



ROYAL  
PLATINUM





DISCOVER  
**SERENITY**  
IN THE  
**CITY**

静中带旺  
独秀一城



BEYOND A  
CITY LIFESTYLE,  
**STEP IN &  
STEP UP**  
TO LIVING ABOVE  
THE REST

超群的城居方式  
**更上一层楼**  
开展您更出彩的生活

Be a part of the exclusive in an iconic residence in the heart of Phnom Penh. Indulge in your own brand of luxury - where regal living concepts meets contemporary lifestyle. From a futuristic facade to outstanding interiors, enjoy all the best things in life here at Royal Platinum.

2 levels of multi-storey parking | 3-tier security access for residences

凭借未来感十足的外观气派，这个令人瞩目的住宅项目一举成为金边市显赫的标志性建筑。其出类拔萃的内部设计，完美结合了当代的生活方式；这正是为您量身建设的奢华住宅，精心为您缔造如同帝王等级的尊荣生活。入居Royal Platinum，意味着开启您人生所有的美好体验。

2层停车场 | 3层式住宅出入保安系统

## FUTURISTIC FACADE DESIGN

- Residential and commercial mixed development
- Joint development by Cambodian and Singaporean developers with full consultant team
- Designed by Singapore Architect Consultant Firm Swan & Maclaren

### 超前未来感 外观设计

- 住宅和商业综合开发项目
- 由柬埔寨和新加坡开发商联合开发，拥有完整的顾问团队
- 由新加坡双迈建筑顾问有限公司设计事务所设计



A SOUGHT-AFTER  
ADDRESS IN THE  
HEART OF UPSCALE

# PHNOM PENH

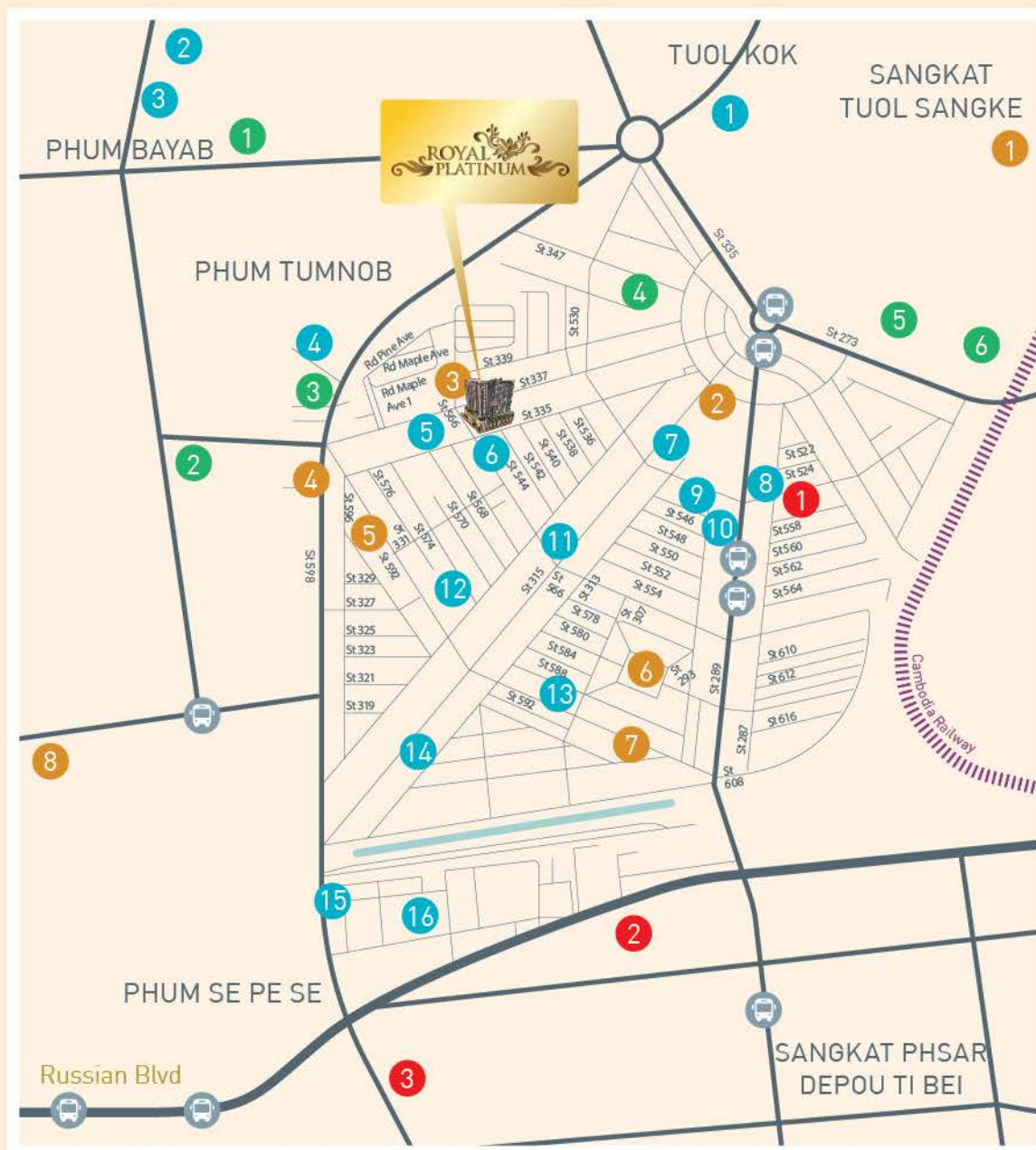
倍受追捧的  
**金边**  
高端黄金地段

An elite address with convenience at your door step. Get use to prime connectivity daily. Be it for play, work or study, Royal Platinum boasts a location that let you enjoy the ease of accessibility to all your favourite hotspots.

Royal Platinum坐拥极其优越的黄金地段，周边各种设施齐全，全在您举步之遥。在这精英人气的地段，无论在任何时刻，您都能享有四通八达、便捷顺畅的交通便利，不论是玩乐，工作或学习需要，都能无缝衔接您最爱去的目的地。

# ENJOY CONVENIENCE & CONNECTIVITY LIKE NEVER BEFORE

享受前所未有的通联与便利



## Education 教育

1. Cambodia University for Specialties
2. Pannasastra International School (PSIS)
3. Pannasastra International School (Sensok Campus)
4. Cambodia Adventist School
5. Western International Academy
6. Albert International Academy
7. Paragon International University
8. Western University
9. University of Economics and Finance
10. Western International Academy
11. Paragon International School
12. Indradevi High School
13. Beijing International Academy
14. Pannasastra University of Cambodia
15. Cambodia Korea Cooperation Center
16. Royal University of Phnom Penh

## Shopping 商场

1. Tuol Songke Market
2. TK Avenue
3. Bayon Supermarket
4. Natural Garden
5. Hana TV Home Shopping
6. Toul Kork Market
7. Thai Huot Market (TK)
8. Cambodian Superstore

## Sports 体育

1. Real Soccer
2. AIA Stadium Home of Western
3. RooY7 Sport Club and Minibar
4. Premium Sports Club
5. Good Time Health and Fitness
6. International Youth Sport Club

