Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

WATTEN HOUSE
华 登 嘉 苑

A MASTERPIECE AWAITS YOUR COLLECTION

Artist's Impression

PRELIMINARY BROCHURE

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Artist's Impression

INTRODUCING WATTEN HOUSE

TRANQUILITY ON THE HILL

Curating an experience akin to an exclusive, low-rise landed property

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Artist's Impression

A SCENIC SANCTUARY

Make your home in a sensorial oasis that is inviting and idyllic; breathtaking and life-giving

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Artist's Impression

WATERS OF TRANQUILITY

Unwind in the cool waters of the 50m lap pool or simply lounge beneath the gently swaying canopy

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Artist's Impression

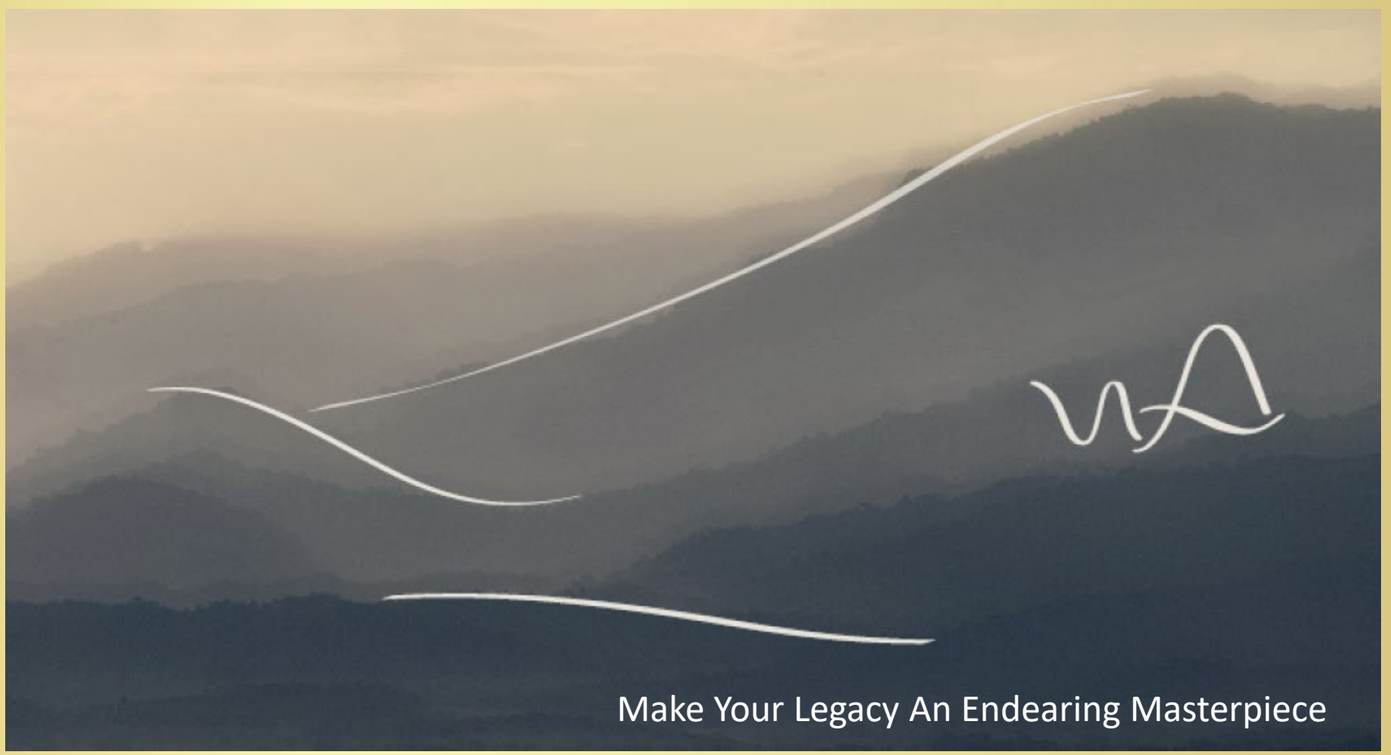
THE CROWN JEWEL IN WATTEN

Greets by the arrival water cascades
A distinctive Asian-contemporary design

WATTEN HOUSE

INSPIRATION

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Tranquility on the Hill

Watten House is perched on elevated ground of prime Bukit Timah low-rise residential enclave with lush greenery.
A freehold collection of 180 peerless masterpieces with timeless design that is steeped in Asian sensibilities, Watten House is specially created for those who aspire to the highest levels of living.

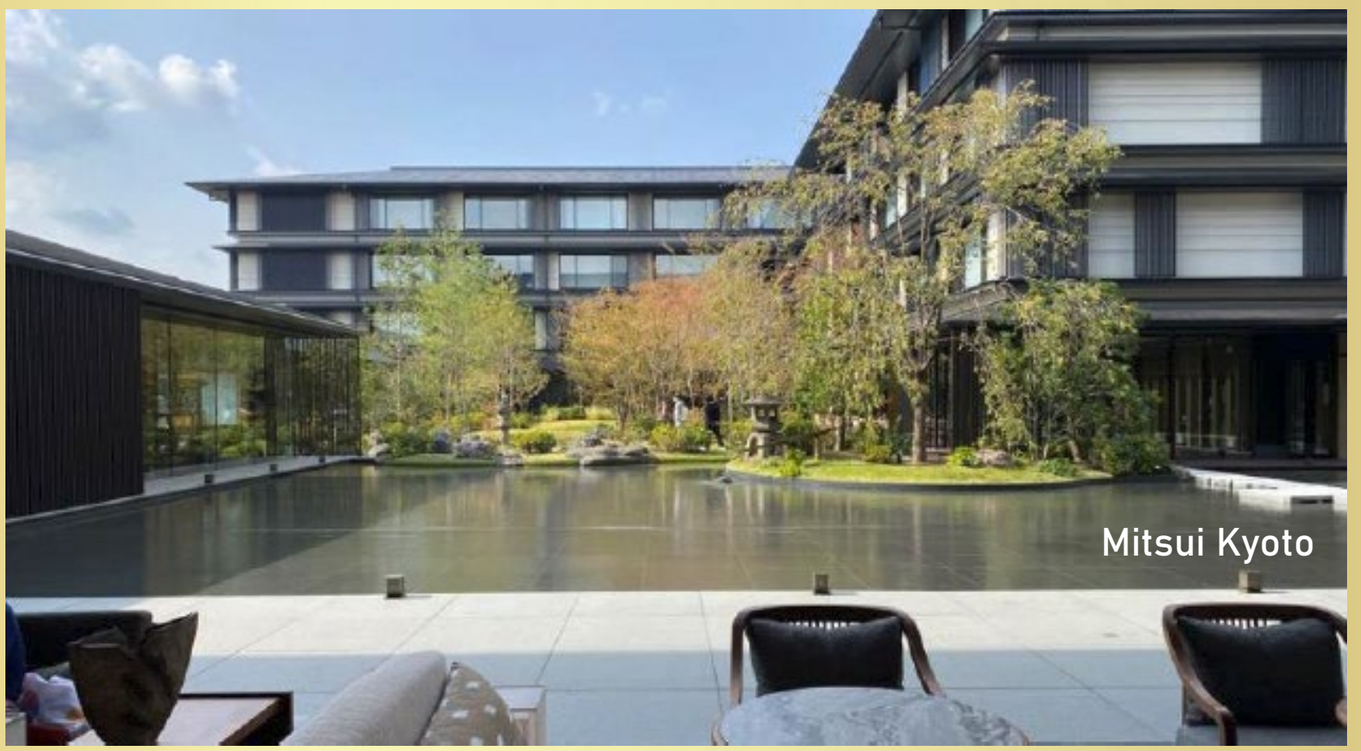




WATTEN HOUSE

INSPIRATION

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

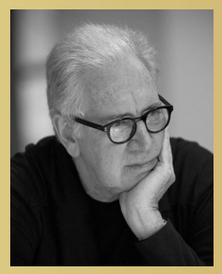

Mitsui Kyoto

BALANCE
Landscape that uses blue-green (i.e. water and plants) elements to balance the building massing and hardscape areas.

Mitsui Kyoto hotel harmonizes with nature, climate and history while harnessing their guests' pleasures as their own. This ideal, and the ties to traditional Japanese aesthetics and beliefs, is a part of their brand concept, embracing Japan's beauty. From architecture and crafts to food and service, Kyoto culture and local customs shine through every detail of their hotel and infuse their meticulous, inviting hospitality. The Master Design Advisor is Mr Akira Kuryu, a Japanese architect known for designing many museums in Japan.


Aman Kyoto

ASIAN CONTEMPORARY
Elements that are distinctly Asian and yet geographically neutral and not tied to traditional landscape design power-cultures such as Chinese or Japanese.



Aman Kyoto embodies the true spirit of Aman, blending our profound respect for nature with adherence to simple, yet striking, principles of aesthetics and structure, masterfully brought to life by the late Kerry Hill and his team. Their architecture blends beautifully with the surrounding environment, and internal spaces bring in the outside while offering seclusion when needed.

WATTEN HOUSE

INSPIRATION

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Four Seasons Hotel Hangzhou at West Lake

EMBEDDING OPPOSITION

Embed pool within a pool in order to have the best of both worlds. Regular rectangular 50m lap pool within an irregular resort-like pool...

Sitting right on the banks of Hangzhou's famed West Lake – a UNESCO World Heritage site – Four Seasons Hotel Hangzhou at West Lake is a charming microcosm of Hangzhou's resplendent history, enriched with 21st century luxury and genuine hospitality.

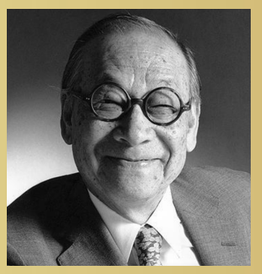
Southeast China architecture style whitewashed buildings topped with dramatic grey-tiled, wing-tipped roofs can be seen throughout Hangzhou. The masterfully crafted rooflines are also a signature feature of Four Seasons Hotel Hangzhou at West Lake.



Suzhou Museum

DIMENSIONALITY

Play with two and three dimensionality and create picturesque landscapes within the tight spaces



Suzhou Museum was designed by the world-renowned Chinese-American architect Ieoh Ming Pei. His creations stand the test of time. With land area of about 10,700 square meters and floor area of more than 19,000 square meters, Suzhou Museum, following the design concept of "integrating modern elements into classical Chinese and Suzhou architecture", is a garden-style traditional architecture full of innovative elements.

WATTEN HOUSE

UOL LUXURY HOTELS COLLECTION

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

"HOTEL IN A GARDEN"
PARKROYAL COLLECTION, PICKERING



Designed by world-renowned architects WOHA, PARKROYAL COLLECTION Pickering is an iconic eco-friendly hotel in Singapore, with a stunning 'hotel-in-a-garden' concept that incorporates energy-saving features and seamlessly blends cutting-edge environmentally-friendly practices and technologies throughout the building, Awarded 'World's Leading Green City Hotel' in the prestigious World Travel Awards, the hotel positions Singapore as a world leader of green high-rise developments.

"GARDEN IN A HOTEL"
PARKROYAL COLLECTION, MARINA BAY



Sitting in the heart of the central business district and Marina Bay, with panoramic views of the Singapore city skyline, the 583-room PARKROYAL COLLECTION Marina Bay, Singapore is a champion of sustainability, environmental responsibility and advocate for green innovations in the hospitality industry, and home to Southeast Asia's largest indoor sky-lit atrium, containing over 2,400 plants, trees, shrubs and groundcovers from more than 60 varieties of flora spread across 1,400 square metres of space throughout.

