

## SPECIFICATIONS & FINISHES

<b>Structure</b>	Reinforced Concrete	
<b>Wall</b>	<b>External</b>	Clay brick wall-plaster with paint/ stone finish (No plastering at internal surface)
	<b>Internal</b>	No provision
<b>Roof</b>	Roof tiles / Reinforced concrete roof (where applicable)	
<b>Staircase</b>	Bare Concrete Finish	
<b>Ceiling</b>	No Provision	
<b>Windows</b>	Generally powder coated aluminum frame windows with glass	
<b>Doors</b>	<b>External Doors</b>	Generally powder coated aluminum frame door with glass / Timber decorative door
	<b>Internal Doors / Others</b>	No provision
<b>Ironmongery</b>	Locksets and Handles	Quality locksets and handles
<b>Wall Finishes</b>	No Provision	
<b>Floor finishes</b>	<b>Internal Floor</b>	Bare concrete finish
	<b>Balcony / Patio</b>	Quality porcelain / homogeneous tiles / cement render (where applicable)
<b>Sanitary Installations</b>	No Provision	
<b>Mechanical &amp; Electrical Installations</b>	<b>Electrical</b>	Supply power with cable connector from Electrical Room to each unit.
	<b>Fire Fighting &amp; Fire Alarm</b>	Provide Fire sprinkler head with piping + Fire detector to all room.
	<b>Sewage</b>	Install main pipe from first floor + pipe connection for grease trap at basement.
	<b>Storm Water Drainage</b>	Install rain down pipe from roof & balcony connect to external manhole and drainage pump at basement
	<b>Others</b>	Space for piping / cabling and Air con refrigerant pipe.

## CRIME PREVENTION & SECURITY FEATURES

1

Vehicle entrances with boom gates monitored by high resolution CCTV

2

Resident's & visitor's vehicle access control system with transponders

3

Perimeter security is monitored by CCTV

4

Round-the-clock manned security control room and patrolling

## GETTING AROUND IS A BREEZE IN THIS INTEGRATED AND INTERCONNECTED TOWNSHIP

Located in Ha Dong, a new and upcoming district 10km from the city center, it is one of the fastest growing socio-economic areas in Hanoi, making ParkCity Hanoi highly accessible and convenient to get to via public or private transportation.



### Key Landmark

- 50** minutes  
Noi Bai International Airport
- 35** minutes  
Hanoi Center
- 15** minutes  
My Dinh



