

PROPOSED RENOVATION TO EXISTING TUARAN BEACH
RESORT OFF JALAN SABANDAR, TUARAN, SABAH.

(TYPICAL ROOM)

9 October 2023

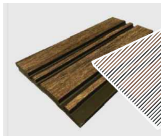
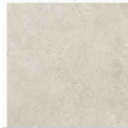
DESIGNER:

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88000 KOTA KINABALU SABAH

	TYPICAL ROOM - DRAWING LIST	
	DRAWING TITTLE	PAGE NO
REVISED_09/10/2023	COVER	COVER
	3D PERSPECTIVE	
REVISED_09/10/2023	MATERIAL LIST	ML
	BUY OUT LIST	BL
	PERSPECTIVE VIEW A	3Da
	PERSPECTIVE VIEW B	3Db
	PERSPECTIVE VIEW C	3Dc
	PERSPECTIVE VIEW D	3Dd
	PERSPECTIVE VIEW E&F	3De
	PLAN SERIES	
REVISED_09/10/2023	FURNITURE LAYOUT PLAN	A1
	FLOOR FINISH PLAN	A2
	WALL FINISH PLAN	A3
	REFLECTED CEILING PLAN	A4
	CEILING M&E	A4a
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REVISED_09/10/2023	SOCKET LAYOUT PLAN	A6
	ELEVATION SERIES	
REVISED_09/10/2023	ELEVATION 1A	B1
	ELEVATION 1B & 1 D	B2
	ELEVATION 1C	B3
	ELEVATION 1E, SECTION DETAIL X-X	B4
	SECTION SERIES	
OMMITTED	SECTION DETAIL 1	C1
	SECTION DETAIL 2&3	C2
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ADDED_IN_05 / 13 / 2024	SECTION DETAIL 11	C8
	SCHEDULE SERIES	
	DOOR SCHEDULE D1	D1
	DOOR SCHEDULE D2	D2
	DOOR SCHEDULE D3	D3
	BATHROOM DETAIL	
REVISED_09/10/2023	WASHROOM DETAIL	E1
REVISED_09/10/2023	WASHROOM ELEVATION A,B,C&D	E2
REVISED_09/10/2023	WASHROOM ELEVATION E&F	E3
	LOOSE BUILT FURNITURE	
ADDED_IN_09 / 10 / 2023	TOWEL RACK DETAIL	F1

TYPICAL ROOM (MOCK-UP) - MATERIAL LIST			
CODE	DESCRIPTION	SAMPLE	AREA
CF1	PERFECT WHITE, VINYL ACRYLIC COPOLYMER EMULSION PAINT, NIPPON		CEILING FINISH
LM1	TW8-3710 W PARMA WALNUT, 4X8 LAMINATE SHEET, TOPMIX & PVC EDGING TO MATCH LAMINATE		WALL CLADDING & BUILT-IN FURNITURE
LM2	GLOUCESTER BROWN 131A, WOOD STAIN PAINT FINISH, SEAMASTER PAINT FINISH	 OMITTED	SIDE TABLE
LM3	DARK BROWN, JUMBO CORD UPHOLSTERY FABRIC		BED HEAD
LM4	GLOUCESTER BROWN 131A, WOOD STAIN PAINT FINISH, SEAMASTER PAINT FINISH	 GloucesterBrown 131A	DOOR FINISH
LM5	PS6 - LIGHT WALNUT, 2 TONE FLUTED PANEL, POLYRON IND		LUGGAGE RACK BACKDROP
FF1	BIANCO ETS01M, 600X600MM MATT FLOOR TILES, FERUNI	 BIANCO ETS01M	FOYER FLOOR
FF2	CLO3N WALNUT, 150 X 900MM TILE, FERUNI	 Walnut CLO3N	GENERAL FLOOR
FF3	SX05-4, 600 X 600MM TILE, FERUNI		BALCONY
FF4	150 X 900MM BEIGE RC02N FERUNI		BATHROOM FLOOR
WF1	PUREST FOREST, INTERIOR CONCRETE WALL PAINT FINISH, DULUX		GENERAL WALL

WF2	MA41P, 600 X 1200MM , FERUNI		BATHROOM GENERAL WALL
WF3	150 X 900MM BEIGE RC02N FERUNI		BATHROOM FEATURE WALL
SK1	GLOUCESTER BROWN 131A, WOOD STAIN PAINT FINISH, SEAMASTER PAINT FINISH	 GloucesterBrown 131A	PLYWOOD / TIMBER SKIRTING
SK2	D8123, GOLD BRUSH MIRROR FINISH LAMINATE, FORMICA		EXPOSED HEAD BOARD WALL CLADDING SKIRTING

DESIGNER:



LVL DESIGN

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5 JALAN PADANG
88000 KOTA KINABALU SABAH

PROJECT:

PROPOSED RENOVATION TO EXISTING
TUARAN BEACH RESORT OFF JALAN SABANDAR,
TUARAN, SABAH.

TITLE:

MATERIAL LIST

SCALE: 1:30 UNLESS STATED

DRAWN: SK

CHECKED: LVL

DATE: 9 October 2023

all dimension shall be verified on site before work commencement. any discrepancies shall refer to us for justification.

AMENDMENT

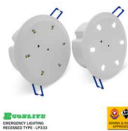
DWG NO:

LVL 2023.05.1BP

ML

BUY OUT LIST - TYPICAL ROOM (MOCK-UP)			
CODE	DESCRIPTION	SAMPLE	QTY
LF1	READING CHAIR		1 NO
LF2	QUEEN SIZE BED SET		1 SET
LF3	BLACKOUT CURTAIN		2 PCS
LF4	SHEER CURTAIN		2 PCS
EL1	(H)501 X (W)449 X (D)470, SHARP SJM60MK MINI BAR FRIDGE G60L COMPRESSOR BUILT IN CONDENSER		1 NO
EL2	Sharp 2TC42DF1X 42 Inch AQUOS Full HD Easy Smart TV		1 NO
EL3	TABLE LAMP		1 NO
EL4	STAND LAMP		1 NO
EL5	WALL MOUNT READING LIGHT		2 NOS
	SCHNEIDER, SWITCH WITH FLUORESCENT LOCATOR, AVATARON C, 2 WAY, 3 GANG, 16AX, 250V, WHITE, E8733L2F_WE_G11		3 NOS
	SCHNEIDER, SWITCH WITH FLUORESCENT LOCATOR, AVATARON C, 2 WAY, 2 GANG, 16AX, 250V, WHITE E8732L2F_WE_G11		1 NO

	SCHNEIDER, SWITCH WITH FLUORESCENT LOCATOR, AVATARON C, 2 WAY, 1 GANG, 16AX, 250V, WHITE E8731L2F_WE_G11		2 NOS
	SCHNEIDER, KEYCARD SWITCH, AVATARON C, WHITE, E8731EKTID_WE_G11		1 NO
	SCHNEIDER, DOUBLE POLE SWITCH WITH LED, AVATARON C, 20A, 250V, 1 GANG, WHITE, E8731D20N_WE_G11		1 NO
	SCHNEIDER, SWITCH, AVATARON C, 16AX, 2 GANG, WITH NEON INDICATOR, WITH C & P SYMBOL, WHITE, E8732DMS_WE_G11		1 NO
	SCHNEIDER, BELL SWITCH, AVATARON C, 10A 250V, 1 GANG, WITH ILLUMINATED DND & PCU SYMBOL, WHITE, E8731BPDM_WE_G11		1 NO
	SCHNEIDER, USB CHARGER + SWITCHED SOCKET, AVATARON C, TYPE A+A 2.1A, WHITE, E8715USB_WE_G11		2 NOS
	SCHNEIDER, SHAVER SOCKET, AVATARON C, 115V/240V, WHITE E87T727V_WE_G11		1 NO
	SCHNEIDER, SWITCHED SOCKET, AVATARON C, BASIC ELEMENT WITH COMPLETE HOUSING, LED, IP20, WHITE, E8715N_WE_G11		7 NOS
	18WATT, 4" 3000K DOWN LIGHT		3 NOS
	6 WATT, 2" 3000K ADJUSTABLE PIN LIGHT		2 NOS
	MAGNETIC TRACK LIGHT TRACK SCENARIO, EMBEDDED RECESSED TYPE, 3000K		1 SET
	3000K LED STRIP LIGHT		2 NOS

	EMERGENCY LIGHT		1 NO
	KDK, 12" EXHAUST FAN		1 NO



3Da PERSPECTIVE VIEW A
nts © A3

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TITLE:

PERSPECTIVE VIEW A

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3Da



3Db PERSPECTIVE VIEW B
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TUARAN, SABAH.**

TITLE:

PERSPECTIVE VIEW B

SCALE: 1:30 UNLESS STATED

DRAWN: SK	CHECKED: LVL
DATE: 9 October 2023	

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3Db



3Dc PERSPECTIVE VIEW C
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88000 KOTA KINABALU SABAH

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TUARAN, SABAH.**

TITLE:
PERSPECTIVE VIEW C

SCALE: 1:30 UNLESS STATED
DRAWN: SK CHECKED: LVL
DATE: 9 October 2023

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DWG NO:
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3Dc



3Dd PERSPECTIVE VIEW D
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**PROPOSED RENOVATION TO EXISTING
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TUARAN, SABAH.**

TITLE:

PERSPECTIVE VIEW D

SCALE: 1:30 UNLESS STATED

DRAWN: SK	CHECKED: LVL
DATE: 9 October 2023	

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AMENDMENT			
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DWG NO:

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3Dd



3Dd PERSPECTIVE VIEW E
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88000 KOTA KINABALU SABAH

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PROPOSED RENOVATION TO EXISTING
TUARAN BEACH RESORT OFF JALAN SABANDAR,
TUARAN, SABAH.

TITLE:

PERSPECTIVE VIEW D

SCALE: 1:30 UNLESS STATED

DRAWN: SK

CHECKED: LVL

DATE: 9 October 2023

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3De



3D Perspectives © A3 PERSPECTIVE VIEW F

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PROJECT:

PROPOSED RENOVATION TO EXISTING
TUARAN BEACH RESORT OFF JALAN SABANDAR,
TUARAN, SABAH.