## BRT Transport 快速公交运输

## Healthcare 医疗保健

1. Khema Clinic
2. National Pediatric Hospital
3. Preah Kossamak

## Cambodia Railway 柬埔寨铁路



Get the best out of your city lifestyle. Modern amenities all around for the outgoing urban dweller: 尽情享受您精彩的城居生活吧！各类现代化设施应有尽有，能够充分满足经常外勤的城市居民需求：

- Nearby various international schools
- 1 minute drive to TK Avenue
- Affluent neighbourhood
- 10 mins drive to central business district of Phnom Penh City
- 30 mins drive to Phnom Penh Special Economic Zone
- 5 mins drive to Toul Kork business centres
- 15 mins drive to Grand Phnom Penh Golf Course
- 20 mins drive to Phnom Penh International Airport
- 10 mins drive to Aeon Mall Sen Sok City
- 10 mins drive to Makro Cambodia Grocery Wholesale Mall
- 10 mins drive to Global House Construction and Furniture Mall
- Opposite Bayon super market

- 附近设有多所国际学校
- 1分钟车程至TK Avenue堆谷广场
- 富裕的四邻社群
- 10分钟车程至金边市中心商业区
- 30分钟车程至金边经济特区
- 5分钟车程至Toul Kork堆谷商业中心
- 15分钟车程至Grand Phnom Penh大金边高尔夫球场
- 20分钟车程至金边国际机场
- 10分钟车程至Sen Sok森索永旺商场
- 10分钟车程至柬埔寨万客隆杂货批发商场
- 10分钟车程至Global House建筑与家具商城
- 巴戎超市对面

# THRIVING CITY

## WITH FUTURE-FORWARD GROWTH

A Southeast Asian country on the rise, Cambodia has seen rapid economic progress in the last decade. Cambodia's GDP is expected to reach 7.0% in 2019\*, putting this country on the map as one of the fastest growing economies in Asia.

Source: Asian Development Bank



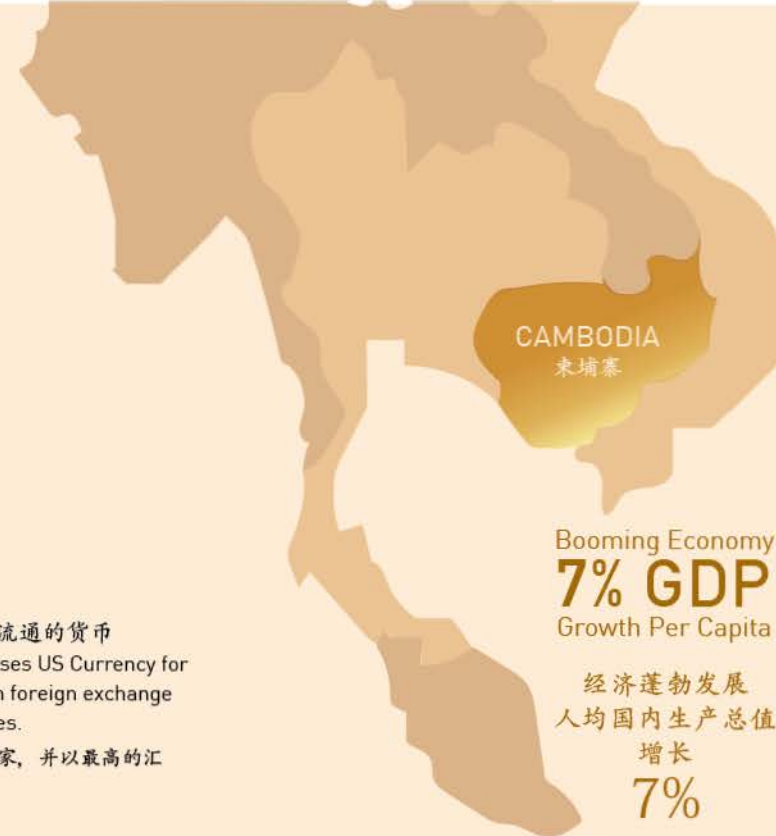
## 欣欣向荣的城市

### 放眼未来蓬勃成长

作为一个崛起中的东南亚国家，柬埔寨在过去10年里的经济发展突飞猛进。2019年，柬埔寨的国内生产总值预计将增长7.0%\*，使该国成为亚洲增长最快的经济体之一。

资料来源：亚洲开发银行

Artist Impression Only 效果图仅供参考



CAMBODIA  
柬埔寨

Booming Economy  
**7% GDP**  
Growth Per Capita

经济蓬勃发展  
人均国内生产总值  
增长  
**7%**

- 1. Free currency in circulation 自由流通的货币**  
Cambodia is the only country in Asia that uses US Currency for property purchases and provides minimum foreign exchange control with the best foreign exchange rates.  
柬埔寨是亚洲唯一可使用美元购置房产的国家，并以最高的汇率提供最低限度的外汇管制。
- 2. Best regional investment 最佳的区域投资**  
Cambodia joins the World Trade Organization (WTO) in 2004, while ASEAN countries enjoy the advantages of regional investment policy.  
柬埔寨于2004年加入世界贸易组织，而东盟国家享有区域投资政策的优势。
- 3. Soaring market economy 市场经济腾飞**  
Cambodia's GDP is growing at a rate of 7.4% per annum, making it one of the fastest growing countries in the past 10 years.  
柬埔寨国内生产总值正以每年7.4%的速度增长，成为过去10年增长最快的国家之一。
- 4. Booming tourism market 旅游市场蓬勃发展**  
Angkor Wat, one of the seven wonders of the world attracts tourists from all over the globe. Cambodia's tourism has an average annual growth of 14% for the past 5 years.  
世界七大奇迹之一的吴哥窟吸引了来自世界各地的游客。  
过去5年，柬埔寨旅游业平均每年增长14%。
- 5. Labour intensive industries 劳动密集型产业**  
Cambodia's fast-growing economy consists of mainly a young and energetic work force.  
柬埔寨快速增长的经济主要由年轻而精力充沛的劳动人口组成。

Phnom Penh is the capital and economic centre of Cambodia. With an average growth rate of approximately 7% per annum, it is a hub for foreign investment, security, politics and diplomacy. With its current economic boom, the city's robust growth is propelling it to become one of the top destinations in the Asian region.

From a myriad of shopping centres, luxury hotels and skyscrapers, complemented by its dazzling selection of F&B and nightlife options, it is a city life with its sights set on the future.

受惠于国内约7%的年均增长率，金边已发展成为柬埔寨的首都和经济中心，俨然成为外国投资、安全、政治和外交的中心。在国内经济繁荣的助力下，这座城市也的发展日新月异，成为亚洲的投资重点地区之一。

从无数的购物中心，豪华酒店和摩天大楼，到令人目不暇给的餐饮和夜生活选项，这座城市无时无刻都在演绎精彩纷呈，放眼未来的亮丽面貌。





A FULFILLING  
LIFESTYLE WHERE YOUR  
**DEFINITION  
OF LUXURY**  
COMES TO LIFE

意义非凡的生活方式，  
让您的**奢华定义**  
梦想成真

This is where urban luxury is brought into reality within a thriving environment. Royal Platinum will make its mark as one of Phnom Penh's first exclusive integrated developments. Life here is one where boundless choices awaits you - where upscale residences are perfectly matched with luxurious commercial and lifestyle options.