### Hanoi Metro

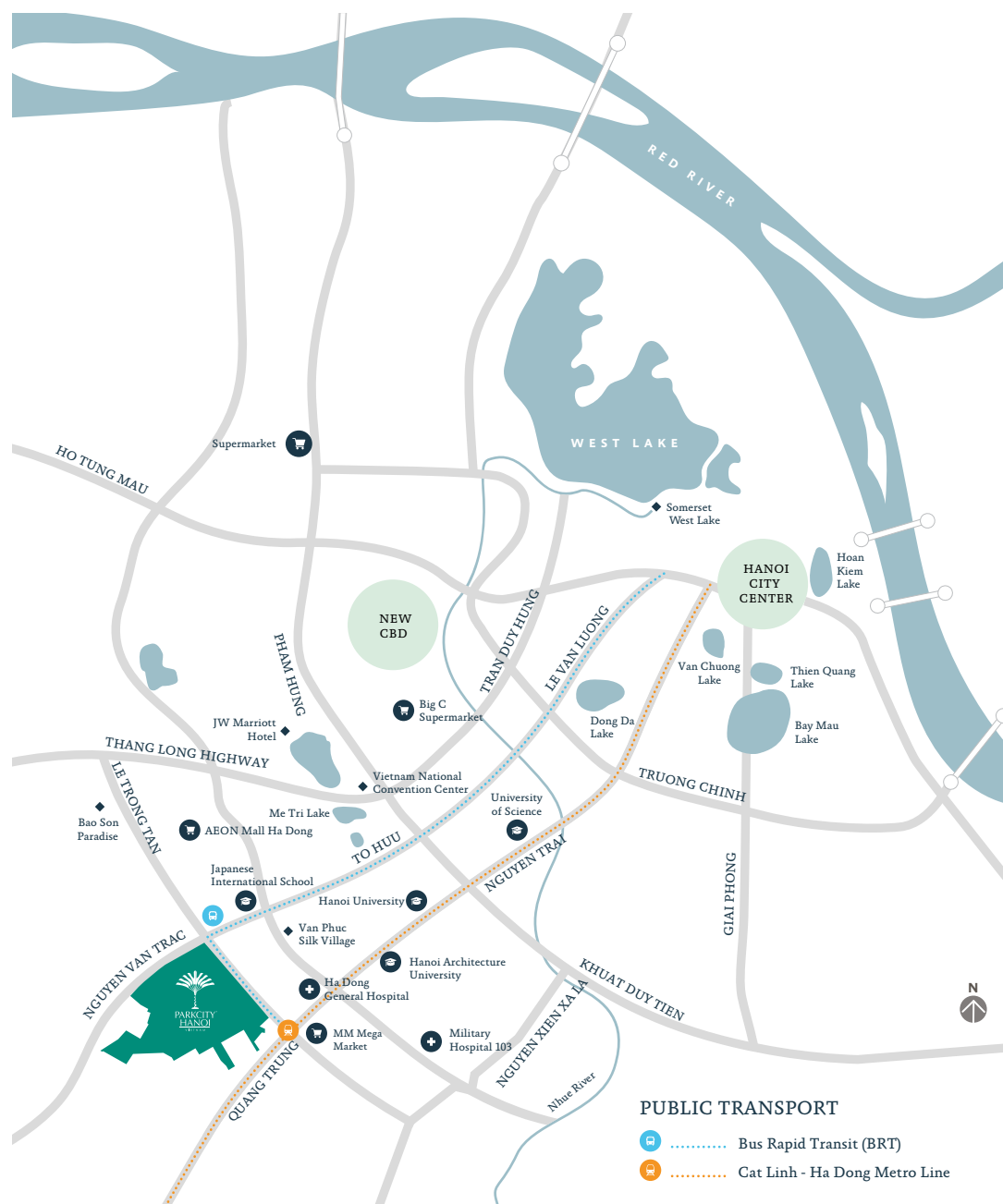
#### ROUTE

- 2a**  
Cat Linh - Ha Dong
- 6**  
Noi Bai - Ngoc Hoi coming soon
- 7**  
Me Linh - Ngoc Hoi coming soon



### Bus Routes

- BRT 01**  
Yen Nghia - Kim Ma Bus Station
  - Vinbus E06**  
Giap Bat Bus Station - Vinhomes Smart City
- Other main traffic routes through Ha Dong district:  
Le Trong Tan - To Huu, 70 Road, Khuat Duy Tien - Le Van Luong underpass.



Master Developer  
**PARKCITY**<sup>®</sup>

**+84 93 679 3338**  
arkadiasquare.com.vn

**Vietnam International Township Development JSC (VIDC)**  
The Sales Gallery, ParkCity Hanoi  
Le Trong Tan Road, Ha Dong District, Hanoi, Vietnam.  
Monday - Sunday, 08.30am - 06.00pm  
sales@parkcityhanoi.biz

**PARKCITY**<sup>®</sup>  
**HANOI**  
VIETNAM

All contents of this publication are provided without warranties of any kind either expressed or implied. Vietnam International Township Development JSC, its officers, directors, employees and affiliates cannot be held liable for any losses, expenses, damages and costs resulting from the usage of this publication. In the event of any conflict or discrepancies, the contents of the Sale and Purchase Agreement shall prevail unless otherwise specified. The pictures in this brochure are for purposes of illustration only. Nothing represented therein shall be binding upon the developer, nor be construed, implicitly or otherwise, to form part of the contract of sale unless expressly incorporated as part of the building specifications in the formal Sale and Purchase Agreement.

SHOPS • OFFICES • RESIDENCES

ARKADIA  
SQUARE  
@ PARKCITY HANOI



CHINON

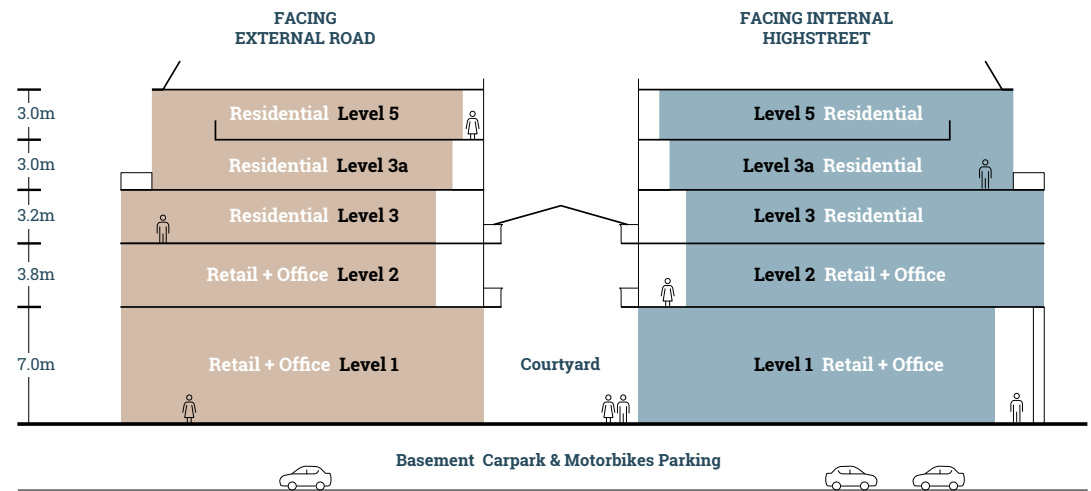
FLOOR PLANS,  
BUILDING DATA,  
SPECIFICATIONS  
& FINISHES

# PROJECT INFORMATION

## TYPICAL 5-STOREY INTERMEDIATE BUILDING

Level 1	Retail + Office
Level 2	Retail + Office
Level 3	Residential
Level 3a + 5	Residential