TITLE:

PERSPECTIVE VIEW
E&F

SCALE: 1:30 UNLESS STATED

DRAWN: SK

CHECKED: LVL

DATE: 9 October 2023

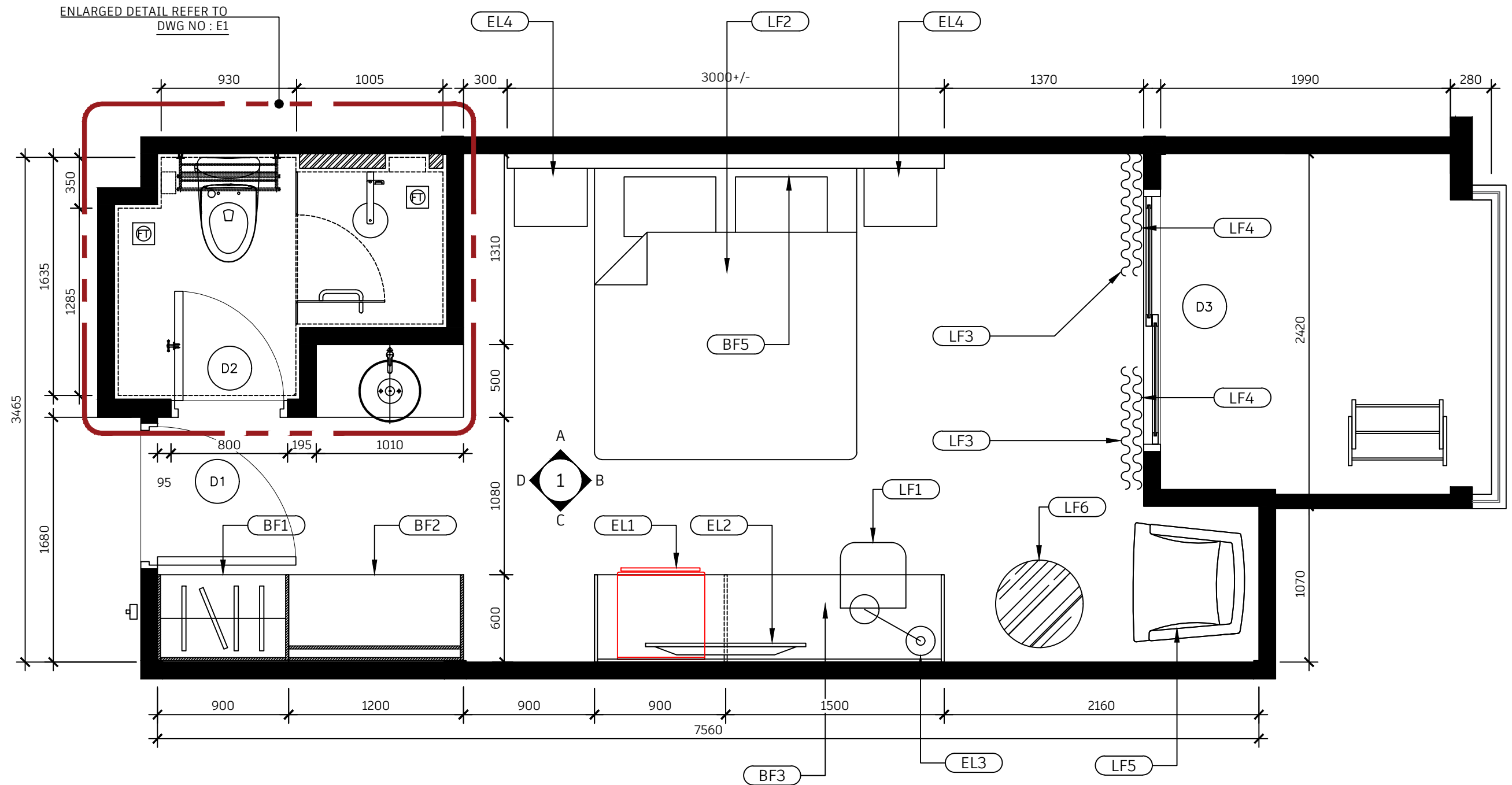
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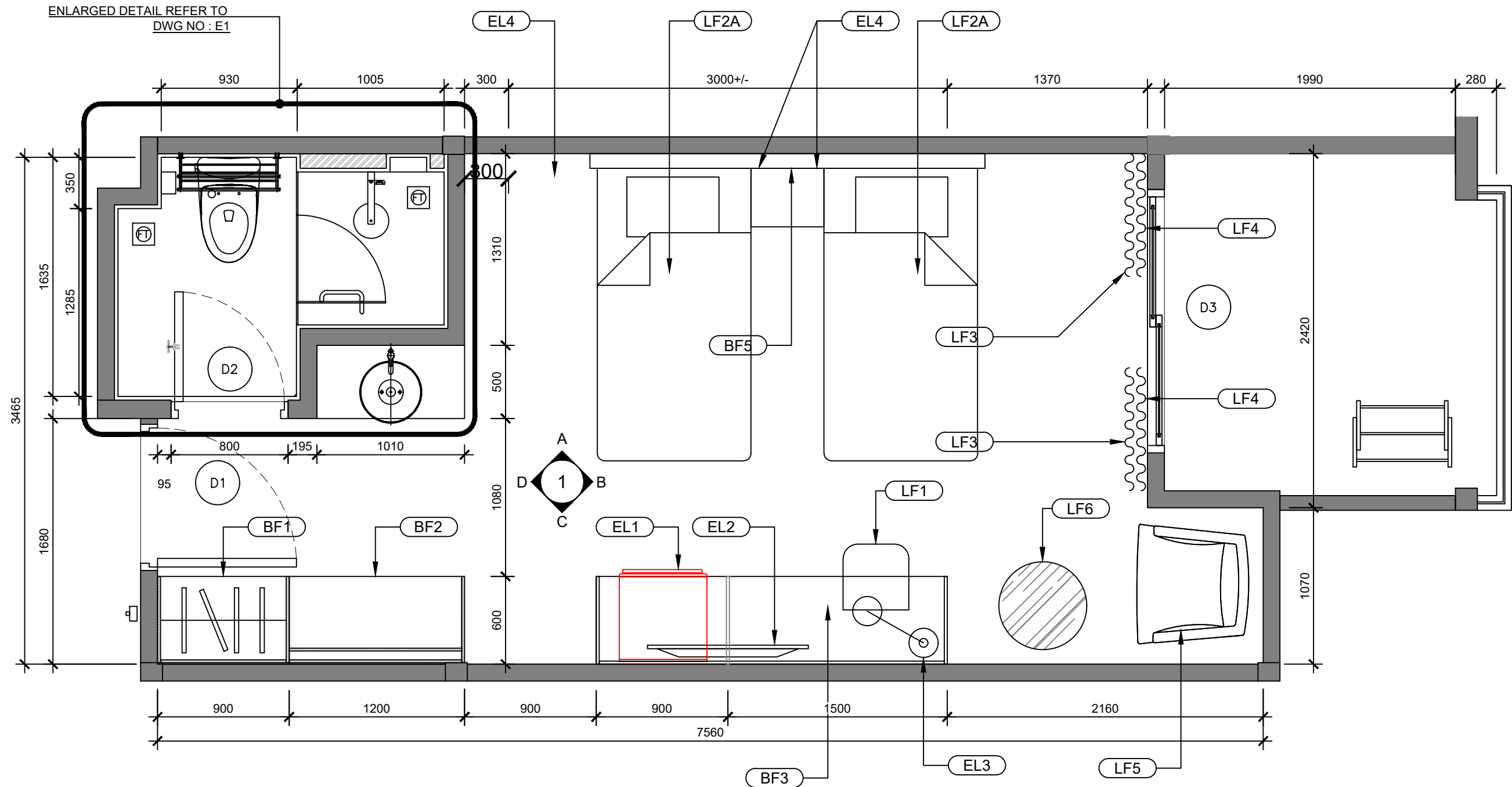
3Df



A1 FURNITURE LAYOUT PLAN
1:30 © A3

ITEMIZE DETAIL		
CODE	DESCRIPTION	QTY
D1	2100H X 900W MAIN ENTRANCE DOOR	1
D2	2100H X 800W TOILET DOOR	1
D3	2100H X 1800W SLIDING GLASS BALCONY DOOR	1
BF1	2400H X 900W X 600D 2 DOORS CUPBOARD	1
BF2	2400H X 1200W X 600D LUGGAGE RACK	1
BF3	750H X 2400W X 600D MINI BAR & WORKING TABLE	1
BF4	1200H X 2400W TV BACKDROP WITH MIRROR	1
BF5	2735H X 3000W BED HEAD WALL CLADDING C/W FABRIC BED HEAD & 2 NOS SIDE DRAWER	1

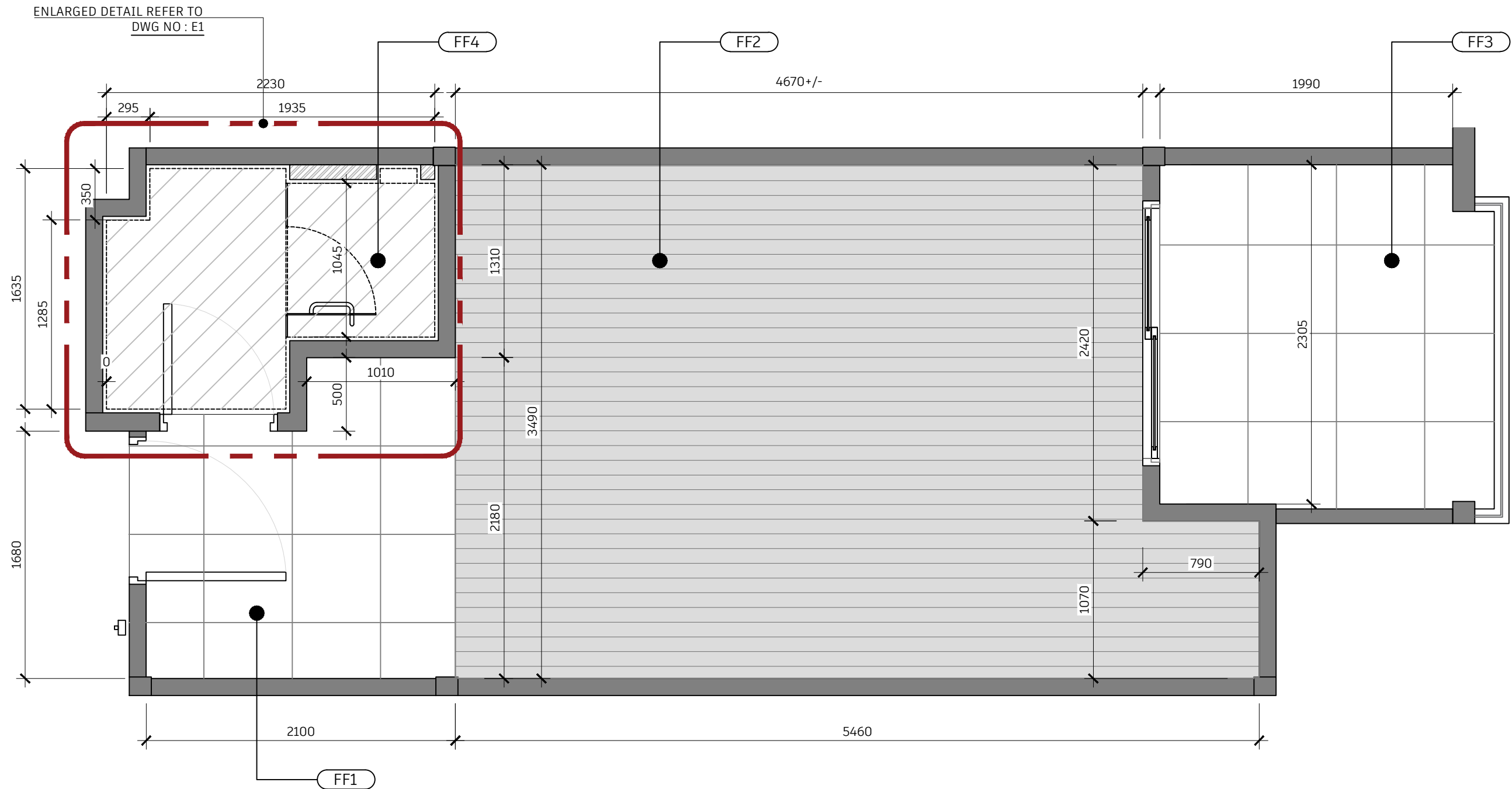
LF1	READING CHAIR	1
LF2	QUEEN SIZE BED SET	1
LF3	BLACKOUT CURTAIN	1
LF4	SHEER CURTAIN	1
LF5	LOUNGE SINGLE SEAT	1
LF6	ROUND TABLE	1
EL1	SINGLE DOOR MINI FRIDGE	1
EL2	42" SMART TV	1
EL3	TABLE LAMP	1
EL4	WALL MOUNT READING LIGHT	2



