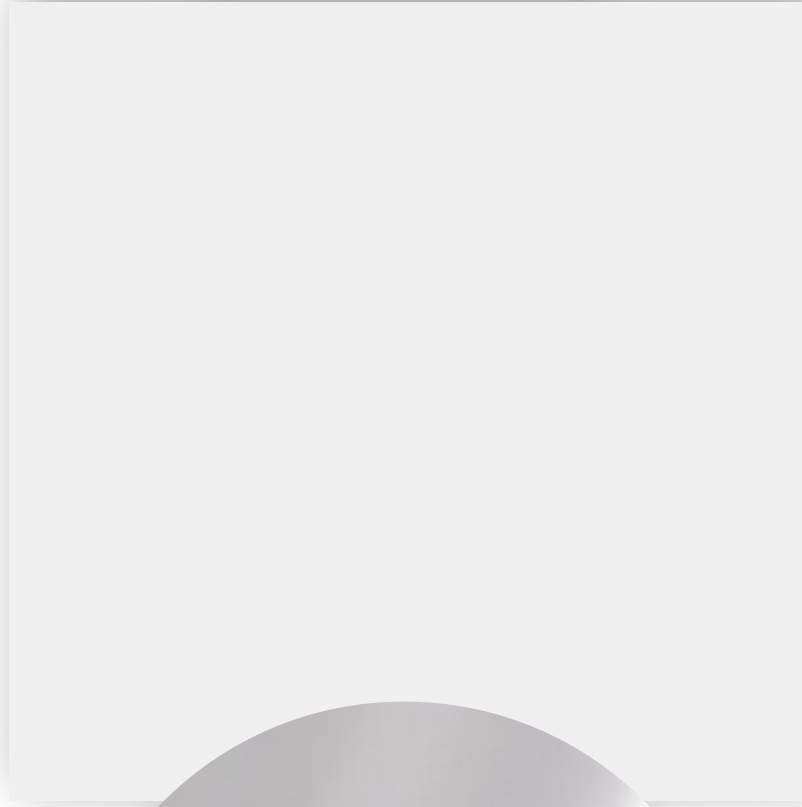
# Material Catalogue

**[ Legacy ]**  
PACKAGE

**square**one



KITCHEN SINK  
MATERIAL



CARPENTRY  
Lacquered MDF - Matt White  
Surface: Silk – Smooth



FIXTURES MATERIAL  
CHROME



LAMINATE FLOOR  
Colour: Oak Rafaela  
Surface: Smooth  
Dimensions: 1288 x 195 x 8mm



HYWOOD FLOOR  
Colour: Oak Tyresta  
Surface: Brushed | Nature Protec EVO  
Dimensions: 2197 x 233 x 11mm



CERMIC TILE 1  
Collection: Overland  
Colour: Pearl



CERMIC TILE 2  
Collection: Overland  
Colour: Sand



CERMIC TILE 3  
Collection: Alpen Slate  
Colour: Bone



CERMIC TILE 4  
Collection: Munich  
Colour: White



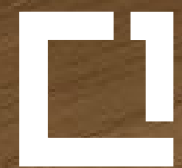
# APARTMENT FINISHES



squareone



# FLOORING





# FLOORING

## Veranda

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



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





# FLOORING

Living Room & Bedrooms



LAMINATE FLOOR  
Colour: Oak Rafaela  
Surface: Smooth  
Dimensions: 1288 x 195 x 8mm