"GARDENS IN THE SKY"
PAN PACIFIC ORCHARD



Soaring above Singapore's prime shopping belt, Pan Pacific Orchard is a verdant sanctuary with exemplary architectural design that draws nature inwards, featuring four seamlessly connected stacks—Forest, Beach, Garden and Cloud—each providing exceptional experiences across unique environments.

WATTEN HOUSE

UOL LUXURY MASTERPIECE COLLECTION

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

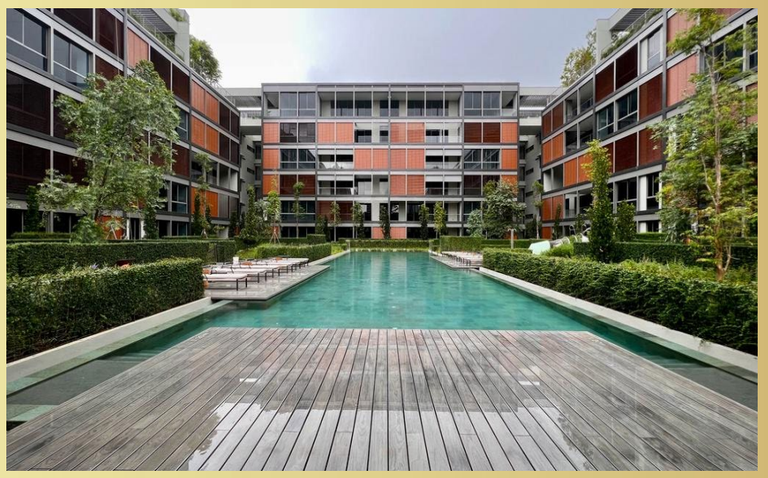
"LUXURY LIVING BY BOTANIC GARDENS"
NASSIM PARK RESIDENCES



Nassim Park Residences is the pinnacle of luxury living at the most coveted address, it is a remarkable masterpiece through a collaboration between three internationally acclaimed creative minds at the forefront of their crafts - Singapore-based architect Chan Soo Khian, Japanese landscape architect Shunmyo Masuno and French interior designer, Christian Liagre.

It has won the South East Asia Property Awards 2011 as the Best Condo Development in South East Asia & Singapore.

"MANSION IN THE PARK"
MEYER HOUSE



The architecturally stunning MEYER HOUSE is not only beautiful to look at, but it has also captured the hearts of the judging panel of the prestigious SIA Architectural Design Awards 2022, presented by the Singapore Institute of Architects.

MEYER HOUSE is a product of design collaborations with internationally-renowned firms, including WOHA Architects from Singapore, Ramboll Studio Dreiseitl from Germany, and Yabu Pushelberg from Canada.



AND NOW .....

"TRANQUILITY IN THE PARK"
WATTEN HOUSE

WATTEN HOUSE

DEVELOPMENT HIGHLIGHTS

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

180 units of 3 to 7 bedrooms set in large format sizes.

Nestled in tranquil Watten Estate, a coveted prestigious address.

FREEHOLD tenure, a perfect gift for family legacy and wealth preservation.

Within 1km to Nanyang Primary School & Raffles Girls' Primary & many more top-notch schools.

Excellence connectivity to city center & key destinations island-wide.

6 – 8 minutes short stroll to Tan Kah Kee MRT (Downtown Line).

WATTEN HOUSE

LIFESTYLES IN THE VICINITY

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Discover the epitome of modern living at WATTEN HOUSE & explore the serene neighborhood, all within easy reach:



Diverse Dining Experience

Satisfy your food cravings with a diverse culinary offerings from the cosy Greenwood Avenue and Dempsey Hill, to the vibrant Holland Village.



Shopping Fever

Indulge in retail therapy at high-end boutiques on Orchard Road and explore a full range of luxury brands at Marina Bay Sands.



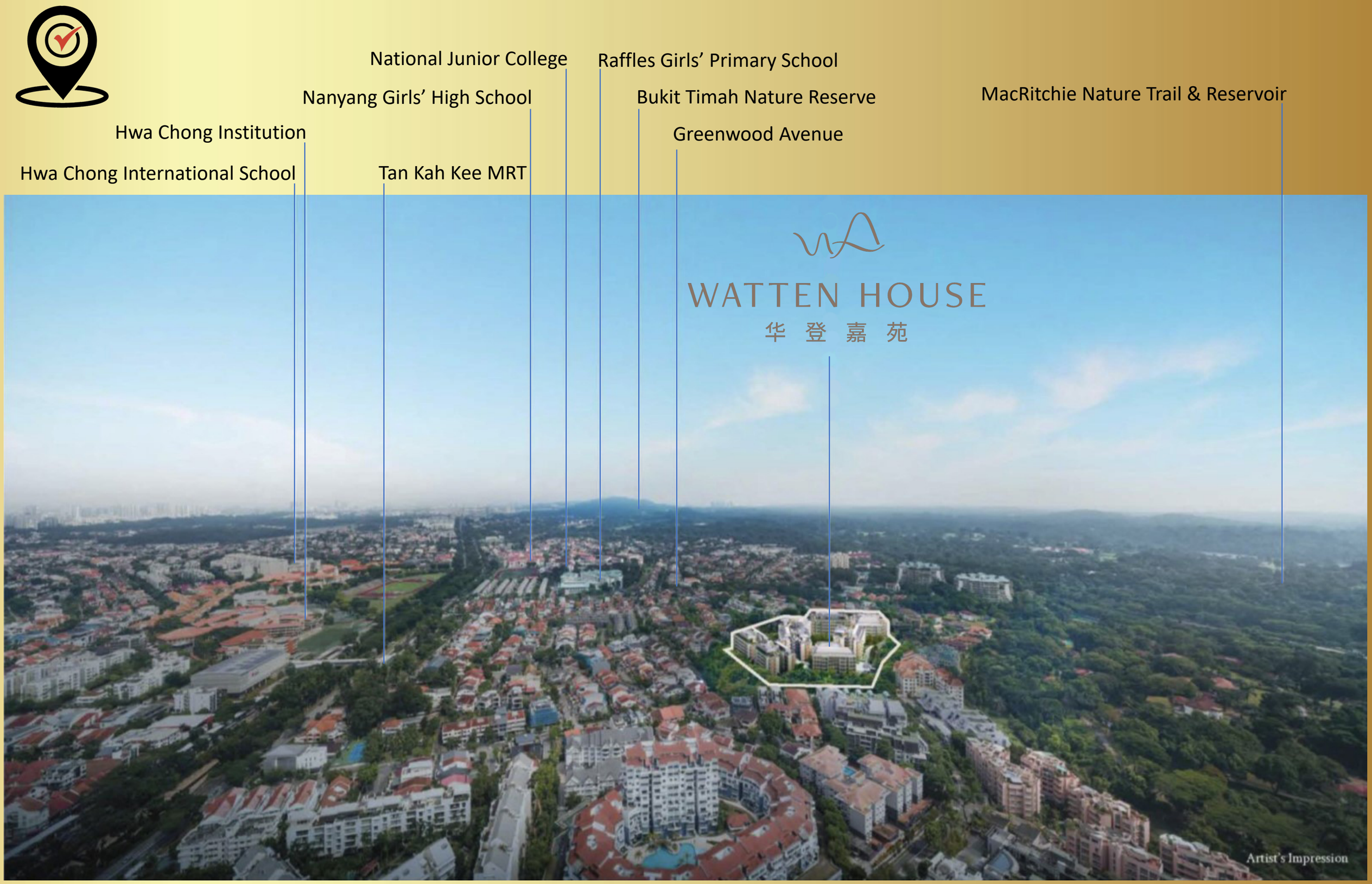
Nature Retreats

Explore the serenity and the fresh air at the nearby Singapore Botanic Gardens & Bukit Timah Nature Reserve. Enjoy the MacRitchie Reservoir's myriad attractions playground of nature for those who love the outdoors along with close proximity to Singapore Island Country Club golf course.

WATTEN HOUSE

LOCATION

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



WATTEN HOUSE

LOCATION

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY



Beauty World Centre
Swiss School
Bukit Timah Saddle Club
The Grandstand
The Singapore Island Country Club
Bukit Timah Plaza
Bukit Timah Market & Food Centre
Eng Neo Ave
PAN ISLAND EXPRESSWAY (PIE)
Caldecott
King Albert Park
DUNEARN ROAD
BUKIT TIMAH ROAD
Ngee Ann Polytechnic
Methodist Girls' School (Pri / Sec)
Violet Oon Singapore
Sixth Avenue
Nanyang Girls' High School
Greenwood Avenue
National Junior College
Raffles Girls' Primary Sch
WATTEN HOUSE 华登嘉苑 ACTUAL SITE
ADAM ROAD
Thomson Road
CLEMENTI ROAD
Guthrie House
Sixth Ave
Fourth Ave
The Japanese Association Singapore
Hollandse Club
WATTEN HOUSE 华登嘉苑 SHOWFLAT
Odyssey The Global Preschool
Hwa Chong Institution
Tan Kah Kee
Adam Road Food Centre
Raffles Town Club
St. Joseph's Institution
Catholic Junior College
Coronation Shopping Plaza
Coronation Road West
Tanglin Community Club
Cluny Court
Serene Centre
Botanic Gardens
Singapore Chinese Girls' School
Nanyang Primary School
St. Margaret's Secondary School
Anglo-Chinese School (Barker Road)
Stevens
DUNEARN ROAD
BUKIT TIMAH ROAD
NUS Bukit Timah Campus
Anglo-Chinese School (Pri)
Holland Road
Henry Park Primary School
Farrer Road
Tyersall Road
Cluny Road
Stevens Road
Balmoral Road
Newton Road
Ghim Moh Road
Eunoia Junior College
Shangri-La Hotel
Anderson Road
Raffles Girls' School (Sec)
Newton
Commonwealth Ave West
Holland Village
Holland Village
Dover
Singapore Botanic Gardens (UNESCO World Heritage Site)
Newton Food Centre
Singapore Polytechnic
Holland Road
The Tanglin Club
Holland Avenue
Buona Vista
Anglo-Chinese School (Intl)
The American Club
Anglo-Chinese School (Jr)
Napier
Tanglin Road
The Star Vista
Tanglin Place
Tanglin Village / Dempsey Hill
QUEENSWAY
Tanglin Mall
ION Orchard
The Paragon
Anglo-Chinese Junior College
Orchard
Buona Vista Road
Commonwealth Ave
Orchard Boulevard
Ngee Ann City
Anglo-Chinese School (Independent)