A1 FURNITURE LAYOUT PLAN (SINGLE BED)
1:30 @ A3

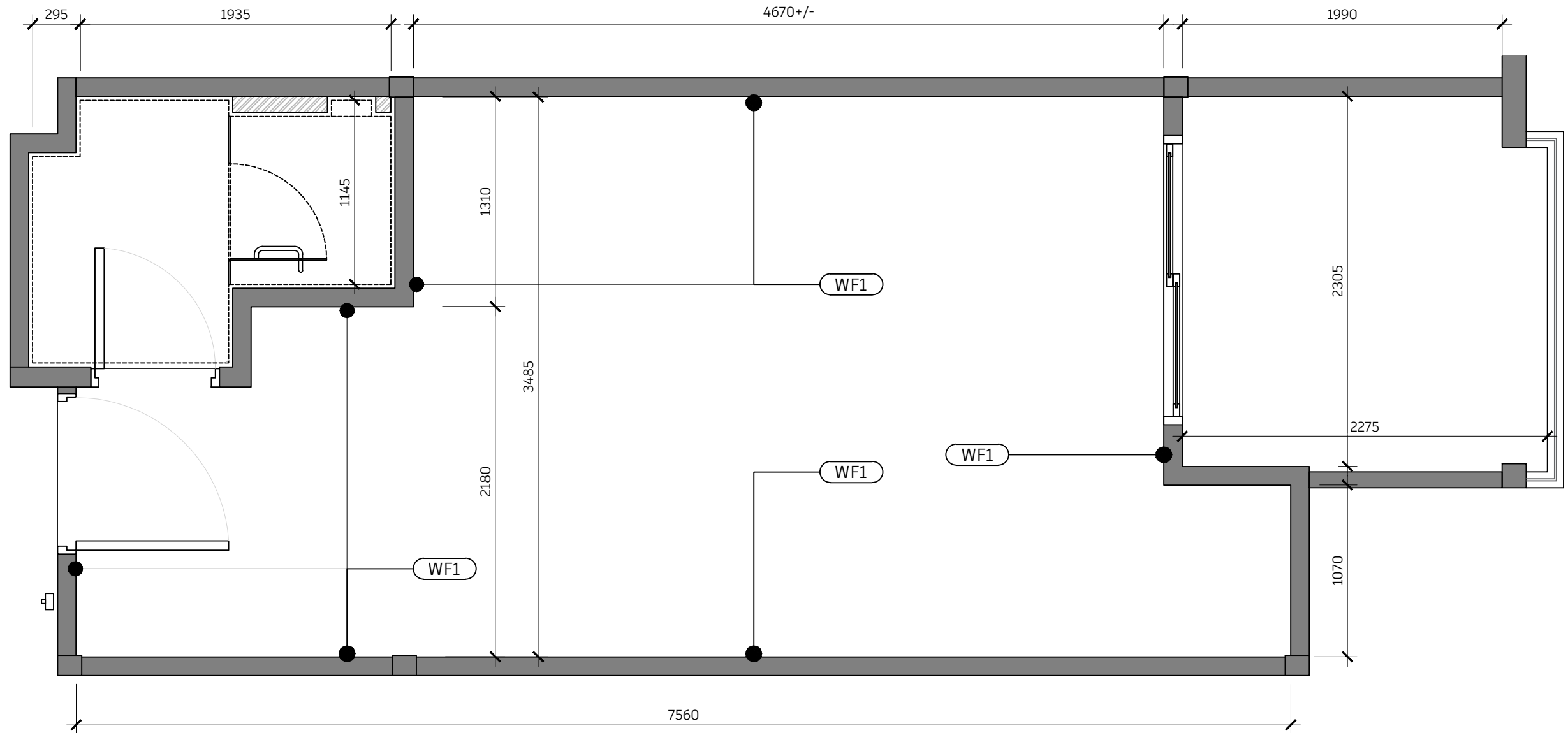
ITEMIZE DETAIL		
CODE	DESCRIPTION	QTY
D1	2100H X 900W MAIN ENTRANCE DOOR	1
D2	2100H X 800W TOILET DOOR	1
D3	2100H X 1800W SLIDING GLASS BALCONY DOOR	1
BF1	2400H X 900W X 600D 2 DOORS CUPBOARD	1
BF2	2400H X 1200W X 600D LUGGAGE RACK	1
BF3	750H X 2400W X 600D MINI BAR & WORKING TABLE	1
BF4	1200H X 2400W TV BACKDROP WITH MIRROR	1
BF5	2735H X 3000W BED HEAD WALL CLADDING C/W FABRIC BED HEAD & 2 NOS SIDE DRAWER	1

LF1	READING CHAIR	1
LF2A	SUPER SINGLE SIZE BED SET (1050MM)	1
LF3	BLACKOUT CURTAIN	1
LF4	SHEER CURTAIN	1
LF5	LOUNGE SINGLE SEAT	1
LF6	ROUND TABLE	1
EL1	SINGLE DOOR MINI FRIDGE	1
EL2	42" SMART TV	1
EL3	TABLE LAMP	1
EL4	WALL MOUNT READING LIGHT	2



A2 FLOOR FINISH PLAN
1:30 @ A3

FLOOR FINISHES SCHEDULE		
CODE	DESCRIPTION	QTY
FF1	600 X 600MM TILE FINISH	40-SQFT
FF2	150 X 900MM TILE FINISH	187-SQFT
FF3	600 X 600MM TILE FINISH	55.6 SQFT
FF4	150 X 900MM TILE FINISH	33-SQFT



A3 WALL FINISH PLAN
1:30 @ A3

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**PROPOSED RENOVATION TO EXISTING
TUARAN BEACH RESORT OFF JALAN SABANDAR,
TUARAN, SABAH.**

TITLE:

WALL FINISH PLAN

SCALE: 1:30 UNLESS STATED

DRAWN: SK CHECKED: LVL

DATE: 9 October 2023

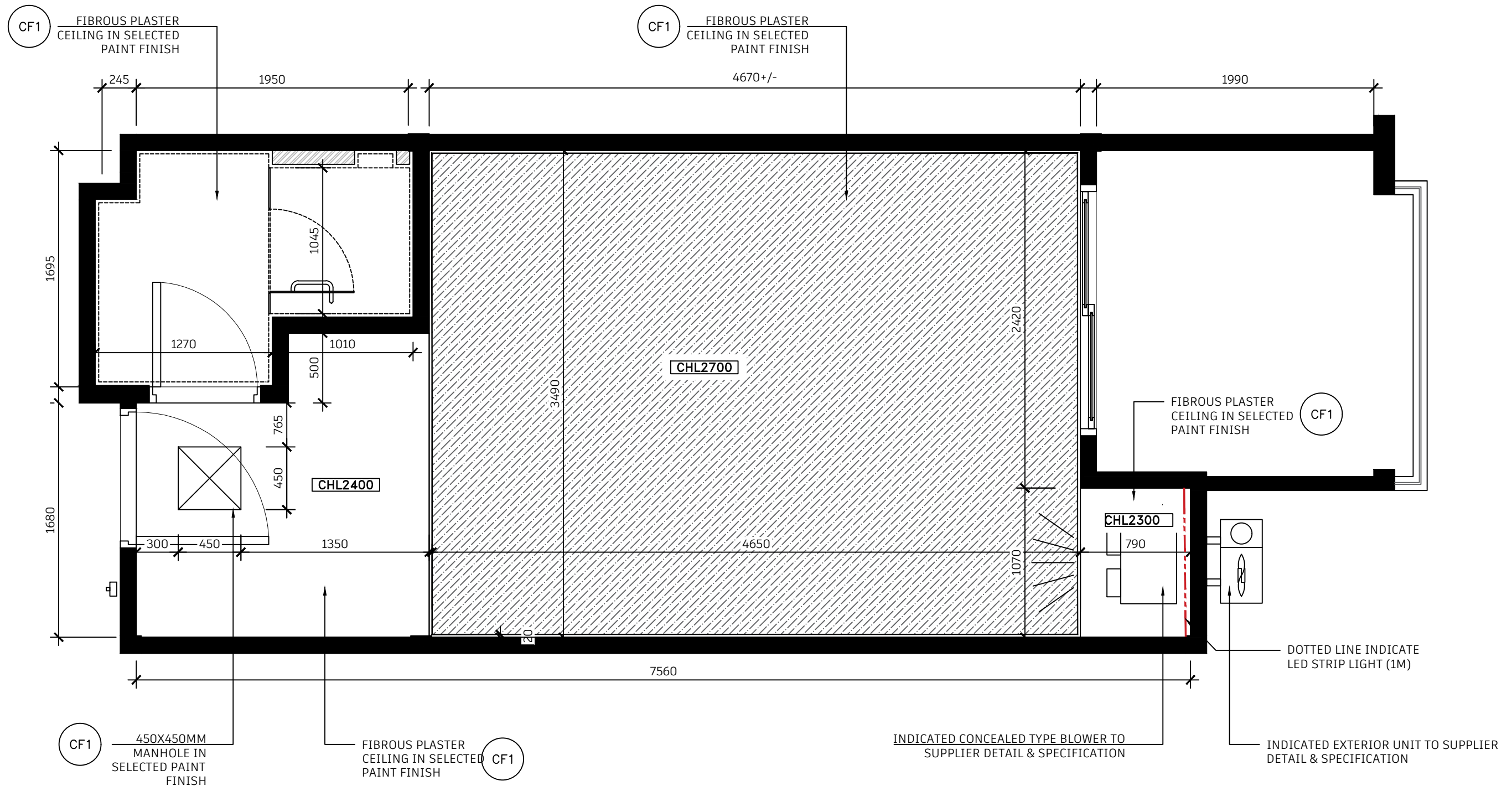
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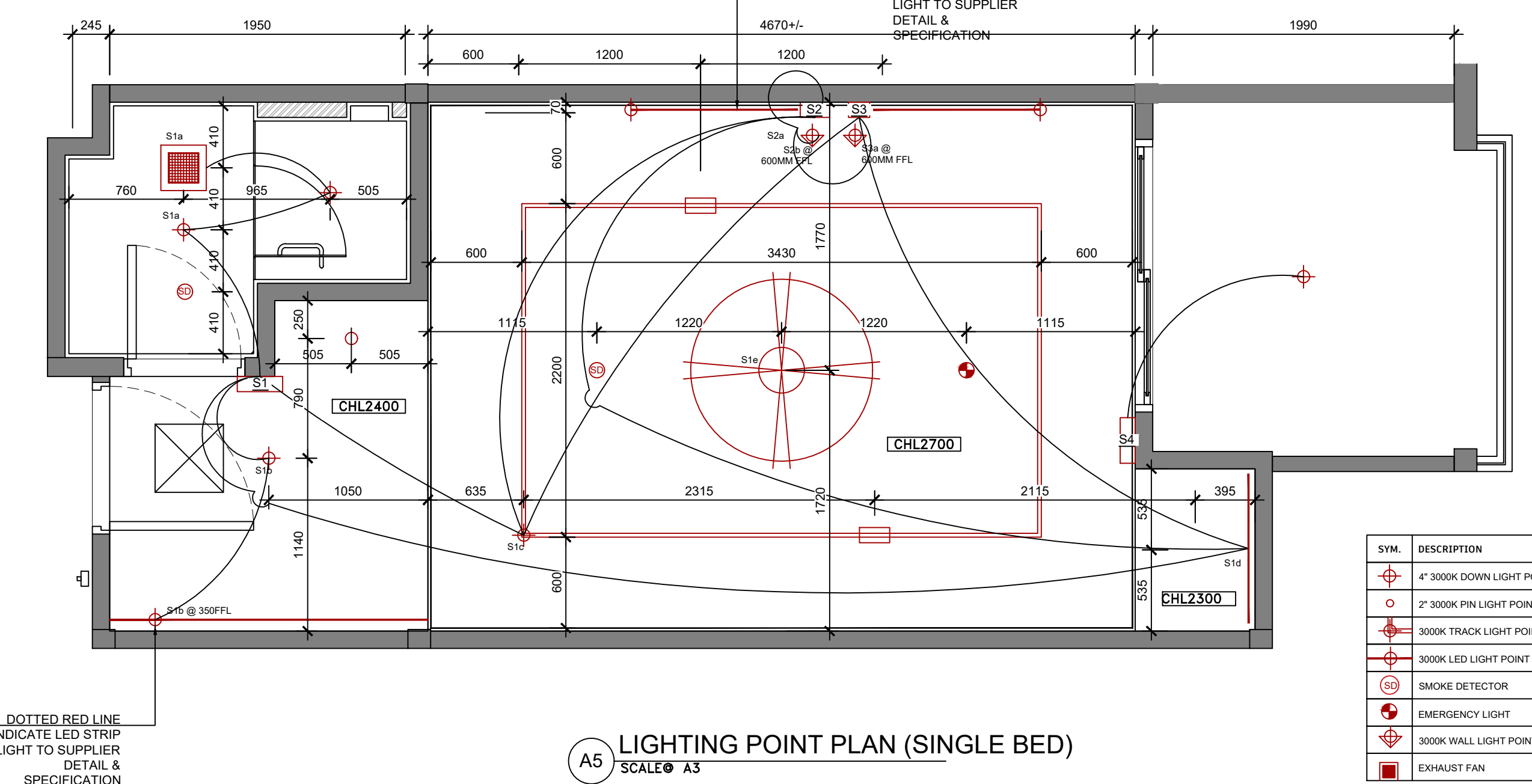
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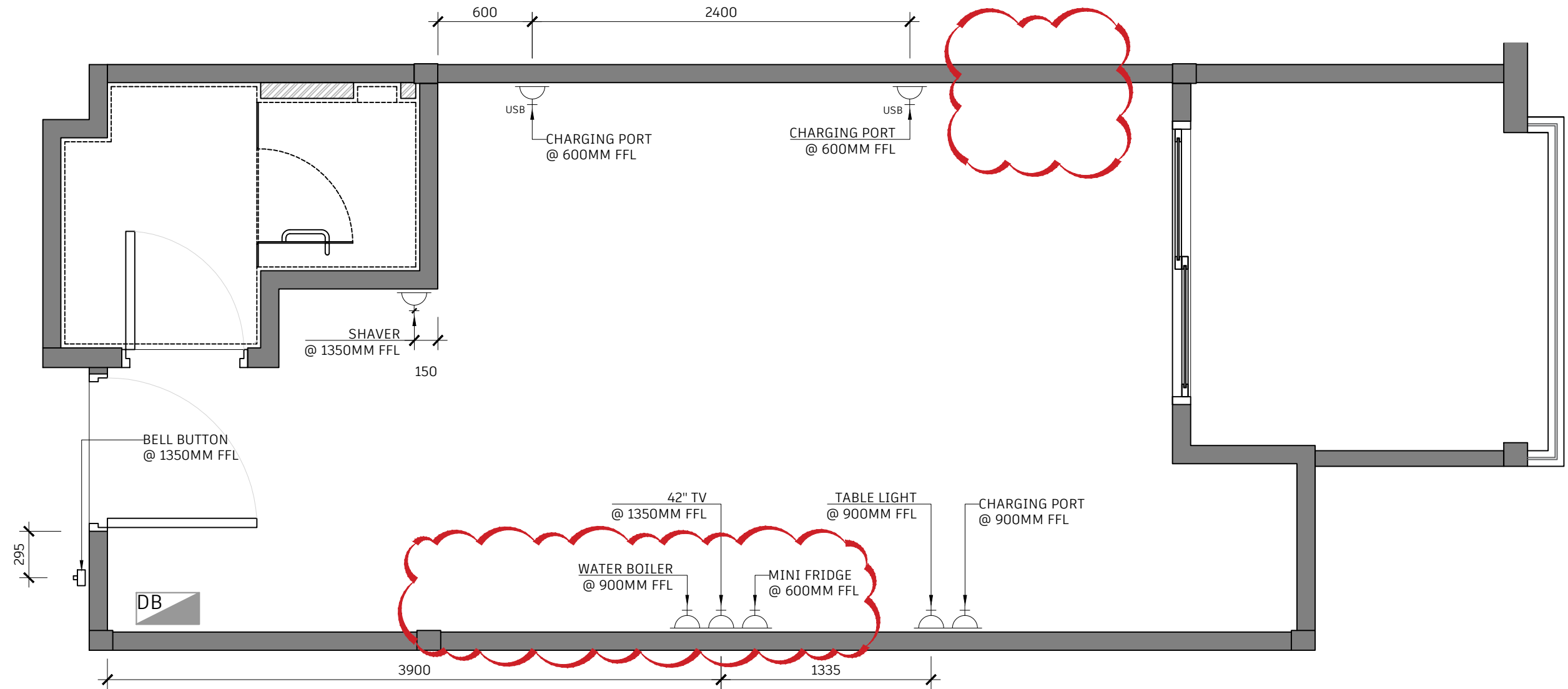
A3



A4 REFLECTED CEILING PLAN
1:30 @ A3

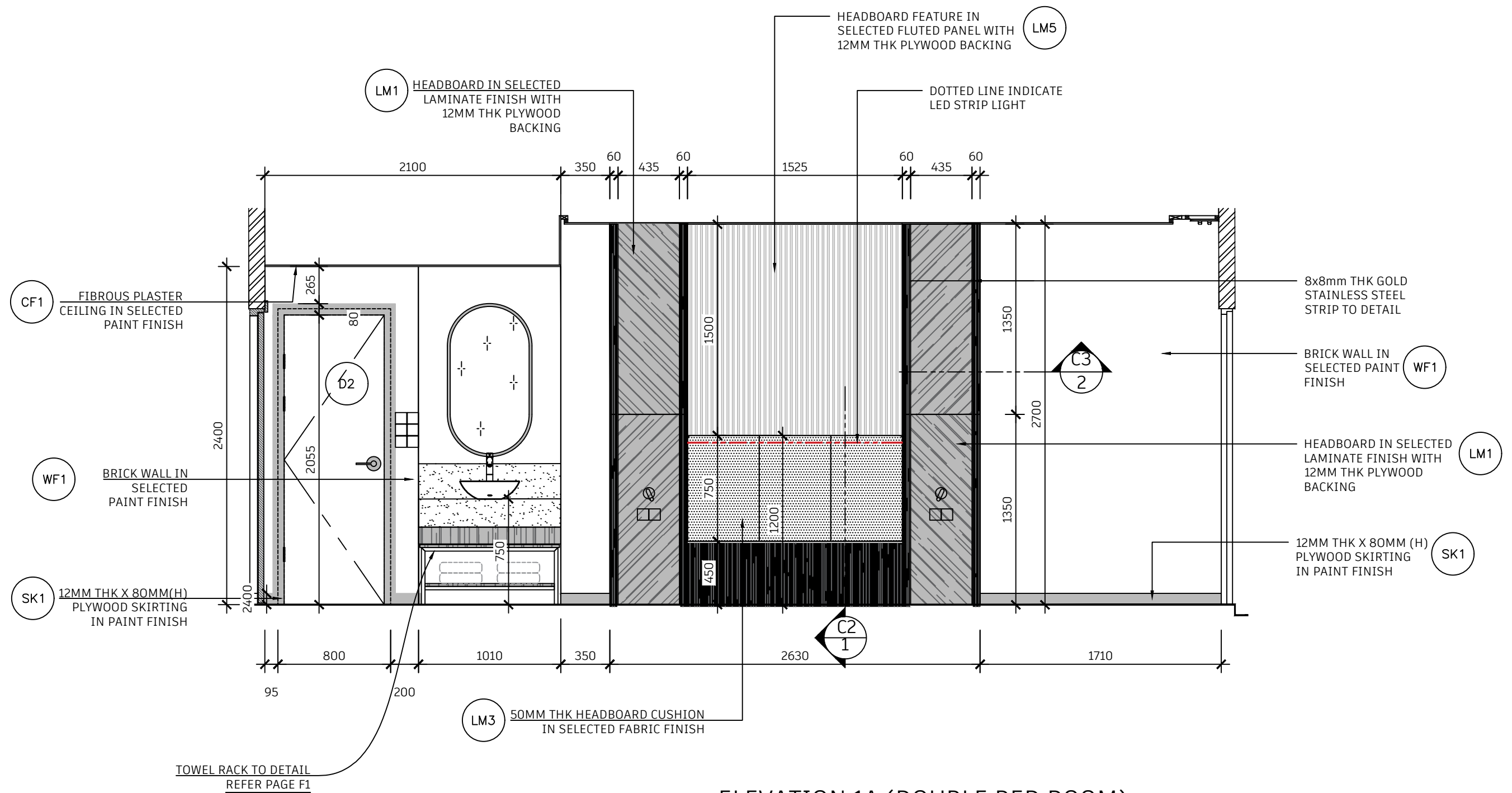


SYM.	DESCRIPTION	QTY
	4" 3000K DOWN LIGHT POINT	4
	2" 3000K PIN LIGHT POINT	2
	3000K TRACK LIGHT POINT	1
	3000K LED LIGHT POINT	2
	SMOKE DETECTOR	2
	EMERGENCY LIGHT	1
	3000K WALL LIGHT POINT	2
	EXHAUST FAN	1