在一片欣欣向荣的环境中，这城市的奢华质感正在逐步实现，而独树一帜的Royal Platinum，也将成为金边开创先河的显赫型综合发展项目之一。奢华的高档住宅，与精彩纷呈的商业活动、多姿多彩的生活方式完美匹配，相得益彰；除了在此安居乐业，等待您的更是无穷的潜力和机遇！

Artist Impression Only. 效果图仅供参考

Artist Impression Only. 效果图仅供参考

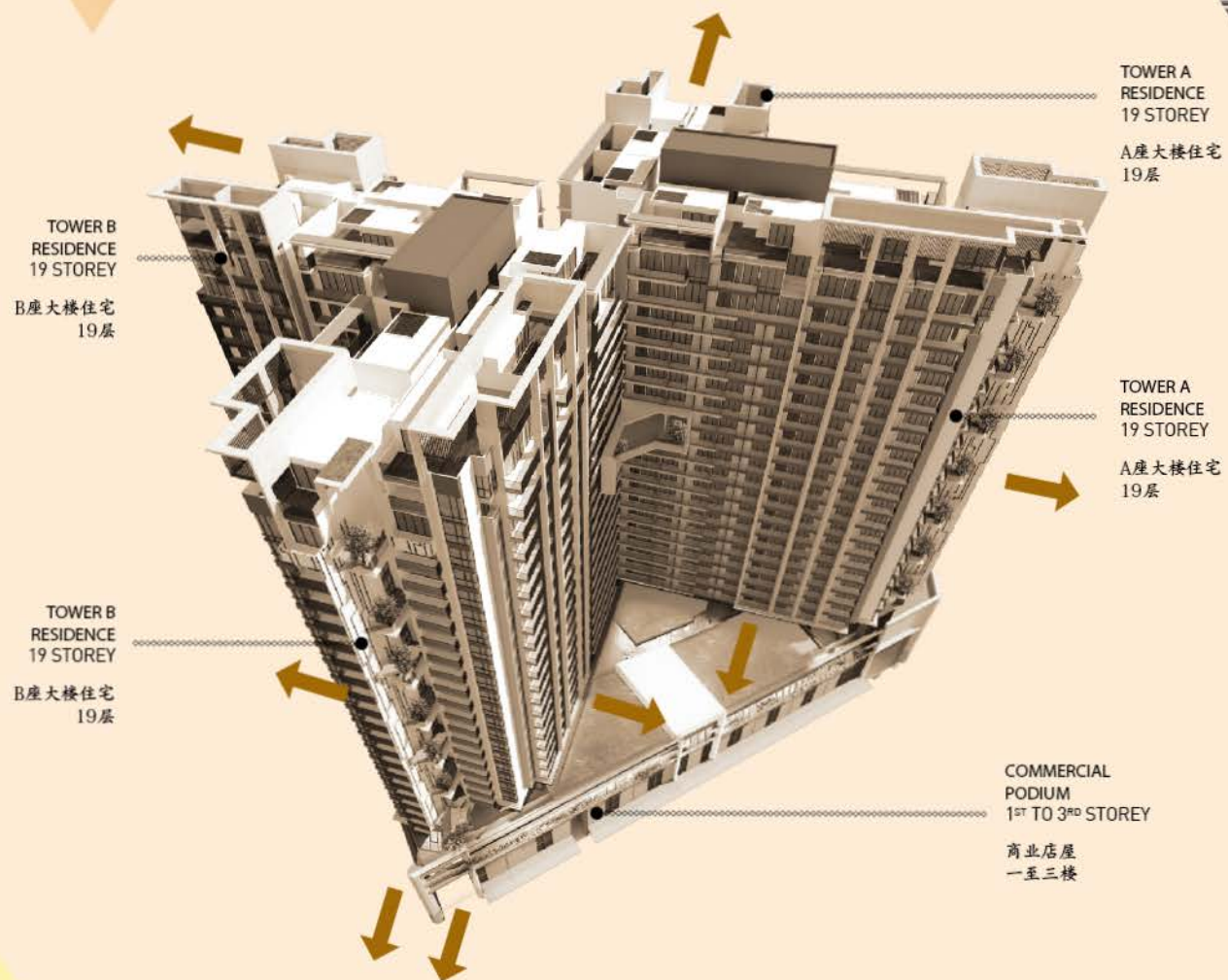
Artist Impression Only. 效果图仅供参考

A modern high-rise apartment building with a rooftop pool and lush landscaping. The building features multiple balconies with glass railings and potted plants. The rooftop pool is surrounded by lounge chairs, umbrellas, and tropical plants. In the background, a city skyline is visible under a clear blue sky.

## IMPRESSIVE CITY VIEWS FROM EVERY ANGLE

Wake up to the world atop of the city. Every resident can have their own priceless view here in Royal Platinum. Whether it is the sunrise or the city night lights, there are two towers with the addition of open-air sky gardens that gives one a city view that is truly unrivaled.

- All 8 directions with unobstructed panoramic view for residential units
- Super Penthouse units (3-storey sky villas)
- 70% 1 bedroom/studio units



Artist Impression Only 效果图仅供参考



## 一览无遗令人赞叹的 城市胜景

在Royal Platinum, 每一户居民都能饱览无价之至的城市景观。试想象一下, 当您一觉醒来时, 就居高于全城之顶! 从朝霞盛迎的日出, 到城里华灯初上的缤纷夜色, 这里的四座大楼, 加上露天的空中花园, 时刻为您献上风光无限的难得胜景。

- 每户住宅单位均可将八方景观尽览无遗
- 超级楼阁公寓 (3层式空中别墅)
- 70%的单卧室/工作室单位

A SUPERB SELECTION OF  
**EXCLUSIVE  
FACILITIES**  
TO ENLIVEN YOUR LIFESTYLE

绝佳的  
**专属设施选项**  
活跃您的生活方式



\* illustration subject to change 图片可能有变动

FACILITIES PLAN 设施平面图

Plan out your day with a dedicated facilities floor at your disposal. Unwind at the VIP lounges or stay active in the gym or pools. Indulge like it's a resort getaway, only better.

Open-air sky gardens/decks on both towers | One entire floor dedicated to clubhouse and facilities | Yoga & BBQ areas | Exclusive clubhouse restaurants

好好安排自己宝贵一天，充分享用为您精心准备的专用设施！您可选在会所内放松身心，养精蓄锐，或在健身房、多功能工作室中加强锻炼，不断充电。这里就是您的专属度假胜地，甚至更尽善尽美的体验。

双大楼设有露天空中花园/甲板 | 一整层楼为会所和设施专用 | 瑜伽和烧烤区 | 专属会所餐厅

- |                                   |                                 |
|-----------------------------------|---------------------------------|
| 1 JACUZZI 按摩浴缸                    | 10 LOUNGE 休息室                   |
| 2 POOL DECK 泳池甲板                  | 11 BBQ PAVILION BBQ 烧烤区         |
| 3 POOL WITH CABANA 小屋游泳池          | 12 OUTDOOR DINNING TABLE 户外餐桌   |
| 4 SEATING AREA 休息区                | 13 HALF BASKET BALL COURT 半场篮球场 |
| 5 OUTDOOR SHOWER 户外淋浴             | 14 STEAM & SAUNA 蒸汽桑拿房          |
| 6 POOL BED WITH WATER SPOUTS 喷水泳池 | 15 SPA & MASSAGE 水疗和按摩间         |
| 7 MAIN POOL 游泳池                   | 16 RECEPTION 服务柜台               |
| 8 KID POOL 儿童泳池                   | 17 GYM 健身房                      |
| 9 PLAYGROUND 儿童游乐场                | 18 RESTAURANT 餐厅                |
|                                   | 19 GARDEN 园林景观                  |

## FACILITIES INSPIRED BY THE BEST OF NATURE

设施灵感源于  
自然之最

Each element is carefully selected and incorporated to create an atmosphere that reflects the luscious beauty of nature, resulting in rich and elegant facilities for your pure enjoyment.