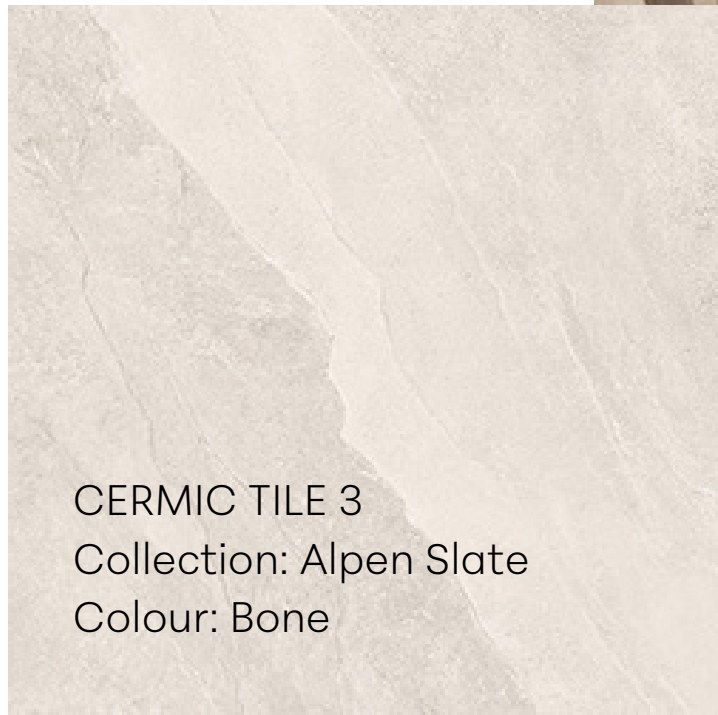




# FLOORING

## Bathroom

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





# KITCHEN





# KITCHEN

## Design & Finishes



### CARPENTRY

White Painted MDF Lacquered  
Surface: Silk – Smooth

### COUNTERTOP

Technogranite: White Zenith  
Surface: Polished

### SPLASHBACK

Marble: Parnonas Brushed  
Surface: Brushed

### HANDLES

Gola in Brushed Chrome

### SKIRTING

Material: PVC  
Finish: Brushed Chrome



# KITCHEN

## Tap & Sink



MODI SINK MIXER  
Modena  
Code: 10886-652A  
Finish: Chrome  
Details: 3 Way



ELLECI SINK  
Quadra 110  
Code: LGQ11068  
Finish: Bianco  
Details: Undermount  
Dimensions: 61x50cm

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





# WARDROBES





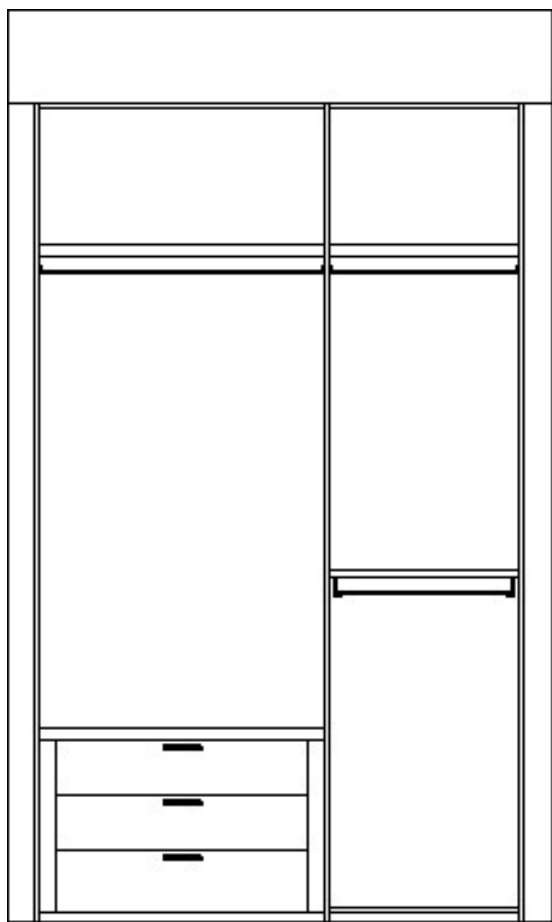
# WARDROBES

## & Laundry Cabinets

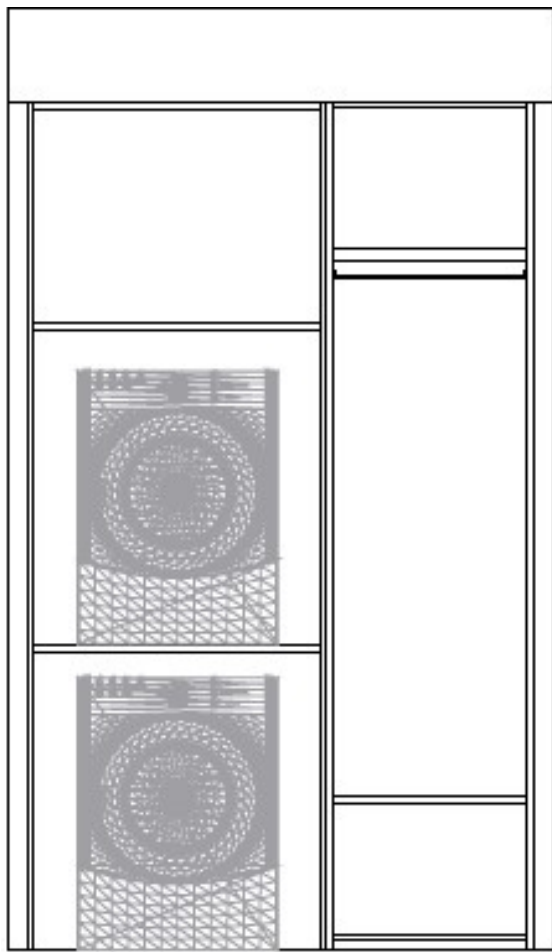
CARPENTRY  
Melamine: Off White Matt  
Surface: Silk – Smooth