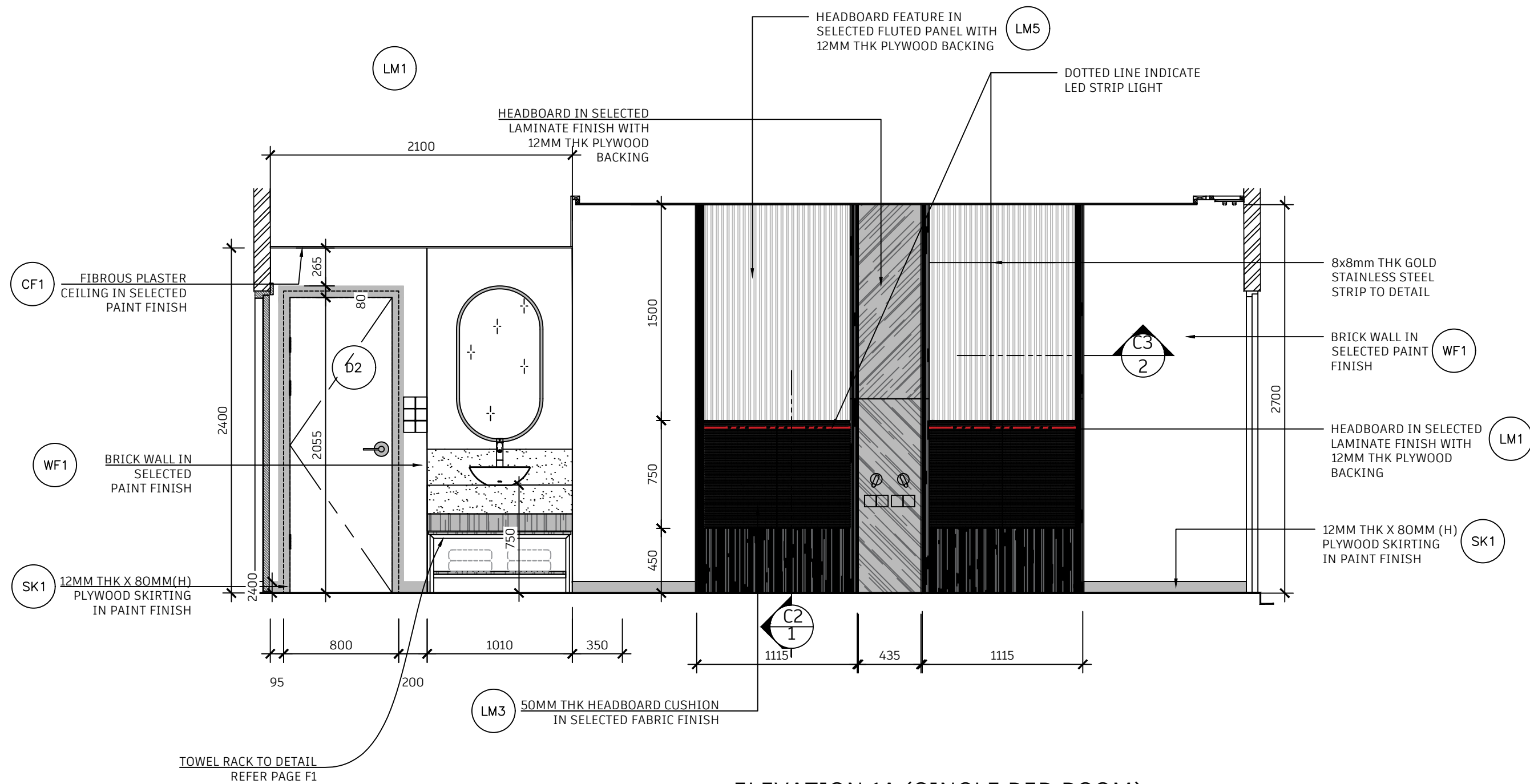


SOCKET LAYOUT PLAN
A6 1:30 @ A3

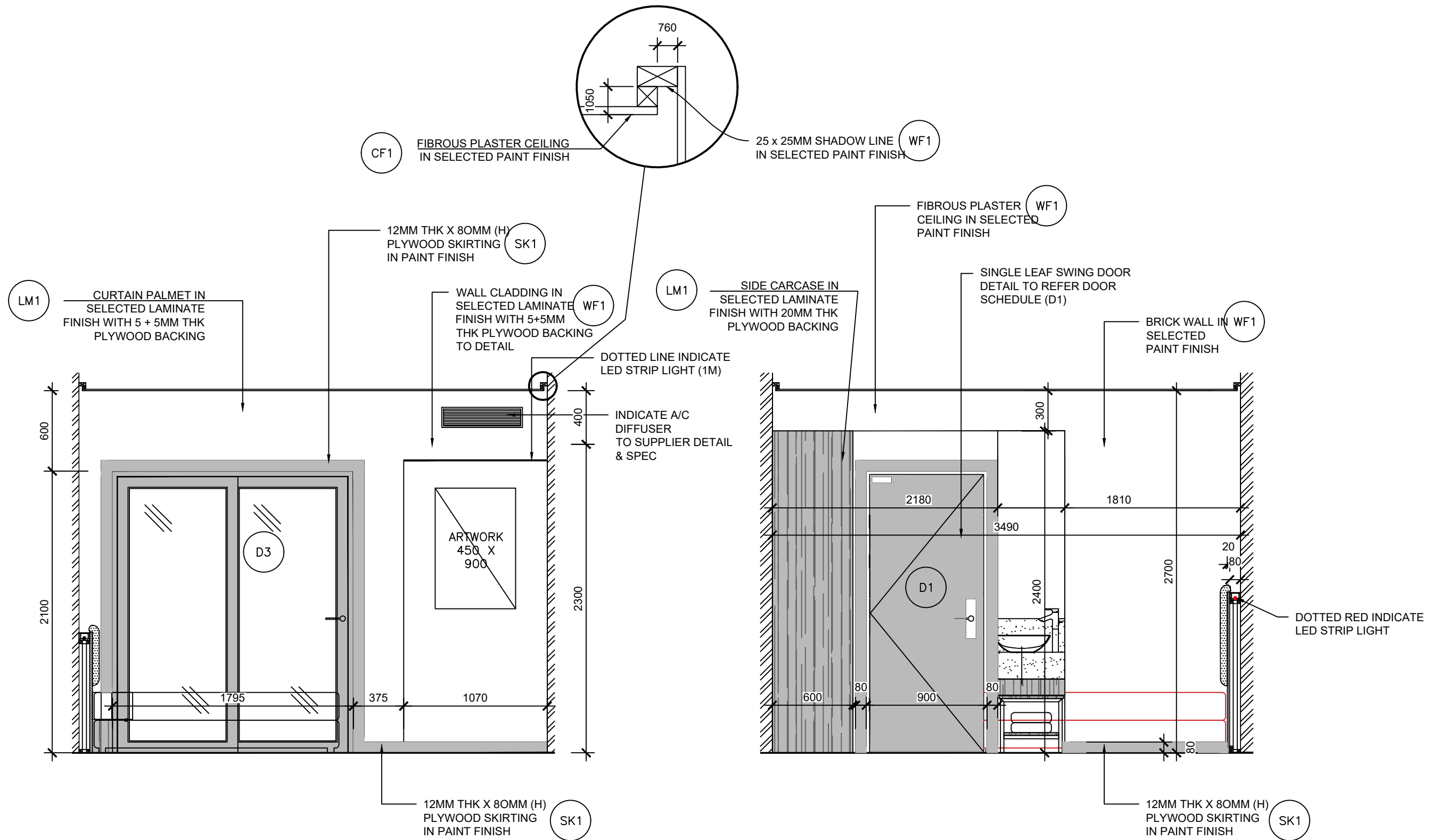
SYM.	DESCRIPTION	QTY
DB	DB POINT	1
	13A SOCKET POINT	5
	SHAVER SOCKET POINT	1
USB	13A SINGLE SOCKET WITH 12W USB	2
	BELL POINT	1