这里的每一种元素，都经过精挑细选而成，除了为住户营造丰富而纯粹的设施高端体验之外，更全心全意为您献上赏心悦目、美不胜收的大自然氛围。

GREEN 绿境

STONE 岩石

WOOD 树木

WATER 水



## DIVE INTO PLEASURE

乐不止潜

Go for a refreshing swim at the pool and watch your stress melt away as you immerse in the cool water.

在泳池中尽情畅游，在清凉的池水中浸泡着，您平日的紧张压力也将得以纾解，随流而去。





PLAY TO YOUR  
**HEART'S  
CONTENT**

尽兴玩 乐

Play, bond and get excited. Have a friendly game of basketball with your family and friends at the basketball court.

大伙儿难得团聚，投入互动玩乐，势要兴高采烈到底！闲时不妨和家人好友组织一下，在篮球场上比比身手，来一场酣畅淋漓的友谊赛。

Artist Impression Only 效果图仅供参考

## UNWIND AND REJUVENATE YOURSELF

稍稍放松让自己  
活力再现

If you are looking for rest & relax, sweat it out at the gym, relax into your favourite pose at the yoga areas or have a BBQ party at the facilities deck.

若想放松一下，您大可在健身房挥汗如雨，或在瑜伽专区练习你的拿手动作，令自己更加平心静气、身心舒泰，当然，您也可在设施专区办一场烧烤盛会，好好放松心情。

Artist Impression Only 效果图仅供参考

Artist Impression Only 效果图仅供参考



## WINE AND DINE IN LUXURY

美酒佳肴品尝**奢华**

Explore tantalizing menus at Royal Platinum's exclusive clubhouse restaurants. Invite friends over and have a great time that is made for your tastes.

美好良辰，总是离不开美味！欢迎您光临Royal Platinum的专属会所餐厅，一道道的美食探奇任您开动，或者邀请好友前来做客，大家一同欢庆味蕾盛开的聚餐好时光。



# A CHOICE OF LUXURY HOMES TO BE ENVIED

## 人人称美的 豪宅选择

Live it up in chic studios or indulge in pure grandeur with 3 and 4-bedroom, triple-storey penthouses. Find your own style of living here, with homes that will match any desire.

- Efficient layouts maximise internal space for all units

在此安居，为自己精心规划与众不同的生活面貌！您可选择在别致的工作室中投入业务，或暂且放下繁务，逍遥度日，或在三层式的阁楼公寓内，尽享三卧房、四卧房的极致奢侈。总而言之，这里有的是吻合您意愿的住所。

- 高效的建筑布局，将所有单位的内部空间最大化



# TYPICAL FLOOR PLAN 高端公寓典型平面图



\*Subject to change without prior notice

## STUDIO 单间小户型

Total Area 总面积:  
Approx. 均匀: 49.78 - 51.80 sqm 平方米

Private Area 私有范围:  
Approx. 均匀: 38.81 - 40.38 sqm 平方米



## 1 BEDROOM 一室一厅 (1A)

Total Area 总面积:  
Approx. 均匀: 68.69 - 70.23 sqm 平方米

Private Area 私有范围:  
Approx. 均匀: 53.55 - 54.75 sqm 平方米



## 2 BEDROOMS 两室一厅 (2A)

Total Area 总面积:  
Approx. 均匀: 117.78 - 118.27 sqm 平方

Private Area 私有范围:  
Approx. 均匀: 91.82 - 92.20 sqm 平方米



## 2 BEDROOMS 两室一厅 (2B)

Total Area 总面积:  
Approx. 均匀: 111.15 - 111.36 平方米

Private Area 私有范围:  
Approx. 均匀: 86.65 - 86.81 sqm 平方米



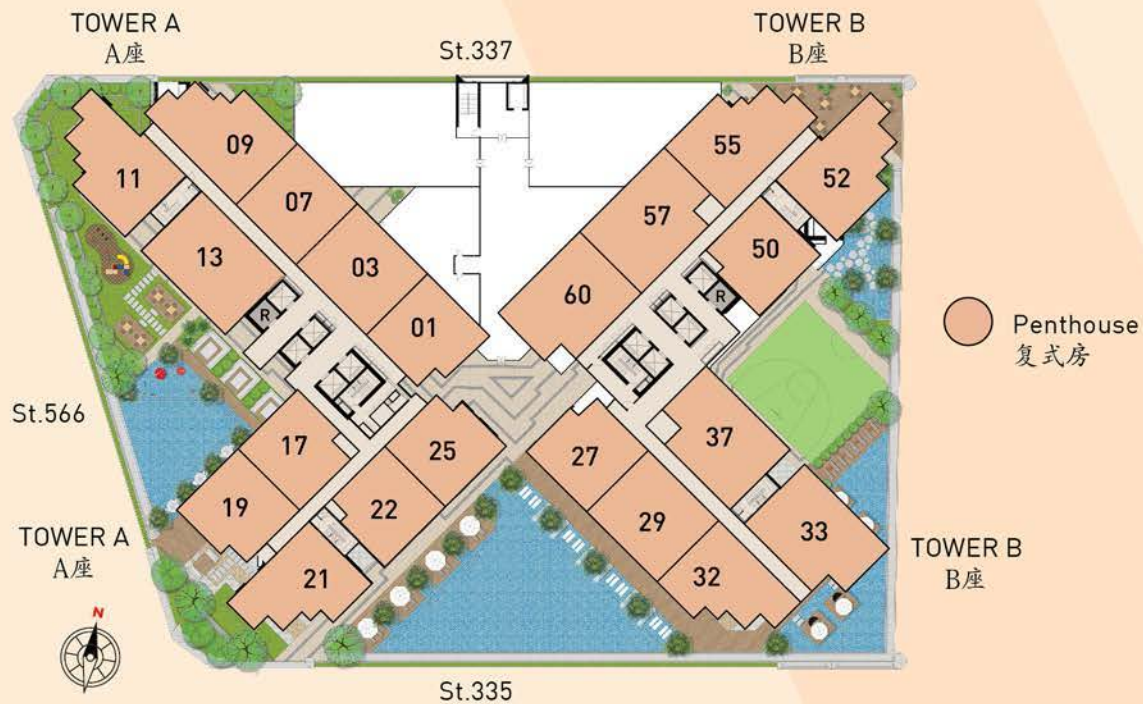
## 3 BEDROOMS 三室一厅 (3A)

