鑫丰瑞府

TRANQUIL NATURE AMIDST URBAN CONVENIENCE







Welcome to Chuan Park, where nature meets luxury. Step into a tranquil sanctuary and experience nature's symphony. At Chuan Park, indulge in the perfect blend of elegance and outdoor charm.

Developed by Kingsford Development (Singapore), Chuan Park benefits from a developer with a proven track record in megadevelopments. Kingsford Development boasts an extensive portfolio of residential projects both locally and internationally.





Chuan Park is a 99-years leasehold development located in the prime Lorong Chuan precinct, next to the Lorong Chuan MRT and New Tech Park. Chuan Park comprises a total of 916 units ranging from 2 to 5bedroom spacious layouts.

[onnecting

YOU TO ALL THE ESSENTIALS OF LIFE

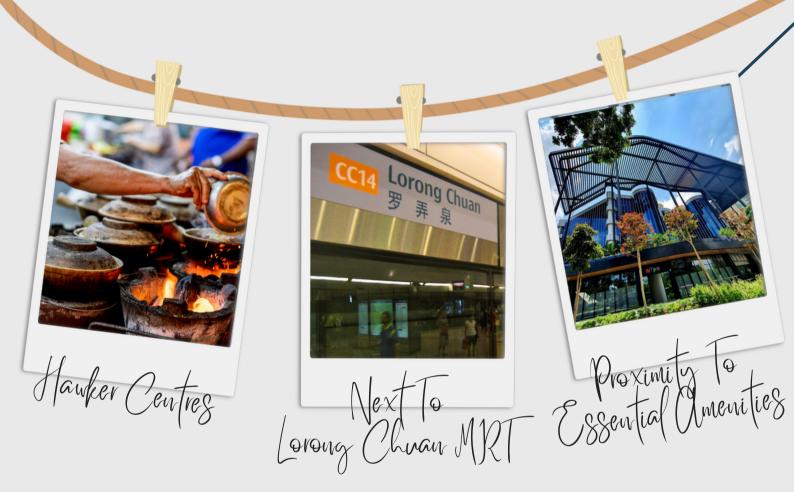


For shopping leisure and culinary adventure, Chuan Park residents will find themselves in close proximity to two major shopping and popular malls: Nex and Junction 8.

The first is a large mall with over 340 stores, and it is integrated with the Serangoon MRT station and bus interchange.

The second mall is a smaller heartland mall in Bishan with approximately 174 stores, and is accessible by both bus and MRT.

- Prime central location
- · Seamless connectivity to all parts of Singapore
- · Luxury living with plethora of facilities



In its vicinity are hawker centers such as Chomp Chomp Food Centre, Serangoon Garden Market and Food Centre as well as quaint neighborhood cafes and bars. Within 1km to 3 primary schools, St Gabriel's Primary School, Yangzheng Primary School, CHIJ Our Lady of Good Counsel.



Near SJI, Nanyang JC, St Andrew JC, Stamford Amercian International School

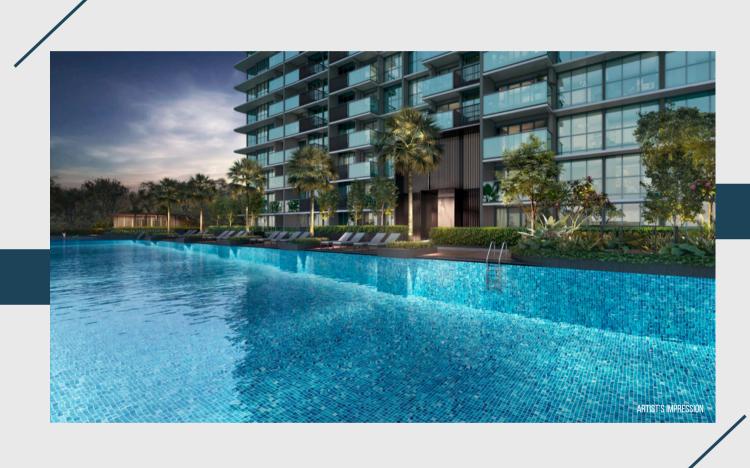


-Panoramic Views-



Experience breathtaking panoramic views at Chuan Park condominium. Enjoy sweeping vistas of the city skyline from your home, creating a serene and picturesque living environment. Discover the beauty of elevated living at Chuan Park.

EVERY Arrival is a grand setting



At Chuan Park, every day is a getaway embraced with plenty of lifestyle facilities. Take a stroll at amazo valley; enjoy a mindful moment at zen garden; gather for a meal at dining by the woods; sweat it out at botanical outdoor fitness. Live life to the fullest within your home.



ALL THAT THE GARDENS HAVE TO OFFER



Break of dawn, rise and shine! Channel inner peace with a yoga session at the floating boardwalk or island lawn.

Make a splash at the free-form swimming pools or shave your timings at the 50-metre lap pool.