B1 ELEVATION 1A (DOUBLE BED ROOM)
© A3

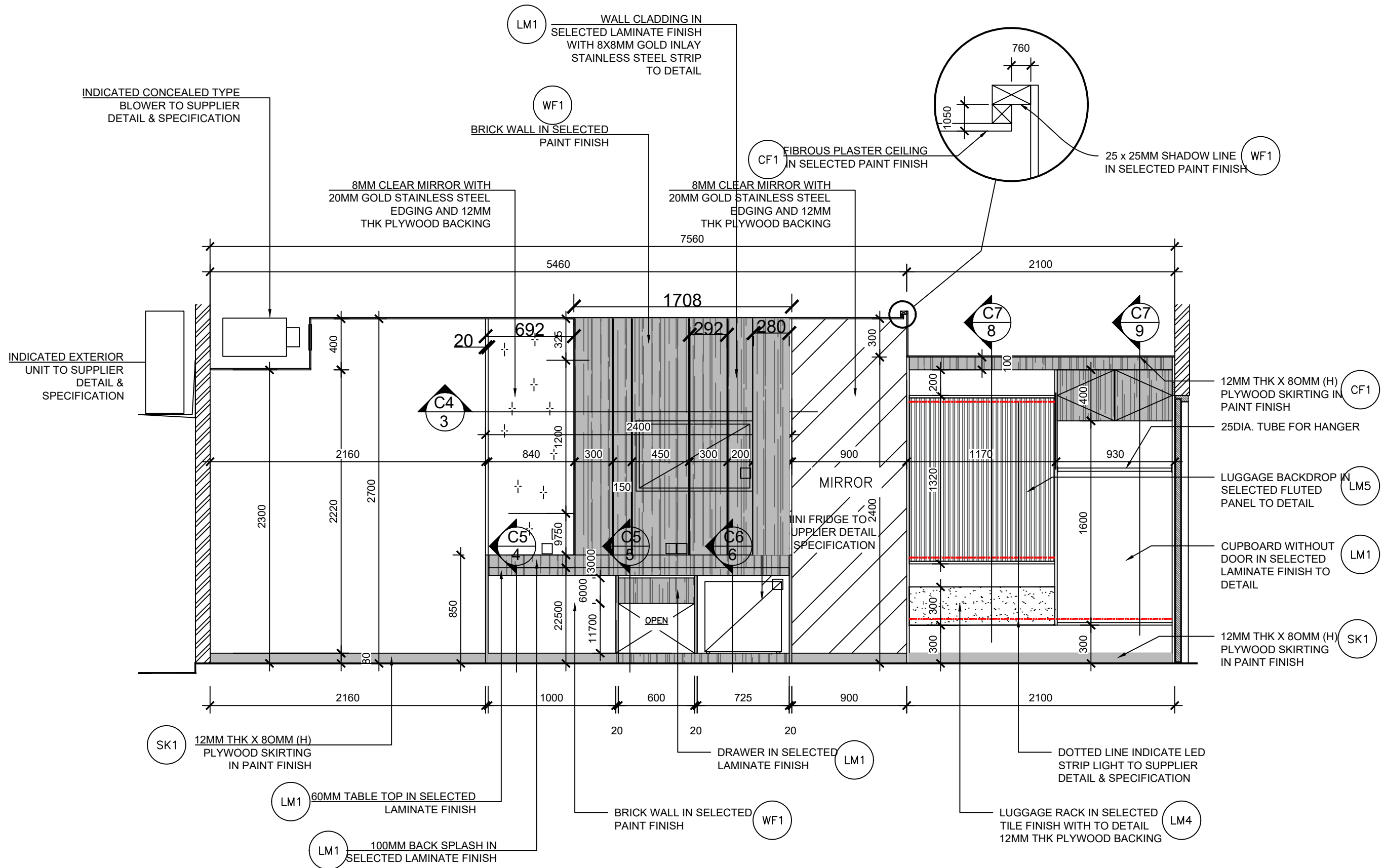


B1 ELEVATION 1A (SINGLE BED ROOM)
© A3

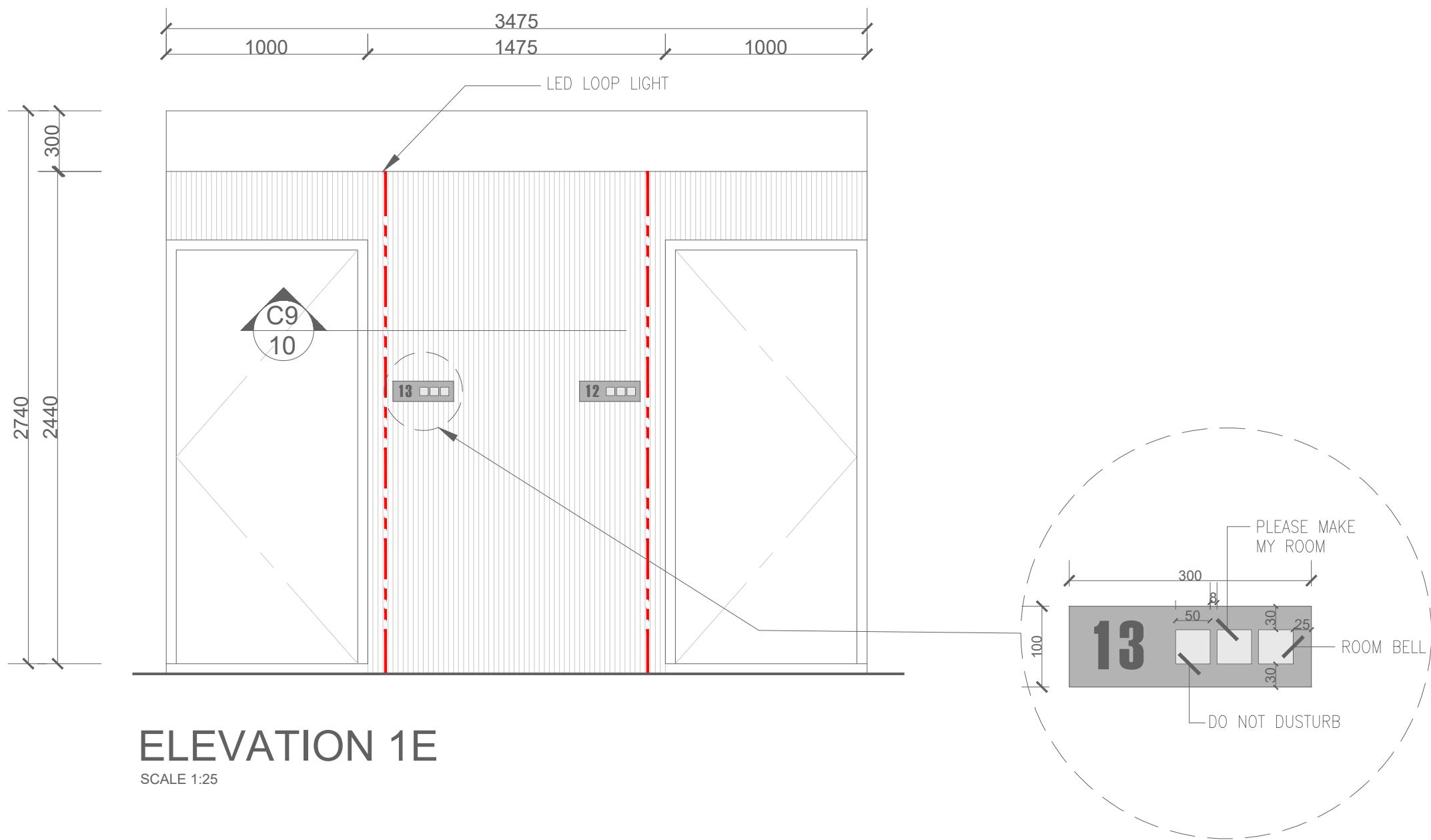


B2 ELEVATION 1B
© A3

B2 ELEVATION 1D
© A3

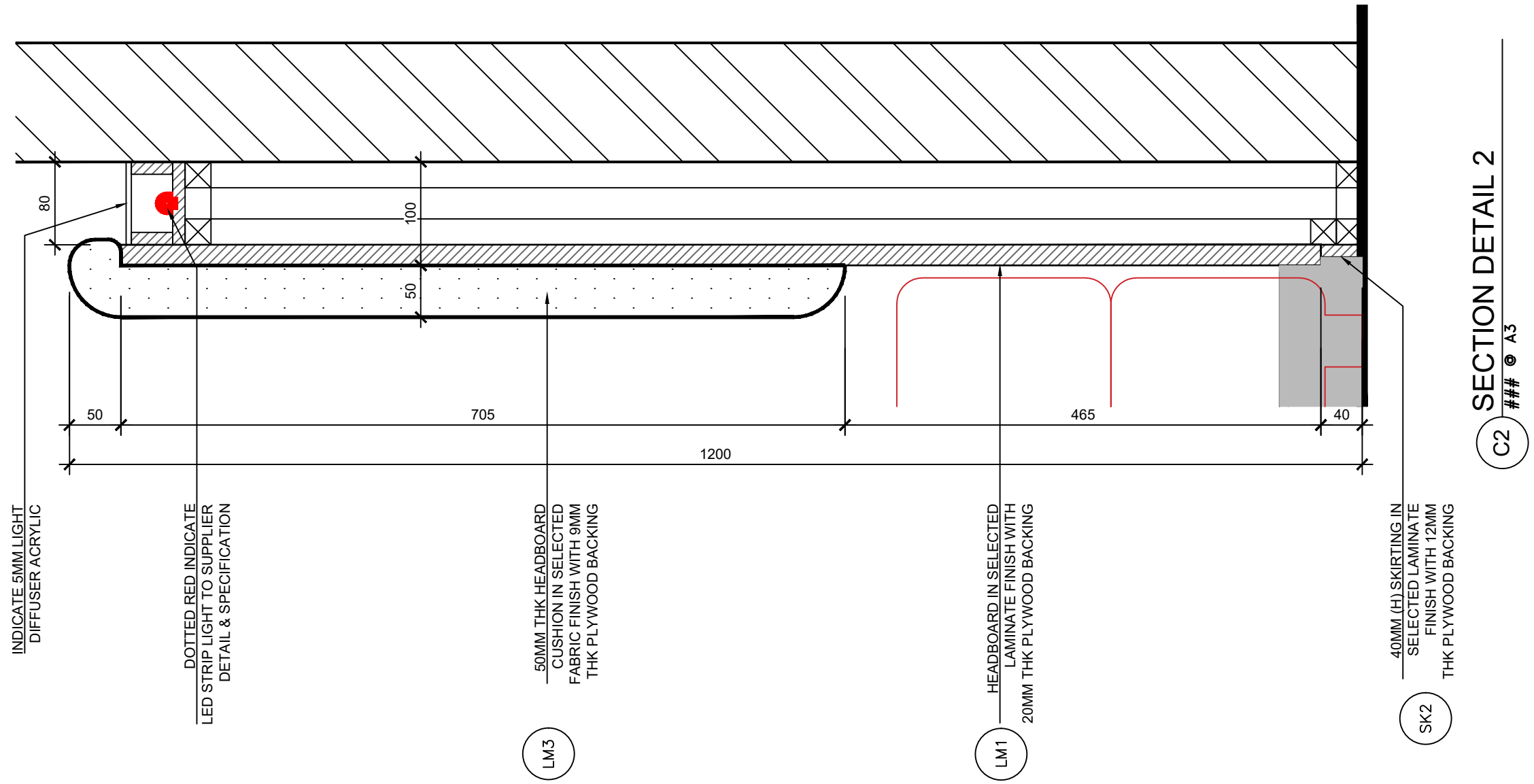