Total Area 总面积:  
Approx. 均匀: 134.68 - 134.82 sqm 平方米

Private Area 私有范围:  
Approx. 均匀: 104.99 - 105.10 sqm 平方米



# PENTHOUSE TYPICAL FLOOR PLAN 阁楼典型平面图



\*Subject to change without prior notice

4  
BEDROOMS  
四室一厅  
(PHA)  
复式房-A

Total Area 总面积:  
Approx. 均匀: 411.10 - 411.13 sqm 平方米  
Private Area 私有范围:  
Approx. 均匀: 320.48 - 320.50 sqm 平方米



Lower



Upper



Roof

3  
BEDROOMS  
三室一厅  
(PHB)  
复式房-B

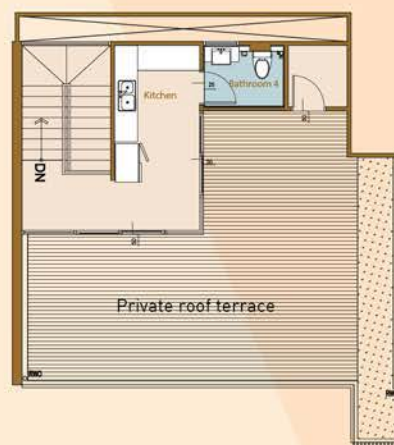
Total Area 总面积:  
Approx. 均匀: 369.27 sqm 平方米  
Private Area 私有范围:  
Approx. 均匀: 287.89 sqm 平方米



Lower



Upper



Roof

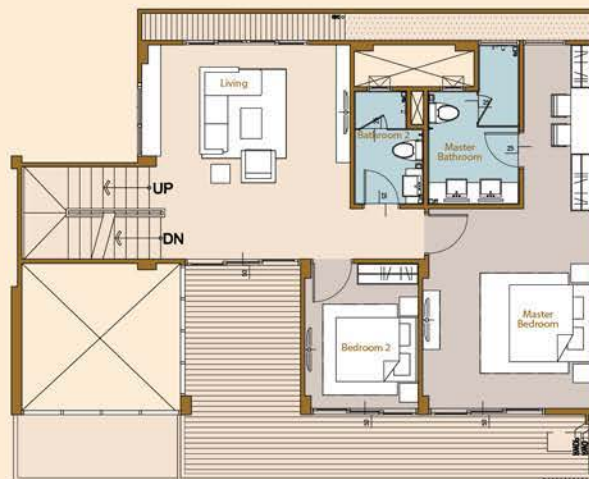
4  
BEDROOMS  
四室一厅  
(PHC)  
复式房-C

Total Area 总面积:  
Approx. 均匀: 469.33 - 476.09 sqm 平方米

Private Area 私有范围:  
Approx. 均匀: 365.87 - 371.14 sqm 平方米



Lower



Upper



Roof

4  
BEDROOMS  
四室一厅  
(PHD1)  
复式房-D1

Total Area 总面积:  
Approx. 均匀: 468.41 sqm 平方米

Private Area 私有范围:  
Approx. 均匀: 365.15 sqm 平方米



Lower



Upper



Roof

4  
BEDROOMS  
四室一厅

(PHD2)  
复式房-D2

Total Area 总面积:  
Approx. 均匀: 492.61 - 493.62 sqm 平方米

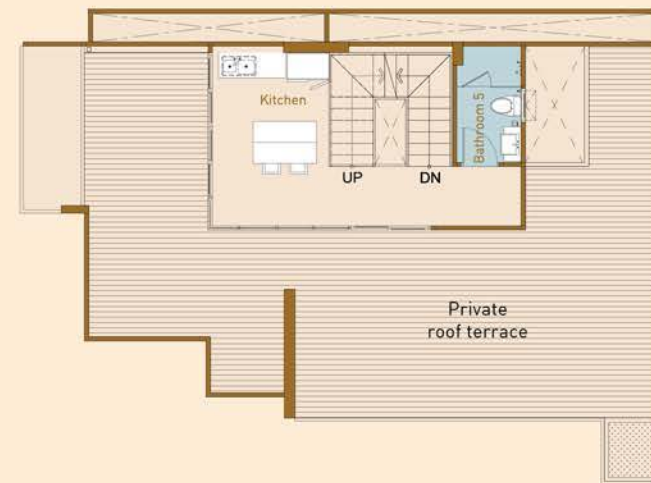
Private Area 私有范围:  
Approx. 均匀: 384.02 - 384.81 sqm 平方米



Lower



Upper



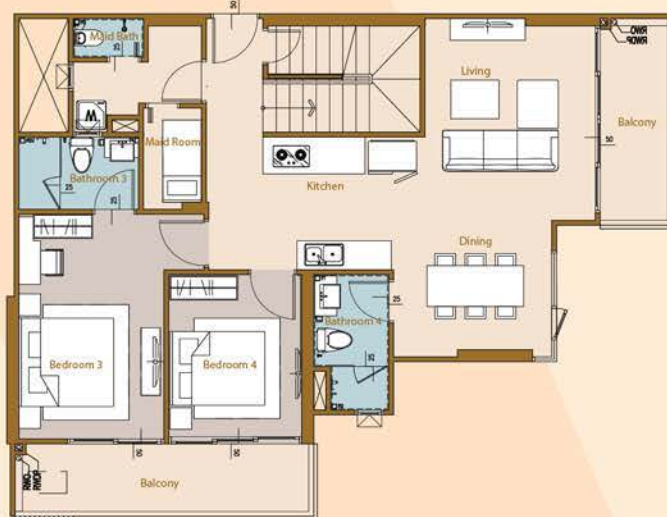
Roof

4  
BEDROOMS  
四室一厅

(PHE)  
复式房-E

Total Area 总面积:  
Approx. 均匀: 384.88 sqm 平方米

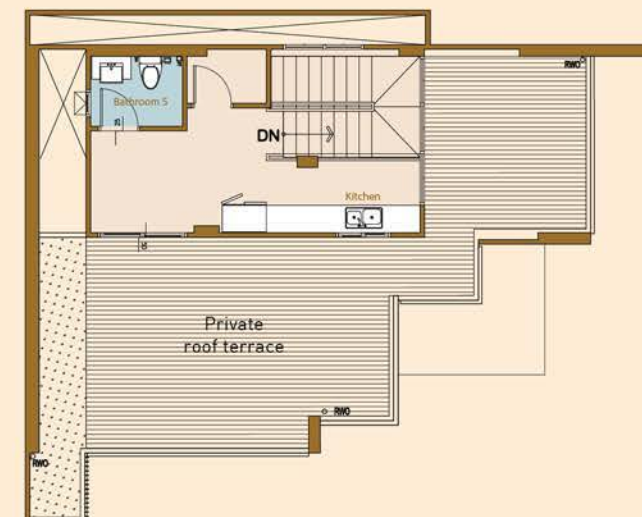
Private Area 私有范围:  
Approx. 均匀: 300.04 sqm 平方米



Lower



Upper



Roof



Artist Impression Only 效果图仅供参考

A STYLISH SHOPPING  
**BOULEVARD  
DESIGNED**  
FOR A COMPLETE URBAN LIFESTYLE

时尚前沿的  
**购物林荫大道**  
为完善的城市生活方式而设

Decked out from top to bottom, get used to a myriad of retail and leisure choices at Royal Platinum. The shopping boulevard here also features an open-street concept where you can shop and dine both indoor and outdoor.