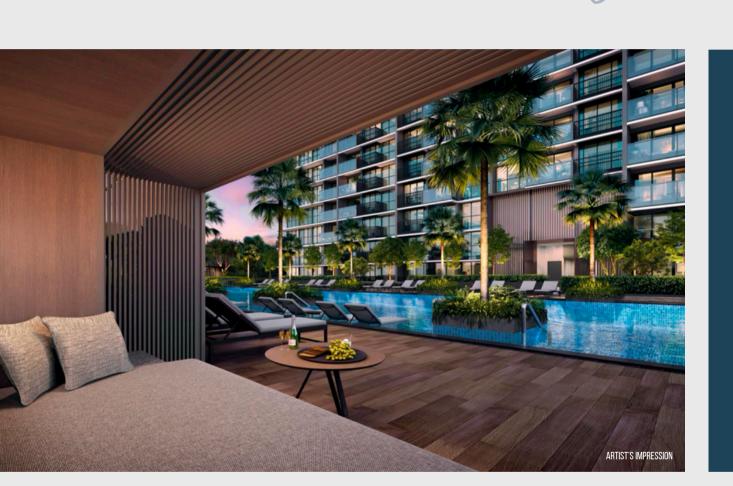


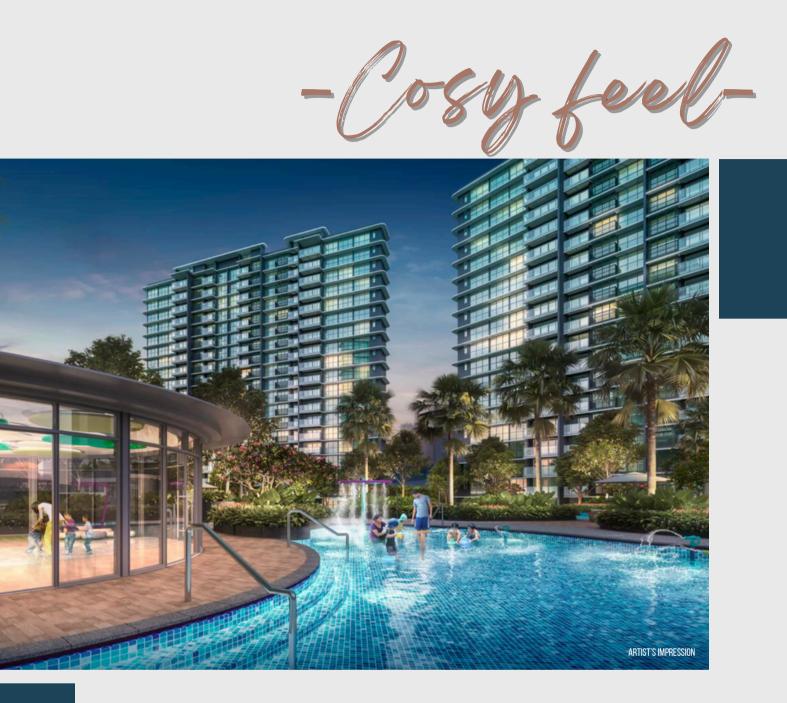
Too hot out for a jog round the gardens? Work out in air-conditioned comfort at the floating gym.

Nice weather for dinner outdoor? Take your pick of settings; the alfresco kitchen or the island bbq.



DESIGNED ELEGANTLY, FURNISHED WITH





Emphasising efficient design and elegant furnishing at Chuan Park, meticulously planned interiors can quickly transform a house into a warm and welcoming home. Craft unforgettable family memories with a practical spatial arrangement and enjoy fittings with high-quality home appliances and fixtures.

SITE PLAN



DIAGRAMMATIC CHART

242 LORONG CHUAN \$556744

Unit Floor	01	02	03	04	05	06	07	08	09
22	B2-m-U	82-U	C2-m-U	C2-U		B2a-m-U	C1a-U	C1-U	B1-U
21	82·m	82	C2-M	62	C2a	82a-m	Cla	61	B1
20	82-m	82	C2-M	62	C2a	82a-m	Cla	61	81
19	82·m	82	62·m	62	C2a	82a-m	Cla	61	B1
18	82-m	82	62-m	62	C2a	82a-m	Cla	61	B1
17	82-m	82	62-M	62	C2a	82a-m	Cla	61	81
16	82-m	82	62-M	62	628	82a-m	Cla	61	81
15	82-m	82	62-M	62	C2a	82a-m	Cla	61	81
14	82-m	82	C2·M	62	628	82a-m	Cla	61	81
13	82-m	82	62-m	62	C2a	82a-m	Cla	61	81
12	82·m	82	62·m	62	C2a	82a-m	Cla	61	81
11	82-m	82	62-m	62	C2a	82a-m	Cla	61	81
10	82-m	82	C2-M	62	C2a	82a-m	Cla	61	81
9	82-m	82	C2-M	62	C2a	82a-m	Cla	61	81
8	82-m	82	62-M	62	C2a	82a-m	Cla	61	81
7	82-M	82	C2-M	62	C2a	82a-m	Cla	61	81
6	82·m	82	62·m	62	C2a	82a-m	Cla	61	81
5	82·m	82	62·m	62	C28	82a-m	Cla	61	B1
4	82-m	82	62-m	62	628	82a-m	Cla	61	81
3	82-m		62-m	62	C2a	82a-m	Cla	61	81
2	82-m		62-m	62	C2a	82a-m	Cla	61	81
1	82-m-P		C2-m-P	62-P	C2a-P	82a-m-P	Cla-P	C1-P	B1-P