map not drawn to scale

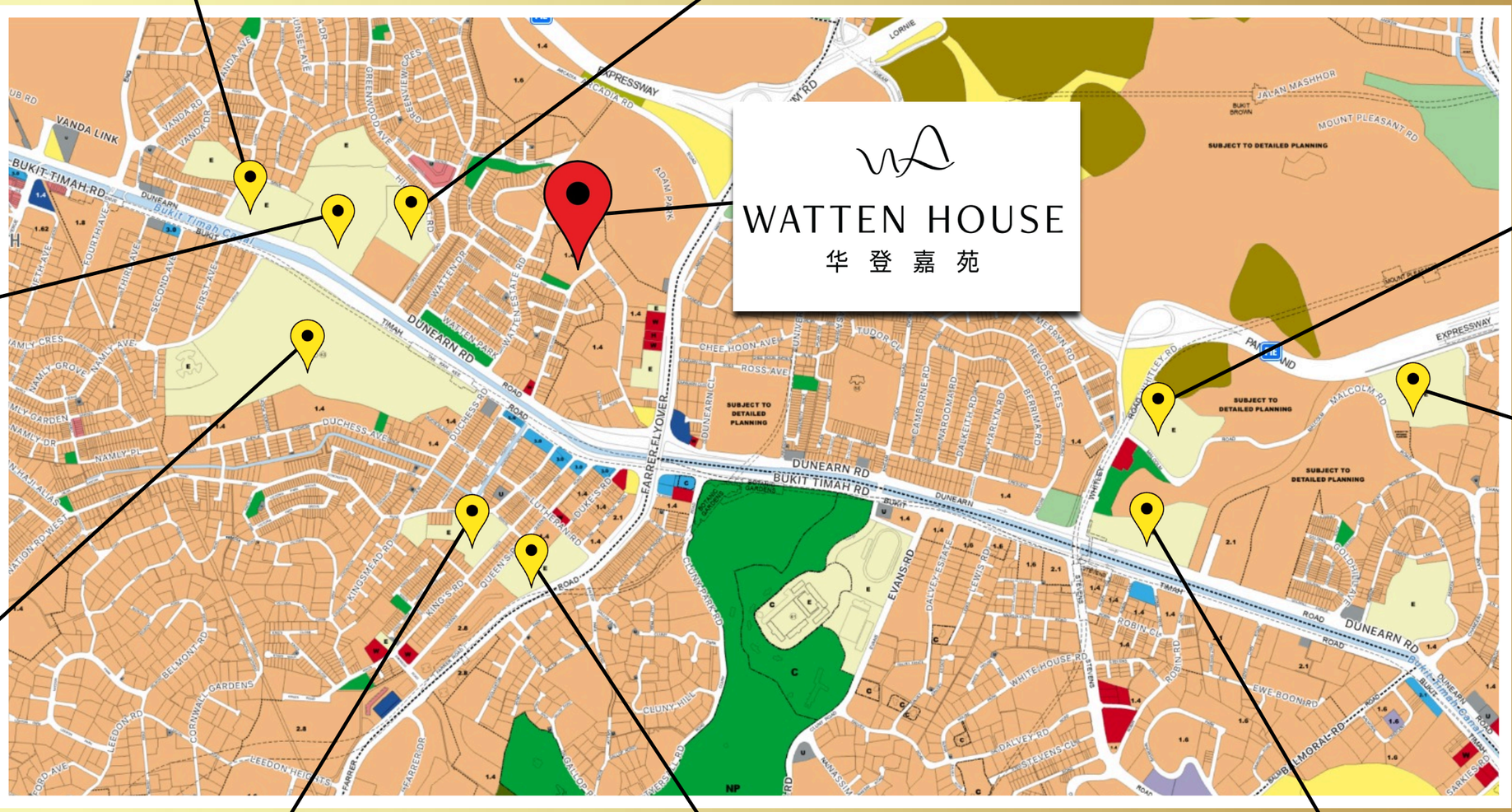
WATTEN HOUSE

PRESTIGIOUS SCHOOLS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

NANYANG GIRLS' HIGH
南洋女子中学校
< 1 KM

RAFFLES GIRLS' PRI SCHOOL
莱佛士女子小学
< 1 KM



NATIONAL *Junior College*
国家初级学院
< 1 KM

华 僑 中 學
HWA CHONG INSTITUTION
< 1 KM

ST. JOSEPH'S INSTITUTION
圣若瑟书院
< 2 KM

CATHOLIC JUNIOR COLLEGE
公教初级学院
< 2 KM

St. Margaret's Secondary School
圣玛格烈中学
< 1 KM

NANYANG PRIMARY SCHOOL
南洋小学
< 1 KM

SINGAPORE CHINESE GIRLS' SCHOOL
新加坡女子学校
< 2 KM

WATTEN HOUSE

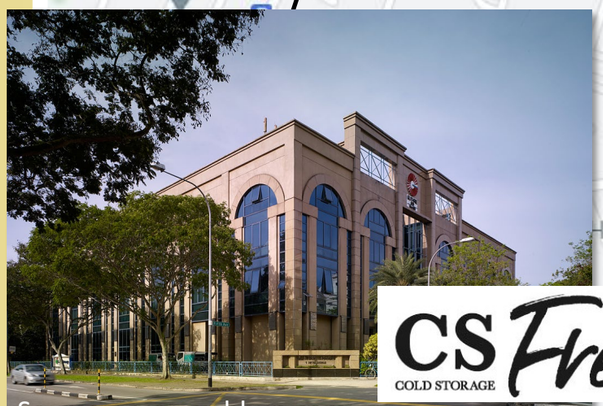
AMENITIES – GROCERIES

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Source: Stacked Homes

GREENWOODD AVENUE



Source: www.wohhup.com



GUTHRIE HOUSE (SIXTH AVE)

WATTEN HOUSE
华 登 嘉 苑



Source: yahoo finance

CORONATION SHOPPING PLAZA



Source: thehoneycombers.com

CLUNY COURT

WATTEN HOUSE

AMENITIES – DINING

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY





ANAMALAI AVE (SIXTH AVE)



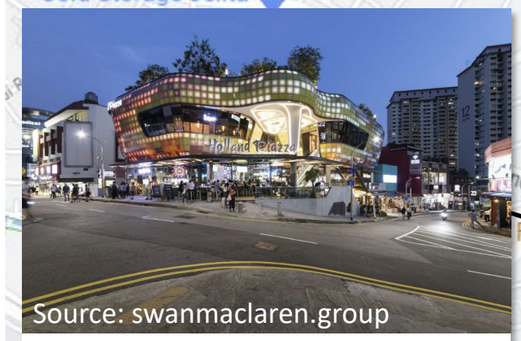
Source: Stacked Homes

GREENWOODD AVENUE



Source: roots.sg

ADAM FOOD CENTRE



Source: swanmaclaren.group

HOLLAND VILLAGE



Source: lookboxliving.com.sg

DEMPSEY HILL



Source: streetdirectory.com

TANGLIN MALL

ww.retailnews.asia

WATTEN HOUSE
华 登 嘉 苑

WATTEN HOUSE

SEAMLESS CONNECTIVITY

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Source: flickr.com

Holland Village
6 mins drive



Source: 1fullertoncredit.com

Shenton Way
14 mins drive



Source: retailnews.asia

Dempsey Hill
8 mins drive



Source: wikipedia.org

Orchard Road
7 mins drive


Source: visitsingapore.com

Marina Bay Sands
13 mins drive

WATTEN HOUSE

THE MRT

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

MRT

DT 8 Tan Kah Kee

1 STOP	CC 19 DT 9 Botanic Gardens
2 STOPS	DT 10 TE 11 Stevens
3 STOPS	NS 21 DT 11 Newton
4 STOPS	NE 7 DT 12 Little India
6 STOPS	EW 12 DT 14 Bugis
8 STOPS	DT 16 CE 1 Bayfront
8 STOPS	NS 26 EW 14 Raffles Place
9 STOPS	EW 15 Tanjong Pagar
9 STOPS	DT 17 Downtown



Est. 6 – 8 minutes walk to Tan Kah Kee MRT



WATTEN HOUSE

NATURE RETREATS

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Source: nparks.gov.sg

Bukit Timah Nature Reserve
9 mins drive


Source: thehoneycombers.com

Railway Green Corridor
10 mins drive



Source: flickr.com

Singapore Island Country Club
13 mins drive


Source: nparks.gov.sg

Singapore Botanic Gardens
5 mins drive


Source: ostrichtrails.com

MacRitchie Nature Trail
5 mins drive

WATTEN HOUSE

DEVELOPMENT DETAILS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

Project Name	WATTEN HOUSE
Developer	JV by UOL Group Ltd. and Singapore Land Group Ltd.
Project Description	8 Blocks of 5-Storey Residential Flats with Attic, Basement Carparks and Communal Facilities.
Address	36, 38, 40, 42, 44, 46, 48, 50 SHELFORD ROAD
District	11
Tenure	FREEHOLD
Expected Vacant Possession	30 June 2027
Land Size	20,461 Sqm / 220,241 Sqft
Total No. of Units	180 Units
Bedroom Types	3, 3+S, 4, 5 Bedrooms & Penthouses
Architect	Architects 61 Pte. Ltd.
Landscape Consultant	Henning Larsen (Previously known as Ramboll Studio Dreiseitl Singapore)
Main Contractor	Unison Construction Pte. Ltd.

WATTEN HOUSE

DEVELOPMENT DETAILS

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Bedroom Type	Unit Type	No. of Units	Est. Sizes (Sqft)
3 Bedroom	C1 & C2	20 20	990 1,163
3 + Study	CS1 to CS6	60	1,539
4 Bedroom	D1 & D2	36	1,851
5 Bedroom	E1	36	2,368
Penthouses (6 BR)	PH1 to PH2	4	3,412
Penthouses (7 BR)	PH3	4	4,080

Disclaimer: Sizes are base on estimation and subject to relevant authority approval

WATTEN HOUSE

DIAGRAMMATIC CHART

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

36 SHELFORD ROAD, S(288429)

	01	02	03	04	05
Attic	PH1	Communal Landscape			
05		D1	CS6	C1	C2
04	D1	D1	CS6	C1	C2
03	D1	D1	CS6	C1	C2
02	D1	D1	CS6	C1	C2
01	D1 (p2)	D1 (p2)	CS6 (p1)	C1 (p1)	C2 (p1)
B1	Carpark				

38 SHELFORD ROAD, S(288431)

	06	07	08	09
Attic	Communal Landscape			PH2
05	CS2	CS1	D2	
04	CS2	CS1	D2	D2
03	CS2	CS1	D2	D2
02	CS2	CS1	D2	D2
01	CS2 (p1)	CS1 (p1)	D2 (p1)	D2 (p1)
B1	Carpark			

44 SHELFORD ROAD, S(288437)

	19	20	21	22
Attic	Communal Landscape		PH2	
05	CS2	CS1		D2
04	CS2	CS1	D2	D2
03	CS2	CS1	D2	D2
02	CS2	CS1	D2	D2
01	CS2 (p2)	CS1 (p2)	D2 (p1)	D2 (p1)
B1	Carpark			

46 SHELFORD ROAD, S(289694)

	23	24	25	26	27
Attic	Communal Landscape				PH3
05	C2	C1	CS5	E1	
04	C2	C1	CS5	E1	E1
03	C2	C1	CS5	E1	E1
02	C2	C1	CS5	E1	E1
01	C2 (p1)	C1 (p1)	CS5 (p1)	E1 (p1)	E1 (p1)
B1	Carpark				

40 SHELFORD ROAD, S(288433)

	10	11	12	13	14
Attic	Communal Landscape			PH1	
05	CS5	C1	C2		E1
04	CS5	C1	C2	E1	E1
03	CS5	C1	C2	E1	E1
02	CS5	C1	C2	E1	E1
01	CS5 (p2)	C1 (p2)	C2 (p2)	E1 (p1)	E1 (p1)
B1	Carpark				

42 SHELFORD ROAD, S(288435)

	15	16	17	18
Attic		PH3	Communal Landscape	
05	E1		CS2	CS1
04	E1	E1	CS2	CS1
03	E1	E1	CS2	CS1
02	E1	E1	CS2	CS1
01	E1 (p2)	E1 (p2)	CS2 (p1)	CS1 (p1)
B1	Carpark			