Indoor shopping street | F&B-ready commercial units\*

搭配绚丽瞩目的装饰设计, Royal Platinum购物商城的零售和休闲选项一应俱全;购物林荫大道采用开放式街道设计,从高端精品、品牌商铺到特色小店,充满惊喜的新世界,一切从漫步中揭开,您就随个人喜好,选在室内或户外购物或用餐。

室内商业街 | 餐饮业配套商户单位\*

\*Selected units only 仅限部分单位

Artist Impression Only 效果图仅供参考





Artist Impression Only 效果图仅供参考

## THE PERFECT MEETING POINT FOR LEISURELY MOMENTS

交会互动绝佳地点  
难得悠闲时光

Inside Royal Platinum's shopping boulevard, there's a wide variety of shopping and F&B outlets to select from. Whether it's meeting over a cup of coffee or shopping therapy, this is the

在Royal Platinum购物大道内，有各色各样的购物和餐饮品类供您选择——无论是吃些点心，啜着咖啡谈公事，或是解放心情，来一回“购物疗法”，这儿就是您的好所在。

| ESPRESSO          |      | ICE BLENDED        |      |
|-------------------|------|--------------------|------|
| Espresso          | 2.50 | Espresso           | 2.50 |
| Macchiato         | 3.50 | Espresso Macchiato | 3.50 |
| Double Espresso   | 4.50 | Espresso Macchiato | 3.50 |
| Cappuccino        | 4.50 | Espresso Macchiato | 3.50 |
| Macchiato         | 3.50 | Espresso Macchiato | 3.50 |
| Milk Chocolate    | 3.50 | Espresso Macchiato | 3.50 |
| Milk              | 3.50 | Espresso Macchiato | 3.50 |
| Milk Chocolate    | 3.50 | Espresso Macchiato | 3.50 |
| Milk              | 3.50 | Espresso Macchiato | 3.50 |
| Milk Chocolate    | 3.50 | Espresso Macchiato | 3.50 |
| TEA               |      | FRAPPE             |      |
| Earl Grey         | 3.50 | Espresso           | 2.50 |
| English Breakfast | 3.50 | Espresso           | 2.50 |
| Green Tea         | 3.50 | Espresso           | 2.50 |
| Jasmine Tea       | 3.50 | Espresso           | 2.50 |
| Milk Tea          | 3.50 | Espresso           | 2.50 |
| Chai Masala       | 3.50 | Espresso           | 2.50 |
| Matcha Latte      | 3.50 | Espresso           | 2.50 |

Artist Impression Only 效果图仅供参考



SHOPHOUSE  
商业店屋  
TYPE 类型  
A



Level 1



Level 2



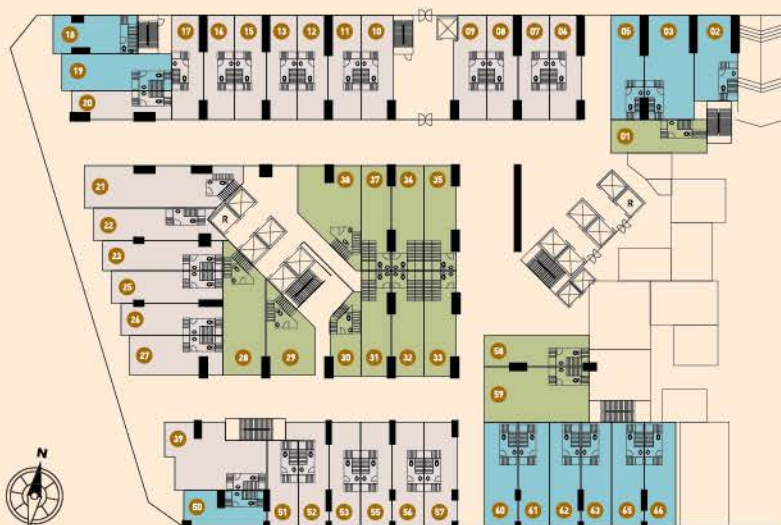
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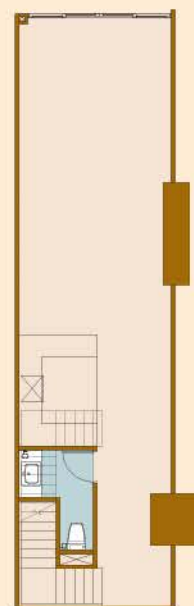
Level 3

TYPICAL FLOOR PLAN 商业店屋平面图

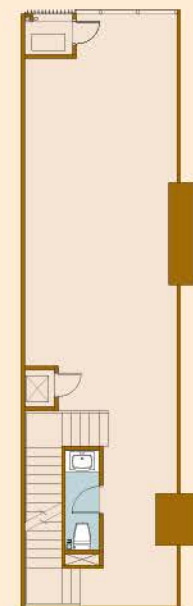
ZONE 分成区  
 Others 其他  
 F&B 餐饮业  
 F&B and Others 餐饮与其他



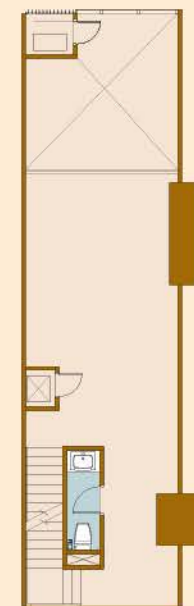
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商业店屋  
TYPE 类型  
B



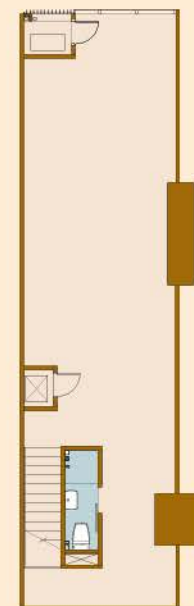
Level 1



Level 2

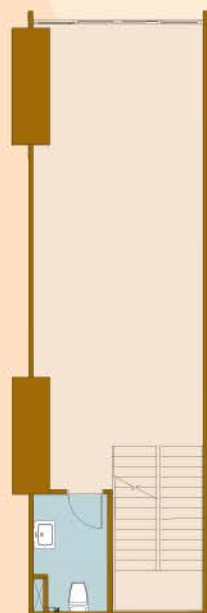


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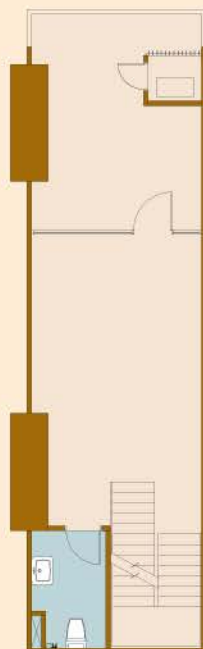


Level 3

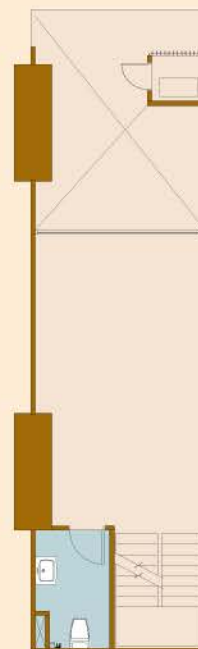
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商业店屋  
TYPE 类型  
C