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Unit Floor	10	11	12	13	14	15	16	17	18
22	B1-m-U	C1-m-U	C1a-m-U	B2a-U		C3D-U	(3·U	82·m·U	B2-U
21	81-m	C1-m	C1a-m	828	C1D	630	C3	82-m	82
20	81-m	C1-m	C1a-m	828	C1D	630	C3	82-m	82
19	81-M	C1-m	C1a-m	82a	C1D	630	C3	82-m	82
18	81-m	C1-m	C1a-m	828	C1D	630	C3	82-m	82
17	81-M	C1-m	C1a-m	828	C1D	630	63	82·m	82
16	81-m	C1-m	C1a-m	828	C1D	630	C3	82·m	82
15	81-m	C1-m	C1a-m	828	C1D	630	C3	82·m	82
14	81-m	C1-m	C1a-m	828	C1D	630	C3	82-m	82
13	81-m	C1-m	C1a-m	82a	C1D	630	63	82·m	82
12	81-m	C1-m	C1a-m	828	C1D	630	C3	82-m	82
11	81-m	C1-m	C1a-m	828	C1b	630	C3	82·m	82
10	81-M	C1-m	C1a-m	82a	C1D	630	C3	82-m	82
9	81-M	C1-m	C1a-m	82a	C1D	630	C3	82·m	82
8	81-m	C1-m	C1a-m	828	C1D	630	C3	82·m	82
7	81-M	C1-m	C1a-m	828	C1D	630	C3	82-m	82
6	81-m	C1-m	C1a-m	828	C1D	630	C3	82·m	82
5	81-m	C1-m	C1a-m	828	C1D	630	63	82-m	82
4	81-m	C1-m	C1a-m	828	C1D	630	C3	82·m	82
3	81-m	C1-m	C1a-m	828	C1b	630	C3		82
2	81-m	C1-m	C1a-m	82a	C1D	630	C3		82
1	81-m-P	C1-m-P	©1a-m-P	B2a-P	C1D-P	C3D-P	63-P		B2-P

246 LORONG CHUAN \$556746

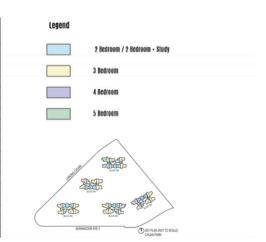
Unit Floor	19	20	21	22	23	24	25	26	27
22	82·m·U	82-U	D2-U	E1-U		82a-m-U	Cla-U	C3a-U	81-U
21	82-m	B2	D2	El	C1D-m	82a-m	C1a	c3a	81
20	B2-M	B2	D2	El	C1D-m	B2a-m	C1a	C3a	81
19	82-m	B2	02	El	C1D-m	82a-m	C1a	63a	81
18	B2-M	B2	D2	E1	C1D-m	B2a-m	61a	c3a	81
17	82-m	B2	02	El	C1D-m	82a-m	618	63a	81
16	B2-M	B2	D2	E1	C1D-m	B2a-m	618	c3a	81
15	82-m	B2	02	El	C1D-m	82a-m	618	63a	81
14	82-m	B2	D2	El	C1D-m	82a-m	618	c3a	81
13	82-m	B2	02	El	C1D-m	B2a-m	C1a	C3a	81
12	82-m	B2	02	El	C1D-m	82a-m	C1a	63a	81
11	B2-M	B2	D2	El	C1D-m	B2a-m	61a	C3a	81
10	82-m	B2	02	El	C1D-m	82a-m	C1a	C3a	81
9	B2-M	B2	D2	E1	C1D-m	B2a-m	61a	c3a	81
8	82-m	B2	02	El	C1D-m	82a-m	C1a	c3a	81
7	B2-M	B2	D2	E1	C1D-m	B2a-m	C1a	C3a	81
6	B2-M	B2	02	El	C1D-m	B2a-m	C1a	63a	81
5	82-m	B2	D2	El	C1D-m	82a-m	618	c3a	81
4	82-m	B2	02	El	C1D-m	82a-m	61a	C3a	81
3	82-m		02	El	C1D-m	82a-m	61a	C3a	81
2	82-m		02	El	C1D-m	82a-m	61a	C3a	81
1	82-m-P		02-P	E1-P	C1D-m-P	82a-m-P	C1a-P	C3a-P	81-P

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Unit Floor	28	29	30	31	32	33	34	35	36
19	82-m-U	82-U	C3-m-U			B2a-m-U	C1a-U	01-m-U	B1-U
18	82-m	82	63-m	62	C2a	82a-m	Cla	D1-m	81
17	82-m	82	63-m	62	C2a	82a-m	Cla	D1-m	81
16	82-m	82	C3·m	62	C2a	82a-m	Cla	D1-m	81
15	82-m	82	63-m	62	C2a	82a-m	Cla	D1-m	81
14	82·m	82	63·m	62	C2a	82a-m	Cla	D1-m	81
13	82·m	82	63-m	62	C28	82a-m	Cla	D1-m	81
12	82-m	82	C3-M	62	C2a	82a-m	Cla	D1-m	81
11	82-m	82	C3·m	62	C2a	82a-m	Cla	01-m	81
10	82-m	82	63-m	62	C2a	82a-m	Cla	D1-m	81
9	82-m	82	C3·m	62	C2a	82a-m	Cla	D1-m	81
8	82-m	82	63-m	62	C2a	82a-m	Cla	D1-m	81
7	82·m	82	63·m	62	C2a	82a-m	Cla	D1-m	81
6	82·m	82	C3-M	62	C2a	82a-m	Cla	D1-m	81
5	82-m	82	63-m	62	C2a	82a-m	Cla	D1-m	81
4	82-m	82	63·m	62	C2a	82a-m	Cla	01-m	81
3	82-m		63-m	62	C2a	82a-m	Cla	01-m	81
2	82·m	1	63·m	62	C2a	82a-m	Cla	D1-m	81
1	82·m		C3-m-P	C2-P	C2a-P	82a-m-P	C1a-P	01-m-P	B1-P