48 SHELFORD ROAD, S(289731)

	28	29	30	31
Attic	PH3	Communal Landscape		
05		E1	CS4	CS3
04	E1	E1	CS4	CS3
03	E1	E1	CS4	CS3
02	E1	E1	CS4	CS3
01	E1 (p1)	E1 (p1)	CS4 (p1)	CS3 (p1)
B1	Carpark			

50 SHELFORD ROAD, S(289732)

	32	33	34	35	36
Attic	Communal Landscape				PH1
05	CS6	C1	C2	D1	
04	CS6	C1	C2	D1	D1
03	CS6	C1	C2	D1	D1
02	CS6	C1	C2	D1	D1
01	CS6 (p1)	C1 (p1)	C2 (p1)	D1 (p2)	D1 (p2)
B1	Carpark				

3 Bedroom

TYPE C1, C1 (p1), C1 (p2)
92 sqm | 990 sqft

TYPE C2, C2 (p1), C2 (p2)
108 sqm | 1163 sqft

3 Bedroom + Study

TYPE CS1, CS1 (p1), CS1 (p2)
CS2, CS2 (p1), CS2 (p2), CS3, CS3 (p1)
CS4, CS4 (p1), CS5, CS5 (p1), CS5 (p2)
CS6, CS6 (p1)
143 sqm | 1539 sqft

4 Bedroom

TYPE D1, D1 (p2), D2, D2 (p1)
172 sqm | 1851 sqft

5 Bedroom

TYPE E1, E1 (p1), E1 (p2)
220 sqm | 2368 sqft

Penthouse

Sky Villa Luxury Collection
TYPE PH1, PH2
317 sqm | 3412 sqft

Sky Villa Prestige Collection
TYPE PH3
379 sqm | 4080 sqft

WATTEN HOUSE

SITEPLAN - FACILITIES

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

FACILITY PLAN



1	Arrival Lounge
2	Arrival Terrace
3	Concierge
4	Guard House
5	Pedestrian Gate
6	50m Lap Pool
7	Jacuzzi Pool
8	Spa Pool
9	Aqua Lounge
10	Aqua Gym
11	Wellness Pool
12	Arrival Water Cascades
13	Terrace Falls
14	Cascading Pond
15	Reflective Pond
16	Sunshine Play
17	Rain Dance
18	Breeze Walk
19	Garden of Dimensions
20	Reading Pavilion
21	Garden Courtyard
22	Sakura Pool Foyer
23	Tsubaki Pool Foyer
24	Poolside Lounge
25	Sun deck
26	Function Room
27	The Gym

Disclaimer: Above is a draft siteplan

WATTEN HOUSE

SITEPLAN - TYPICAL UNITS

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



C1 – 3 BEDROOM (990sqft)
C2 – 3 BEDROOM (1163sqft)
CS1 to CS6 – 3 + STUDY (1539sqft)
D1 / D2 – 4 BEDROOM (1851sqft)
E1 – 5 BEDROOM (2368sqft)

Disclaimer: Above is a draft siteplan

WATTEN HOUSE

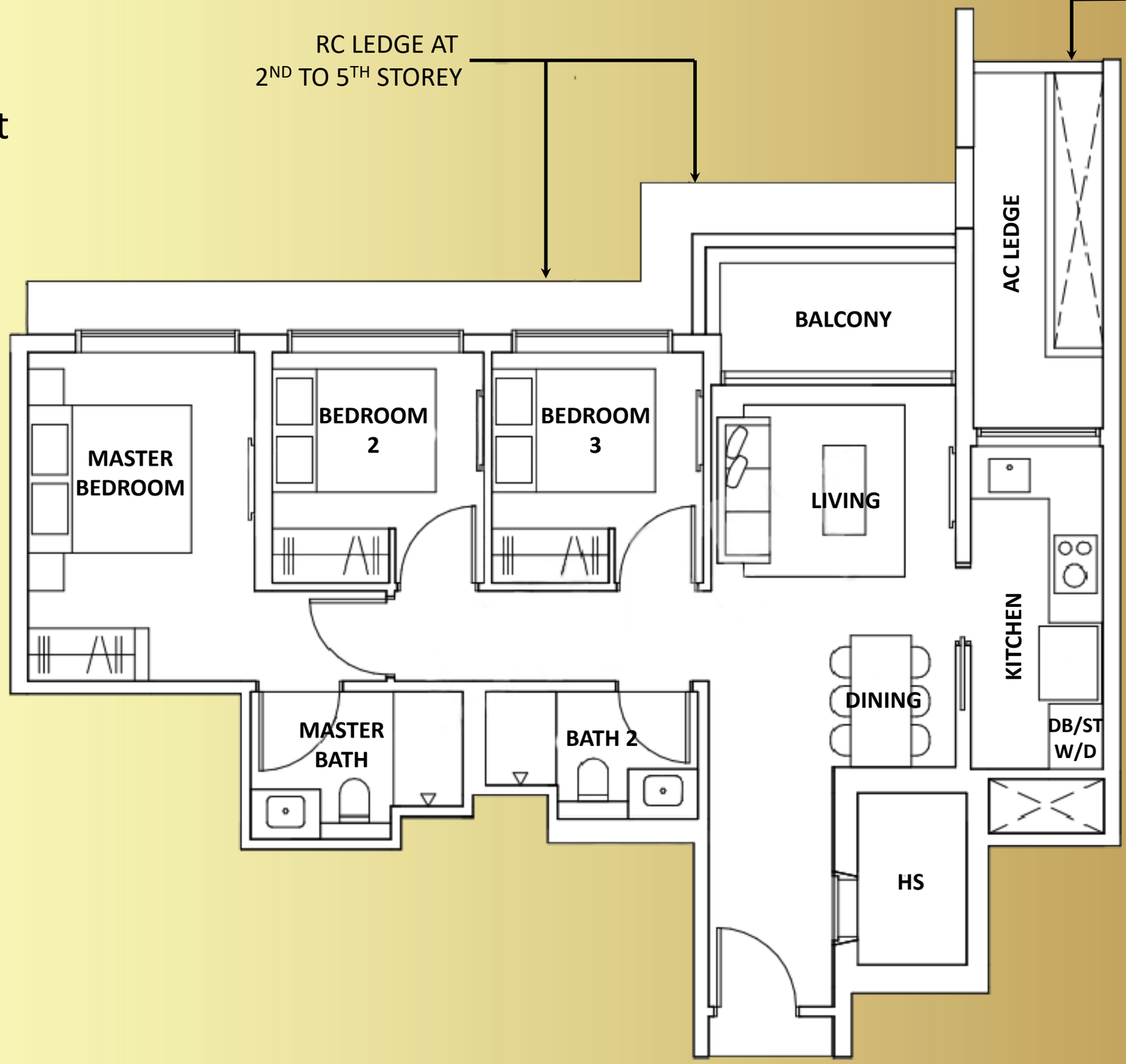
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

3 BEDROOM

TYPE C1

92sqm / 990sqft



Legend:

WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

WATTEN HOUSE

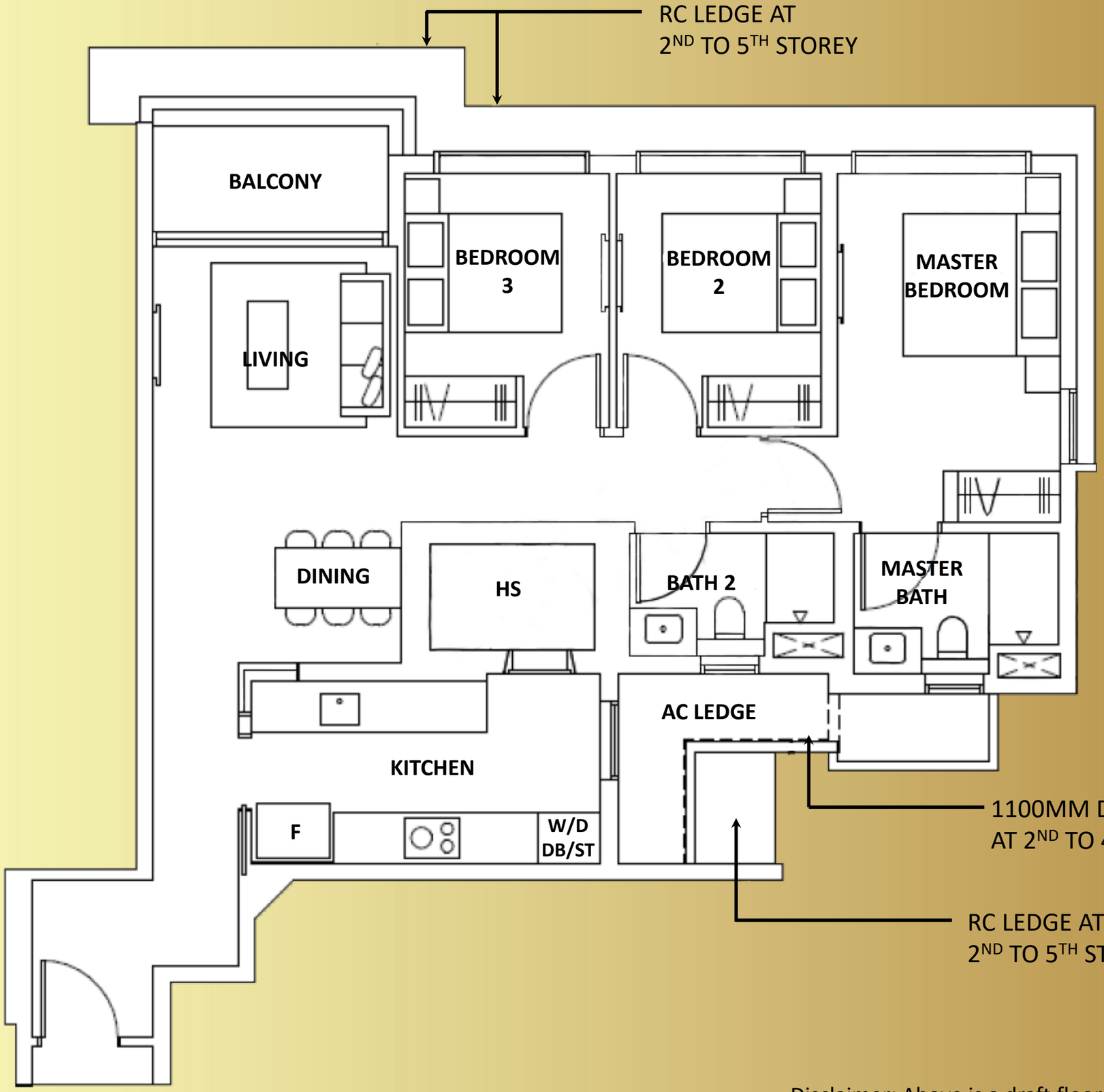
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