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

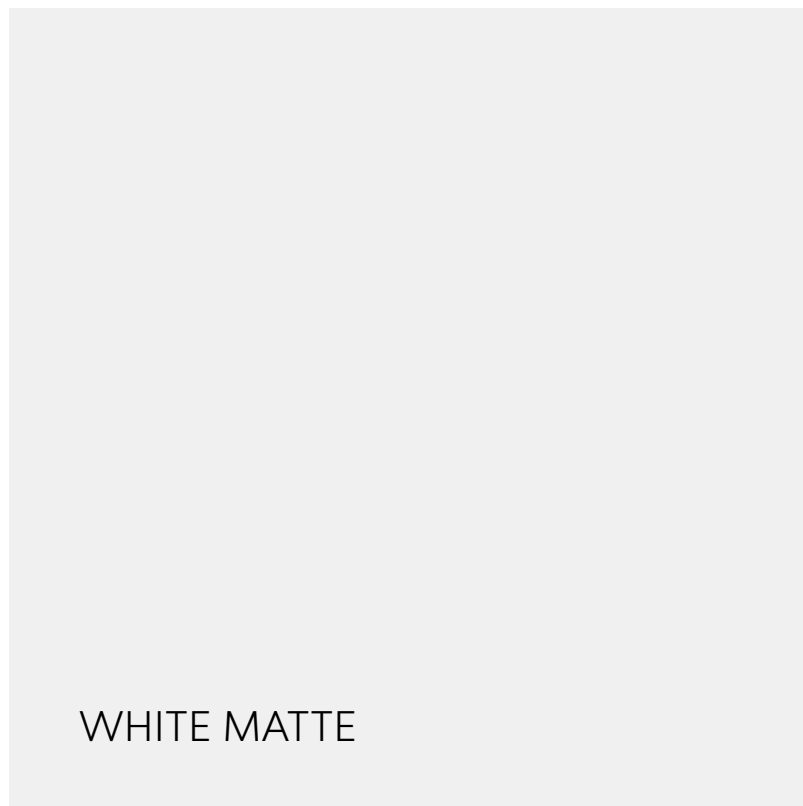
LAUNDRY CABINET  
The laundry cabinet shall be designed to accommodate stacked washer and dryer units, with overhead storage cabinets above and adjacent vertical storage where space allows. A minimum internal space of 70 × 70 cm shall be provided to ensure proper appliance fit, ventilation, and adequate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



WARDROBE



LAUNDRY CABINET



WHITE MATTE





# BATHROOM





# BATHROOM

## Finishes & Vanity



TECE FLUSH PLATE  
Finish: Chrome

MODI MAGENTA WALL  
HUNG TOILET  
Code: MD2353  
Finish: White Gloss  
Flushing System : Rimless



MODI BLUE BTW  
FLOORSTANDING TOILET  
Code: MD3381  
Finish: White Gloss  
Flushing System : Rimless



TOKYO STEEL MIXER and WASTE  
Code: TX605  
Size: H18 cm  
Finish: Chrome

COY BASIN FURNITURE SET  
Finish: White Gloss  
Details: W.600 x D450 mm



DANIEL TOKYO SHOWER SET  
Code: TX615ZOCR  
Finish: Chrome  
Details: Built-In



KARAG LINEAR DRAIN  
Code: Line 550 S/S  
Size: L550 x W66 mm  
Finish : Stainless steel  
Details: Frameless

NOTE: In cases where a reverse beam is present along the wall, a wall-hung WC cannot be installed. Provide a floor-standing WC with concealed flush plate instead.