## TYPICAL SECTION PLAN



## BUILDING FLOOR AREA

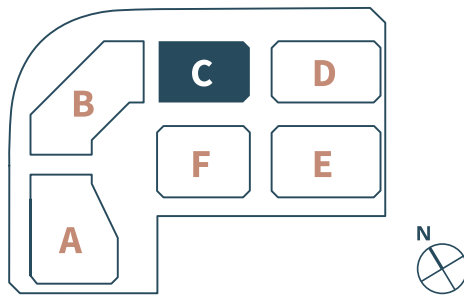
	C.1(c)	C.2	C.3	C.3a	C.5	C.6	C.7(c)
Level 1	168.65 m <sup>2</sup>	142.47 m <sup>2</sup>	142.47 m <sup>2</sup>	142.52 m <sup>2</sup>	142.09 m <sup>2</sup>	144.57 m <sup>2</sup>	147.97 m <sup>2</sup>
Level 2	151.20 m <sup>2</sup>	117.49 m <sup>2</sup>	117.49 m <sup>2</sup>	117.49 m <sup>2</sup>	117.49 m <sup>2</sup>	119.57 m <sup>2</sup>	145.91 m <sup>2</sup>
Level 3	221.11 m <sup>2</sup>	116.57 m <sup>2</sup>	116.57 m <sup>2</sup>	116.57 m <sup>2</sup>	116.57 m <sup>2</sup>	118.66 m <sup>2</sup>	163.99 m <sup>2</sup>
Level 3a	218.22 m <sup>2</sup>	121.30 m <sup>2</sup>	121.30 m <sup>2</sup>	121.30 m <sup>2</sup>	121.30 m <sup>2</sup>	122.12 m <sup>2</sup>	158.60 m <sup>2</sup>
Level 5	138.44 m <sup>2</sup>	90.25 m <sup>2</sup>	90.25 m <sup>2</sup>	90.25 m <sup>2</sup>	90.25 m <sup>2</sup>	91.89 m <sup>2</sup>	124.87 m <sup>2</sup>
<b>Total</b>	<b>897.62 m<sup>2</sup></b>	<b>588.08 m<sup>2</sup></b>	<b>588.08 m<sup>2</sup></b>	<b>588.13 m<sup>2</sup></b>	<b>587.70 m<sup>2</sup></b>	<b>596.81 m<sup>2</sup></b>	<b>741.34 m<sup>2</sup></b>

	C.1(c)	C.9	C.10	C.11	C.12	C.12a	C.12b(c)
Level 1	162.51 m <sup>2</sup>	143.45 m <sup>2</sup>	142.50 m <sup>2</sup>	142.59 m <sup>2</sup>	142.55 m <sup>2</sup>	142.57 m <sup>2</sup>	156.09 m <sup>2</sup>
Level 2	215.54 m <sup>2</sup>	141.56 m <sup>2</sup>	140.65 m <sup>2</sup>	140.65 m <sup>2</sup>	140.65 m <sup>2</sup>	140.78 m <sup>2</sup>	187.37 m <sup>2</sup>
Level 3	246.76 m <sup>2</sup>	140.64 m <sup>2</sup>	139.74 m <sup>2</sup>	139.74 m <sup>2</sup>	139.74 m <sup>2</sup>	139.74 m <sup>2</sup>	214.65 m <sup>2</sup>
Level 3a	242.30 m <sup>2</sup>	145.91 m <sup>2</sup>	144.94 m <sup>2</sup>	144.94 m <sup>2</sup>	144.94 m <sup>2</sup>	144.94 m <sup>2</sup>	207.00 m <sup>2</sup>
Level 5	130.84 m <sup>2</sup>	106.68 m <sup>2</sup>	105.99 m <sup>2</sup>	105.99 m <sup>2</sup>	105.99 m <sup>2</sup>	105.99 m <sup>2</sup>	134.30 m <sup>2</sup>
<b>Total</b>	<b>997.95 m<sup>2</sup></b>	<b>678.24 m<sup>2</sup></b>	<b>673.82 m<sup>2</sup></b>	<b>673.91 m<sup>2</sup></b>	<b>673.87 m<sup>2</sup></b>	<b>674.02 m<sup>2</sup></b>	<b>899.41 m<sup>2</sup></b>