3 BEDROOM

TYPE C2

108sqm / 1163sqft



Legend:
WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

WATTEN HOUSE

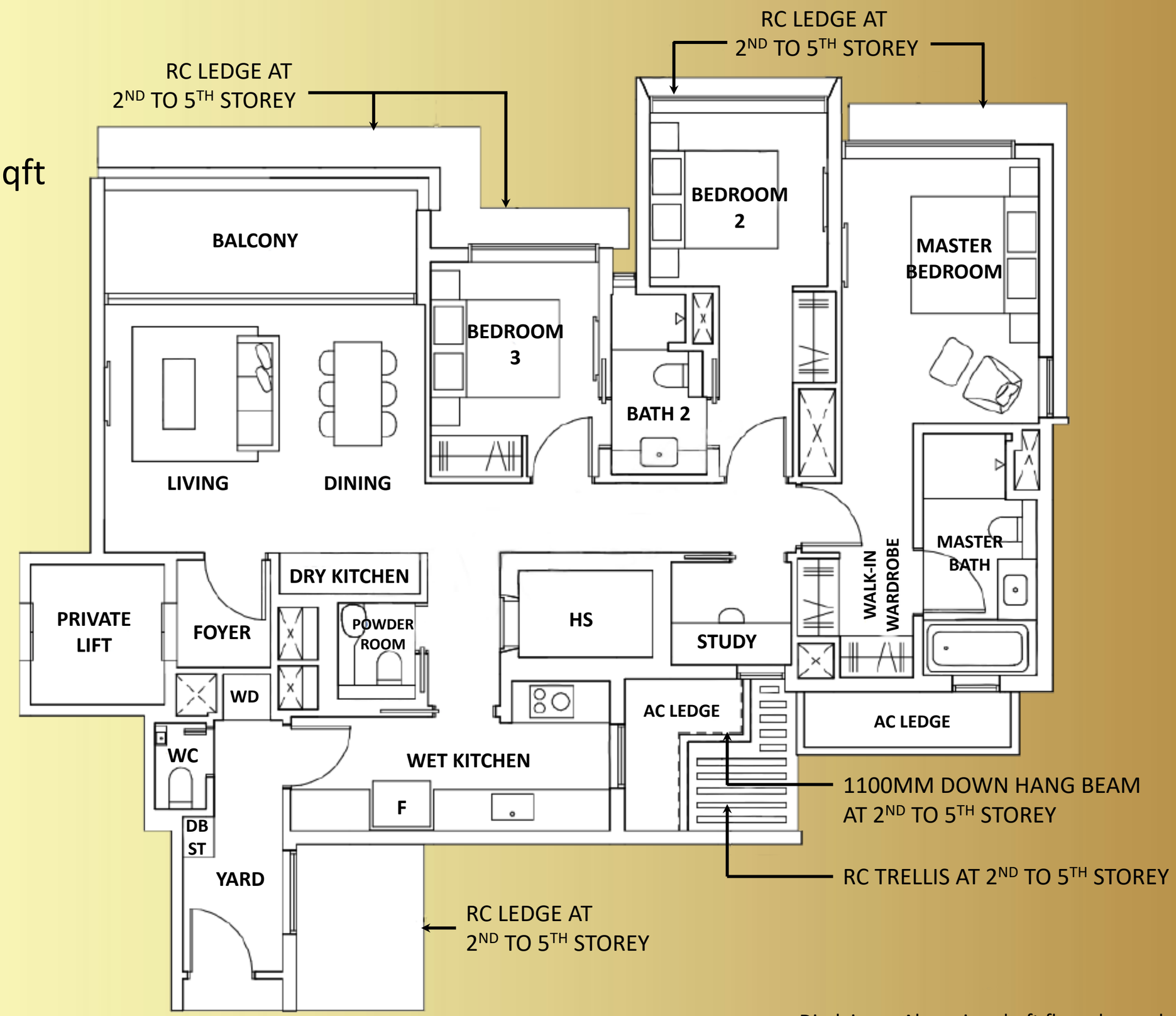
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

3 + STUDY

TYPE CS1

143sqm / 1539sqft



Legend:

WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

WATTEN HOUSE

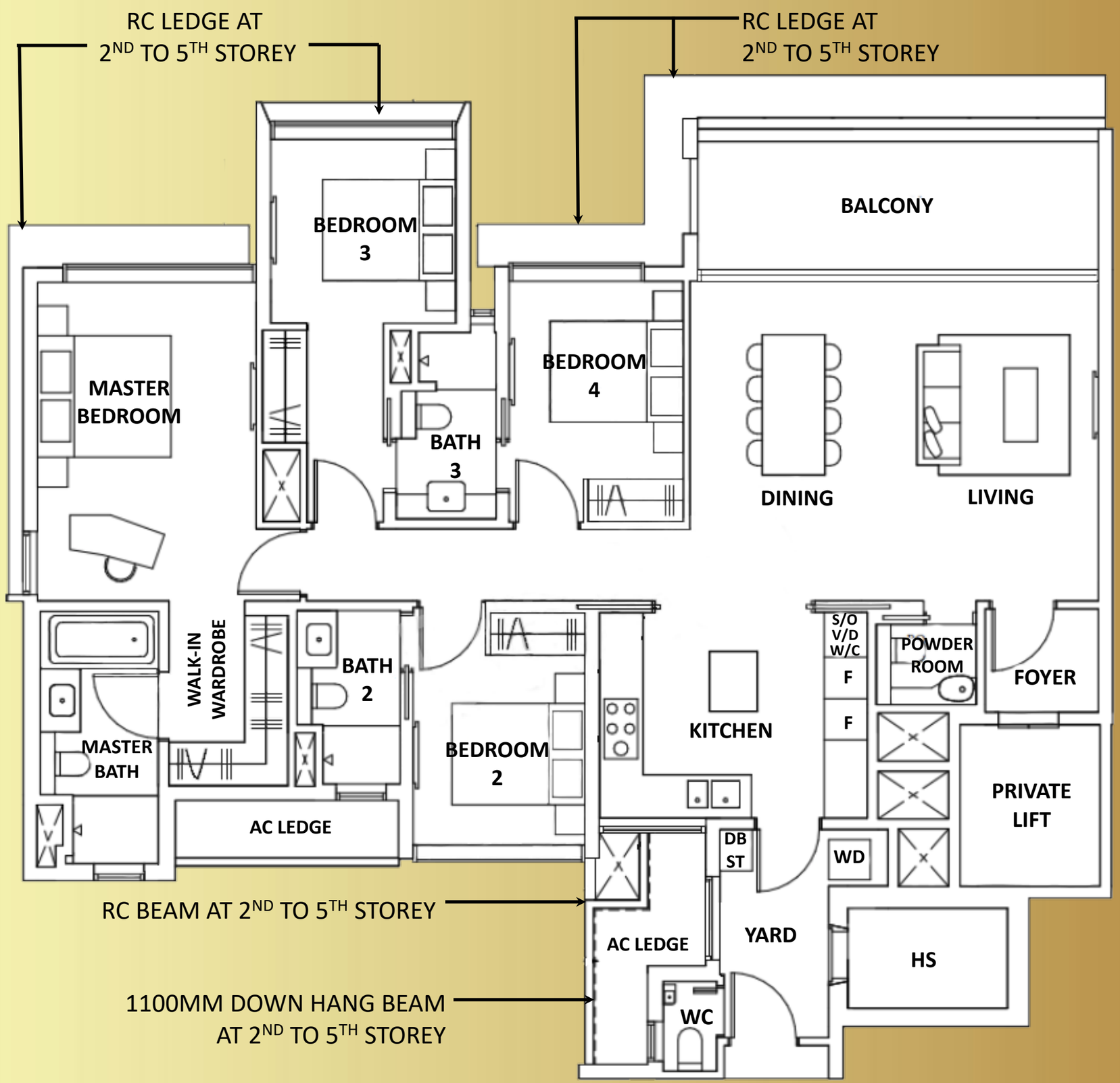
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

4 BEDROOM

TYPE D1

172sqm / 1851sqft



Legend:

WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

WATTEN HOUSE

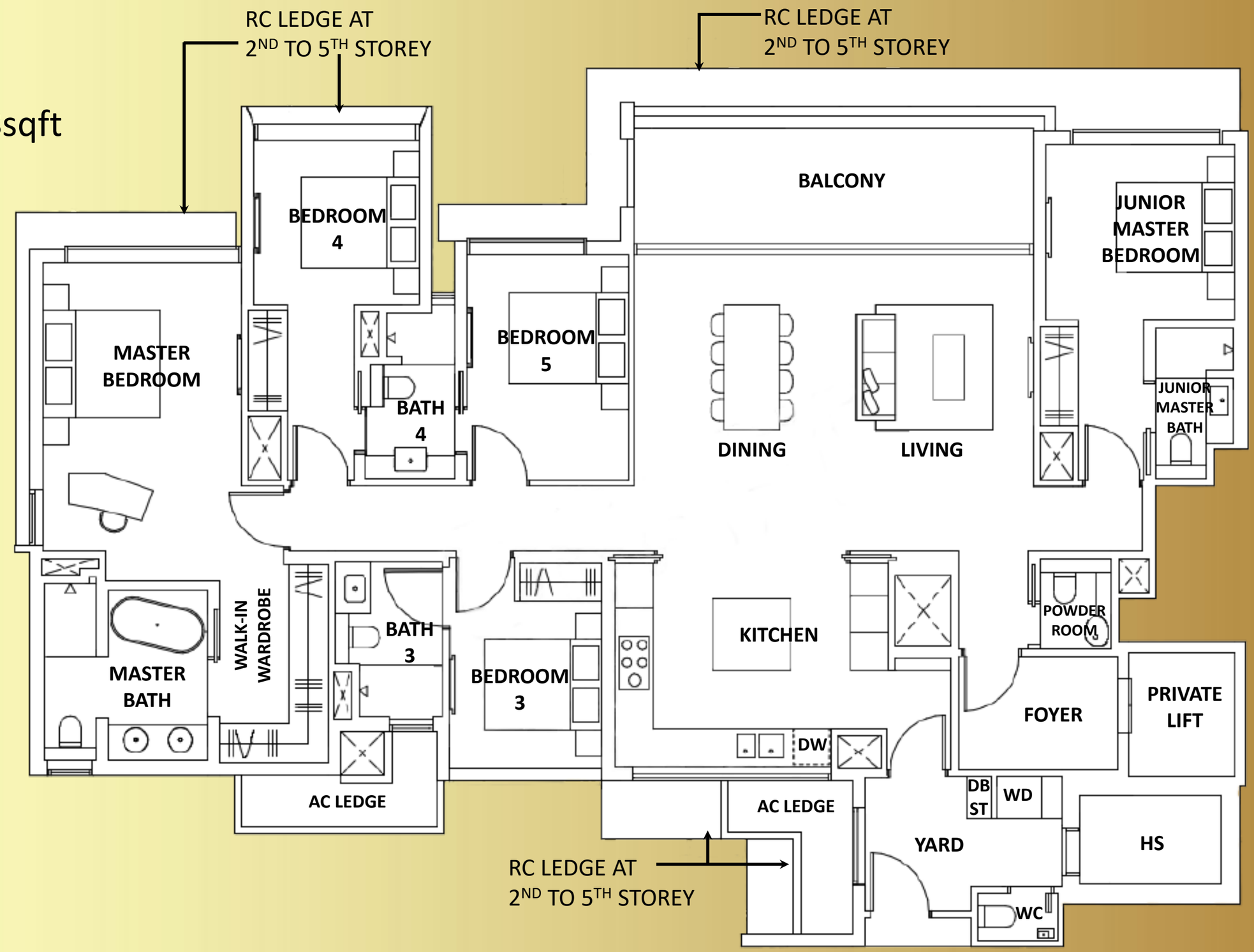
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

5 BEDROOM

TYPE E1

220sqm / 2368sqft



Legend:

WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

PENTHOUSE

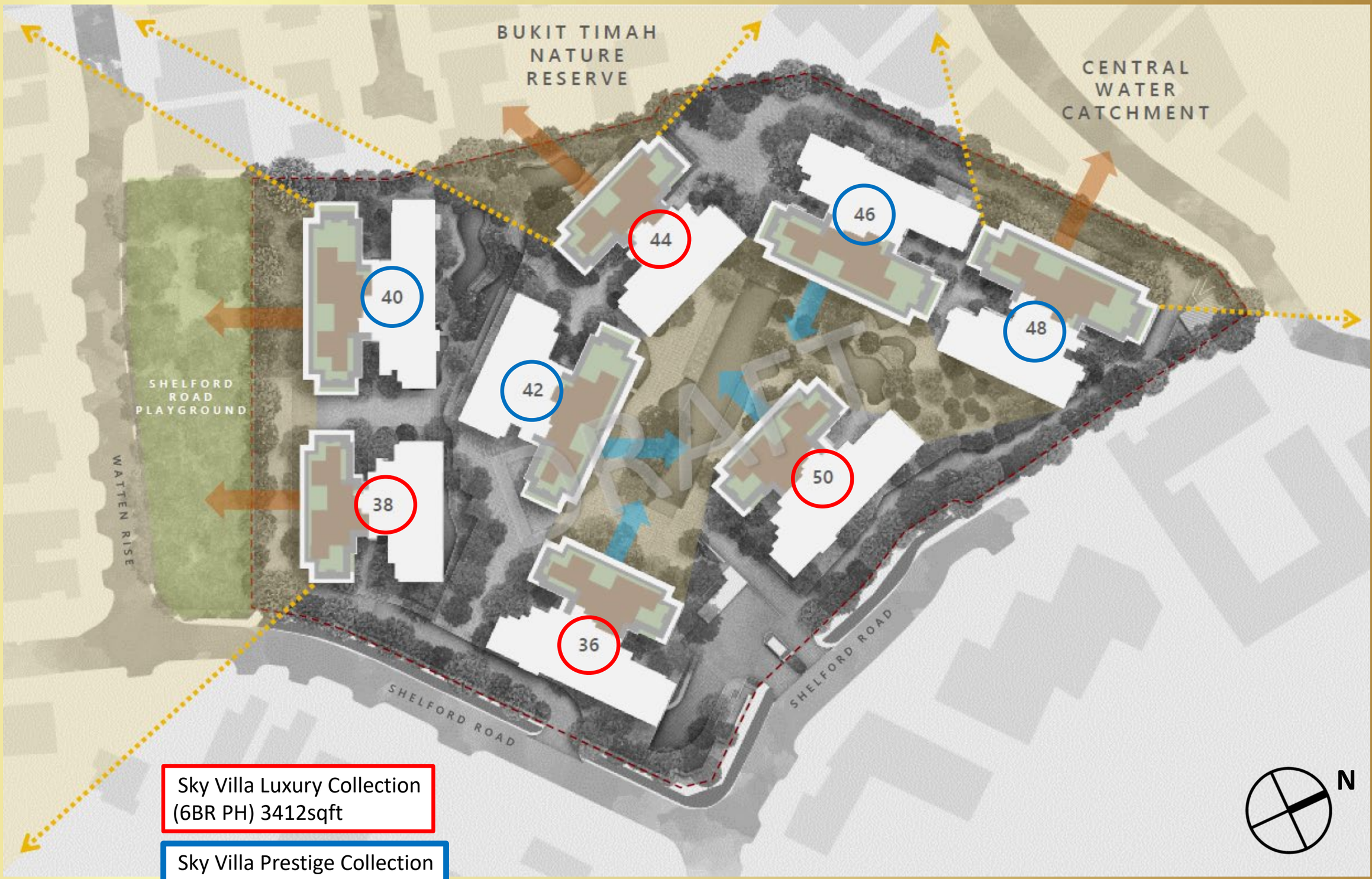


Artist's Impression

WATTEN HOUSE

SITEPLAN - PENTHOUSES

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Sky Villa Luxury Collection
(6BR PH) 3412sqft

Sky Villa Prestige Collection
(7BR PH) 4080sqft

Disclaimer: Above is a draft siteplan

WATTEN HOUSE

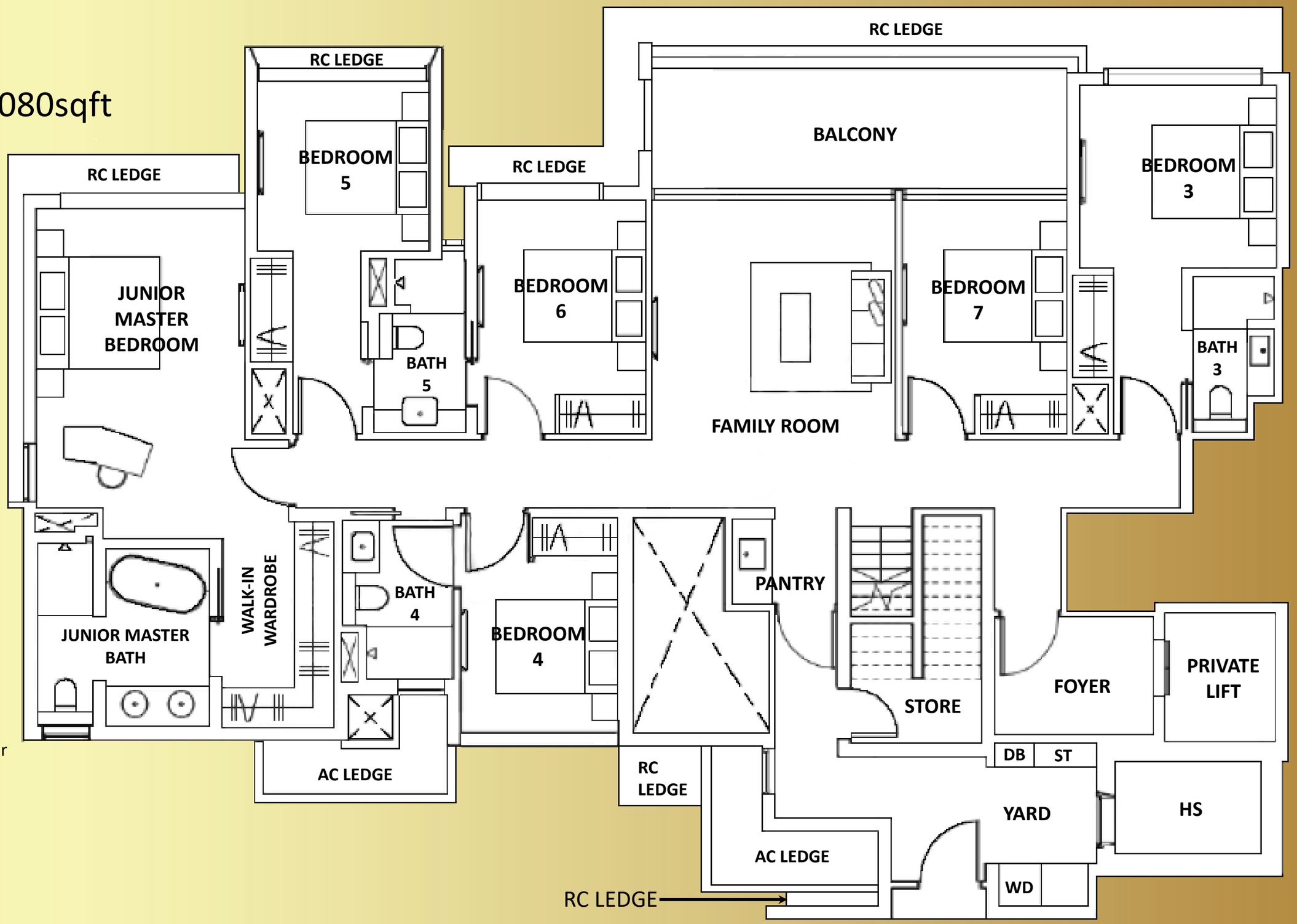
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

(7BR) PENTHOUSE LOWER LEVEL

TYPE PH3

379sqm / 4080sqft



Legend:

WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

WATTEN HOUSE

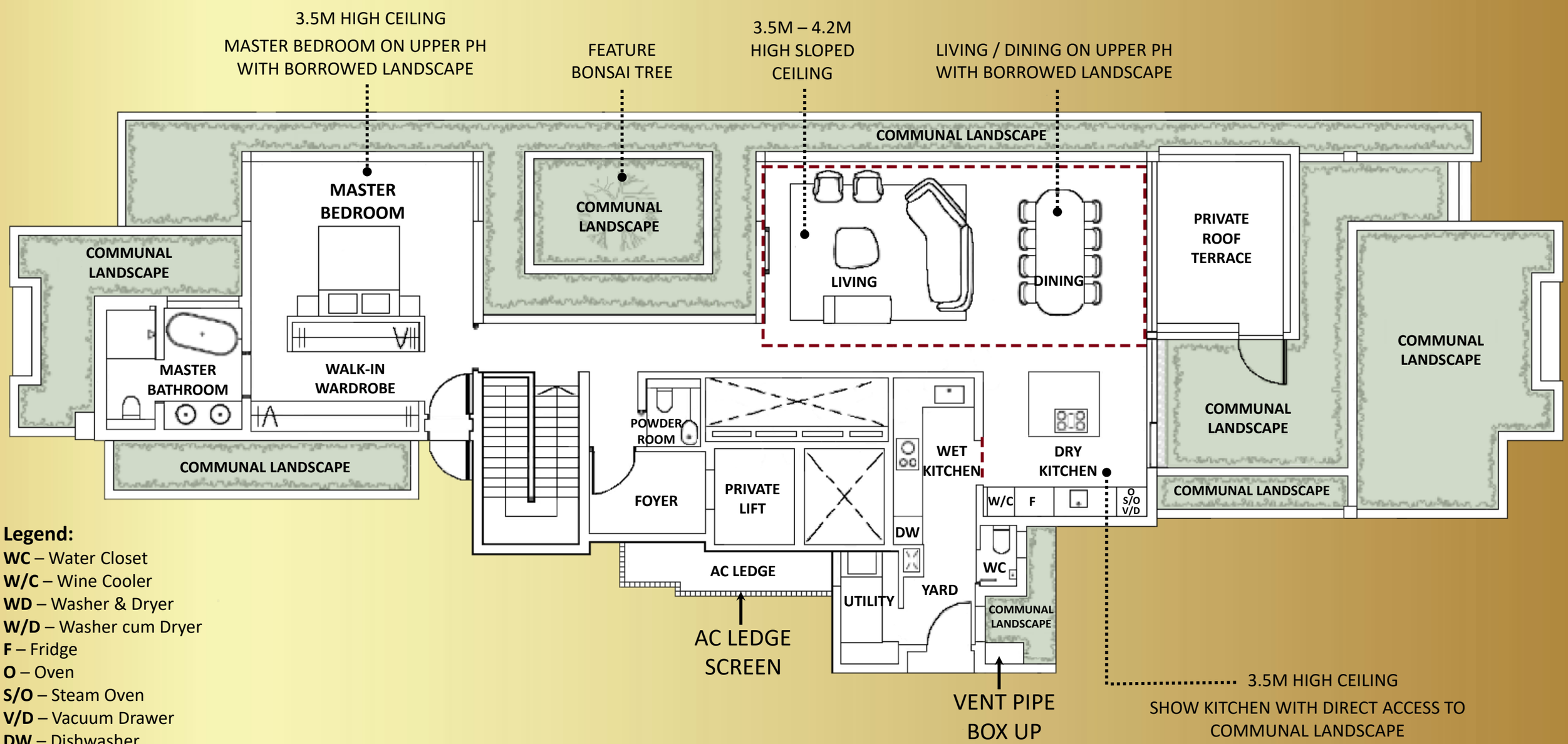
FLOORPLANS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

(7BR) PENTHOUSE UPPER LEVEL

TYPE PH3

379sqm / 4080sqft



Legend:

WC – Water Closet
W/C – Wine Cooler
WD – Washer & Dryer
W/D – Washer cum Dryer
F – Fridge
O – Oven
S/O – Steam Oven
V/D – Vacuum Drawer
DW – Dishwasher
DB – Distribution Board
ST – Storage
HS – Home Shelter

Disclaimer: Above is a draft floorplan and not drawn to scale

WATTEN HOUSE

SITE OVERVIEW

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



Disclaimer: Above is a draft siteplan

WATTEN HOUSE

VIEWS

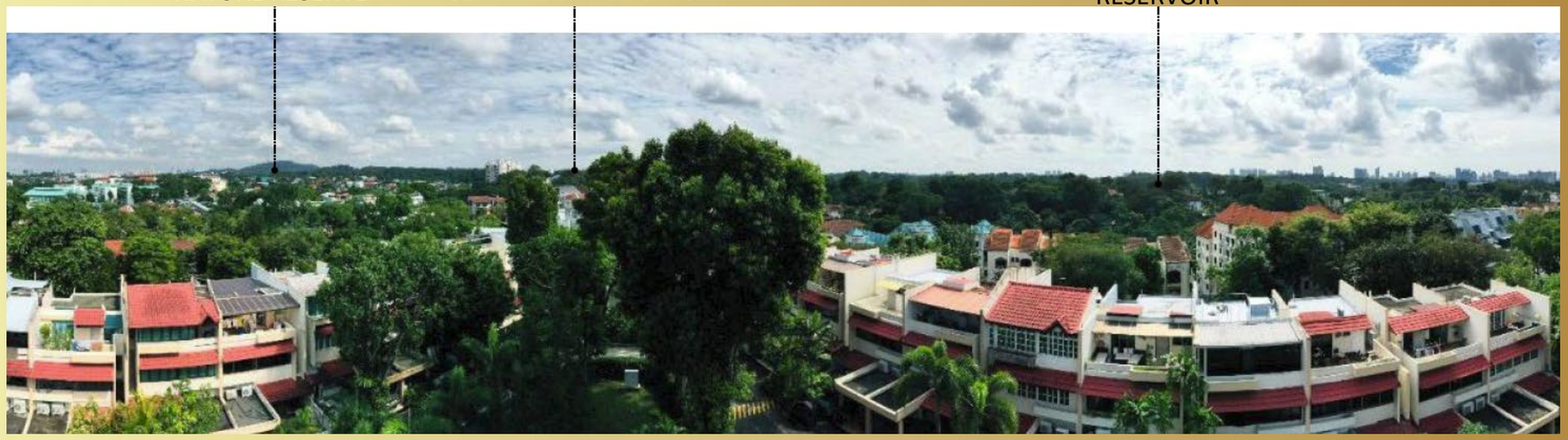
Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



BUKT TIMAH
NATURE RESERVE

CENTRAL WATER CATCHMENT

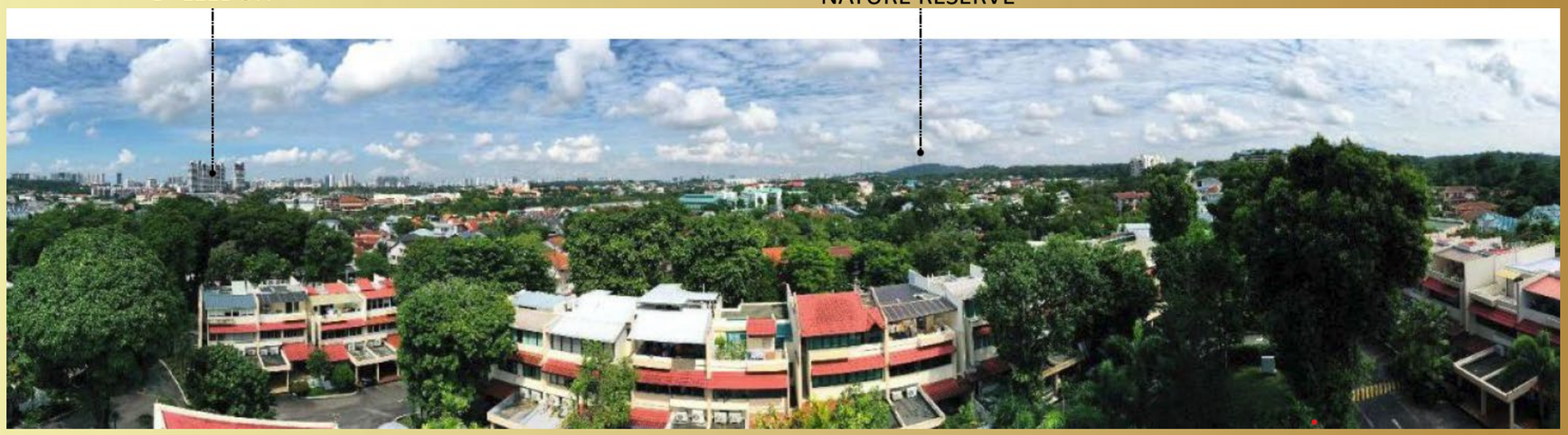
MACRITCHIE
RESERVOIR





D' LEEDON

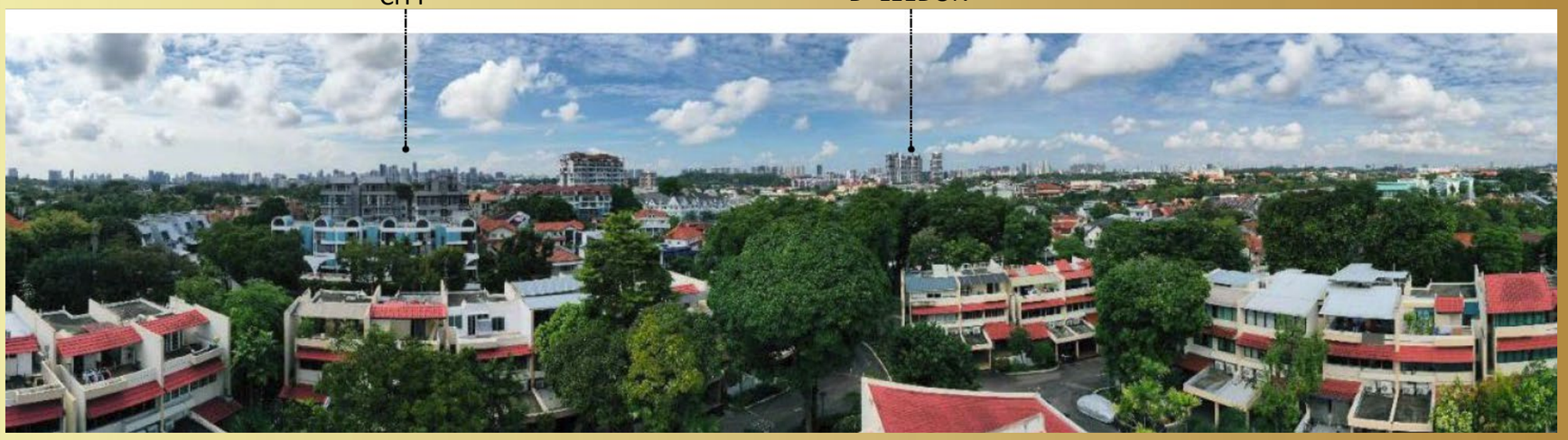
BUKT TIMAH
NATURE RESERVE





CITY

D' LEEDON



WATTEN HOUSE

BLUE & GREEN CONCEPT

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

GREEN CONCEPT



100%
(12/12 stacks)

100% of the outer stacks facing
borrowed greenery

Disclaimer: Above is a draft siteplan

WATTEN HOUSE

BLUE & GREEN CONCEPT

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY



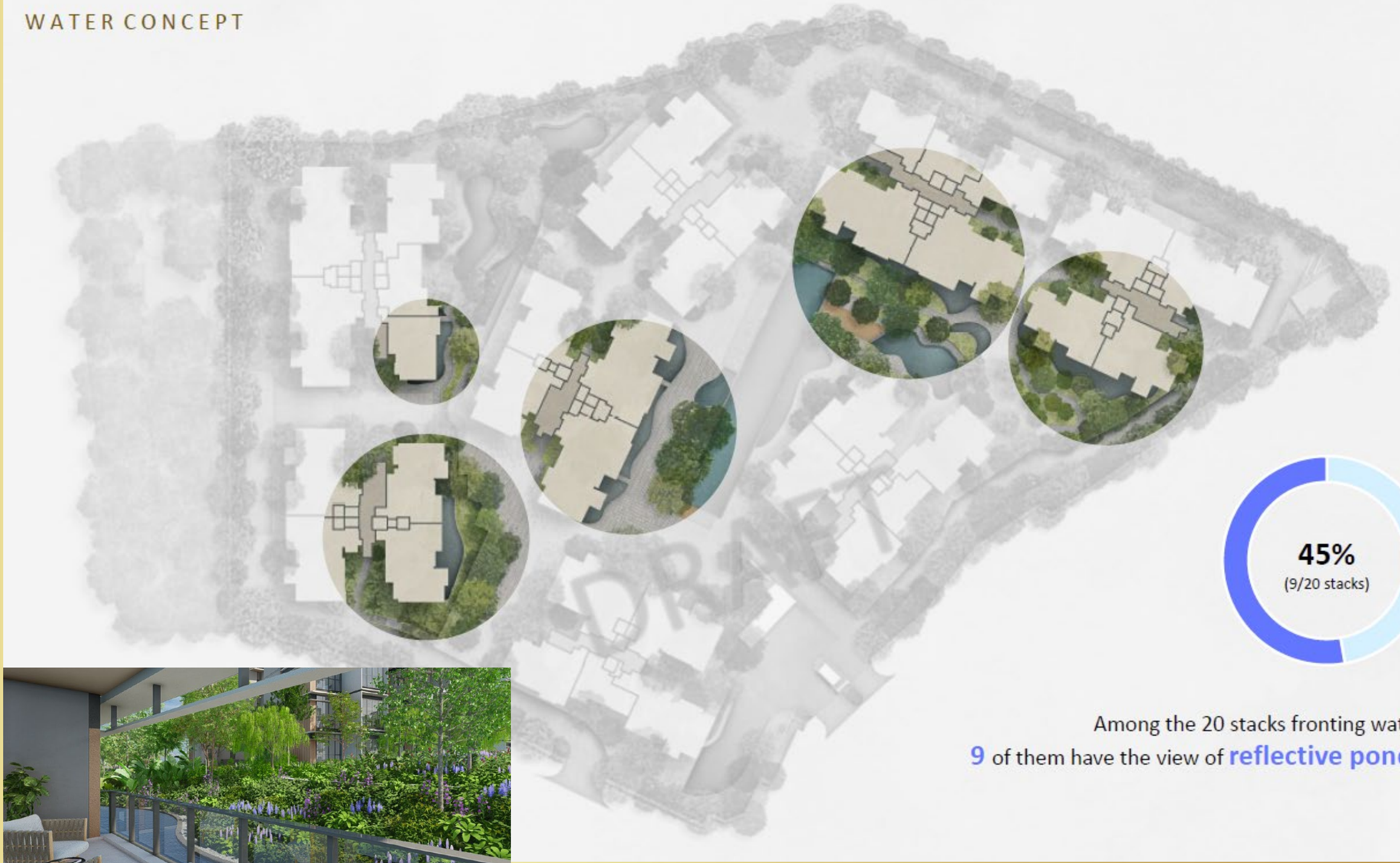
Disclaimer: Above is a draft siteplan

WATTEN HOUSE

BLUE & GREEN CONCEPT

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

WATER CONCEPT



Disclaimer: Above is a draft siteplan

WATTEN HOUSE

BLUE & GREEN CONCEPT

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

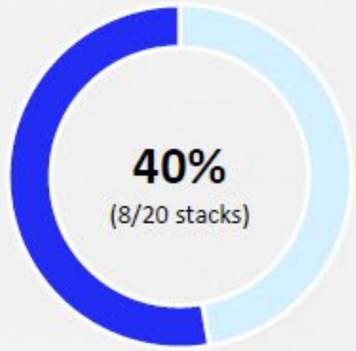
WATER CONCEPT


Artist Impression


Artist Impression







Among the 20 stacks fronting water
8 of them have the view of **irregular shaped pools**