# BATHROOM

## Fixtures & Vanity

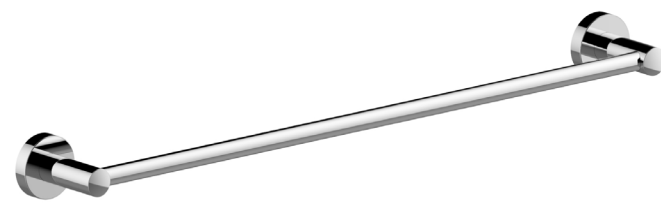
The following items are optional and may be included upon client request.



COYCAMA SUN MIRROR  
Size : W50/60/70/80/90/100/120 x H80 cm  
Finish : 4mm Clear Glass  
Details : Frameless



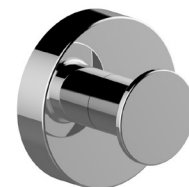
COYCAMA VERONA.LED MIRROR  
Size : W60/70/80/100/120/140 x H80 cm  
Finish : 4mm Clear Glass  
Details : Frameless, Anti-fog system,  
Ambient light with sensor



MODI BARCELONA Single Towel Bar  
Code: LM1402-19(60)  
Finish: Chrome  
Details: Single



MODI BARCELONA Toilet Paper Holder  
Code: LM1402-11A  
Finish: Chrome  
Details: Without Cover



MODI BARCELONA Robe Hook  
Code: LM1402-10  
Finish: Chrome  
Details: x1 pcs for hand towel





# BATHROOM

## Fixtures & Vanity

The following items are optional and may be included upon client request.



MODI TREND SLIDING SHOWER DOORS  
Code: MDNAO6121  
Size : L100-160 x H195 cm  
Finish : 6mm Clear Glass, Chrome  
Details : Sliding Wall to Wall Shower Doors



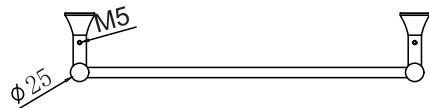
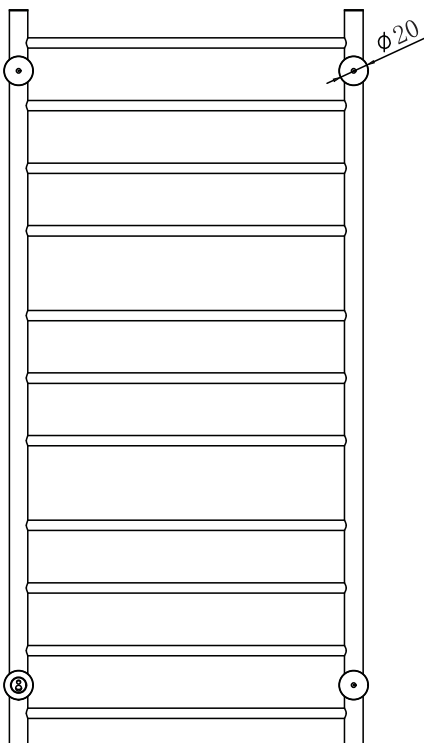
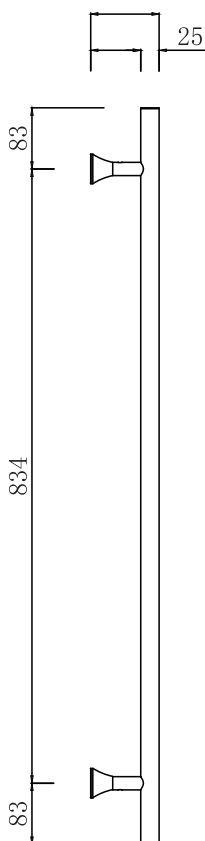
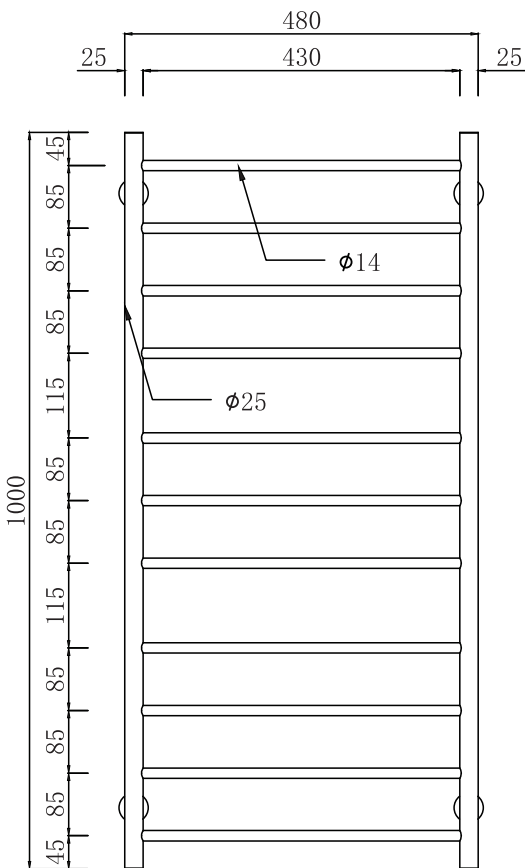
MODI TREND WALK IN SHOWER DOOR  
Code : MDNAR6310C  
Size : L 80-120 x H200 cm  
Finish : 6mm Clear Glass, Chrome / Black  
Details : Walk-In Shower Doors



