

NEW LAUNCH

# POLLEN COLLECTION II

4,500 sq ft of future-ready living.  
Yours to own.



Intermediate terrace  
with 5 levels

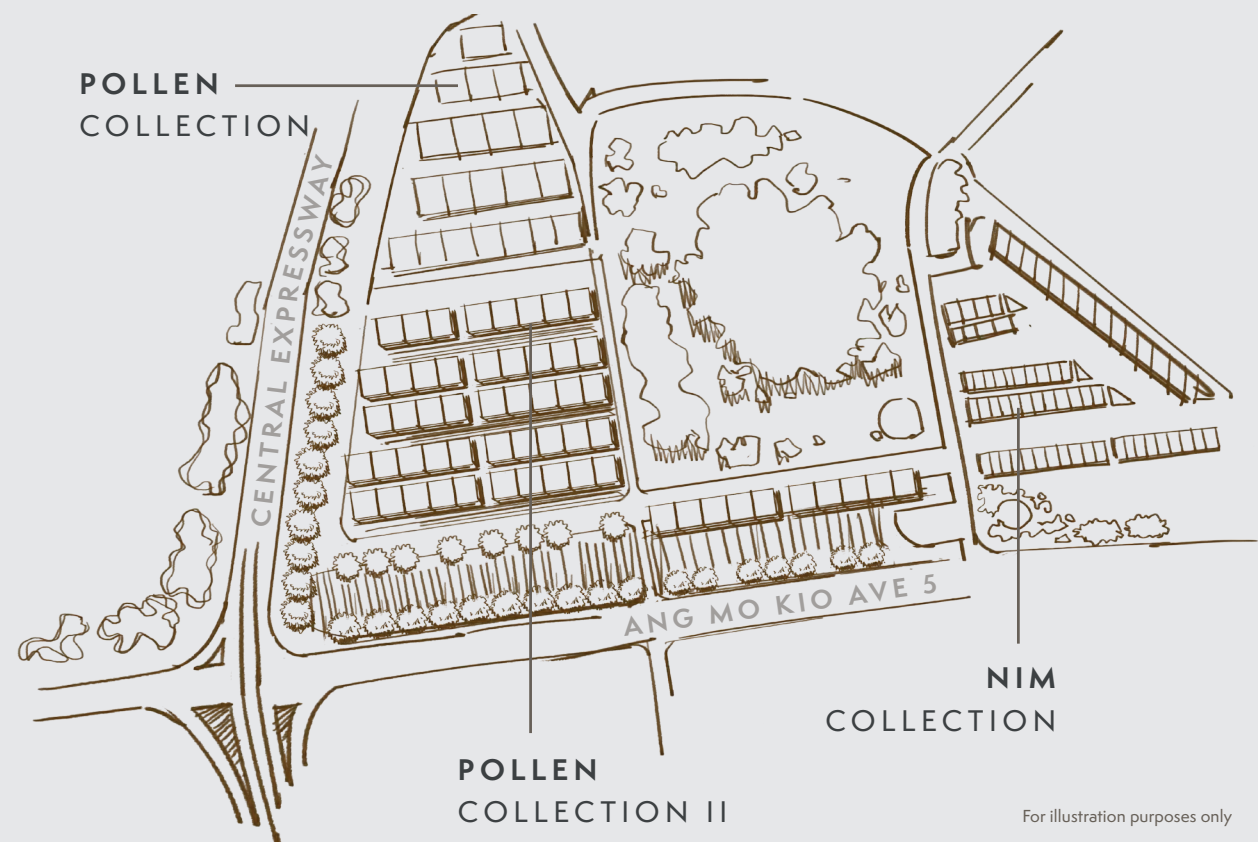
5 bedrooms with  
ensuite + study

1,615 sq ft of land  
4,500 sq ft of living space

Optimised with solar energy for  
sustainable, future-ready living



# A vision for every chapter. A home for every moment.



Each stage of life brings new aspirations, from starting out in a first home, to raising a growing family, and building deeper bonds across generations. Only a few residences are crafted to evolve with you at every turn.

As Singapore’s largest landed estates developer, Bukit Sembawang Estates has crafted more than 4,600 landed homes, each a reflection of what makes a residence truly exceptional. This legacy is carried forward in the master-planned precincts of Nim Collection, Pollen Collection, and now **Pollen Collection II** – where thoughtfulness, functionality, and adaptability define every detail.

Here, iconic architecture and timeless layouts do more than create beautiful homes. They bring together a community of discerning residents, elevating the precinct into a neighbourhood where like-minded families flourish, naturally.

POLLEN COLLECTION II



## Where foresight meets foundation

Great homes are shaped by foresight, grounded in a deep understanding of how people live, and how they aspire to do so tomorrow.

At **Pollen Collection II**, over 4,500 sq ft of thoughtfully planned space makes room for every chapter. A soaring double-volume ceiling in living and dining areas captures light and timeless elegance.

Five ensuite bedrooms and a study offer privacy and versatility, while outdoor terraces flow seamlessly from indoors, perfect for relaxation, hobbies, or green living. With a private lift connecting all levels, comfort and accessibility are assured for all.

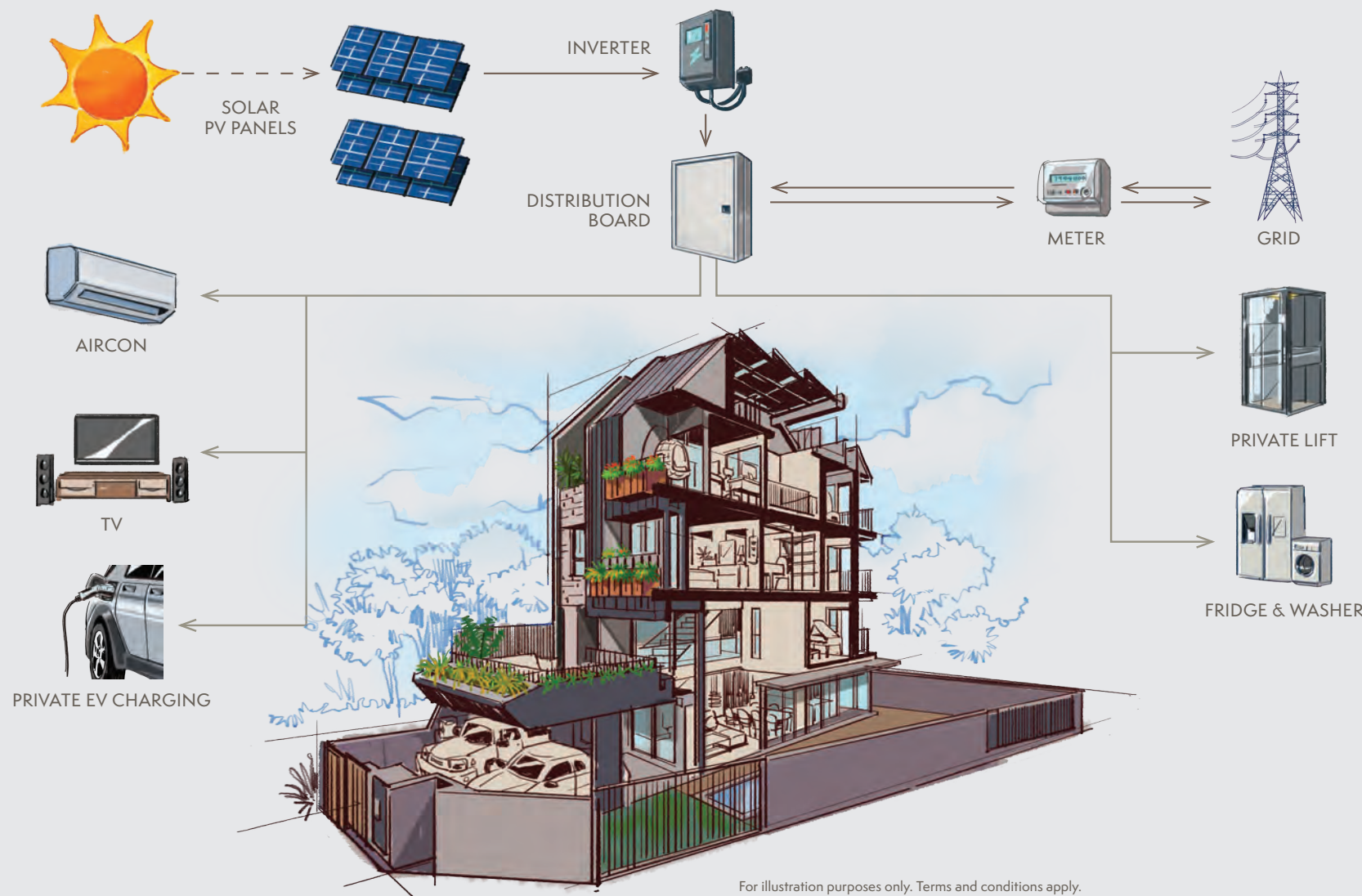
**This is more than a place to live. It is a home envisioned to grow with you, and every generation that follows.**



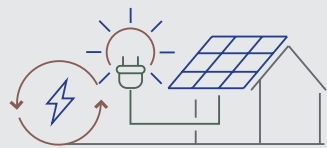
# Where every detail looks to the future

Designed with tomorrow in mind, **Pollen Collection II** brings together innovations that make everyday living not only smarter, but gentler on the environment.

Each home is designed for effortless living and yet meant to last meaningfully. Rooftop solar panels power daily essentials, delivering savings that add up over time, while passive cooling and water-efficient features support a way of life that is lighter on resources. Smart home features add another layer of comfort – keeping your home safe, secure, and connected.



## Sustainability at the heart of every home



### Solar powered

Sustainable living and optimal cost savings with integrated rooftop solar panels



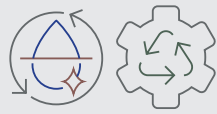
### Energy efficient

Energy efficient air-conditioning and a private lift provide comfort and convenience to your daily life with lower power consumption



### Passive cooling & natural ventilation

North-south orientation and strategically placed open terraces bring in natural light, enhance cross ventilation, and reduce glare and heat



### Water-saving features

Water-efficient fittings and appliances help reduce water usage and utility costs



### Environmentally sustainable

Green-labelled materials reduce carbon footprint, while low-VOC (Volatile Organic Compounds) paint improves indoor air quality





Artist's Impression

DOUBLE-VOLUME CEILING AT LIVING AND DINING AREAS

# POLLEN COLLECTION II

Rare by design. Timeless by nature.

With its soaring double-volume ceiling, the living and dining areas are bathed in natural light, creating an airy sense of openness. Spacious yet timeless in design, it is a setting made to welcome gatherings, celebrate milestones, and hold enduring value for generations.



For illustration purposes only

An open-plan layout from living to dry and wet kitchens creates a versatile space for family activities and memorable gatherings, perfect for everyday moments and hosting with ease.



Artist's Impression

## Own a masterpiece by the distinguished W Architects

From the Victoria Theatre and Concert Hall to the Lee Kong Chian Natural History Museum, W Architects has redefined the city's landscape with landmark works of heritage and modernity.

That same vision shapes the master-planned precincts of the Nim Collection, Pollen Collection, and Pollen Collection II. Each home is designed to be striking in its own right, yet harmonious as a whole, creating an estate that stands apart with architectural distinction and enduring prestige.

Inside, spaces are planned to elevate everyday living. Natural light, ventilation, and volumetric spaces come together in interiors that feel bright, airy, and effortlessly liveable, a timeless canvas for life across generations.



Artist's Impression

## Live without compromise

The master bedroom offers the flexibility to transform the entire level into a suite for couples – a retreat for rest, rejuvenation, and privacy.



Artist's Impression

OUTDOOR TERRACE FOR AL FRESCO DINING



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## Where ideas have room to flourish

Every space is designed with flexibility, each an extension of your lifestyle.

Five ensuite bedrooms offer space, privacy, and adaptability to meet your needs at every stage of life.



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For illustration purposes only

## Home with nature at your doorstep

Each bedroom opens to its own private outdoor terrace, creating a seamless flow of harmony between indoor comfort and outdoor serenity.



Artist's Impression



For illustration purposes only

The outdoor terrace is connected to indoor living, creating an inviting urban farm-to-table lifestyle over shared meals and moments in nature.

All from the comfort of home.



For illustration purposes only



SIGNATURE FEATURES



1 Five ensuite bedrooms + study

Spacious bedrooms with an extra room for work, ideal for multi-generational living

2 Light-filled, airy interiors

Spacious, naturally lit homes designed for comfort and openness

3 Outdoor terrace

A breezy, multi-use space for urban farming, outdoor hobbies, family-bonding and entertaining



4 Glass-door electric lift

A sleek in-home lift for convenient, age-friendly access across levels



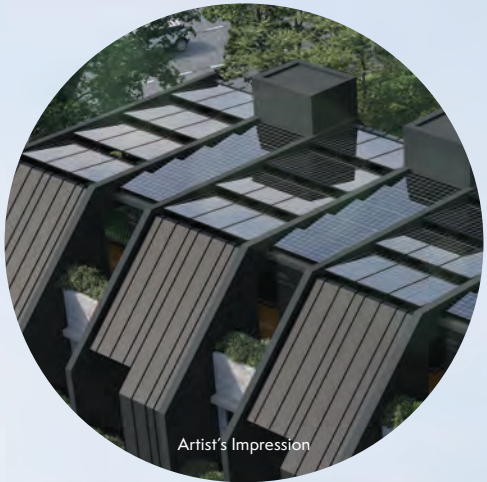
5 EV-ready infrastructure

Fitted with isolator points for future installation of two EV chargers, supporting low-emission, sustainable mobility



Designed for living, built for life

Not just built for today, but for every milestone in life – this is a place that grows alongside you, both in form and adaptability.



6 Optimised solar integration

Solar panels are maximised on the roof to harness solar power, promoting renewable energy sources, cost savings, and sustainable living





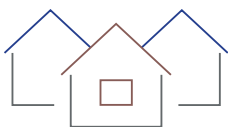
# Not just a home. A statement of lasting value.

A landed home is where families find space, exclusivity, and a sense of belonging that lasts for generations. **Pollen Collection II** carries this tradition forward with a thoughtful collection of residences designed for lasting value in a precinct that is ready for tomorrow.



## A true rarity

Landed homes make up less than 5% of housing in Singapore



## A neighbourhood that feels like home

Low-density estate with a like-minded community, thoughtfully planned for privacy and connection



## All the space you'll need

Spacious interiors, outdoor terraces, and a private lift create ideal liveability for every generation



## Positioned for tomorrow

Set in a maturing landed enclave with long-term potential, close to surrounding growth hubs at Seletar, Punggol and Bishan



## The independence of living landed

Live on your own terms, with the space and flexibility to shape a lifestyle that is distinctly yours



## Future-ready features

Solar panels, isolators for EV chargers, and flexibility in reconfiguring spaces for changing lifestyle needs

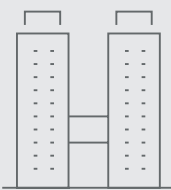


# Homes beyond compare

At **Pollen Collection II**, intermediate terrace homes offer an expansive 4,200 to 4,500 sq ft of thoughtfully designed space, with corner terraces that are even larger. Such scale is rarely found in other property types within a comparable price range, and more importantly, you own all 1,615 sq ft of the land itself.

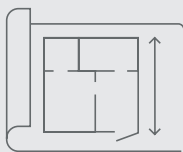
## Did you know...?

### 99-year Leasehold Condominium



**District 19**  
Serangoon Garden/  
Hougang/Punggol

Transacted Price  
**\$4.093M**

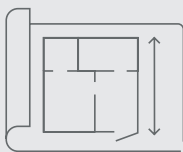


Floor Area  
**1,550 sq ft**



**District 20**  
Ang Mo Kio/  
Bishan

Transacted Price  
**\$5.05M**

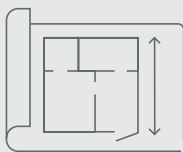


Floor Area  
**2,098 sq ft**



**District 28**  
Seletar  
**Pollen Collection**

Transacted Price  
**\$3.96M**



Floor Area  
**4,100 sq ft**

Source: [www.ur.gov.sg](http://www.ur.gov.sg) | Transaction Date: Mar 2025 – Nov 2025

# The best investment in life begins at home

At **Pollen Collection II**, a home is more than a place to live, it is a coveted asset of lasting value. With land ownership, you enjoy more freedom to reconfigure and redesign the space within your home, as compared to strata titled properties. Conventional landed homes like Pollen Collection II remain the most exclusive type of property which symbolise stability and wealth preservation.