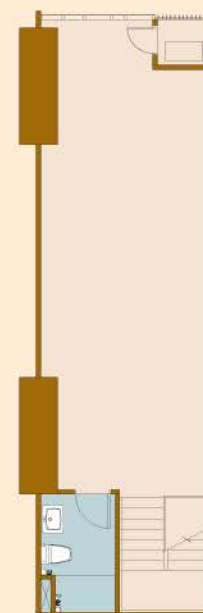
Level 1



Level 2

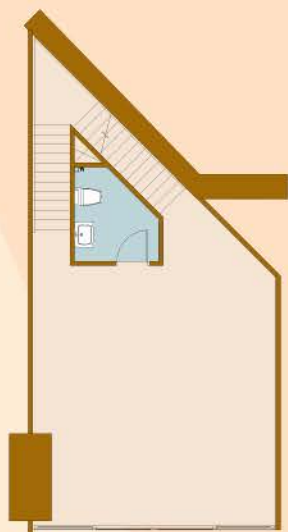


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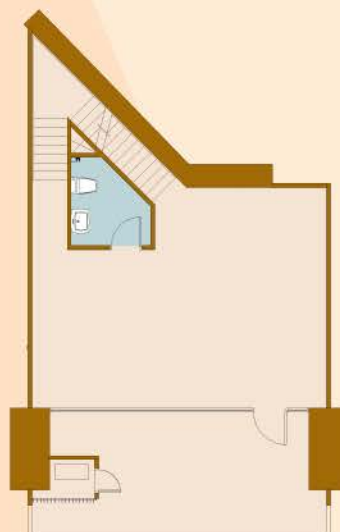


Level 3

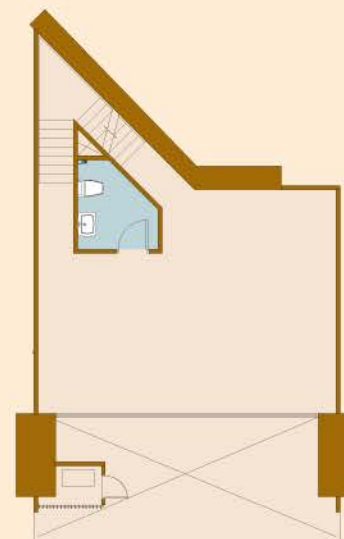
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商业店屋  
TYPE 类型  
D



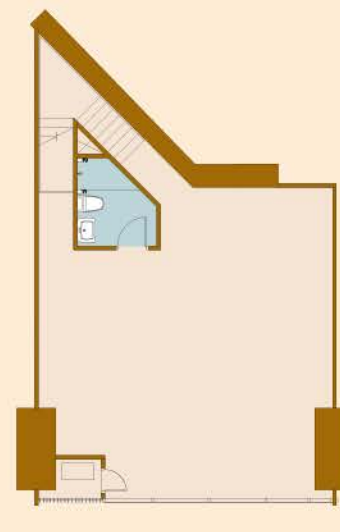
Level 1



Level 2



Level 2M



Level 3

# RESIDENTIAL SPECIFICATIONS    住宅规格

|                                               |                          |                                                                                                                                                                                                                                                |                                                                             |                                                                                                    |
|-----------------------------------------------|--------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------|
| CEILING                                       | 吊顶                       | Living/dining, bedrooms, kitchen, utility rooms and corridors/foyer<br>客厅/餐厅、卧室、厨房、杂物间和走廊/门厅<br>Bathrooms 浴室                                                                                                                                   | Skim coat and paint finishes<br><br>Moisture resistant gypsum ceiling board | 腻子粉和涂料<br><br>防潮吊顶                                                                                 |
| FLOOR FINISHES                                | 地板                       | Bedrooms and bathrooms<br>Living/dining and lift lobby                                                                                                                                                                                         | 浴室和卧室<br>客厅/餐饮和电梯大堂                                                         | 根据建筑师的选项，采用釉面瓷砖或同等材料<br>抛光釉面瓷砖或同等材料                                                                |
| WALL FINISHES                                 | 墙面                       | Living/dining and bedrooms<br>Kitchen<br>Bathrooms<br>Other areas                                                                                                                                                                              | 客厅/餐厅和卧室<br>厨房<br>浴室<br>其他区域                                                | 根据建筑师的选项，抹灰并上涂料<br>根据建筑师的选项，采用瓷砖和/或批灰墙面<br>根据建筑师的选项，采用釉面瓷砖或同等材料<br>根据建筑师的选项，抹灰并上漆/无瓷砖              |
| WINDOWS                                       | 窗户                       | Powder coated aluminium framed windows with glazing                                                                                                                                                                                            |                                                                             | 根据建筑师的选项，采用粉末涂层铝框玻璃门窗                                                                              |
| DOORS                                         | 门                        | Main door<br>Bedrooms and bathrooms<br>Balcony                                                                                                                                                                                                 | 正门<br>卧室和浴室<br>阳台                                                           | 实木门<br>空心木门和/或同等材料<br>铝框滑动玻璃门                                                                      |
| KITCHEN CABINET                               | 橱柜                       | Studio and 1 bedroom<br>2 Bedrooms and above                                                                                                                                                                                                   | 工作室和一间卧室<br>2间卧室及以上者                                                        | —底部橱柜，抽油烟机和烤炉<br>上下橱柜，抽油烟机和烤炉                                                                      |
| IRONMONGERY                                   | 五金器具                     | Selected locksets and ironmongery shall be provided to all doors where applicable                                                                                                                                                              |                                                                             | 所有适用的门均配备选定的锁具和五金器件                                                                                |
| SANITARY<br>INSTALLATION                      | 卫生设备                     | Lavatory                                                                                                                                                                                                                                       | 卫生间                                                                         | 淋浴器和花洒<br>带龙头的洗脸盆<br>抽水马桶<br>镜子<br>卫生纸架<br>净身盆喷头<br>毛巾架<br>即热式热水器(予工作室至三卧室单位)<br>储水式热水器(阁楼)<br>淋浴屏 |
| ELECTRICAL<br>INSTALLATION<br>AND FTTH SYSTEM | 电气安装及<br>FTTH 光纤到<br>户系统 | Socket outlet, RJ45 outlet<br>and lighting point                                                                                                                                                                                               | 插座和RJ45插座<br>照明设备插口                                                         |                                                                                                    |
| AIR-CONDITIONING                              | 空调                       | Provision for A/C-isolator, concealed piping works                                                                                                                                                                                             |                                                                             | 提供空调隔离器及隐蔽管道                                                                                       |
| LIGHTNING<br>PROTECTION                       | 防雷系统                     | Lightning protection system shall be provided in accordance to local authority requirements                                                                                                                                                    |                                                                             | 将按照当地政府的要求提供防雷系统                                                                                   |
| FIRE PROTECTION<br>SYSTEM                     | 消防系统                     | Private hydrant provision to ground floor common areas as per local authority requirements<br>Fire hose-reel, wet riser systems including portable fire extinguishers to be located at strategic positions as per local authority requirements |                                                                             | 根据当地政府的要求，为底层公共区域提供私人消防栓<br>根据当地政府的要求，将消防软管卷盘、湿式竖管系统，<br>包括便携式灭火器安装在战略位置                           |