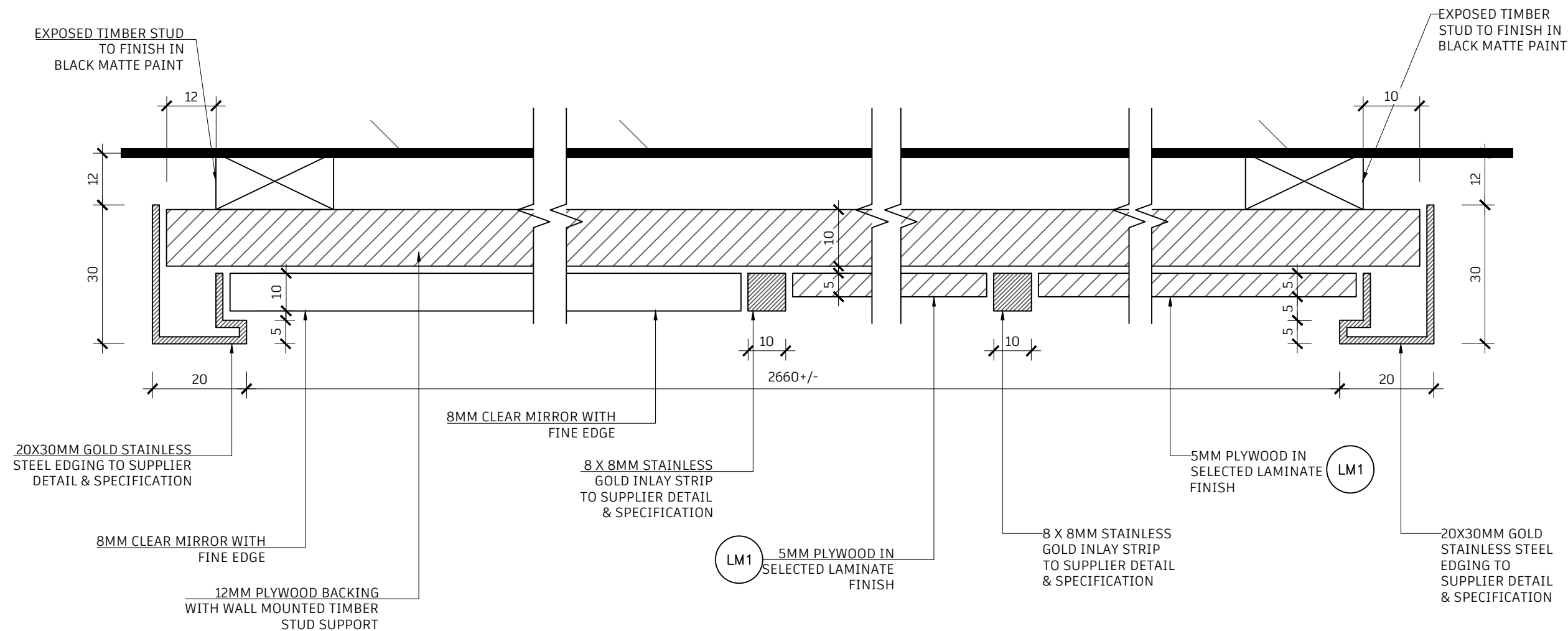
B3 ELEVATION 1C
© A3



ELEVATION 1E
SCALE 1:25

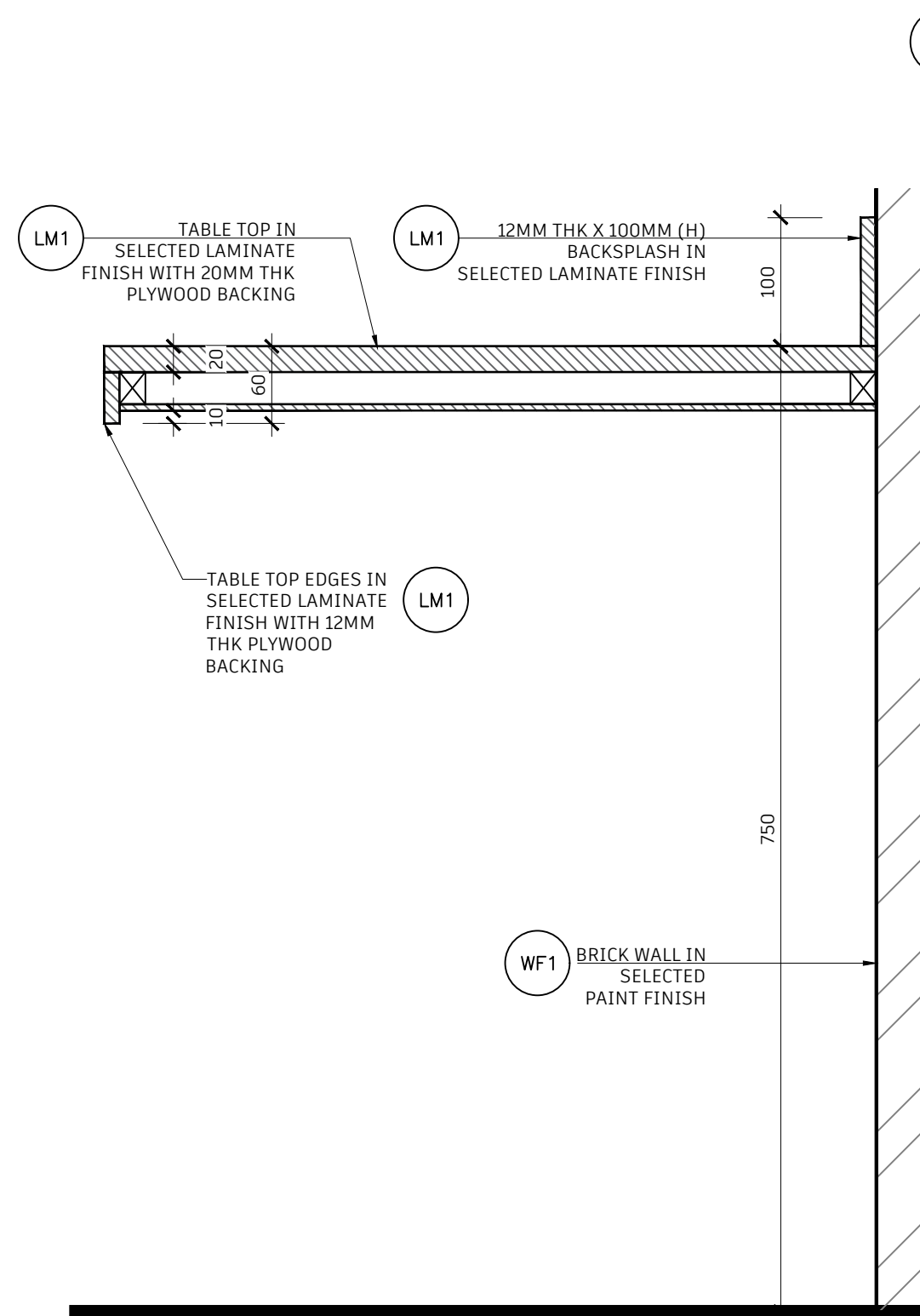
B4 ELEVATION 1E
© A3



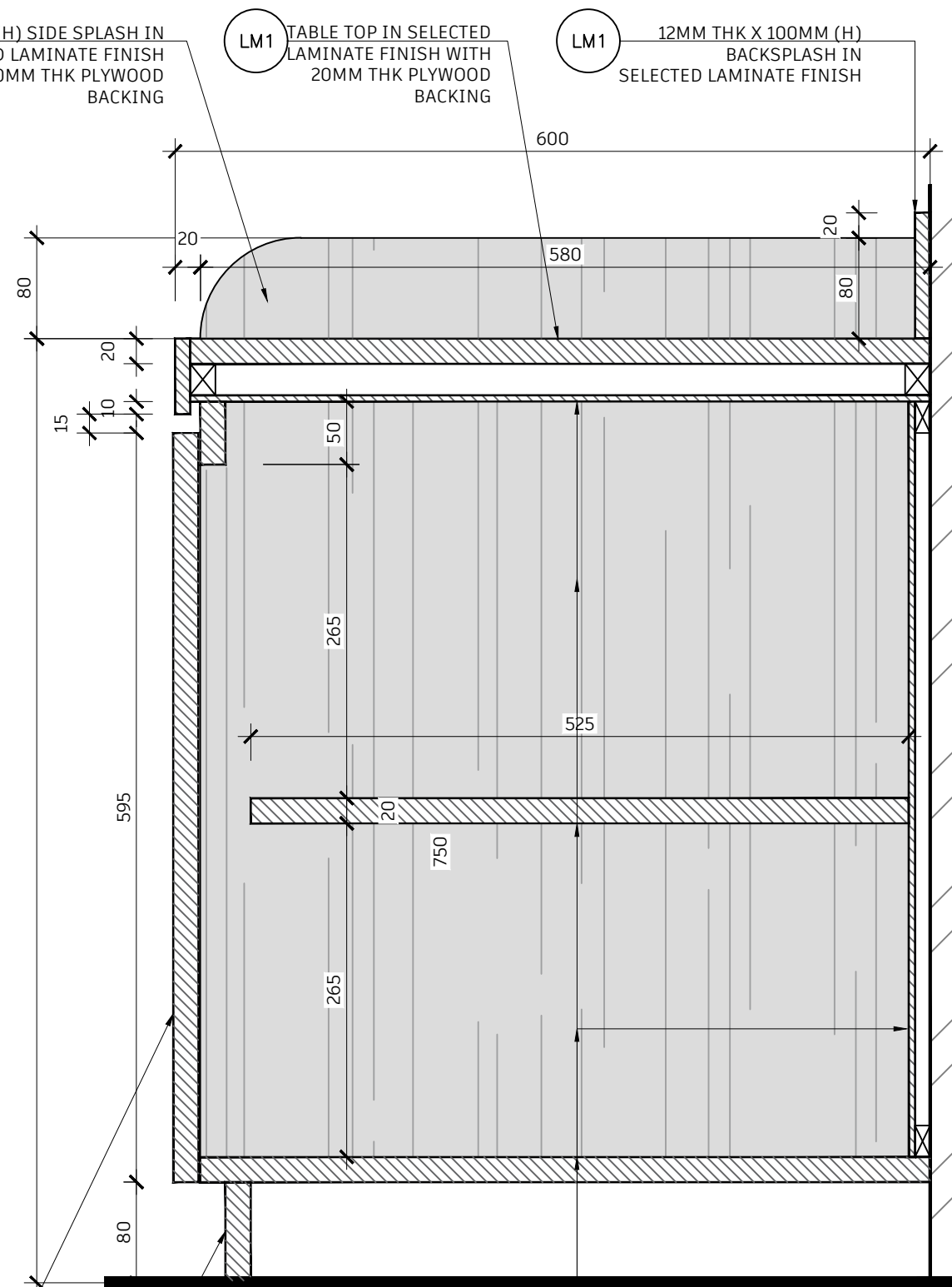


SECTION DETAIL 5