250 LORONG CHUAN \$556748

Unit Floor	37	38	39	40	41	42	43	44	45
19	81-m-U	D1-U	C1a-m-U	B2a-U			(3·I	82-m-U	B2-U
18	81-m	01	Cla-m	828	C2a-m	C2·m	63	82·m	82
17	81-m	01	C1a-m	828	C2a-m	C2-m	C3	82·m	82
16	81-m	01	Cla-m	828	C2a-m	C2·m	63	82·m	82
15	81-M	01	C1a-m	82a	C2a-m	C2-m	63	82-m	82
14	81-m	01	Cla-m	828	C29-W	C2·m	C3	82-m	82
13	81-m	01	C1a-m	828	C2a-m	C2-m	63	82·m	82
12	81-m	01	Cla-m	828	C2a-m	C2-m	63	82·m	82
11	81-m	01	C1a-m	828	C2a-m	C2·m	63	82·m	82
10	81-m	01	C1a-m	828	C2a-m	C2-m	63	82·m	82
9	81-m	01	Cla-m	828	C2a-m	C2·m	63	82-m	82
8	81-m	01	C1a-m	828	C2a-m	C2-m	C3	82-m	82
7	81-m	01	Cla-m	82a	C2a-m	C2·m	C3	82-m	82
6	81-M	01	C1a-m	828	C2a-m	C2-m	63	82·m	82
5	81-m	01	Cla-m	828	C2a-m	C2-m	63	82-m	82
4	81-m	01	C1a-m	828	C2a-m	C2-m	63	82·m	82
3	81-m	01	C1a-m	828	C2a-m	C2-m	63	82-m	82
2	81-m	01	Cla-m	828	C2a-m	C2·m	63		82
1	81-m-P	01-P	C1a-m-P	82a-P	C2a-m-P	C2-m-P	63-P		82

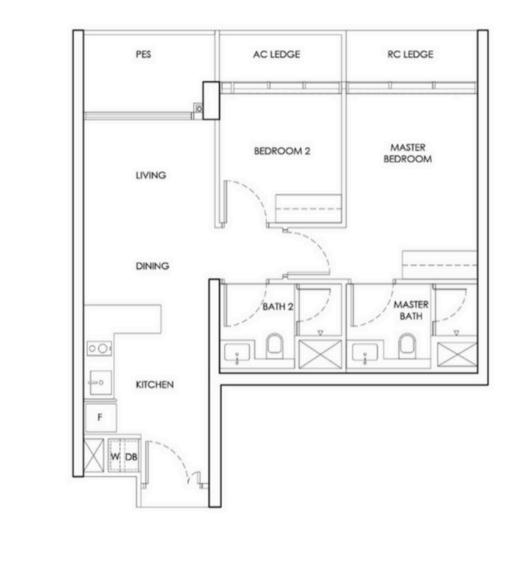


UNIT LAYOUT PLAN - 2 BED 2 BATH

鑫丰瑞府

TYPE B1-P 2 Bedroom Typical = 65 sqm Upper = 77 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



0 1 3 5

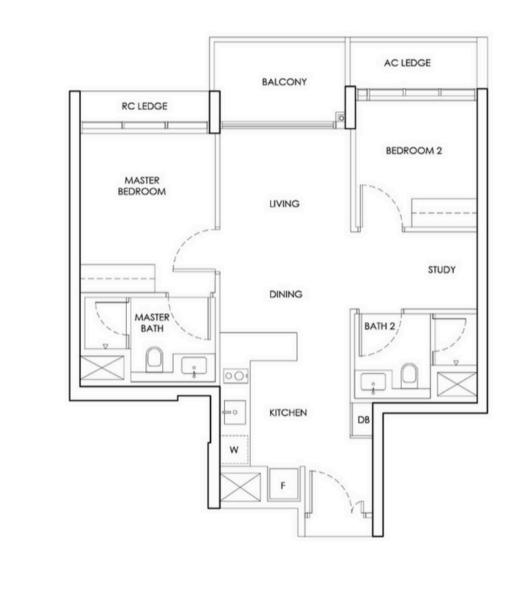
CHUAN PARK UNIT LAYOUT PLAN - 2 BED 2 BATH + STUDY

鑫丰瑞府

TYPE B2 2 Bedroom

Typical = 68 sqm Upper = 81 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



0 1 3 5

TYPE B2a-m

2 Bedroom

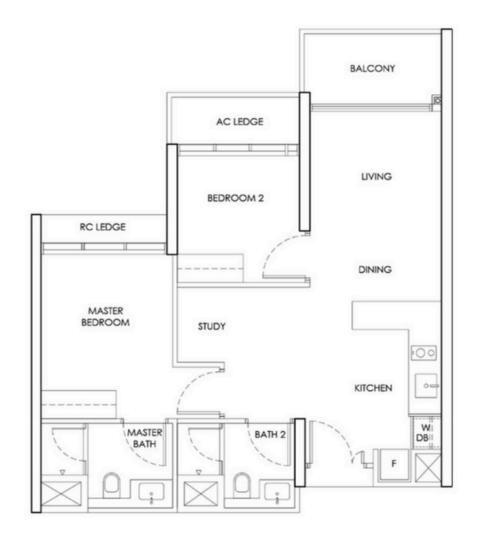
CHUAN PARK UNIT LAYOUT PLAN - 2 BED 2 BATH + STUDY

鑫丰瑞府

2 BEDROOM SHOW UNIT

Typical = 69 sqm Upper = 82 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.