## COMMERCIAL SPECIFICATIONS 商业规格

|                |      |                                                                                     |      |                                                                                    |                            |
|----------------|------|-------------------------------------------------------------------------------------|------|------------------------------------------------------------------------------------|----------------------------|
| FLOOR FINISHES | 地板   | Toilet                                                                              | 洗手间  | Anti-slip porcelain tiles or equivalent                                            | 采用防滑瓷砖或同等材质                |
|                |      | Balcony                                                                             | 阳台   | Anti-slip porcelain tiles or equivalent                                            | 采用防滑瓷砖或同等材质                |
| WALL           | 墙壁   | Internal                                                                            | 内部   | Clay bricks or precast lightweight concrete wall panel and/or equivalent materials | 粘土砖或预制轻质混凝土墙板及/或同等材料       |
| WALL FINISHES  | 墙面   | Internal                                                                            | 内部   | Cement and sand plaster and/or skim coat with emulsion paint finish                | 水泥与抹灰及/或批灰并涂上乳胶漆           |
|                |      | Bathroom                                                                            | 浴室   | Cement and sand plaster and/or porcelain tiles and/or skim coat finishes           | 水泥与抹灰及/或瓷砖及/或批灰并涂上乳胶漆      |
| CEILING        | 吊顶   | Shop houses                                                                         | 商铺   | Skim coat with emulsion paint finish                                               | 摸灰并涂上乳胶漆料                  |
| WINDOWS        | 窗户   | Powder coated aluminium framed windows with glass                                   |      |                                                                                    | 粉末涂层铝框玻璃门窗                 |
|                |      | All external glazing up to 1m from floor level shall be tempered or laminated glass |      |                                                                                    | 所有距地面1米以内的外部玻璃应采用钢化玻璃或夹层玻璃 |
| DOORS          | 门    | Main entrance door                                                                  | 主入口门 | Tempered glass door panel                                                          | 钢化玻璃门板                     |
|                |      | Internal door                                                                       | 内门   | Solid timber door                                                                  | 实心木门                       |
|                |      | Bathroom                                                                            | 浴室   | Hollow timber door                                                                 | 空心木门                       |
| IRONMONGERY    | 五金器具 | Selected locksets and ironmongery shall be provided to all doors where applicable.  |      |                                                                                    | 所有适用的门均配备选定的锁具和五金器件        |
| SANITARY       | 卫生设备 | Lavatory                                                                            | 卫生间  | Shower mixer and head set                                                          | 淋浴器和花洒                     |
|                |      |                                                                                     |      | Basin with tap                                                                     | 带龙头的洗脸盆                    |
|                |      |                                                                                     |      | Mirror                                                                             | 镜子                         |
|                |      |                                                                                     |      | Water closet                                                                       | 抽水马桶                       |
|                |      |                                                                                     |      | Toilet roll holder                                                                 | 卫生纸架                       |
|                |      |                                                                                     |      | Provision only cold-water piping                                                   | 只提供冷水管                     |



## ABOUT DEVELOPERS 开发商简介



### Royal Group of Companies 皇家集团

The Royal Group is the home of the premier investment and development company in Cambodia and is recognised as the country's most dynamic and diversified business conglomerate. Established as a strategic investment holding company, it maintains interests in a wide range of industries including telecommunication, transport, energy, media & entertainment, banking & financing, insurance, hotels & resorts, education, property development, trading and agriculture.

Having a history of successful, market-leading partnerships with investors in a diverse range of industries, The Royal Group offers overwhelming investment potential in one of the first truly free-market economies in the Mekong Region of Asia.

皇家集团是柬埔寨主要投资和开发公司的总部，被公认为该国最具活力和多元化的商业集团。作为战略投资控股公司，其业务涉及电信、交通、能源、媒体娱乐、银行金融、保险、酒店及度假村、教育、房地产开发、贸易及农业等多个行业。

皇家集团与许多行业的投资者多年以来奠定了成就斐然、引领市场的合作关系，而柬埔寨作为亚洲湄公河地区首批真正的自由市场经济体之一，该集团持续为投资者创造巨大的投资潜力。

### About Us 关于我们

Royal Platinum is a joint development between two dynamic investment holding companies in South East Asia; The Royal Group and Hong Lai Huat Group Limited.

The Royal Group is one of Cambodia's most diversified business conglomerate. It is a premier strategic investment holding company, maintaining steady interest in industries such as telecommunication, transport, energy, media & entertainment, hotels & resorts, property development, trading and more.

Hong Lai Huat Group Limited is a reputable real estate and property developer established since 1988. This investment holding company engages in the agriculture, property development and real estate activities in South East Asia.



### Hong Lai Huat Group Limited 逢来发集团有限公司

Hong Lai Huat Group Limited is a well-established and reputable real estate and property developer with 30 years of successful track record listed on the mainboard of the Singapore Stock Exchange. Established since 1988, the Group has completed numerous projects in Singapore ranging from public and private residential developments, to commercial and industrial buildings.

It is an investment holding company that engages in the agriculture, property development and real estate activities in South East Asia. The Property Investment & Development division focuses on investment and development of commercial and residential properties. Since 2008, the Group has expanded its footprint beyond Singapore to Cambodia, focusing its property division to develop quality housing for young couples and young entrepreneurs.

逢来发集团有限公司是一家发展久远、信誉卓著的房地产开发商，在新加坡证券交易所主板上市并拥有30年的成功资历。自1988年成立以来，该集团在新加坡完成了许多项目，涵盖公共和私人住宅开发、商业和工业建筑等工程。

该集团是一家从事东南亚农业、房地产开发和房地产业务的投资控股企业。其物业投资及发展部门专注在商业及住宅物业投资及发展项目。自2008年以来，该集团已将业务触角从新加坡扩展至柬埔寨，其物业部重点着眼于为当地的年轻夫妇和年轻企业家开发优质的住房需求。

Royal Platinum 项目是由两家活跃的东南亚投资控股公司，即皇家集团与逢来发集团有限公司建设的联合开发企业。

皇家集团是柬埔寨最多元化的商业集团之一。作为一家领先的战略投资控股公司，该集团在电信、交通、能源、媒体娱乐、酒店及度假村、房地产开发、贸易等行业中保持稳健的利益。

逢来发集团有限公司成立于1988年，是一家享誉盛名的房地产开发商。这家投资控股公司在东南亚从事农业、房地产开发和房地产业务。



**JOINTLY DEVELOPED BY 共同发展**

**ROYAL GROUP OF COMPANIES**



**HONG LAI HUAT GROUP LIMITED**



**Royal Hong Lai Huat**  
ONE COMPANY LIMITED

### **Royal Hong Lai Huat One Company Limited**

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**Showroom :** Village 06, Boeung Kak I Quarter, Toul Kork District, Phnom Penh

**Hotline : 099 953 999 / 023 995 262 | Email : [enquiries@royal-platinum.com](mailto:enquiries@royal-platinum.com) | Website : <http://www.royal-platinum.com>**

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