MODI TREND CORNER SHOWER DOORS  
Code: MDNAO1142  
Size : L80/90 X W80/90/100/120 x H195 cm  
Finish : 6mm Clear Glass, Chrome  
Details : Corner Shower Doors



KARAG TRUMPET Heated Towel Rail  
Size: W48 x D10 x H100 cm  
Finish: Chrome  
Details: 110 Watt, 1Kg



NOTE: Where the shower opening width exceeds 1.30 m, a fixed glass screen shall be installed for a walk-in shower.  
Where the shower opening width is less than 1.29 m less m then sliding doors shall be installed.



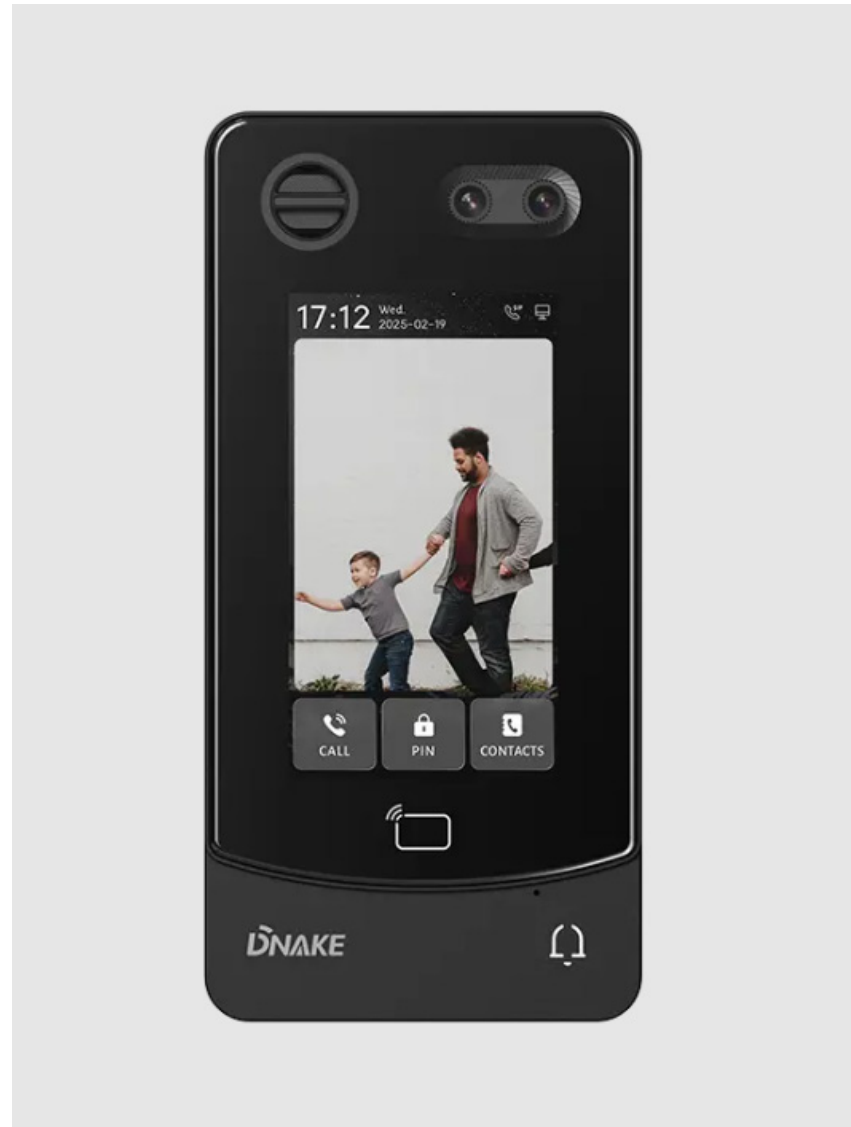
SECURITY





# SECURITY

## & Intercom Systems



AUDIO & VIDEO INTERCOM  
Location: Ground Floor Entrance gates  
Code: DNAKE S414  
Installation: Surface mounted  