Disclaimer: Above is a draft siteplan

WATTEN HOUSE

BLUE & GREEN CONCEPT

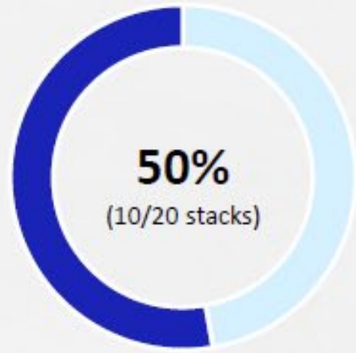
Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

WATER CONCEPT





Artist Impression



Among the 20 stacks fronting water
10 of them have the view of **Lap pool**

Disclaimer: Above is a draft siteplan

WATTEN HOUSE

KITCHEN APPLIANCES

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

	Unit Type				
Kitchen Appliances*	3BR	3BR + S	4BR	5BR	PH
3 Burner Gas Hob	✓	✓			✓
5 Burner Gas Hob			✓	✓	
4 Zone Induction Hob with Built-in Downdraft					✓
Hood	✓	✓	✓	✓	✓
Oven	✓	✓	✓	✓	✓
Steam Oven			✓	✓	✓
Vacuum Drawer			✓	✓	✓
Dishwasher				✓	✓
Integrated Wine Cooler					✓
Undercounter Wine Cooler			✓	✓	
Integrated Fridge Freezer			✓	✓	✓
Free-Standing Fridge Freezer	✓	✓			
Standalone Washing Machine		✓	✓	✓	✓
Standalone Dryer		✓	✓	✓	✓
Integrated Washer cum Dryer	✓				

* Subject to change without prior notice

WATTEN HOUSE

AIRCON PROVISION

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

	Unit Type				
Location	3BR	3BR + S	4BR	5BR	PH
Living / Dining	Ducted	Ducted	Ducted	Ducted	Ducted
Master Bedroom	Wall Mounted	Wall Mounted	Ducted	Ducted	Ducted
Junior Master Bedroom	NA	NA	NA	Wall Mounted	Ducted
Bedroom 2	Wall Mounted	Wall Mounted	Wall Mounted	Wall Mounted	Ducted
Bedroom 3	Wall Mounted	Wall Mounted	Wall Mounted	Wall Mounted	Ducted
All Other Bedrooms	NA	NA	Wall Mounted	Wall Mounted	Ducted
Study	NA	Wall Mounted	NA	NA	NA
Family Area	NA	NA	NA	NA	Ducted

WATTEN HOUSE

SANITARY & FITTINGS

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

LAUFEN From Switzerland

GESSI From Italy

MASTER BATHROOM
3 BEDROOM



MASTER BATHROOM
5 BEDROOM







MASTER BATHROOM
3 BEDROOM + STUDY | 4 BEDROOM



POWDER ROOM
3 BEDROOM + STUDY | 4 BEDROOM
5 BEDROOM | PENTHOUSES





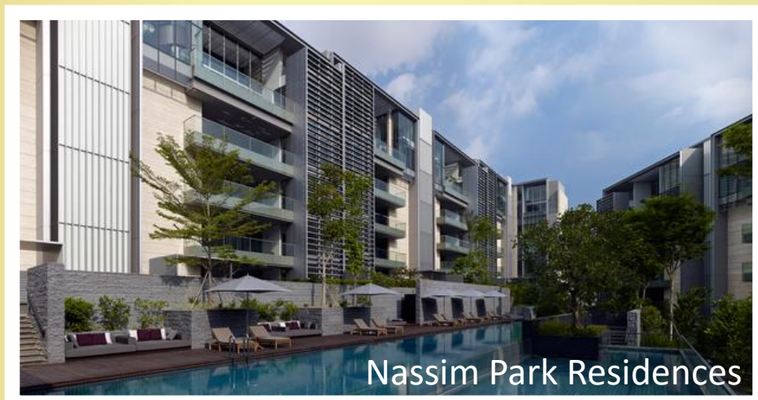
WATTEN HOUSE

THE DEVELOPER

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

UOL GROUP LIMITED

UOL is known for its innovative and sustainable developments, with a focus on creating spaces that enhance the quality of life for residents and users. Some of its notable projects include residential condominiums like Nassim Park Residences, Meyer House & Avenue South Residence.


Nassim Park Residences


Meyer House


Avenue South Residence

SINGAPORE LAND GROUP

SingLand is renowned for its high-quality residential, commercial, and mixed-use developments. The company's commitment to architectural excellence and attention to detail is evident in projects like Pollen & Bleu, V On Shenton, Mon Jervois, which are known for their iconic designs and luxurious amenities


V on Shenton



Mon Jervois


Pollen & Bleu

a61

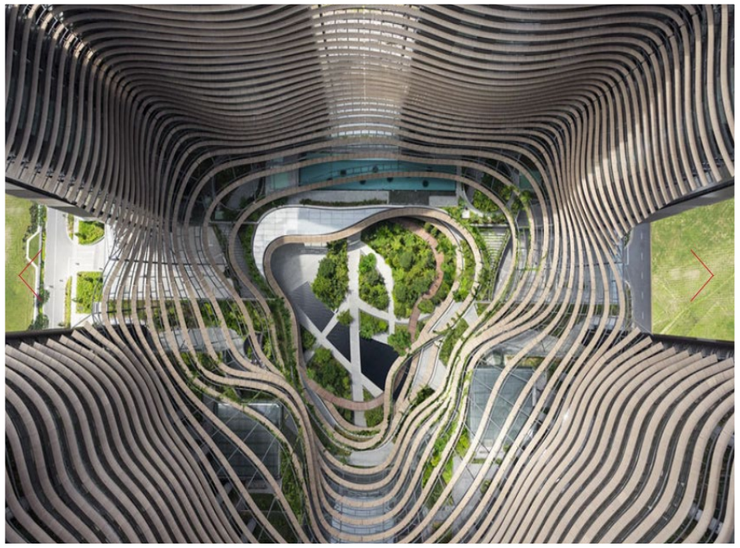
Architect 61, under the leadership of Michael Ngu and Joseph Cheang, the firm consolidated its portfolio with a renewed focus on the CBD with iconic projects including the One Raffles Quay, Ocean Financial Centre, Asia Square Tower 1 and 2 and MBFC.

The firm broadened its portfolio across multiple sectors with wide-ranging projects upon the completion of notable works of Marina One and Tanjong Pagar Centre. These projects include Little India MRT station, Centre of Oral Health, Cleantech 3, Esplanade Waterfront Theatre and Rifle Range Nature Park.



Cape Royale

SINGAPORE DESIGN AWARD 2019, GOLD



Marina One

CTBUH Best Tall Building Asia &
Australasia 2018 Award of Excellence



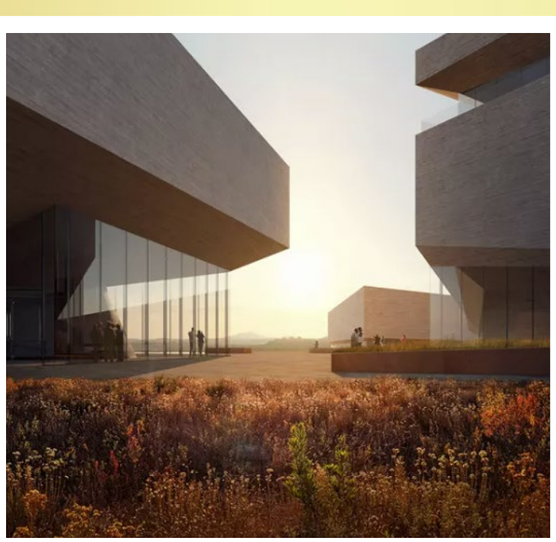
Principal Garden

BCA Green Mark Award Goldplus

Henning Larsen

Founded in Copenhagen with offices worldwide, Henning Larsen is an architecture, landscape architecture, urbanism and interior architecture, graphic, and lighting design studio.

In 2022, the German landscape firm Ramboll Studio Dreiseitl became a part of Henning Larsen, bringing with them decades of experience in designing with nature, particularly with integrating regenerative, circular water concepts into urban contexts. As one, we make space for nature.



Culture
Parks & Nature Restoration
2020

Theodore Roosevelt Presidential Library

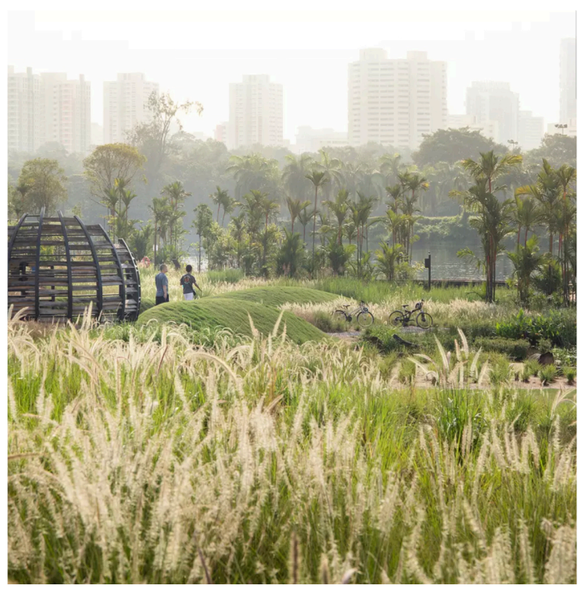


Gothenburg, Sweden

World of Volvo



National Orchid Garden



Jurong Lake Garden

WATTEN HOUSE

SUMMARY

Huttons
SINGAPORE'S LARGEST PRIVATE REAL ESTATE AGENCY

UOL Luxury Masterpiece Collection

WATTEN HOUSE

An Address of Legacy

- Prestigious Watten address. Surrounded by 33 out of Singapore's 39 GCB areas within 3km radius
- Perched on elevated ground of prime Bukit Timah
- 6 to 8 mins walk to Tan Kah Kee MRT station
- Walking distance to the future elevated Bukit Timah "Sky Park"

Renowned Educational Belt

- Nanyang Primary School, Raffles Girls' School located within 1km of Watten House

Curating for the discerning

- Large format new-built freehold units in prime districts are exceptionally rare, more so in a sought-after sanctuary with tranquil settings
- Crafted for multi-generational living

Exceptional Layout

- High ceiling heights (Typical 3.25m L/D) / (3.5 to 4.2m slope ceiling for L/D penthouse)
- Opportunities for customization

Rarity

- 8 exclusive penthouses, designed to embody the concept of "Bungalows in the sky", complete with cutting-edge appliances and designer fittings

WATTEN HOUSE

Huttons
SINGAPORE'S LARGEST
PRIVATE REAL ESTATE AGENCY

Explore the Possibilities with Watten House

WATTEN HOUSE
华 登 嘉 苑

Private Preview By Invitation Only

Seeking indication of interest