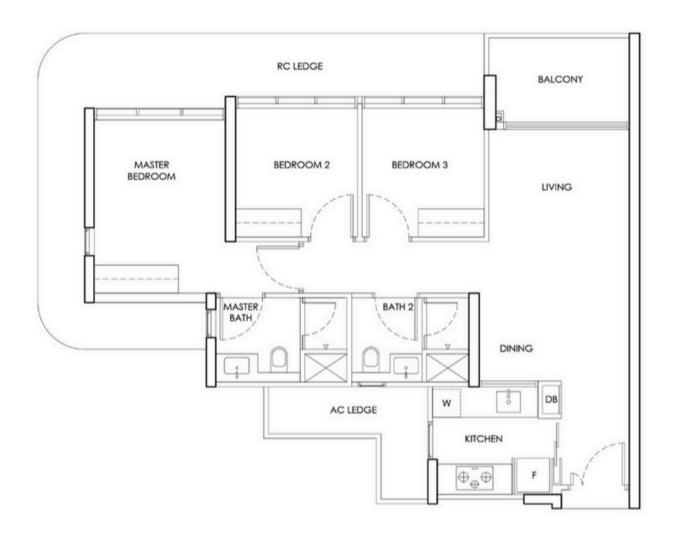
$C \ H \ U \ A \ N \ \ P \ A \ R \ K \quad \textbf{UNIT LAYOUT PLAN - 3 BED 2 BATH (CLASSIC)}$

鑫 丰 瑞 府

TYPE C1 3 Bedroom

Typical = 85 sqm Upper = 103 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



0	3	5

$C \ H \ U \ A \ N \ \ P \ A \ R \ K \quad \textbf{UNIT LAYOUT PLAN - 3 BED 2 BATH (CLASSIC)}$

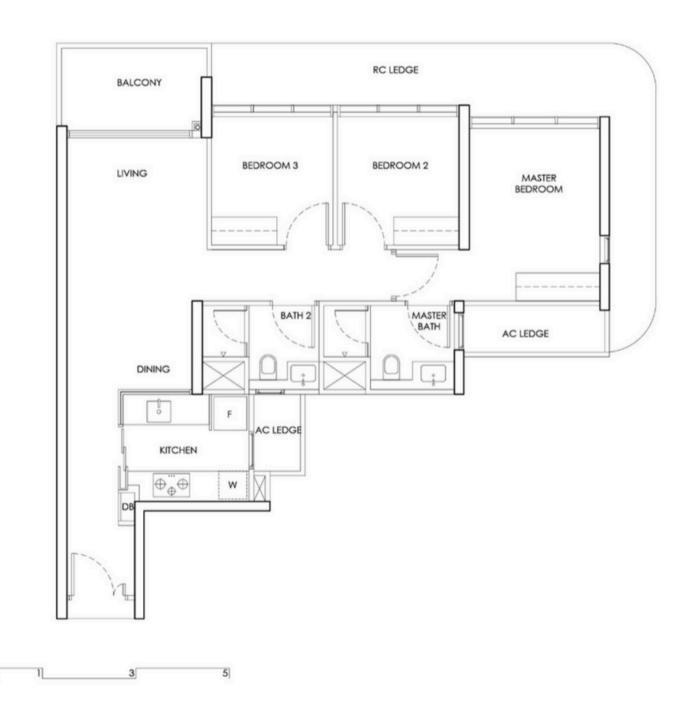
鑫 丰 瑞 府

TYPE C1a 3 Bedroom

0

Typical = 87 sqm Upper = 104 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.