# UNIT IDENTIFICATION PLAN

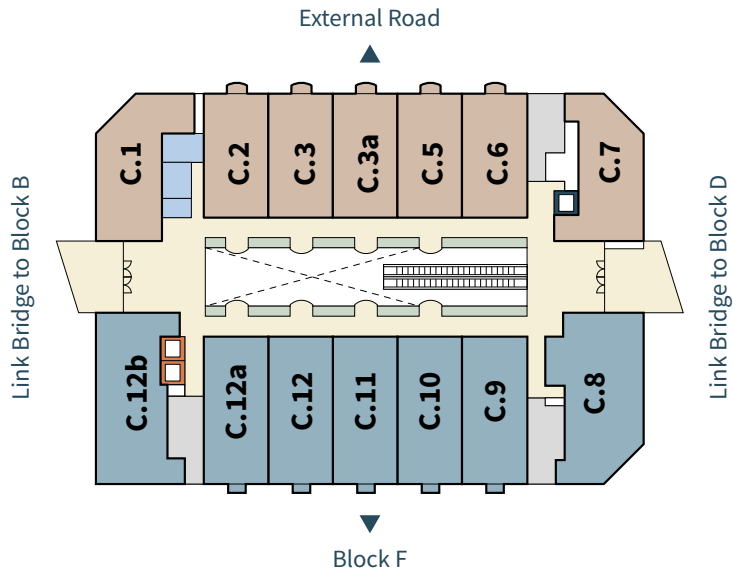
LEVEL 1 RETAIL + OFFICE

## BLOCK REFERENCE PLAN

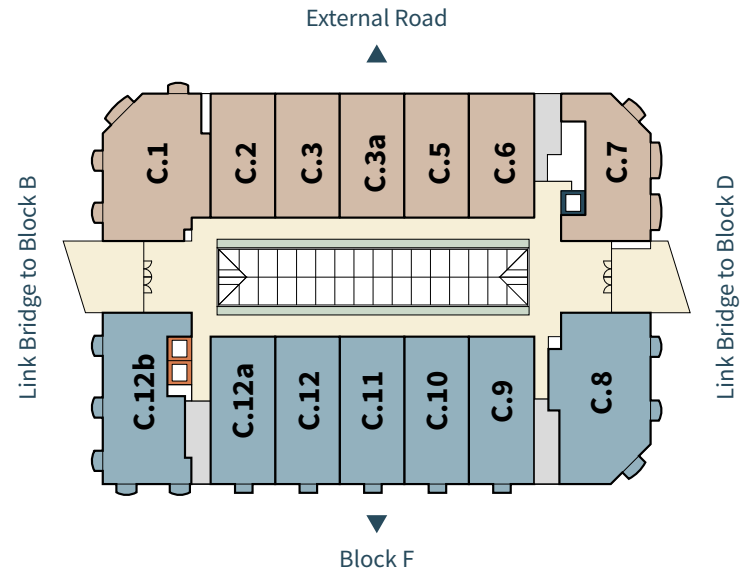


Artist's Impression Only

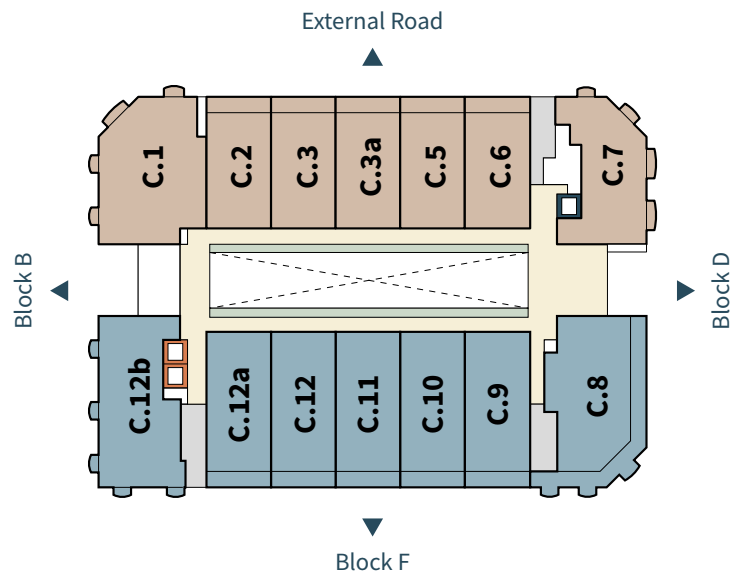
**LEVEL 2 RETAIL + OFFICE**



**LEVEL 3 RESIDENTIAL**



**LEVEL 3a RESIDENTIAL**



**LEVEL 5 RESIDENTIAL**