Buying Considerations	New 5-Bedroom 99-year Leasehold Condominium	Intermediate Terrace House at Pollen Collection II
Floor Area	Approx. 1,600 sq ft on single level	4,200–4,500 sq ft across 4–5 levels
5 Ensuite Bedrooms	No	Yes
Private Land with Land Title Ownership	No	Yes
Private Car Porch	No	Yes
Private EV Charging 	No	Yes
Private Lift	Some	Yes
Private Rooftop Solar Panels 	No	Yes
Fixed Monthly Maintenance Fee	Yes	No




# Here, there, go everywhere

Life in Seletar Hills moves at a gentler pace – a quiet enclave that is always close to what matters. Schools, malls, healthcare, parks, and cafés are just minutes away, while expressways and MRT lines connect you seamlessly to the city and the nearby business hubs of Seletar Aerospace Park, Punggol Digital District, and the upcoming Bishan Sub-Regional Centre. Proximity to work and play – you’ll get to enjoy both here.



 <b>Public Transport</b>	Tavistock MRT <sup>^</sup>	5-min drive
	Ang Mo Kio MRT	10-min drive
	Hougang MRT	10-min drive

 <b>Major Expressway</b>	Central Expressway (CTE)	5-min drive
	Seletar Expressway (SLE)	7-min drive
	Tampines Expressway (TPE)	8-min drive
	North-South Corridor (NSC) <sup>^</sup>	10-min drive

<sup>^</sup>Under construction.

\*Map not drawn to scale. | Drive times are approximate and may vary depending on traffic conditions.

# Singapore’s best kept secret. Seletar Hills. If you know, you know.



For illustration purposes only

## Shop, dine, unwind

Greenwich V, The Seletar Mall and AMK hub bring retail, dining, and daily essentials within easy reach.



For illustration purposes only



For illustration purposes only



For illustration purposes only

## A family-friendly enclave

From whimsical play at the Aeroplan Playground to al fresco brunches at Wheeler’s Estate, Wildseed Café, and heritage strolls through The Oval – Seletar is alive with experiences that bring families together.

## Close to nature’s heart

Hampstead Wetland Park, Nim Meadow Park, and the Ang Mo Kio Linear Park Connector offer fresh air, green views, and space to unwind, so every day feels healthier and closer to nature.



For illustration purposes only



For illustration purposes only



For illustration purposes only

## Where aviation takes flight

A world-class aviation hub, Seletar Aerospace Park places the district on the global stage, housing international industry leaders alongside exciting dining and lifestyle establishments.



For illustration purposes only

## Education at your doorstep

7-min drive to Greenwich V



7-min drive to Rosyth School



For illustration purposes only

10-min drive to Nanyang Polytechnic

11-min drive to AMK Hub



12-min drive to Sengkang General Hospital



18-min drive to Punggol Digital District

With reputable schools such as Rosyth School and Nanyang Polytechnic nearby, every stage of your child’s learning journey is academically supported.



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For illustration purposes only

## A city within a city

The upcoming Bishan Sub-Regional Centre is set to be the next urban heart of the North-East, enhancing connectivity while introducing new retail, work, and lifestyle opportunities.



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## Singapore’s digital frontier

Punggol Digital District brings together business, technology, and education in one integrated cluster – the neighbourhood just became light years ahead.

## Peace of mind that is close to home

Sengkang General Hospital and nearby clinics provide accessible, quality healthcare – ensuring that the wellbeing of the whole family is always within reach.



For illustration purposes only

Drive times are approximate and may vary depending on traffic conditions.

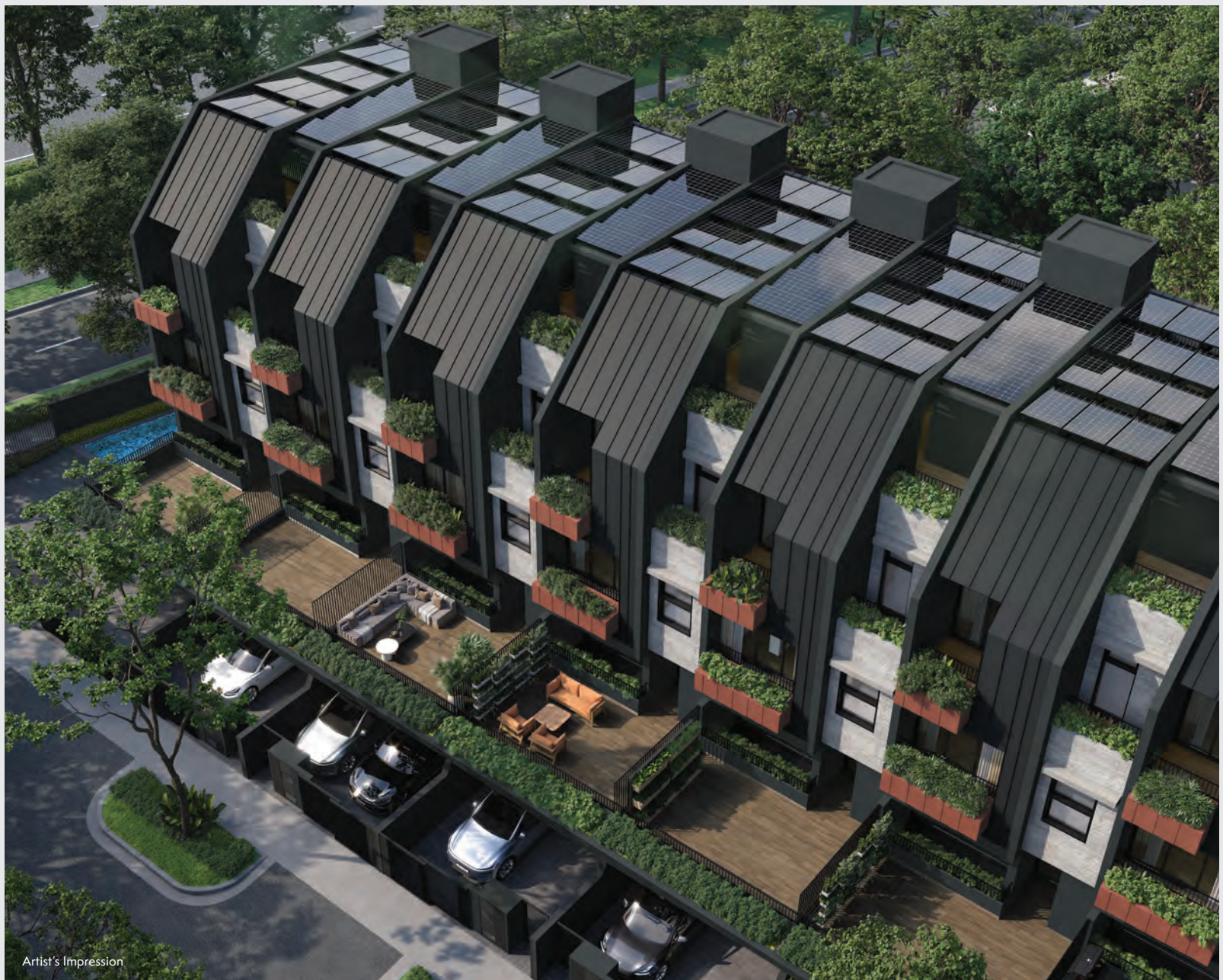


# Coveted. Prestigious. Timeless.

A truly great home is more than just walls and spaces, it is a masterpiece of thoughtful and timeless design. Every detail is considered to enrich daily living, creating an environment that nourishes, inspires, and transforms.

Such homes remain fresh and relevant across generations, evolving gracefully as lifestyles change. They provide space for growth, flexibility for reconfiguration, and foresight for future-ready living, from sustainable features to adaptable layouts.

**Pollen Collection II** embodies these very qualities. With enduring aesthetics, intelligent functionality, and a vision for sustainability, each residence is designed not just for today, but for generations ahead – ensuring comfort, liveability, and value that lasts for every phase of life.

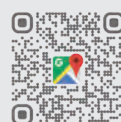


A NEW VISION FOR LANDED LIVING



BUKIT SEMBAWANG  
ESTATES LIMITED

Visit our website or call **8800 0333**  
to book an exclusive viewing appointment now.



Visit  
BSEL Landed Homes Flagship Gallery  
at Ang Mo Kio Ave 5



Visit  
[pollencollection2.sg](https://pollencollection2.sg)

Name of Developer: Singapore United Estates (Private) Limited [UEN 195500005N] • Housing Developer's License No.: C1489 • Location of the Project: Lot No. 19096K, 19094T and 19093P (formerly known as Lot No. 18634W PT and 9934W PT) all of Mukim 18, Singapore at Nim Road/Ang Mo Kio Avenue 5 • Tenure of Land: Leasehold estate of 99-years commencing on 3rd April 2025 • Encumbrances on the Land: NIL • Expected Date of Vacant Possession: 30 June 2029 • Expected Date of Legal Completion: 30 June 2032

While every reasonable care has been taken in preparing the document, the developer and its salesperson or agents do not guarantee the accuracy, reliability, completeness, or suitability of the information in the document. The developer and its salesperson or agents shall not be held responsible for any inaccuracies or omissions and for any reliance placed by you on the information in this document, and for any loss, damage, cost, or expense incurred by you as a result of any inaccuracies, omissions, or misrepresentation in relation to the information in this document. All statements are believed to be correct but are not to be regarded as statements or representations of fact. All information is subject to changes as may be required.

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POLLEN  
COLLECTION II

POLLEN RISE

A NEW VISION FOR LANDED LIVING



BUKIT SEMBAWANG  
ESTATES LIMITED



A new vision  
for landed living

Rare by design.  
Timeless by nature.





# Landed in nature. Elevated in life.

Every home in **Pollen Collection II** reflects Bukit Sembawang Estates' commitment to timeless architecture and functional beauty. Designed by award-winning W Architects, each façade is defined by clean geometry, rhythmic rooflines, and a thoughtful interplay of light and volume.

Inspired by the charm of the Seletar Hills landed enclave and modern minimalist principles, these homes stand out for their quiet elegance. Each street has its own unique identity, woven together to form a cohesive precinct full of character.



POLLEN RISE

Artist's Impression



SIGNATURE FEATURES



1 Five ensuite bedrooms + study

Spacious bedrooms with extra room for work, ideal for multi-generational living

2 Light-filled, airy interiors

Spacious, naturally lit homes designed for comfort and openness

4 Glass-door electric lift

A sleek in-home lift for convenient, age-friendly access across levels



3 Outdoor terrace

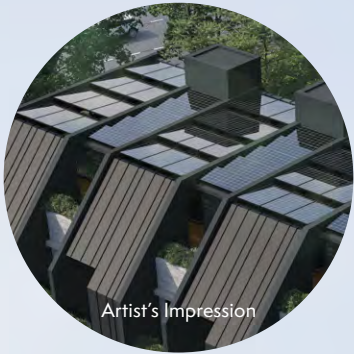
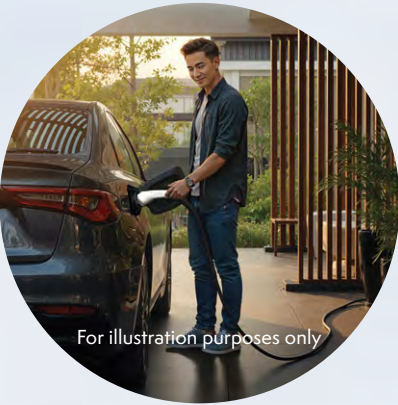
A breezy, multi-use space for urban farming, outdoor hobbies, family-bonding and entertaining

Designed for living, built for life

From rooftop solar panels to lift-accessible, spacious layouts, every detail delivers lasting ease, sustainability, and flexibility for modern landed living.

5 EV-ready infrastructure

Fitted with isolator points for future installation of two EV chargers, supporting low-emission, sustainable mobility



6 Optimised solar integration

Roof-mounted solar panels are optimised to harness renewable energy, lower costs and support sustainable living







A storey for  
every generation

DOUBLE-VOLUME CEILING AT LIVING AND DINING AREAS

Artist's Impression





## SITE PLAN



# A visionary master-planned precinct

As the latest chapter in a proud legacy, **Pollen Collection II** brings together architecture, lifestyle, sustainability and a true sense of belonging.

This is a rare opportunity to call an exceptional residence your own.

Artist's Impression

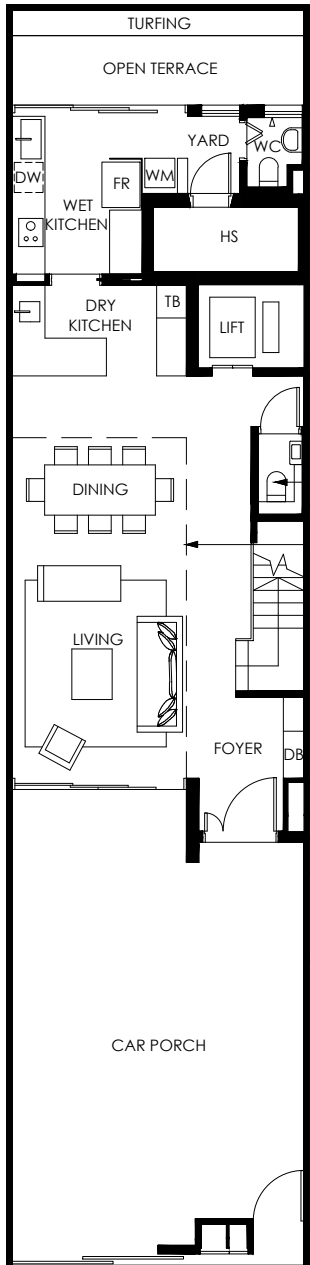


Intermediate Terrace - Type A (House No. 3,7,11,15,19,27,31,35,39,43 Pollen Rise)

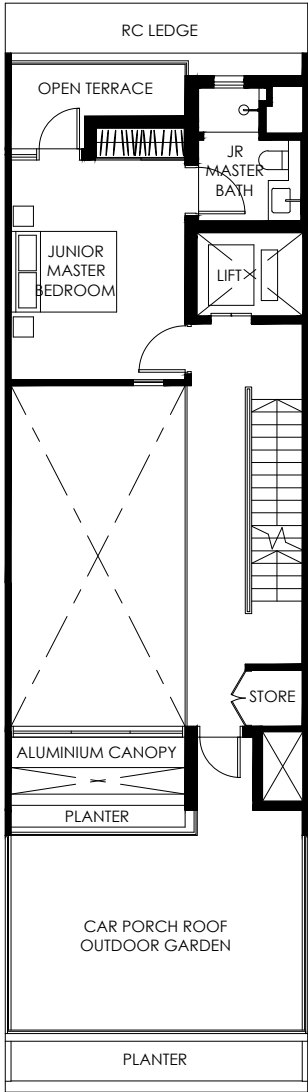
Land Area: 150.0 sq.m.

Estimated Floor Area: 420.4 sq.m.