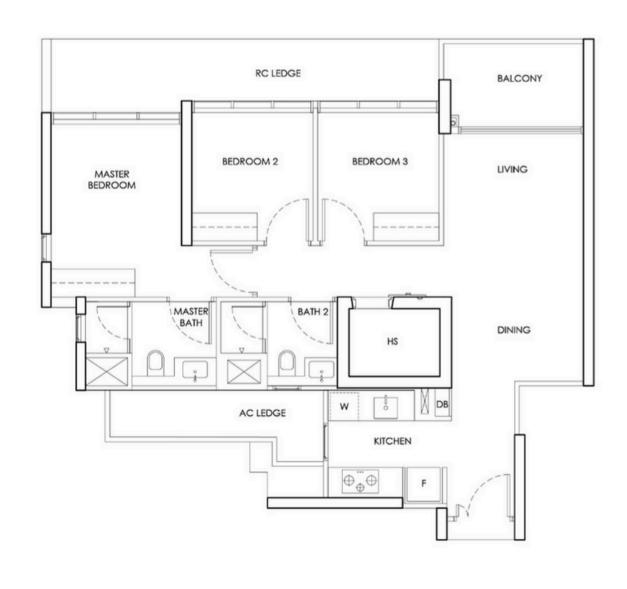


C H U A N P A R K**UNIT LAYOUT PLAN - 3 BED 2 BATH (CLASSIC)**

TYPE C1b 3 Bedroom

Typical = 89 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



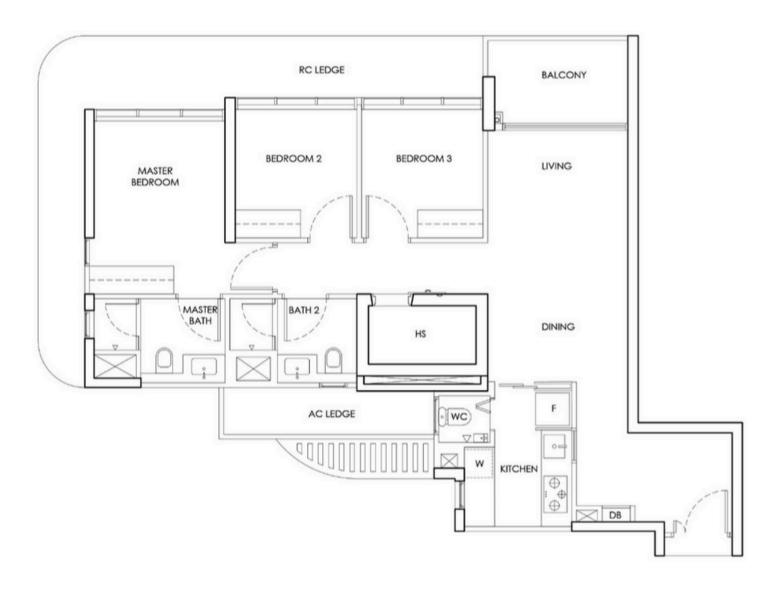
CHUAN PARK UNIT LAYOUT PLAN - 3 BED 2 BATH (DELUXE)

鑫 丰 瑞 府

TYPE C2 3 Bedroom

Typical = 95 sqm Upper = 112 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



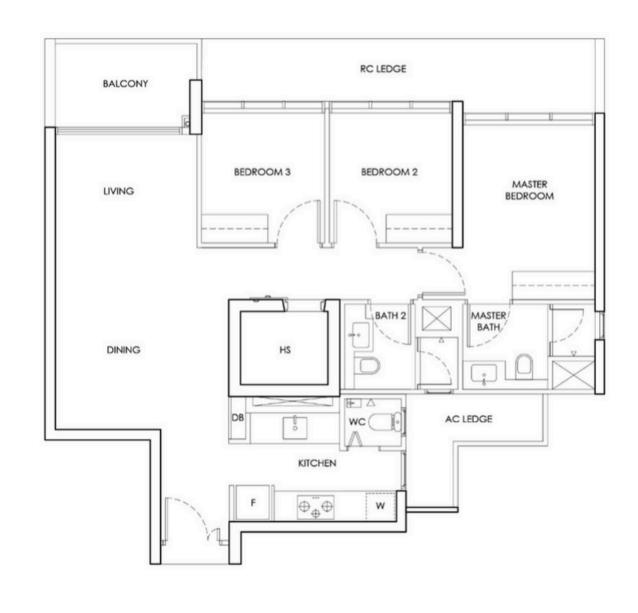
0	1	3	5

C H U A N P A R K UNIT LAYOUT PLAN - 3 BED 2 BATH (DELUXE) $_{a \neq \pi \beta}$

TYPE C2a 3 Bedroom

Typical = 96 sqm

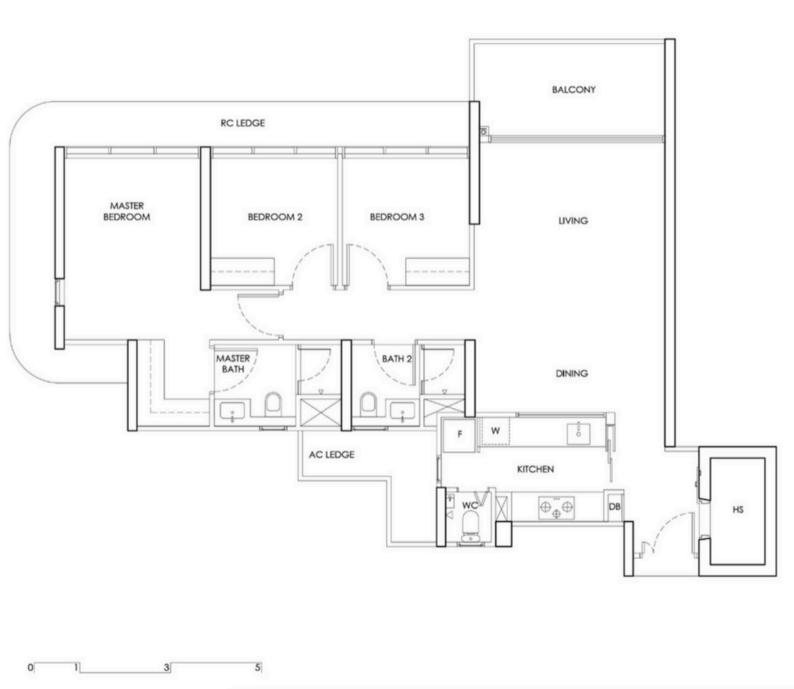
Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