Dimensions: 176 x 85 x 29.5 mm



AUDIO & VIDEO INTERCOM  
Location: Apartments  
Code: DNAKE E214  
Installation: Surface mounted  
Dimensions: 123 x 121 x 23.2 mm





# PENTHOUSE FINISHES



squareone



# Key Specifications

## Customisations provided by SQONE Design Team

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

*3.2m Net* Internal Height

*2.9m* Thermal Aluminium Windows

*Italian* Kitchen & Wardrobes

*European* Ceramic Tiles

*Grip Ceramic* Tiled Roof Garden

*BBQ* Area

*Jacuzzi* Provision

*Aluminium* Pergola Provision

*Parquet Flooring* Hywood

*Interior Design* Services (FF&E)



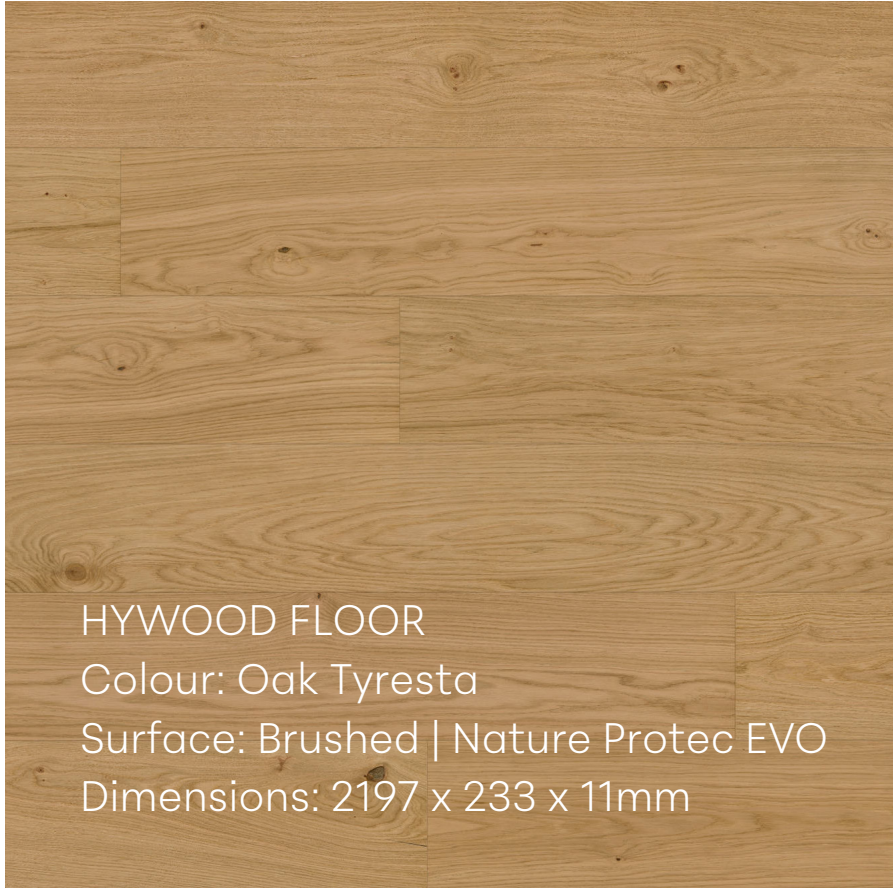


# FLOORING

## Veranda



## Living Room & Bedrooms



## Bathrooms