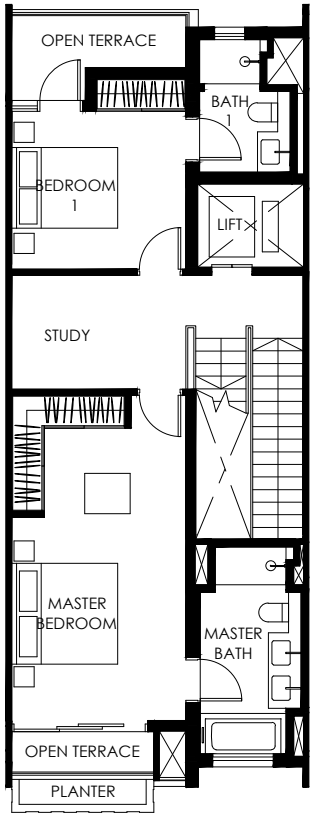
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



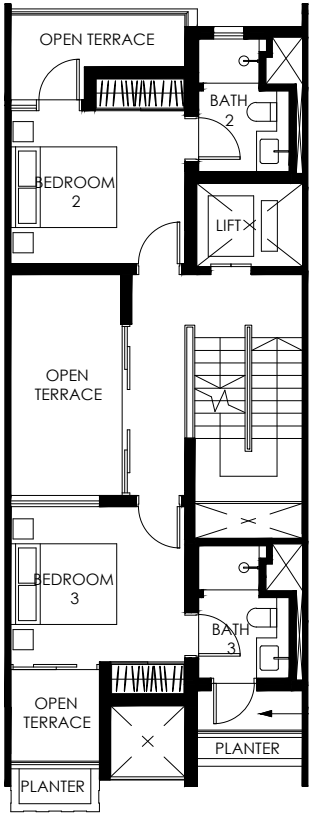
1st Storey



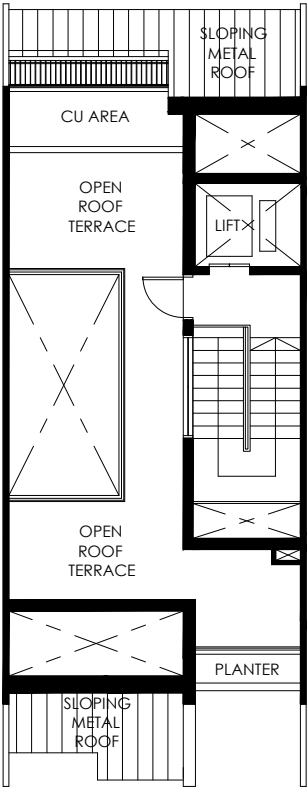
1st Storey Mezzanine



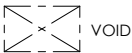
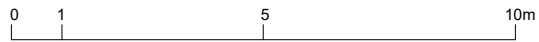
2nd Storey



3rd Storey

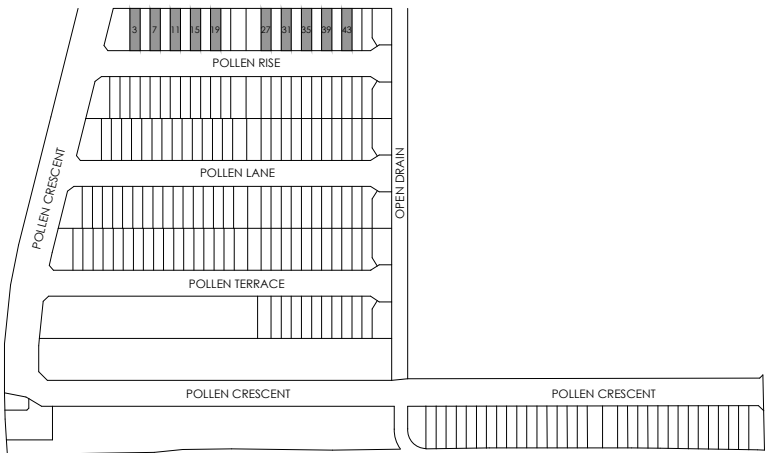


Attic



- LEGEND: (WHERE APPLICABLE)
- HS : HOUSEHOLD SHELTER
  - DB : DISTRIBUTION BOARD
  - FR : FRIDGE
  - WM : WASHING MACHINE
  - WC : WATER CLOSET
  - TB : TALL BOY (OVEN & STEAM OVEN)
  - DW : DISH WASHER
  - RC : REINFORCED CONCRETE
  - CU : CONDENSING UNIT

The plans are subject to change as may be required or approved by the relevant Authorities. Areas are estimate only and are subject to final survey. Please refer to key plan for orientation.



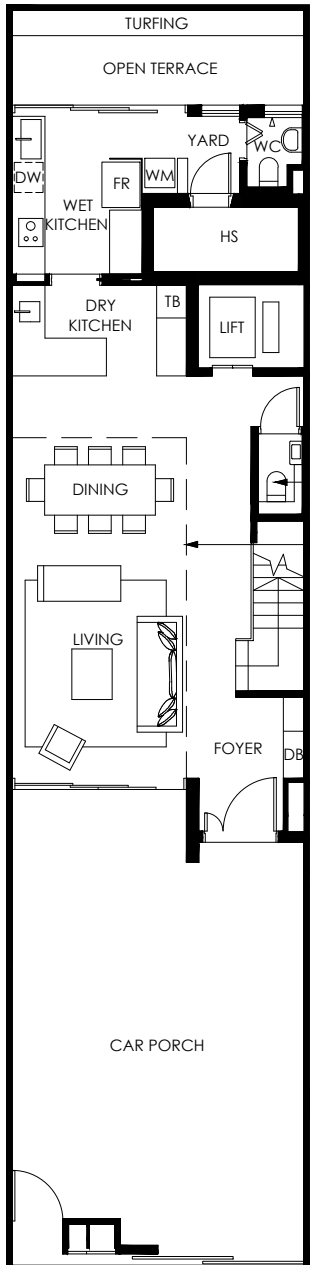


Intermediate Terrace - Type A (House No. 5,9,13,17,21,29,33,37,41,45 Pollen Rise)

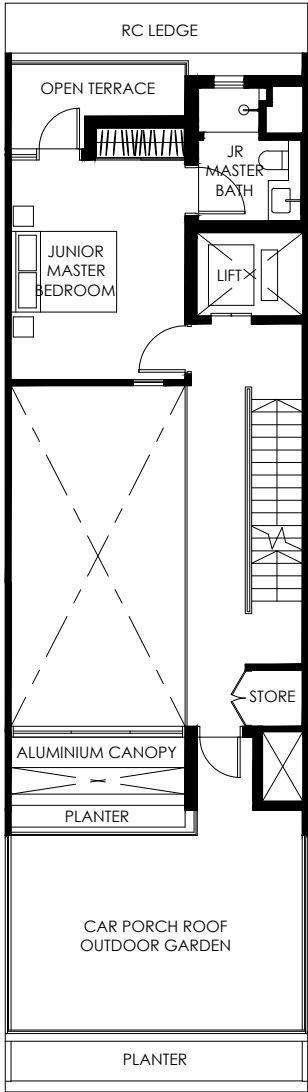
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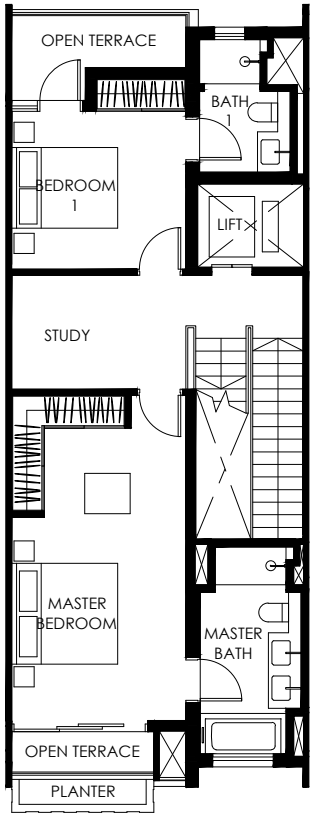
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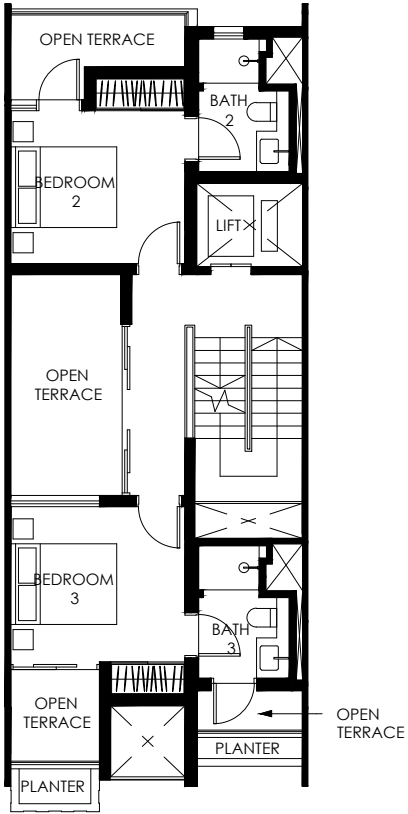
1st Storey



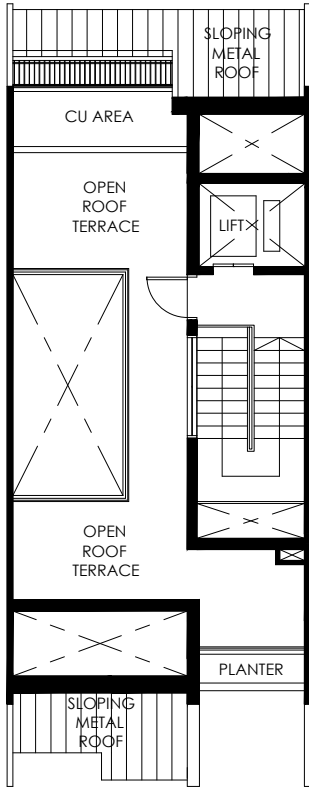
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

0

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5

10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

DB

: DISTRIBUTION BOARD

FR

: FRIDGE

WM

: WASHING MACHINE

WC

: WATER CLOSET

TB

: TALL BOY (OVEN & STEAM OVEN)

DW

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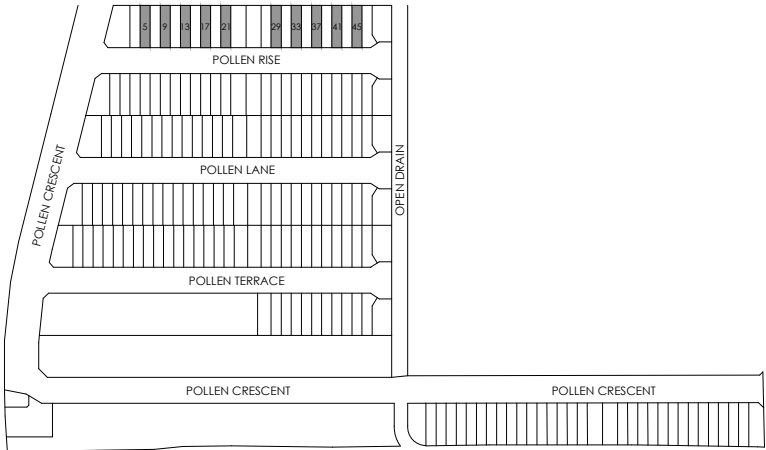
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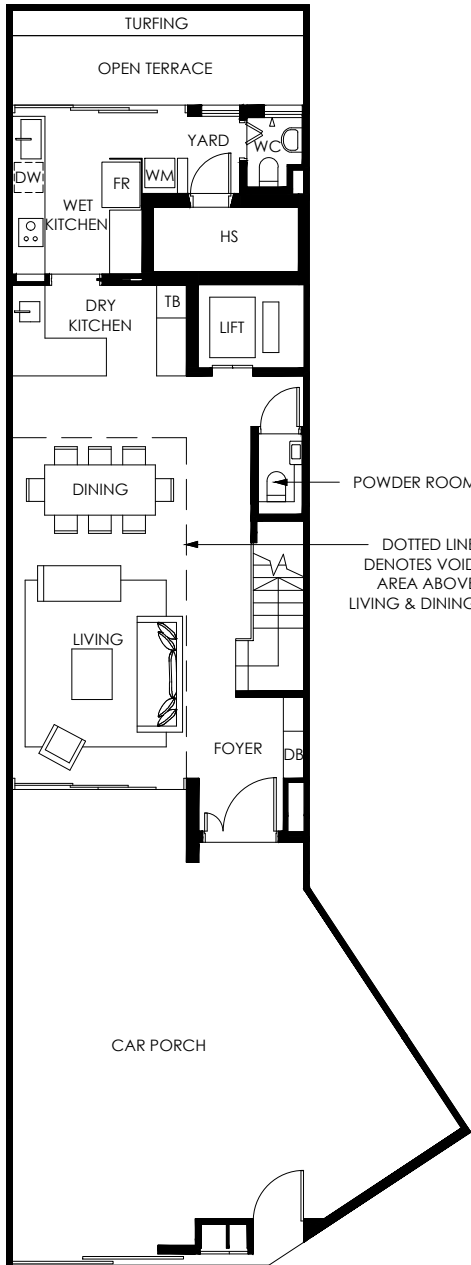


Intermediate Terrace - Type A (House No. 47 Pollen Rise)

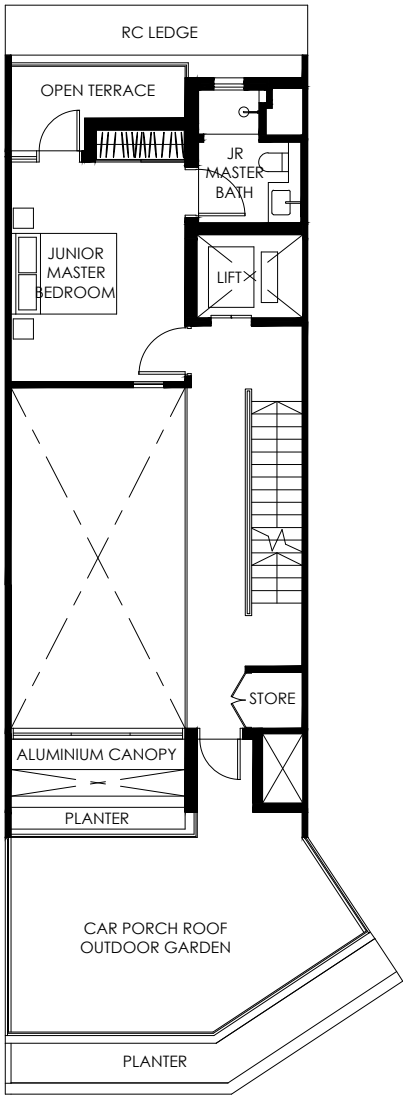
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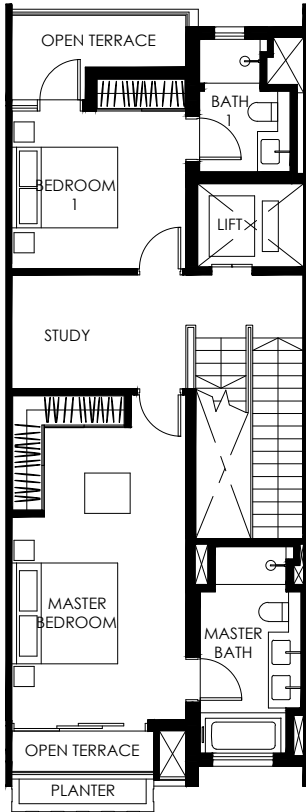
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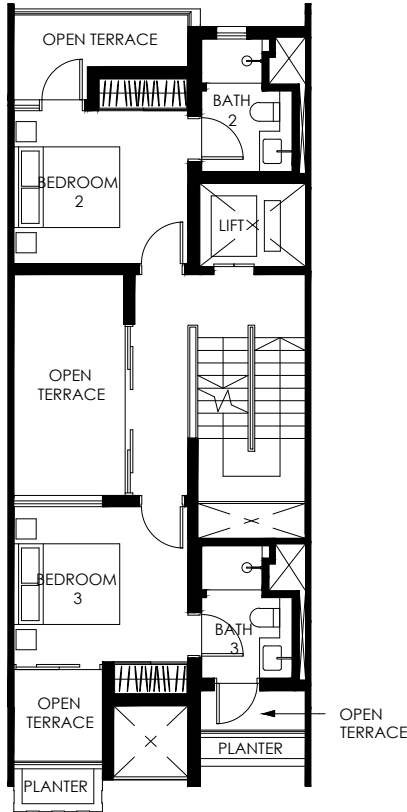
1st Storey



