



ANGSANA
GOLF RESIDENCES
TOPAZ

SCHEDULE OF FINISHES

2 - 3 BEDROOM CONDOMINIUMS

General	
Internal Walls	Block with plaster and paint finish
Internal Walls	Plaster and paint / Laminate finish or Equivalent
Internal Ceilings	Gypsum with paint finish
Entry Door	Solid core with laminate finish or Equivalent
Internal Doors	Hollow core with laminate finish or Equivalent
Floor	Porcelain tiles
Lighting	Recessed or Surface mounted LED downlights
Air Conditioning	One-way cassette type
Communication	Data outlet
Television	Data outlet
Bedrooms & Wardrobes	
Floor	Engineered wood or Equivalent
Walls	Plaster and paint / Laminate finish or Equivalent
Internal Ceilings	Gypsum with paint finish / Ceiling fan
Built-in Wardrobe	PB / Melamine or Equivalent
Bathrooms	
Floor	Porcelain tiles with rated slip resistance
Walls	Porcelain tiles
Ceiling	Moisture resistant plasterboard with paint finish
Tapware	Shower & Basin mixers
Sanitary Ware	Smart toilet (for master bathroom) / Ceramic wash basin / Bathtub
Accessories	Towel rails & Robe hooks
Hot Water	Storage water heater
Shower Screen	Tempered glass
Living Area	
Floor	Porcelain tiles
Walls	Paint finish / Wallpaper
Internal Ceilings	Moisture resistant plasterboard with paint finish / Ceiling fan
Cabinet	PB / Melamine or Equivalent
Kitchen & Pantry	
Sink & Tapware	Stainless steel sink and mixer
Joinery / Cabinet	High moisture resistance board / Melamine finishes or Equivalent
Hot Water	Storage water heater
Countertop	Marble or Equivalent
Backsplash	Porcelain tiles or Equivalent
Basic Appliances	Induction hob / Extractor hood / Combi microwave-oven
External	
Terrace Floor	Porcelain tiles with rated slip resistance
External Walls	Plaster and paint finish
Windows & Doors	uPVC / Aluminium
Railing	Aluminum or Equivalent

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ANGSANA GOLF RESIDENCES TOPAZ - MATERIALS SELECTION

2-3 BEDROOM CONDOMINIUMS & 2-3 BEDROOM PENTHOUSES



- 1. GENERAL AREA – CEILING**
Painted
- 2. LIVING – GENERAL FLOOR**
Porcelain tiles
- 3. LIVING – WORK FROM HOME**
Laminate
- 4. LIVING – TOP KITCHEN**
Marble
- 5. LIVING – SKIRT KITCHEN**
Aluminum extrusion hairline

- 6. LIVING / BEDROOMS - SKIRT**
Plastered cement skirting
- 7. LIVING / BEDROOMS – WALL**
Texture paint
- 8. BEDROOMS – FLOOR**
Engineered wood
- 9. BEDROOMS – ACCENT HEADBOARD**
Laminate
- 10. BEDROOMS – HEADBOARD**
Wallpaper

- 11. BEDROOMS – HEADBOARD**
Wallpaper
- 12. BEDROOMS – BUILT-IN CLOSET**
Wallpaper
- 13. BEDROOMS – BUILT-IN CLOSET**
Laminate
- 14. BEDROOMS – CLOSET**
Laminate
- 15. BEDROOMS / CLOSET – GLASS DOOR**
Frosted glass
- 16. BATHROOMS – FLOOR**
Porcelain tiles
- 17. BATHROOMS – WALL**
Porcelain tiles
- 18. BATHROOMS – ACCENT WALL**
Porcelain tiles
- 19. BATHROOMS – ACCENT WALL**
Porcelain tiles
- 20. BATHROOMS – COUNTER**
Synthetic stone – quartz
- 21. BATHROOMS – UNDER COUNTER**
Wood laminate
- 22. ROOFTOP – FLOOR (FOR PENTHOUSE ONLY)**
Porcelain tiles (wood-look)
- 23. STAIRS TO ROOFTOP & ACCENT WALL (FOR PENTHOUSE ONLY)**
Porcelain tiles-non-slip
- 24. SWIMMING POOL (FOR PENTHOUSE ONLY)**
Terra Cotta tiles