CHUAN PARK UNIT LAYOUT PLAN - 3 BED 2 BATH (PREMIUM) 鑫丰瑞府

TYPE C3 3 Bedroom Typical = 112 sqm Upper = 138 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



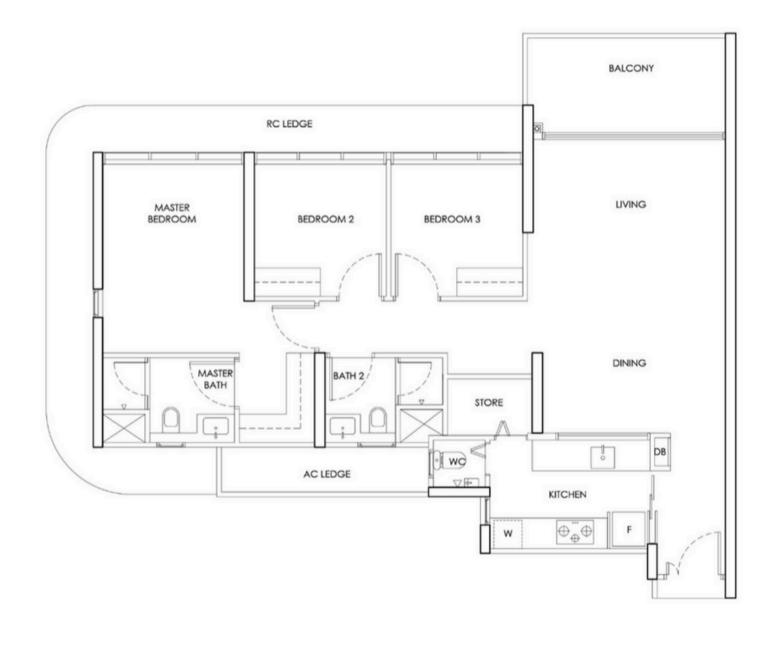
$C \ H \ U \ A \ N \ \ P \ A \ R \ K \ \ \textbf{UNIT LAYOUT PLAN - 3 BED 2 BATH (PREMIUM)}$

鑫 丰 瑞 府

TYPE C3a 3 Bedroom

Typical = 112 sqm Upper = 139 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



0 1	3	5

$C \ H \ U \ A \ N \ P \ A \ R \ K \ \textbf{UNIT LAYOUT PLAN - 3 BED 2 BATH (PREMIUM)}$

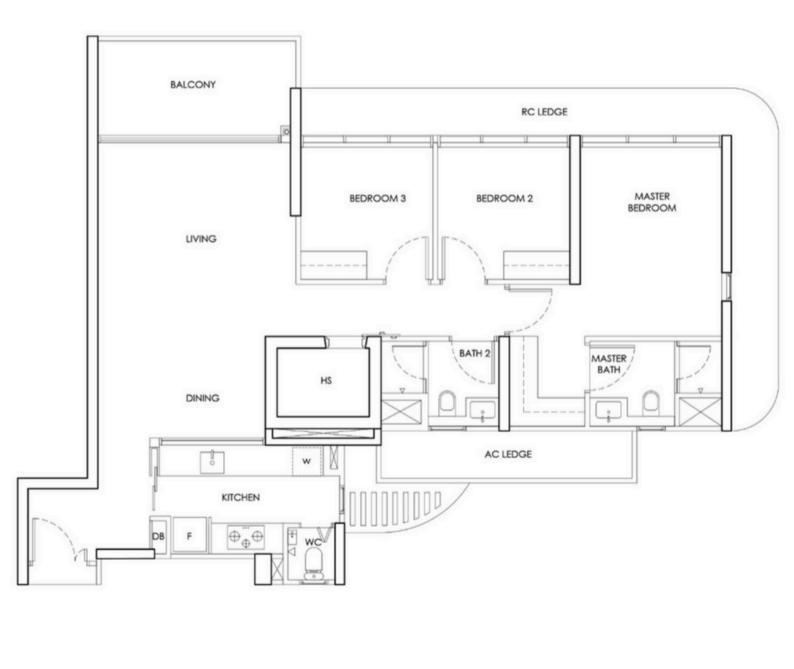
鑫 丰 瑞 府

3 Bedroom 3 BEDROOM SHOW UNIT

Typical = 114 sqm Upper = 140 sqm

Area includes AC ledges and balcony.

RC ledges and voids are excluded from the strata area.