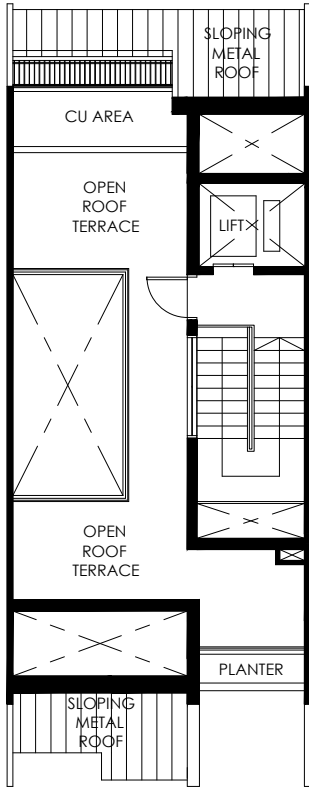
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

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5

10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

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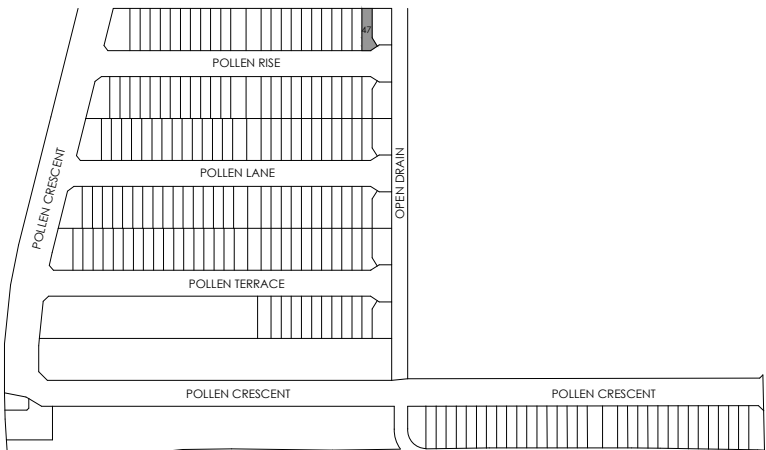
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KEY PLAN

(NOT TO SCALE)

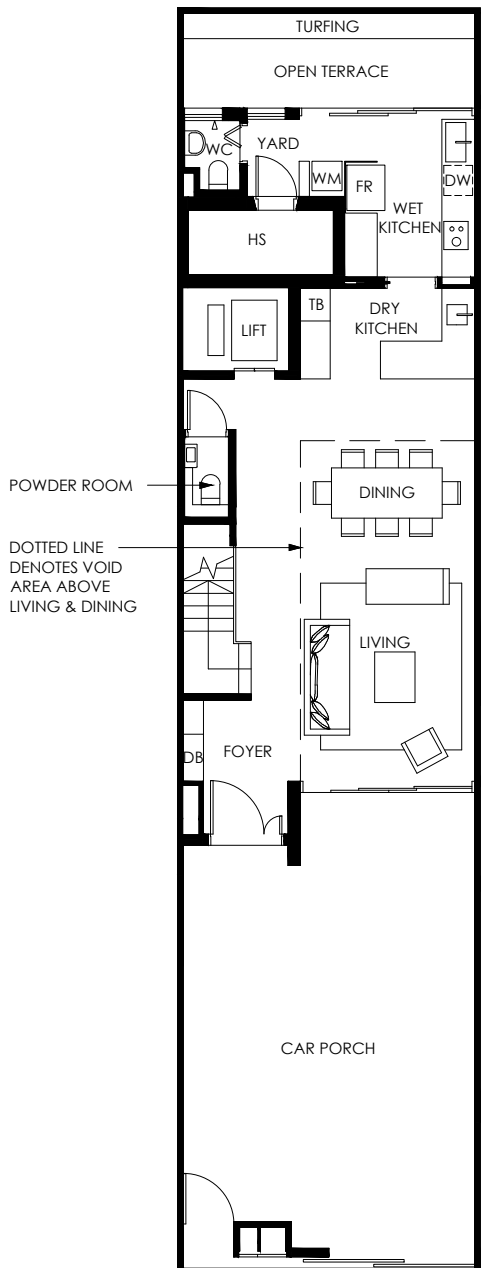


Intermediate Terrace - Type A (House No. 4,8,12,16,20,24,32,36,40,44,48 Pollen Rise)

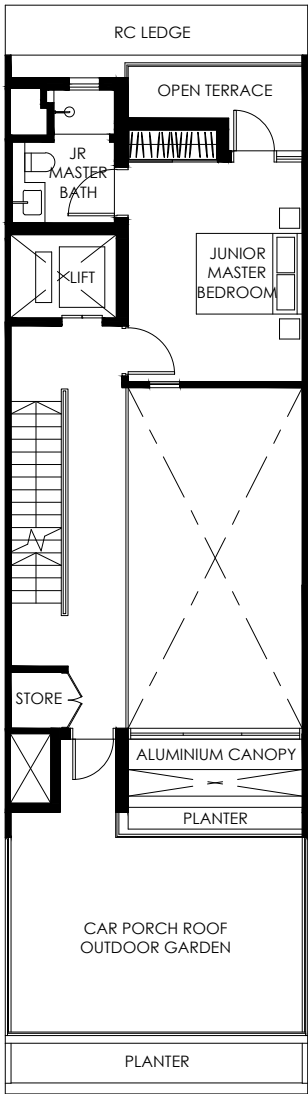
Land Area: 150.0 sq.m.

Estimated Floor Area: 420.4 sq.m.

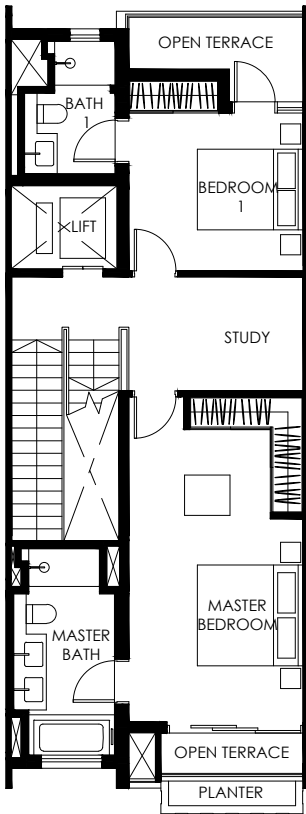
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



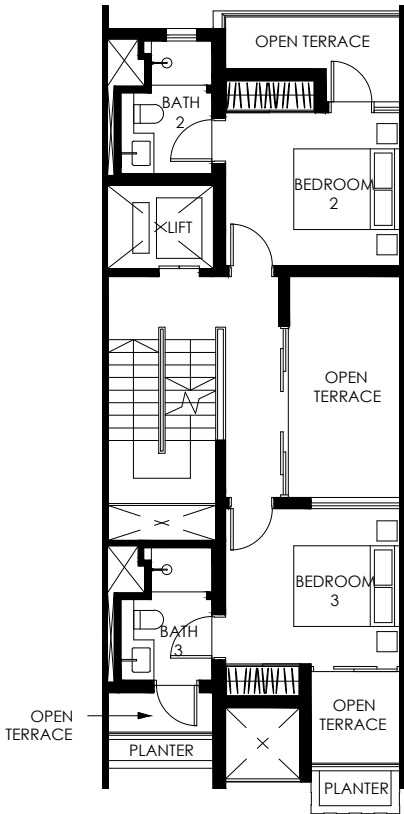
1st Storey



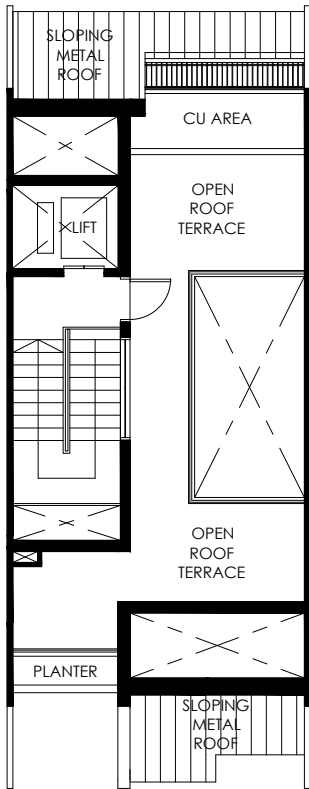
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

0

1

5

10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

DB

: DISTRIBUTION BOARD

FR

: FRIDGE

WM

: WASHING MACHINE

WC

: WATER CLOSET

TB

: TALL BOY (OVEN & STEAM OVEN)

DW

: DISH WASHER

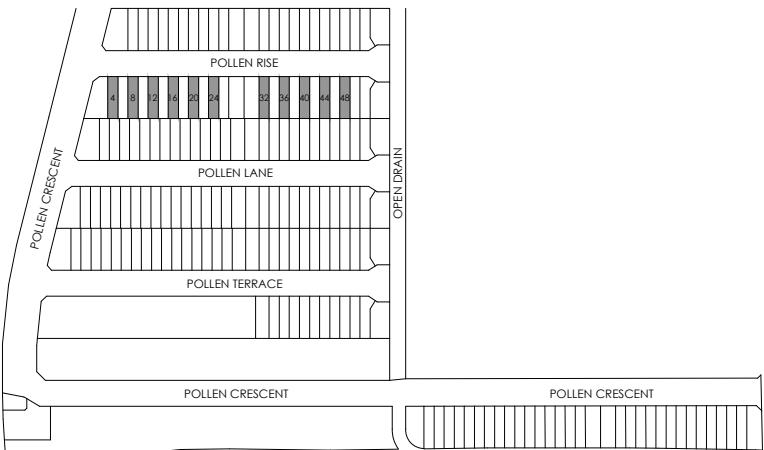
RC

: REINFORCED CONCRETE

CU

: CONDENSING UNIT

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N

KEY PLAN

(NOT TO SCALE)

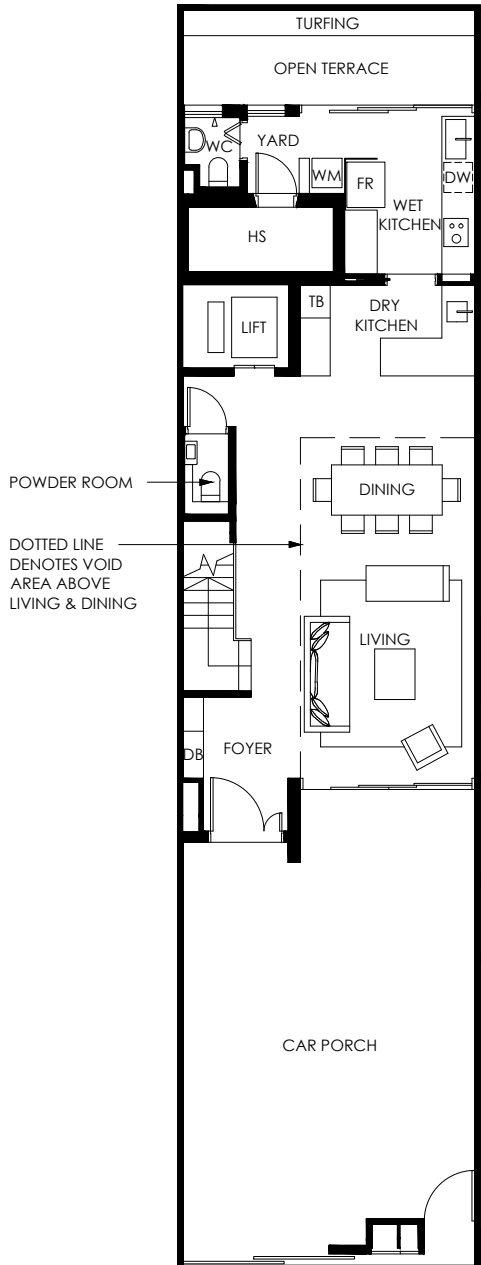


Intermediate Terrace - Type A (House No. 6,10,14,18,22,26,34,38,42,46,50 Pollen Rise)

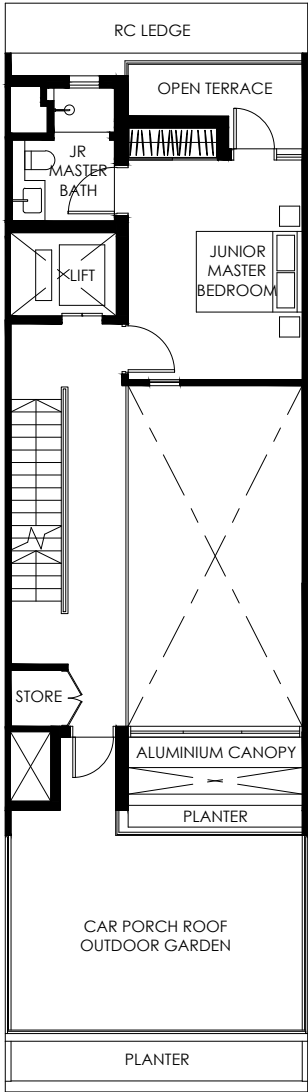
Land Area: 150.0 sq.m.

Estimated Floor Area: 420.4 sq.m.

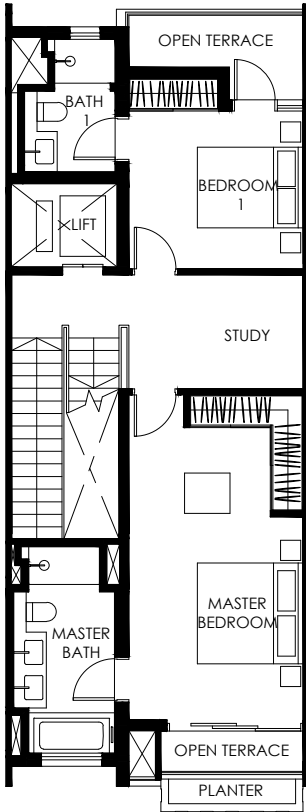
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



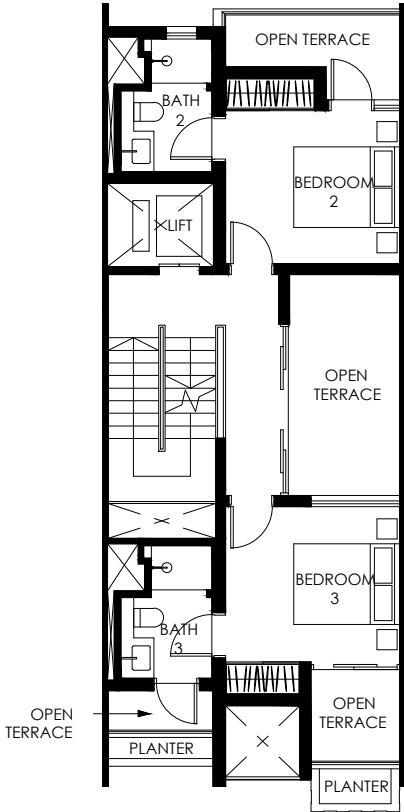
1st Storey



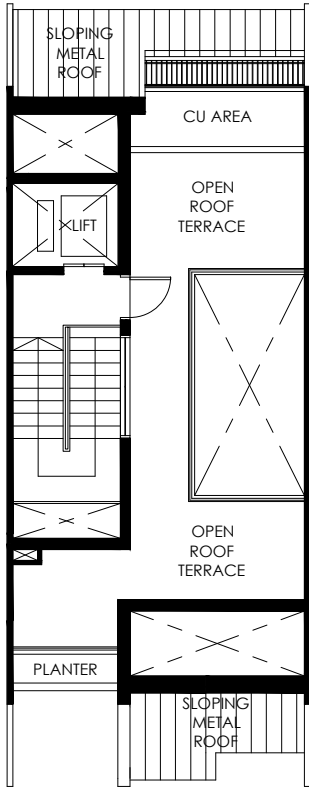
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

0

1

5

10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

DB

: DISTRIBUTION BOARD

FR

: FRIDGE

WM

: WASHING MACHINE

WC

: WATER CLOSET

TB

: TALL BOY (OVEN & STEAM OVEN)

DW

: DISH WASHER

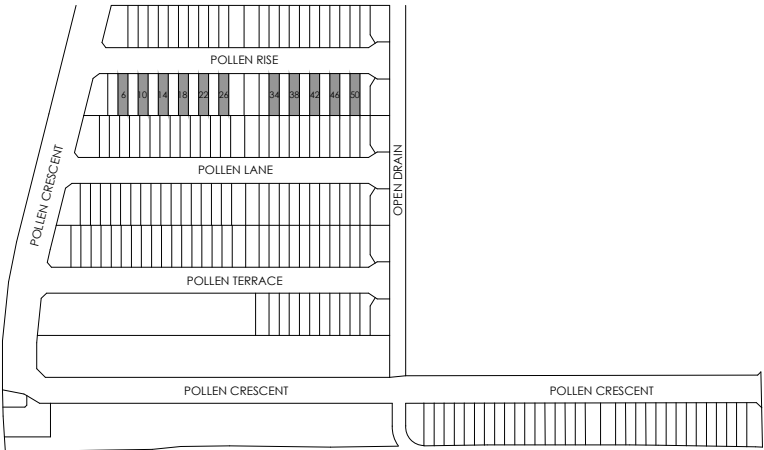
RC

: REINFORCED CONCRETE

CU

: CONDENSING UNIT

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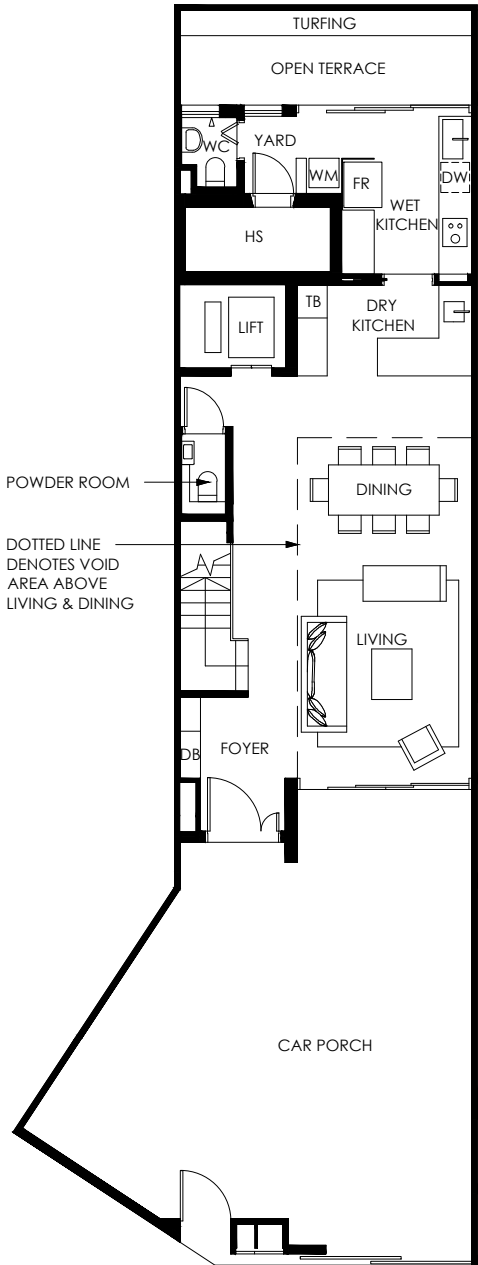


Intermediate Terrace - Type A (House No. 52 Pollen Rise)

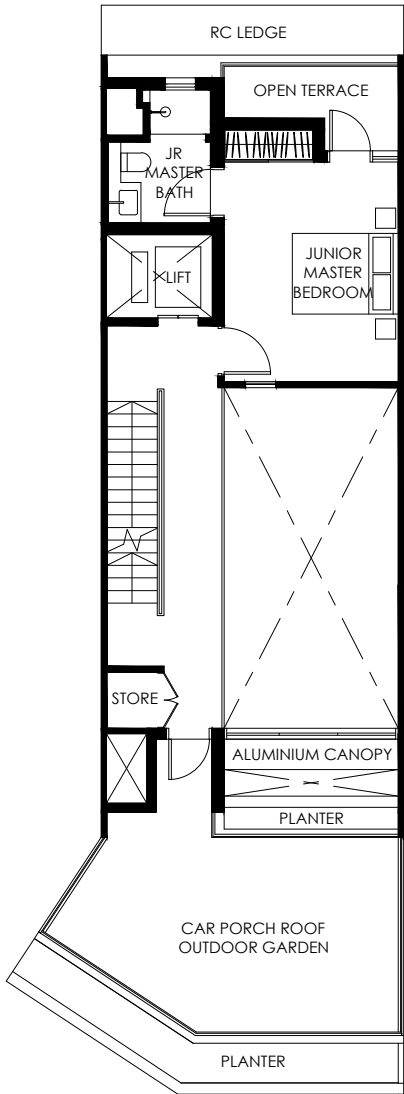
Land Area: 161.0 sq.m.

Estimated Floor Area: 426.3 sq.m.

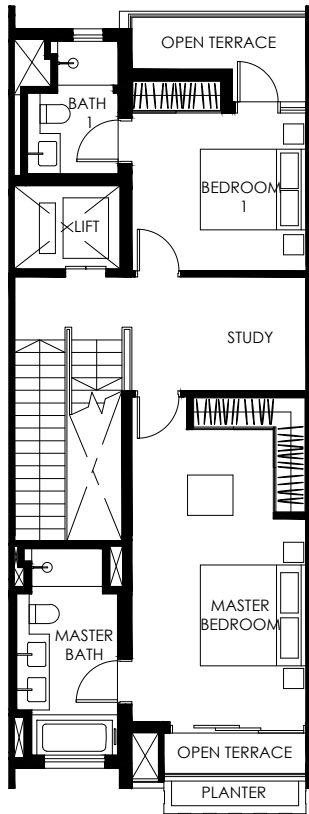
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



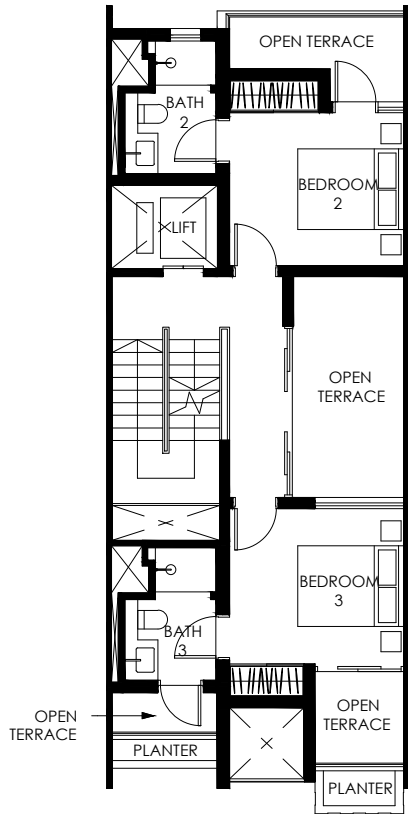
1st Storey



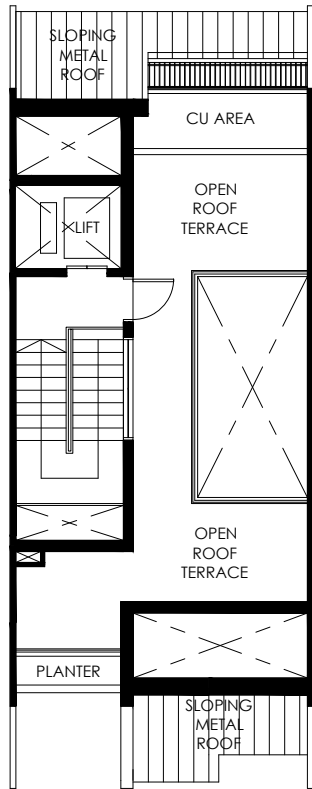
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

0

1

5

10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

DB

: DISTRIBUTION BOARD

FR

: FRIDGE

WM

: WASHING MACHINE

WC

: WATER CLOSET

TB

: TALL BOY (OVEN & STEAM OVEN)

DW

: DISH WASHER

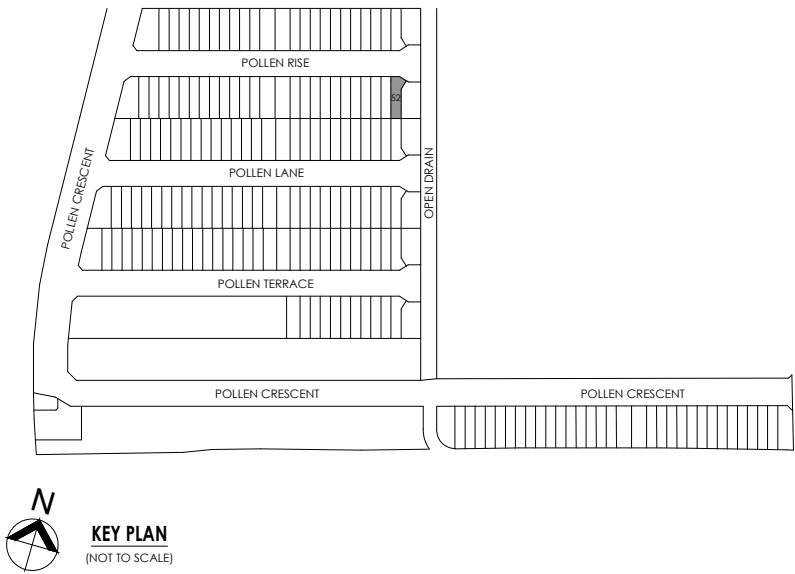
RC

: REINFORCED CONCRETE

CU

: CONDENSING UNIT

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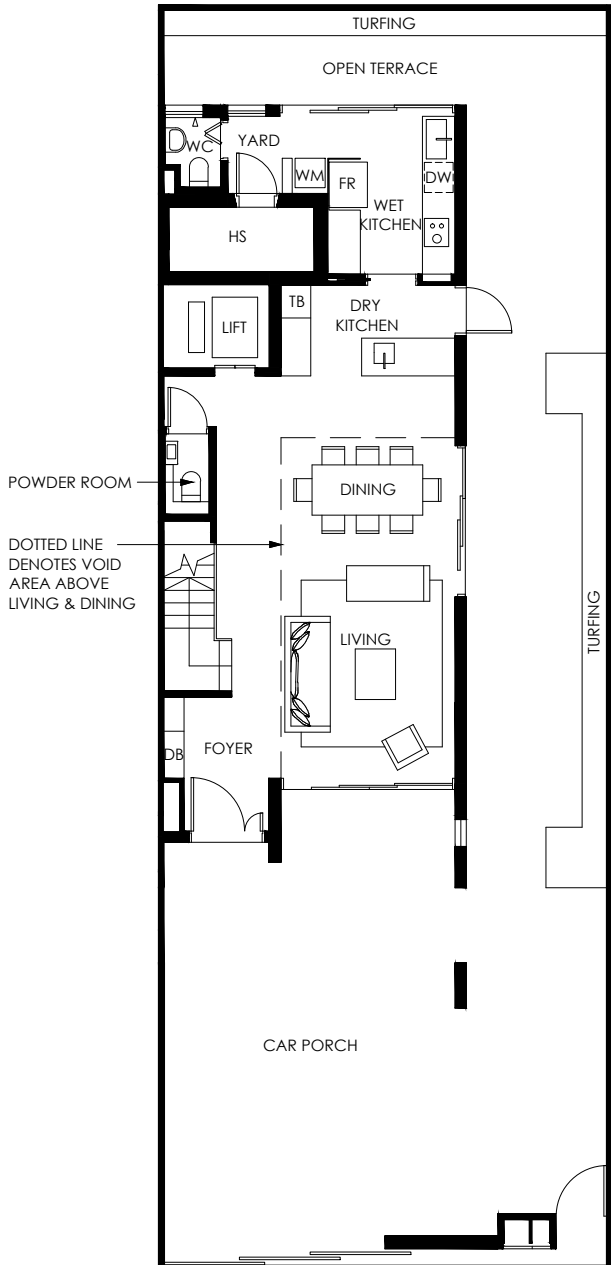


Corner Terrace - Type A1 (House No. 23,30 Pollen Rise)

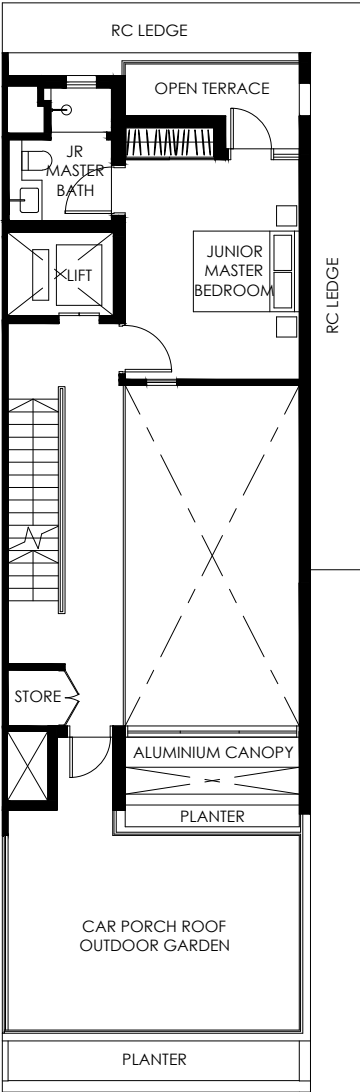
Land Area: 225.0 sq.m.

Estimated Floor Area: 435.6 sq.m.

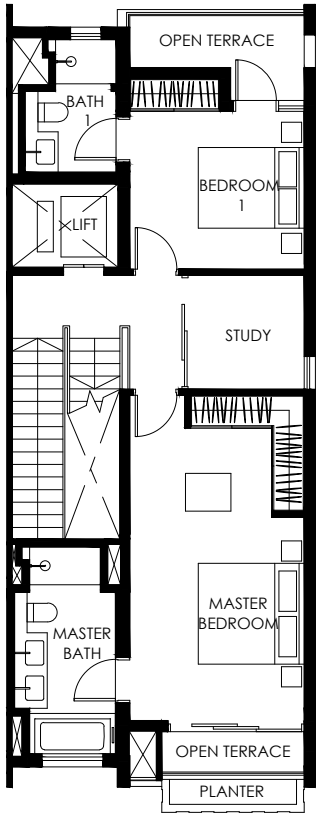
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



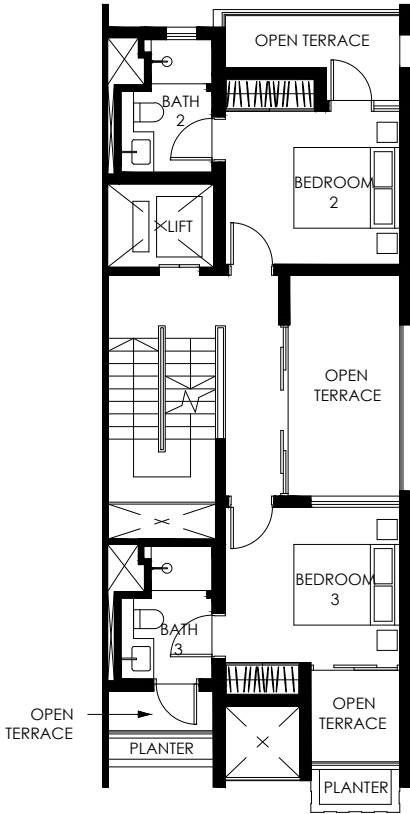
1st Storey



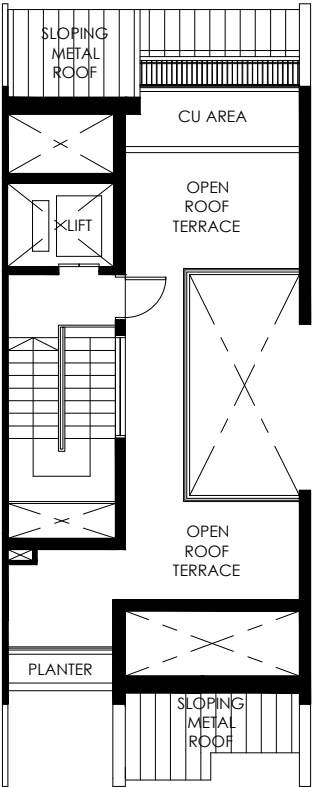
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