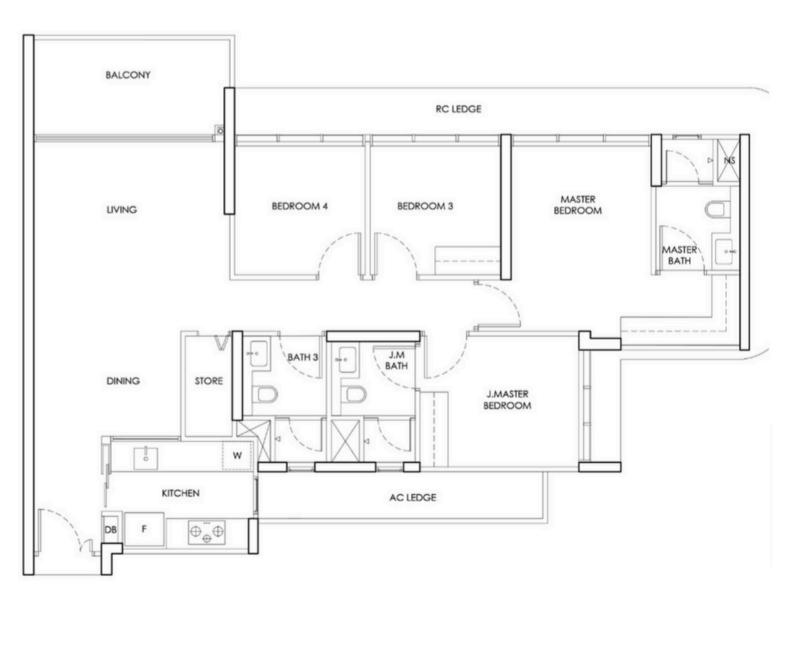
UNIT LAYOUT PLAN - 4 BED 3 BATH

鑫丰瑞府

TYPE D1 4 Bedroom

Typical = 124 sqm Upper = 150 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



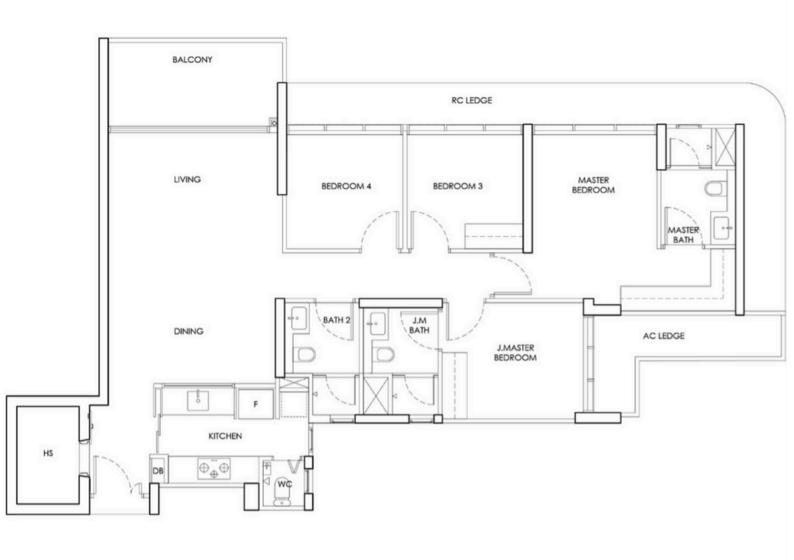
鑫丰瑞府

UNIT LAYOUT PLAN - 4 BED 3 BATH

TYPE D2 4 Bedroom

Typical = 129 sqm Upper = 156 sqm

Area includes AC ledges and balcony. RC ledges and voids are excluded from the strata area.



0 1 3 5

TYPE E1

5 Bedroom

UNIT LAYOUT PLAN - 5 BED 3 BATH

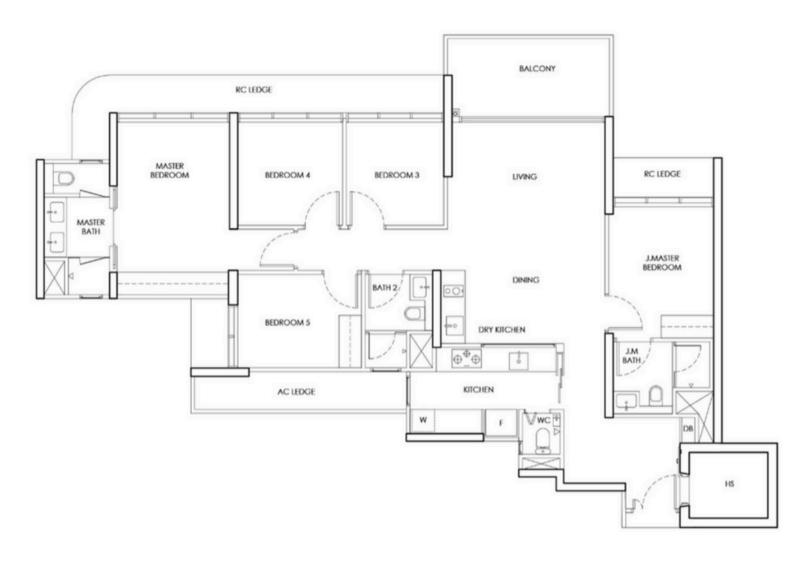
鑫丰瑞府

5 BEDROOM SHOW UNIT

Typical = 144 sqm Upper = 171 sqm

Area includes AC ledges and balcony.

RC ledges and voids are excluded from the strata area.





In 2011, Kingsford Development was established in Singapore to engage in property development.

To date, Kingsford Development has completed the 512-unit Kingsford Hillview Peak at Hillview Avenue, 1,165-unit Kingsford Waterbay at Upper Serangoon View and 1,862-unit Normanton Park at Normanton Park.

Ongoing development projects include the 142-unit The Hill @ One-North, redevelopment of the existing Chuan Park and a waterfront condominium at Marina Gardens Lane.

Kingsford Development won the Singapore Prestige Brand Award – Global Brands in 2019, as well as Best Mega-Scale Condo Development and Best Mega-Scale Condo Landscape Architectural Design for Normanton Park at the PropertyGuru Asia Property Awards (Singapore) in 2021.



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Park	Normanitan Park by Kingsbord Comp
	2021

Normanton Park



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