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10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

DB

: DISTRIBUTION BOARD

FR

: FRIDGE

WM

: WASHING MACHINE

WC

: WATER CLOSET

TB

: TALL BOY (OVEN & STEAM OVEN)

DW

: DISH WASHER

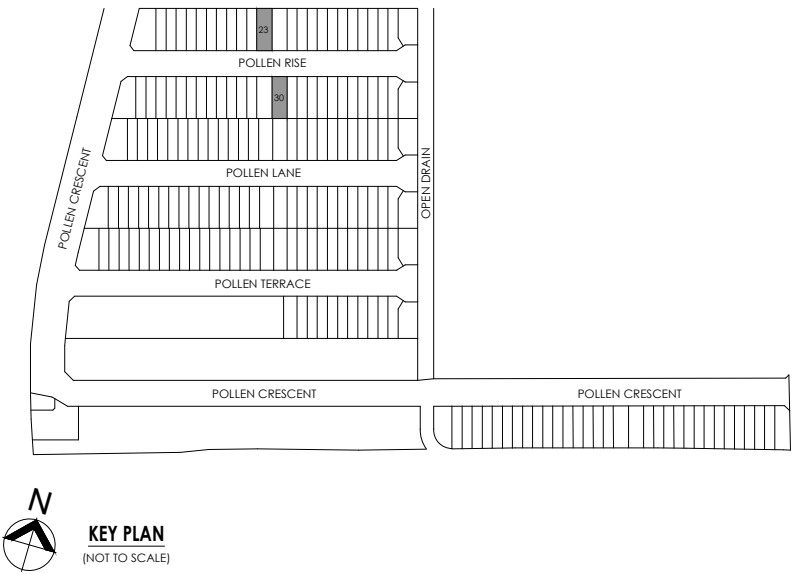
RC

: REINFORCED CONCRETE

CU

: CONDENSING UNIT

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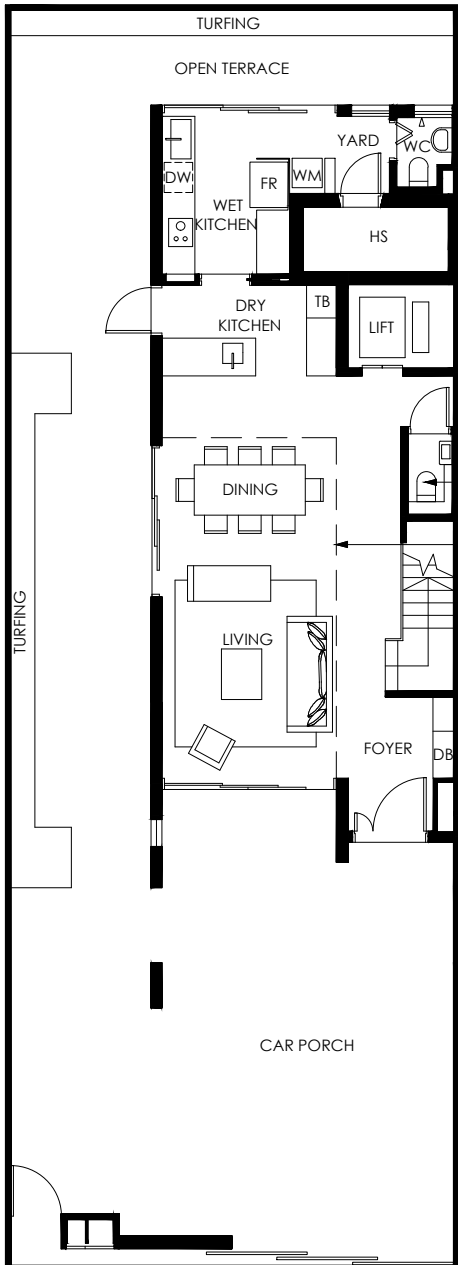


Corner Terrace - Type A1 (House No. 25,28 Pollen Rise)

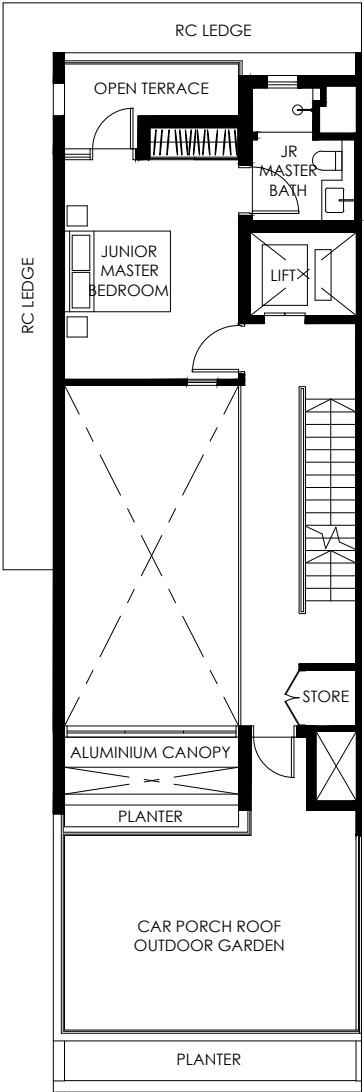
Land Area: 225.0 sq.m.

Estimated Floor Area: 435.6 sq.m.

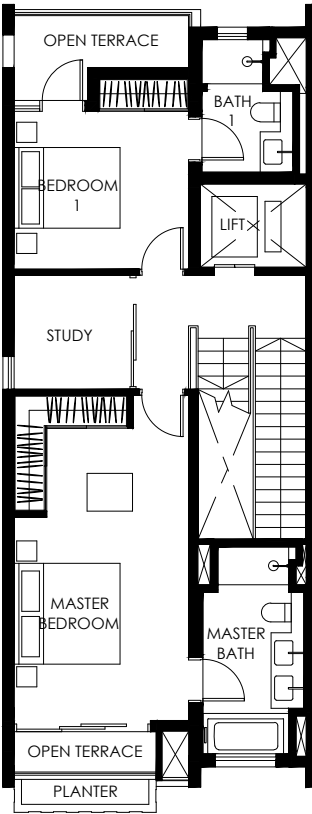
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



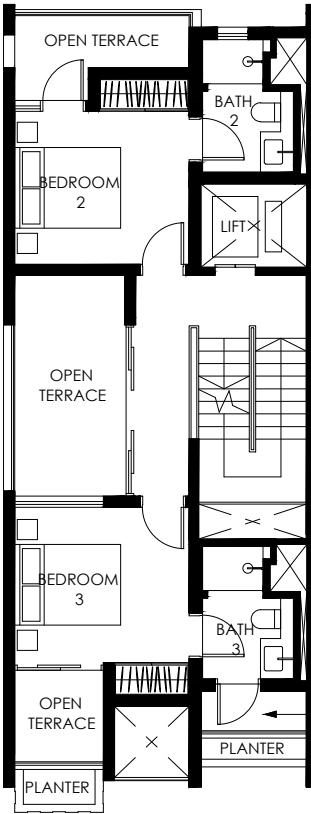
1st Storey



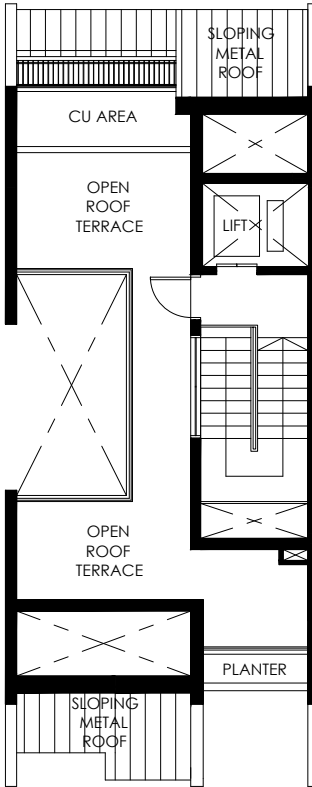
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

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10m

VOID

LEGEND: (WHERE APPLICABLE)

HS : HOUSEHOLD SHELTER

DB : DISTRIBUTION BOARD

FR : FRIDGE

WM : WASHING MACHINE

WC : WATER CLOSET

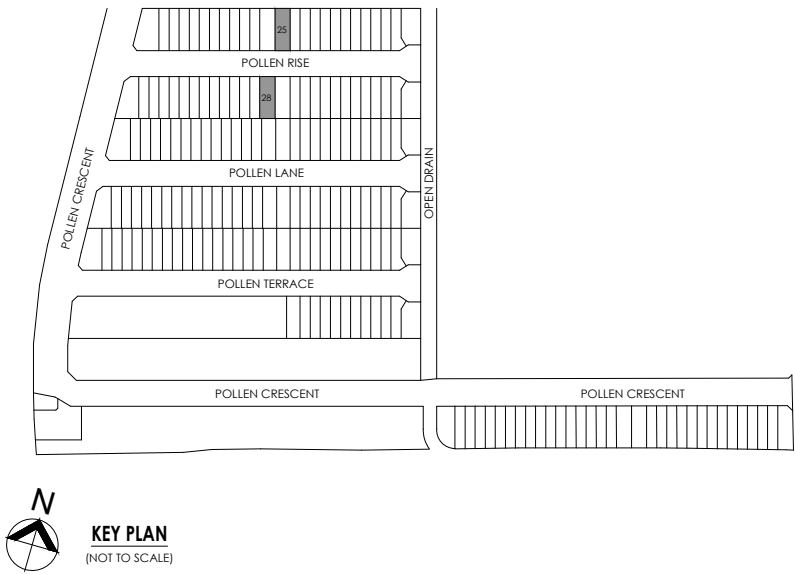
TB : TALL BOY (OVEN & STEAM OVEN)

DW : DISH WASHER

RC : REINFORCED CONCRETE

CU : CONDENSING UNIT

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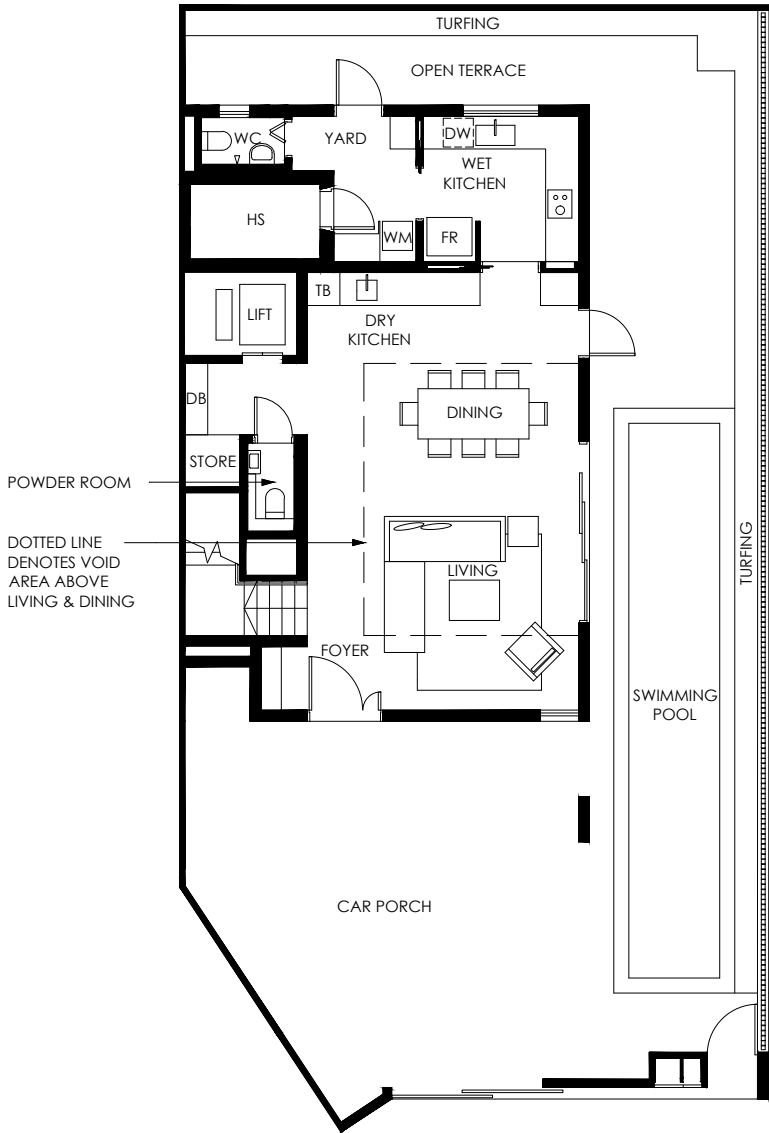


Corner Terrace - Type E1 (House No. 49 Pollen Rise)

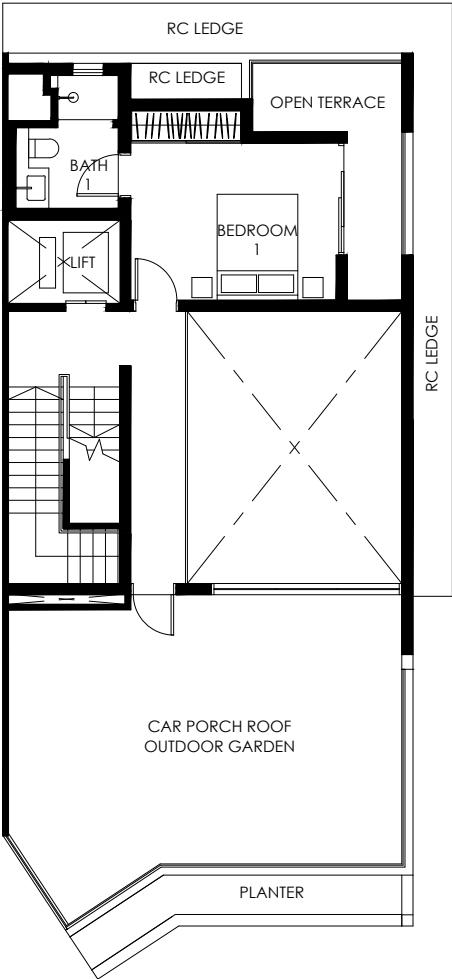
Land Area: 248.5 sq.m.

Estimated Floor Area: 493.9 sq.m.

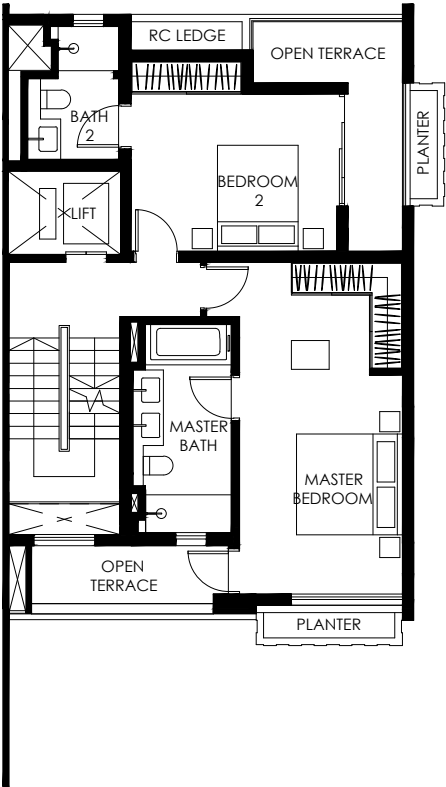
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace, planter and swimming pool



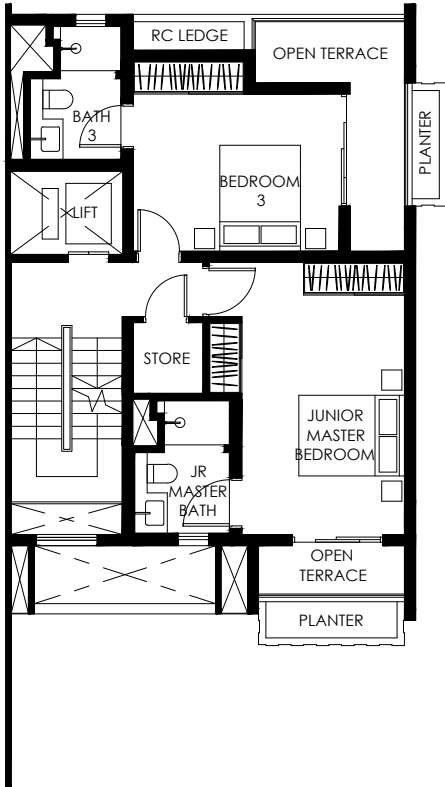
1st Storey



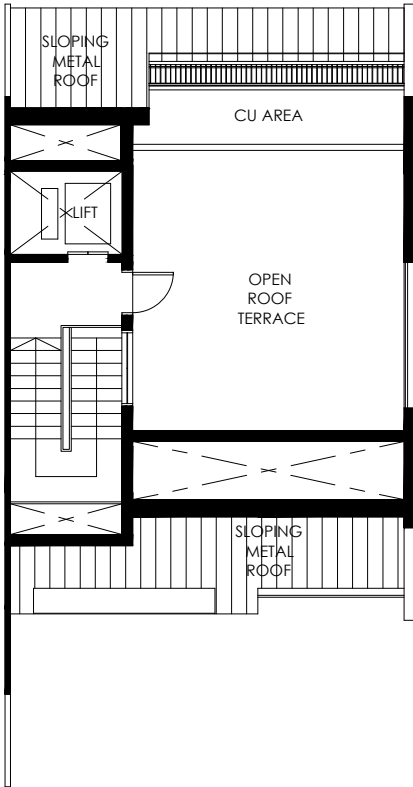
1st Storey Mezzanine



2nd Storey

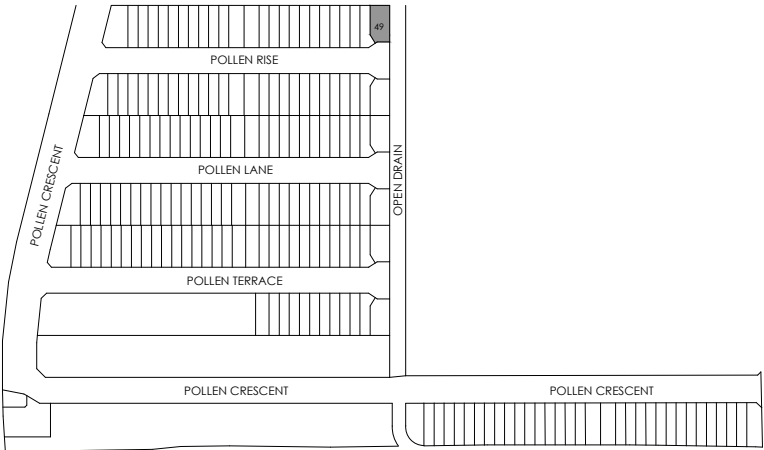


3rd Storey



Attic

- LEGEND: (WHERE APPLICABLE)
- HS : HOUSEHOLD SHELTER
  - DB : DISTRIBUTION BOARD
  - FR : FRIDGE
  - WM : WASHING MACHINE
  - WC : WATER CLOSET
  - TB : TALL BOY (OVEN & STEAM OVEN)
  - DW : DISH WASHER
  - RC : REINFORCED CONCRETE
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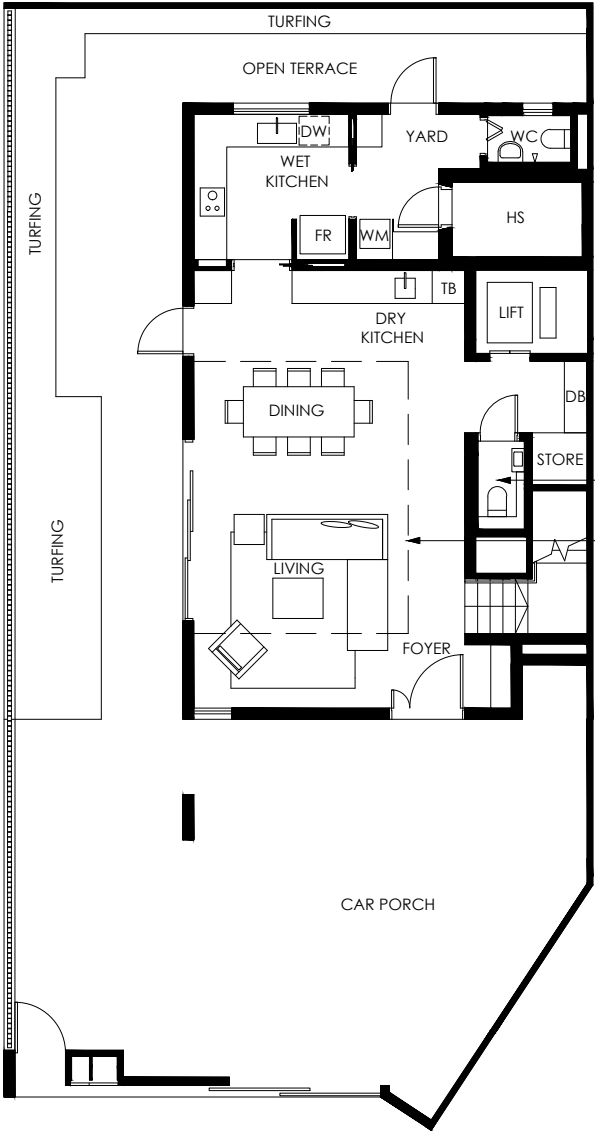


Corner Terrace - Type E1 (House No. 54 Pollen Rise)

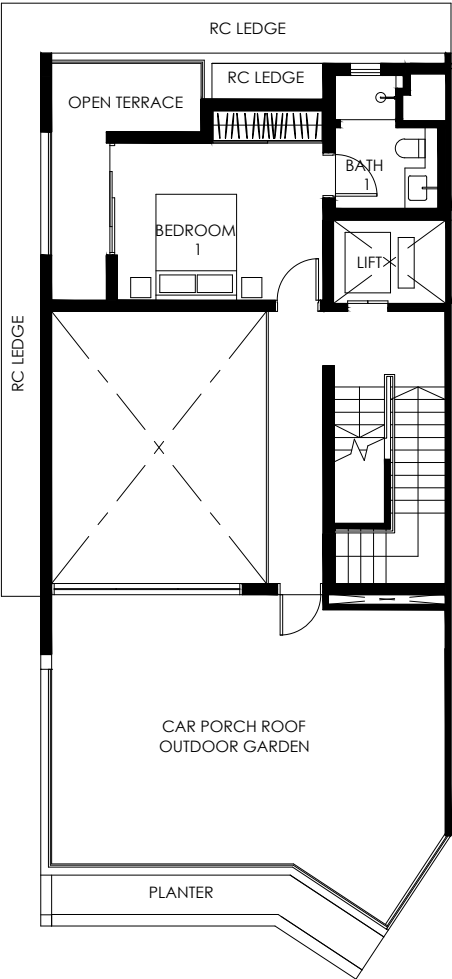
Land Area: 248.4 sq.m.

Estimated Floor Area: 474.1 sq.m.

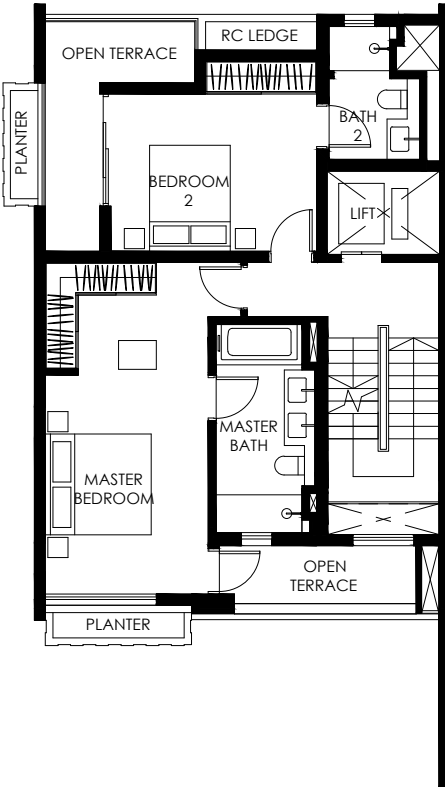
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace and planter



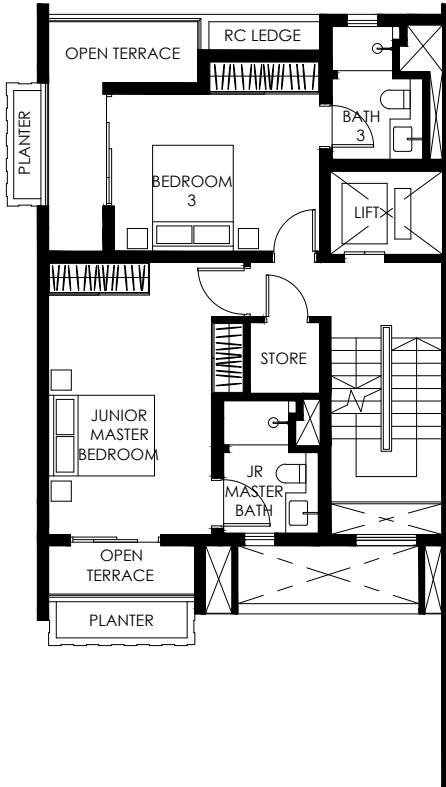
1st Storey



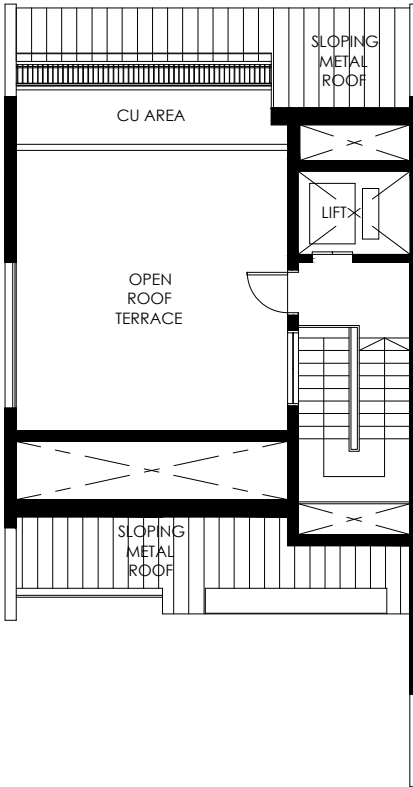
1st Storey Mezzanine



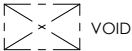
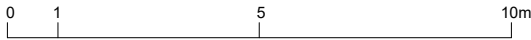
2nd Storey



3rd Storey



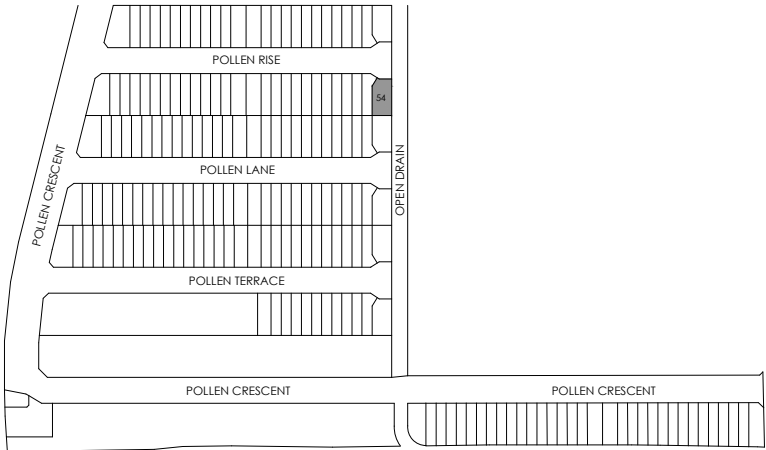
Attic



VOID

- LEGEND: (WHERE APPLICABLE)
- HS : HOUSEHOLD SHELTER
  - DB : DISTRIBUTION BOARD
  - FR : FRIDGE
  - WM : WASHING MACHINE
  - WC : WATER CLOSET
  - TB : TALL BOY (OVEN & STEAM OVEN)
  - DW : DISH WASHER
  - RC : REINFORCED CONCRETE
  - CU : CONDENSING UNIT

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KEY PLAN  
(NOT TO SCALE)

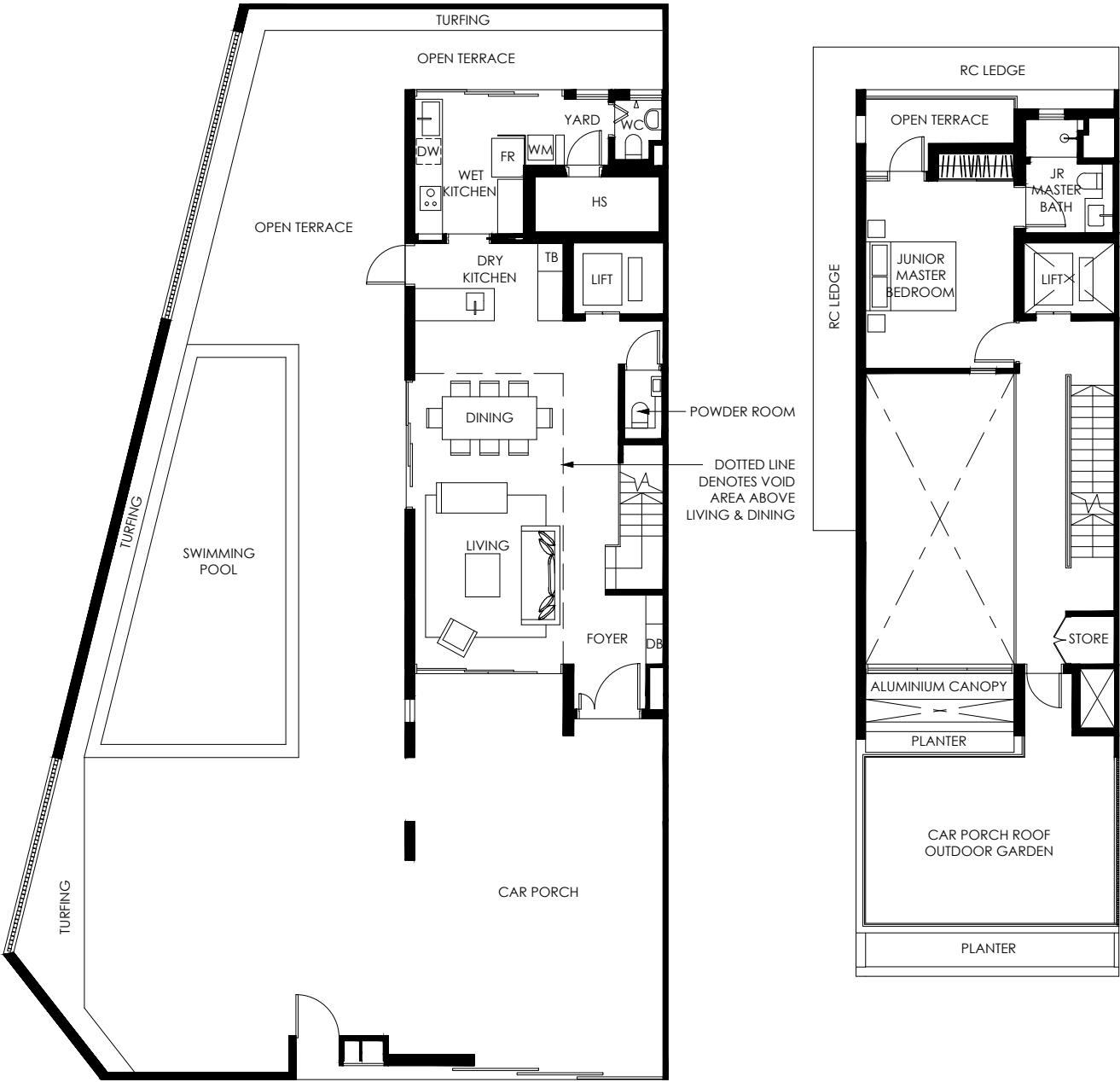


Corner Terrace - Type A2 (House No. 1 Pollen Rise)

Land Area: 322.4 sq.m.

Estimated Floor Area: 461.5 sq.m.

Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace, planter and swimming pool



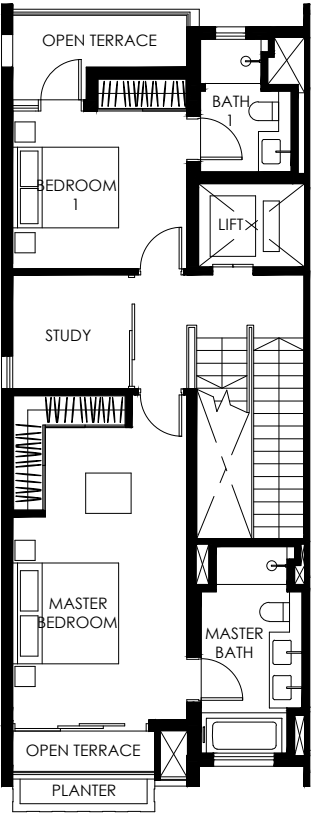
1st Storey

1st Storey Mezzanine

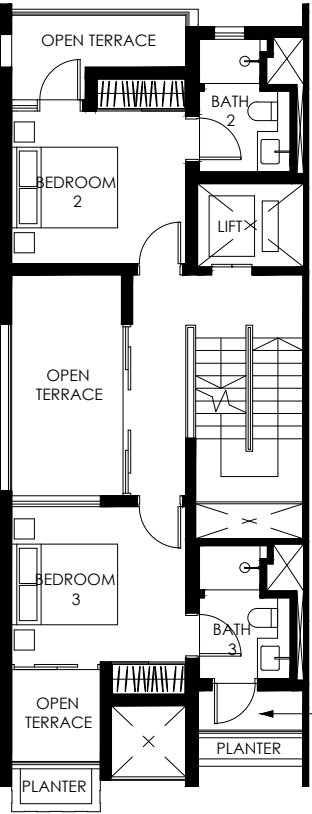
- LEGEND: (WHERE APPLICABLE)
- HS : HOUSEHOLD SHELTER
  - DB : DISTRIBUTION BOARD
  - FR : FRIDGE
  - WM : WASHING MACHINE
  - WC : WATER CLOSET
  - TB : TALL BOY (OVEN & STEAM OVEN)
  - DW : DISH WASHER
  - RC : REINFORCED CONCRETE
  - CU : CONDENSING UNIT



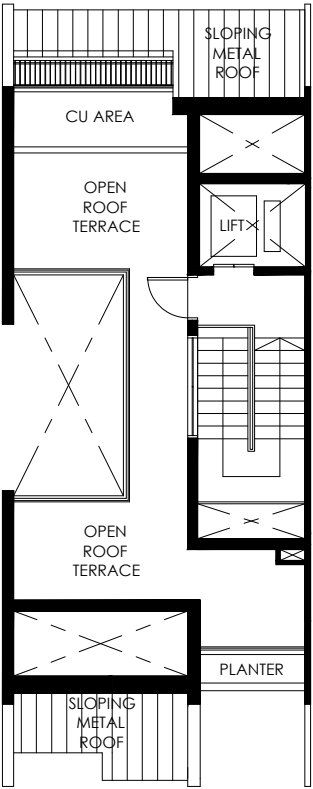
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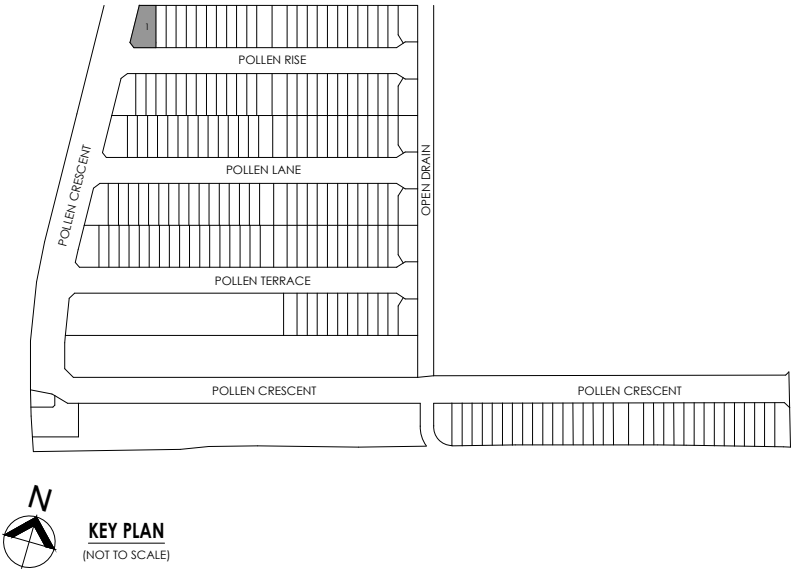
2nd Storey



3rd Storey



Attic



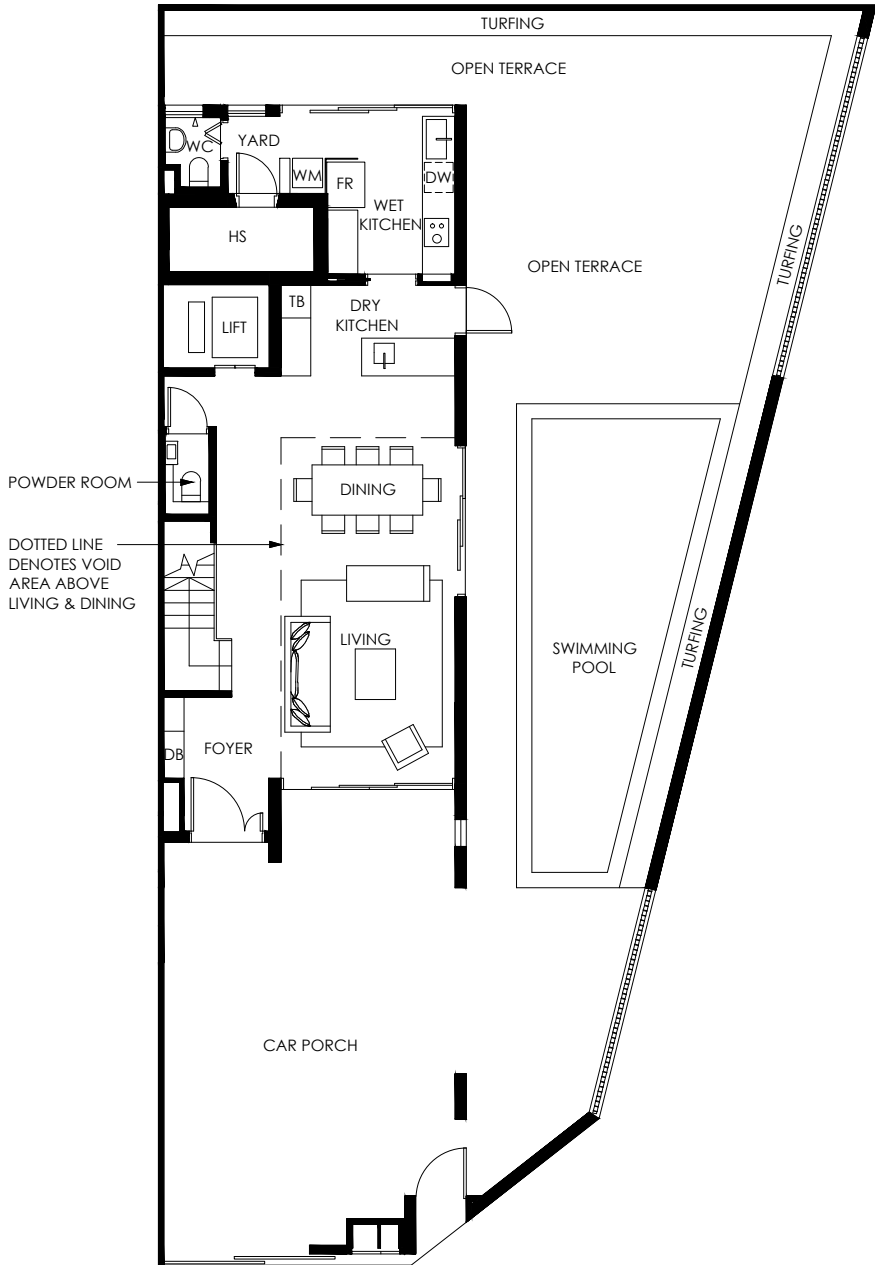


Corner Terrace - Type A2 (House No. 2 Pollen Rise)

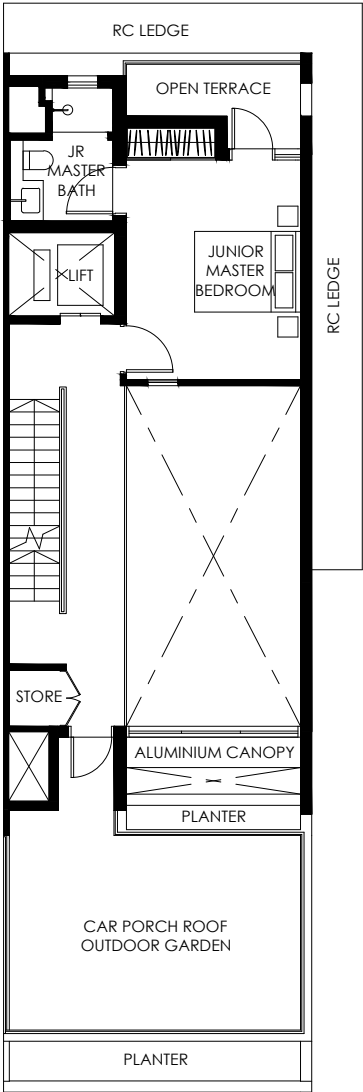
Land Area: 274.0 sq.m.

Estimated Floor Area: 456.5 sq.m.

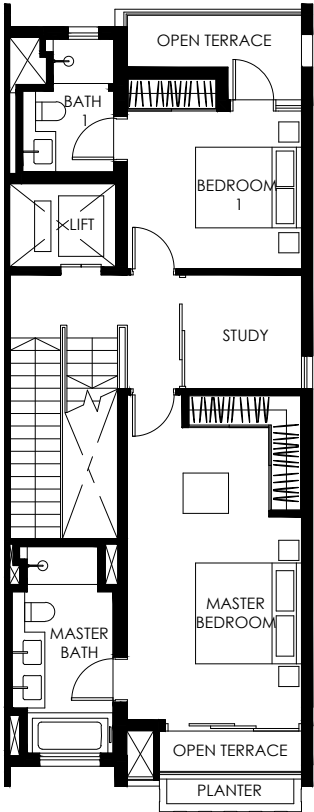
Inclusive of car porch, car porch roof outdoor garden, open terrace, open roof terrace, planter and swimming pool



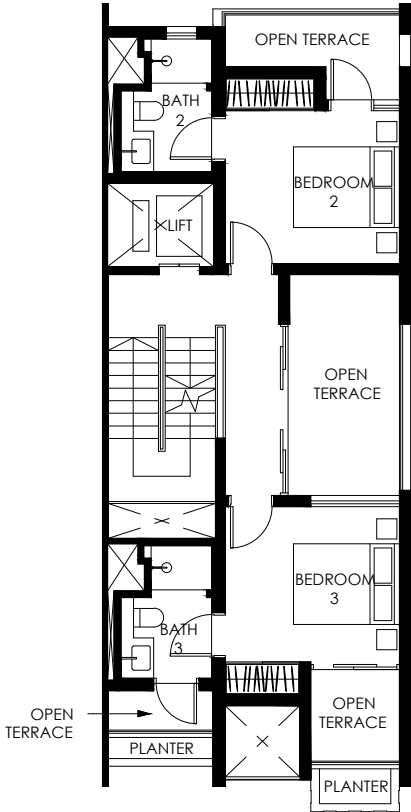
1st Storey



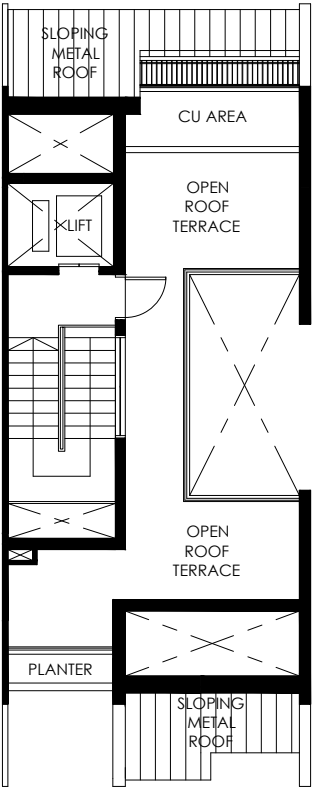
1st Storey Mezzanine



2nd Storey



3rd Storey



Attic

0
1
5
10m

VOID

LEGEND: (WHERE APPLICABLE)

HS

: HOUSEHOLD SHELTER

DB

: DISTRIBUTION BOARD

FR

: FRIDGE

WM

: WASHING MACHINE

WC

: WATER CLOSET

TB

: TALL BOY (OVEN & STEAM OVEN)

DW

: DISH WASHER

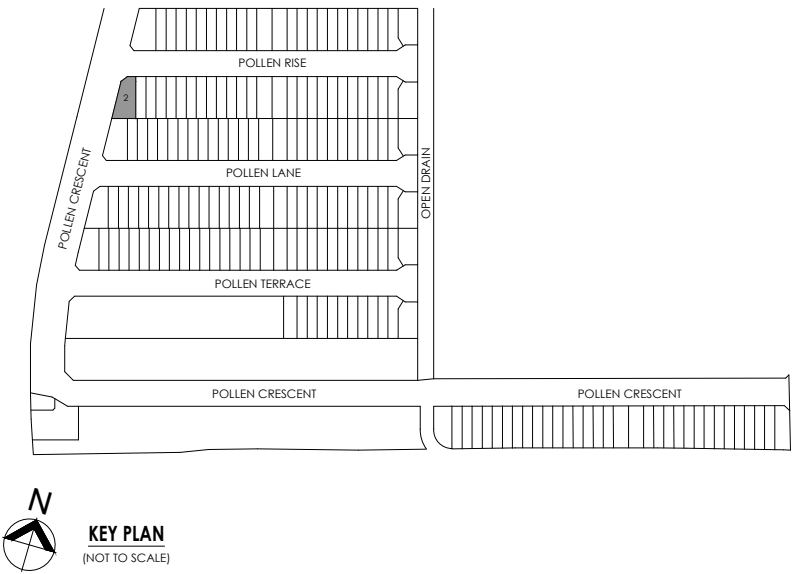
RC

: REINFORCED CONCRETE

CU

: CONDENSING UNIT

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# POLLEN COLLECTION II

8800 0333

[pollencollection2.sg](http://pollencollection2.sg)

A NEW VISION FOR LANDED LIVING



BUKIT SEMBAWANG  
ESTATES LIMITED

Name of Developer: Singapore United Estates (Private) Limited (UEN 195500005N) • Housing Developer's License No.: C1489 • Location of the Project: Lot No. 19096K, 19094T and 19093P (formerly known as Lot No. 18634W PT and 9934W PT) all of Mukim 18, Singapore at Nim Road/Ang Mo Kio Avenue 5 • Tenure of Land: Leasehold estate of 99-years commencing on 3rd April 2025 • Encumbrances on the Land: NIL • Expected Date of Vacant Possession: 30 June 2029 • Expected Date of Legal Completion: 30 June 2032

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The developer shall not be bound by any statements, representations, or promises (whether written or oral) by its salesperson or agents or otherwise, except as expressly set forth in the Sale and Purchase Agreement. The Sale and Purchase Agreement embodies the terms and conditions between the developer and the purchaser and supersedes and cancels in all respects all previous representations, warranties, promises, inducements, or statements of intention, whether written or oral, made by the developer and/or its salesperson or agents which are not embodied in the Sale and Purchase Agreement.