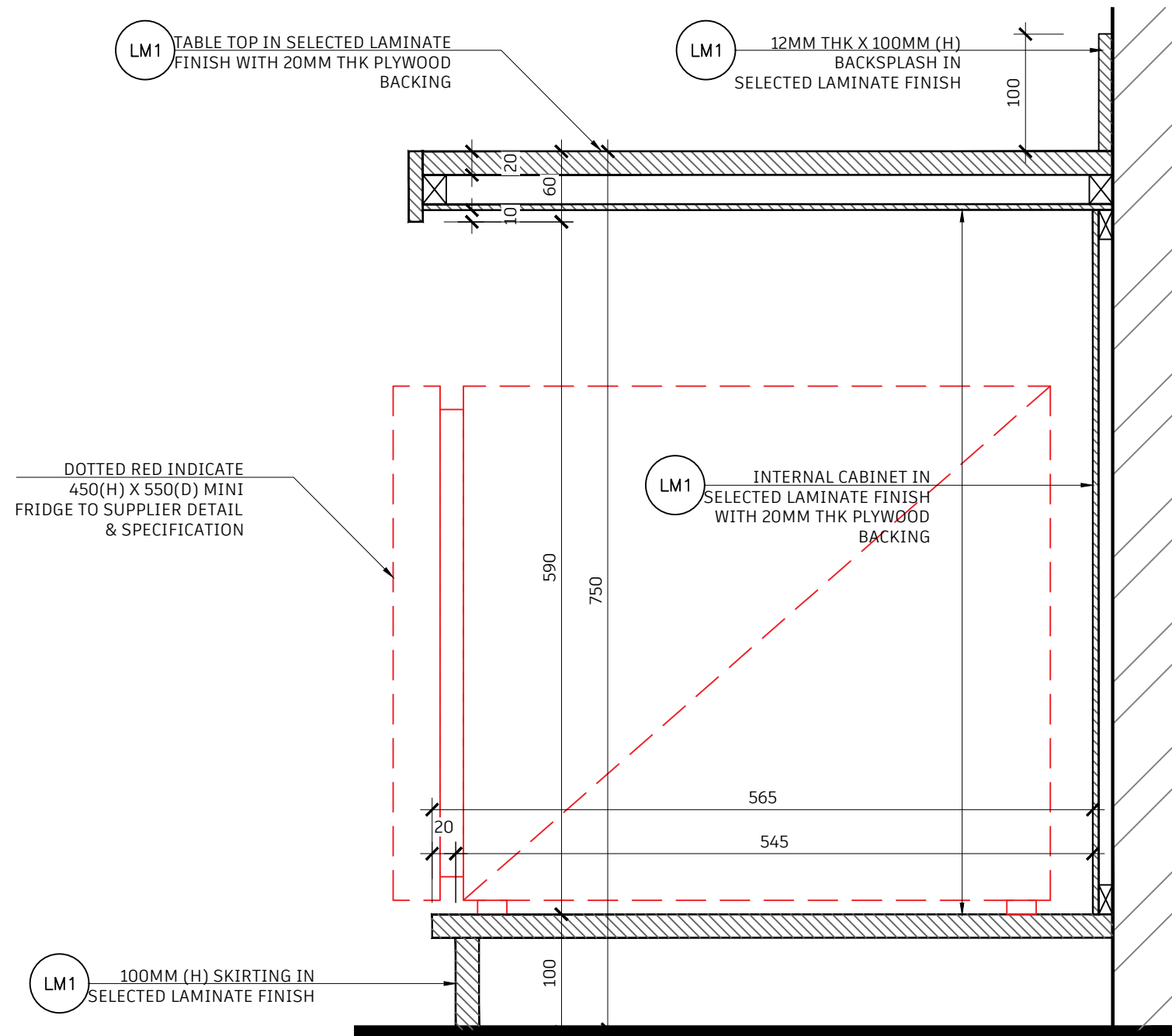
C4 1:1 A3



C5 SCETION DETAIL 6
1:5 @ A3

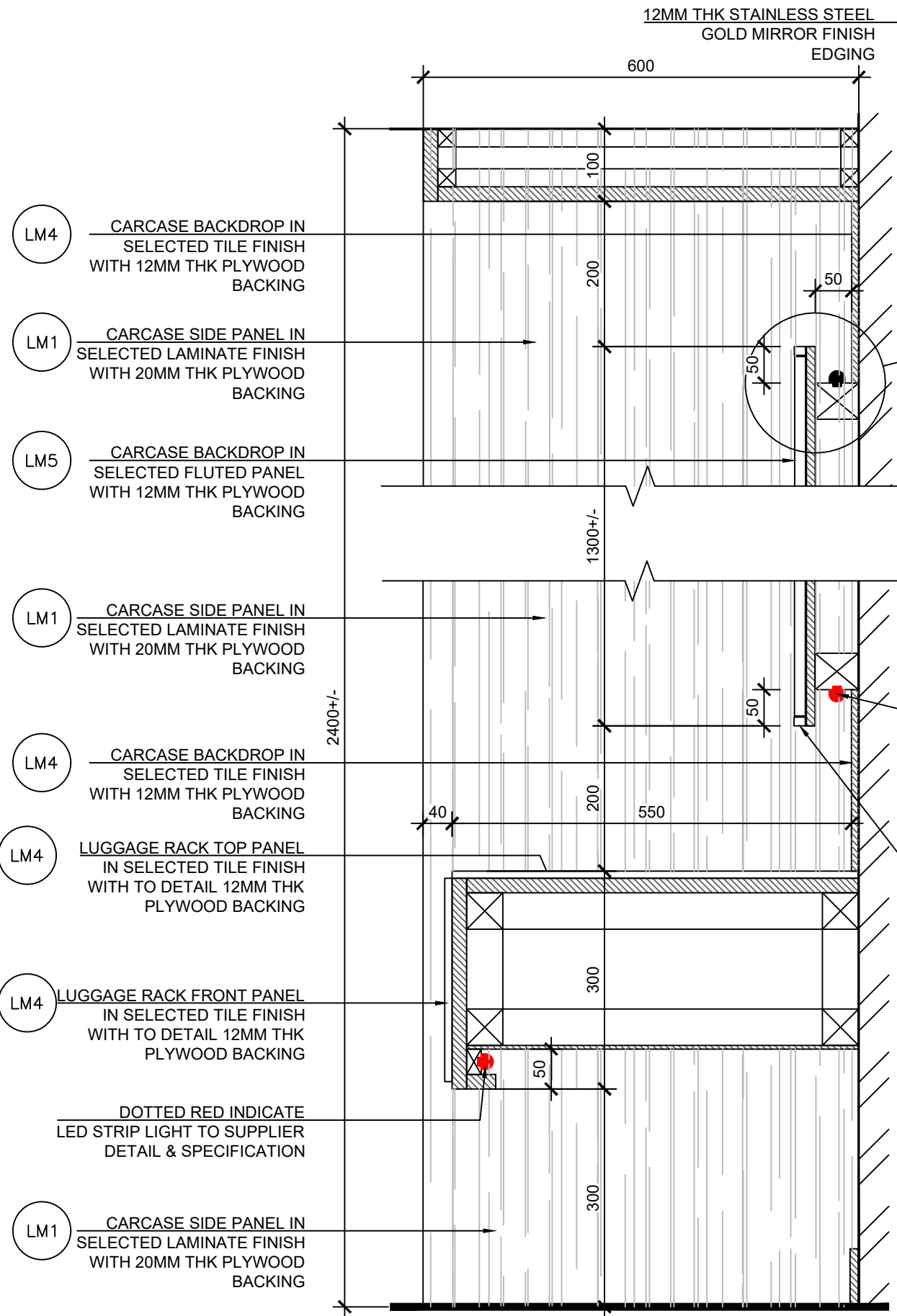


C5 SCETION DETAIL 7
1:5 @ A3

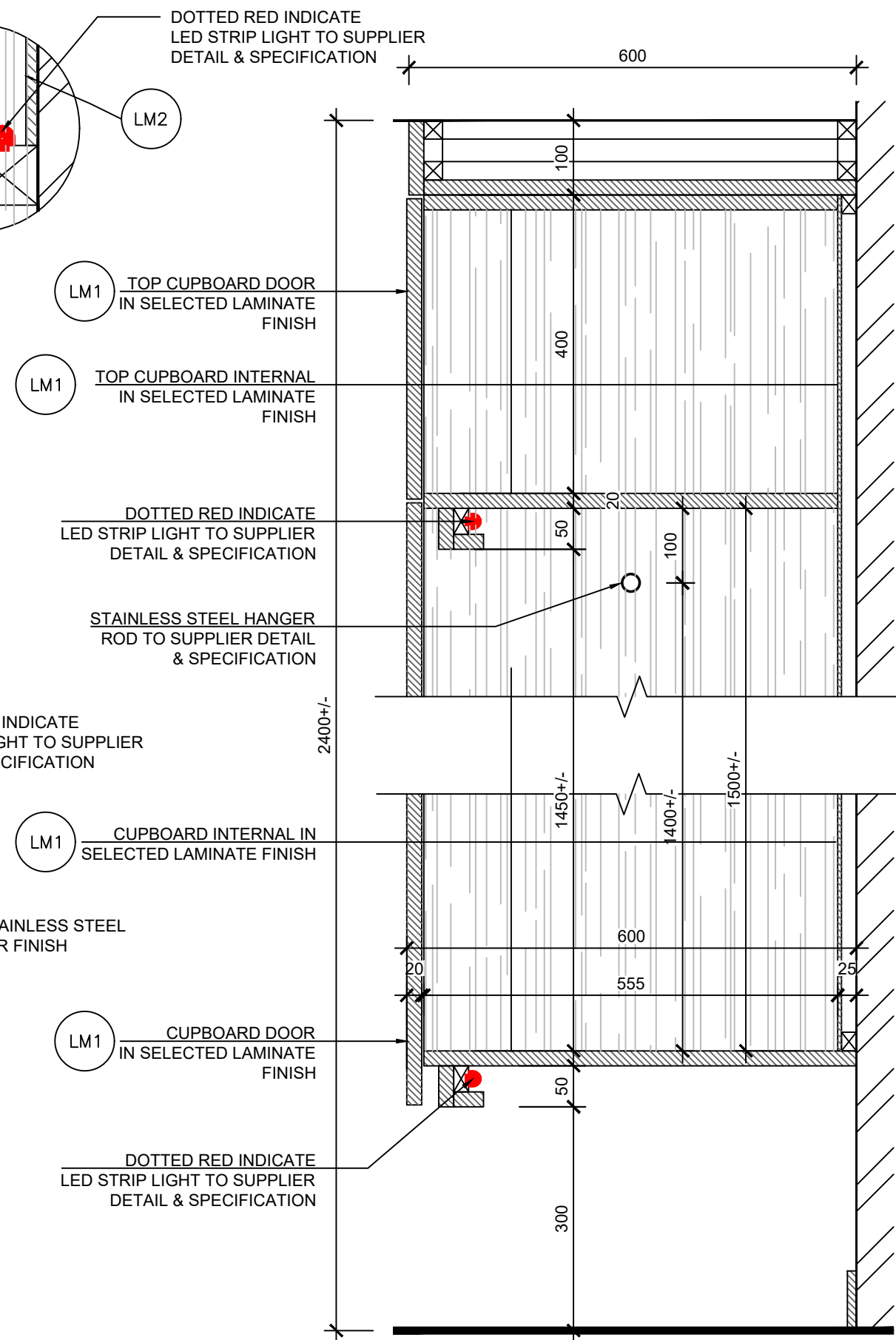


C6 SECTION DETAIL 8
1:5 @ A3

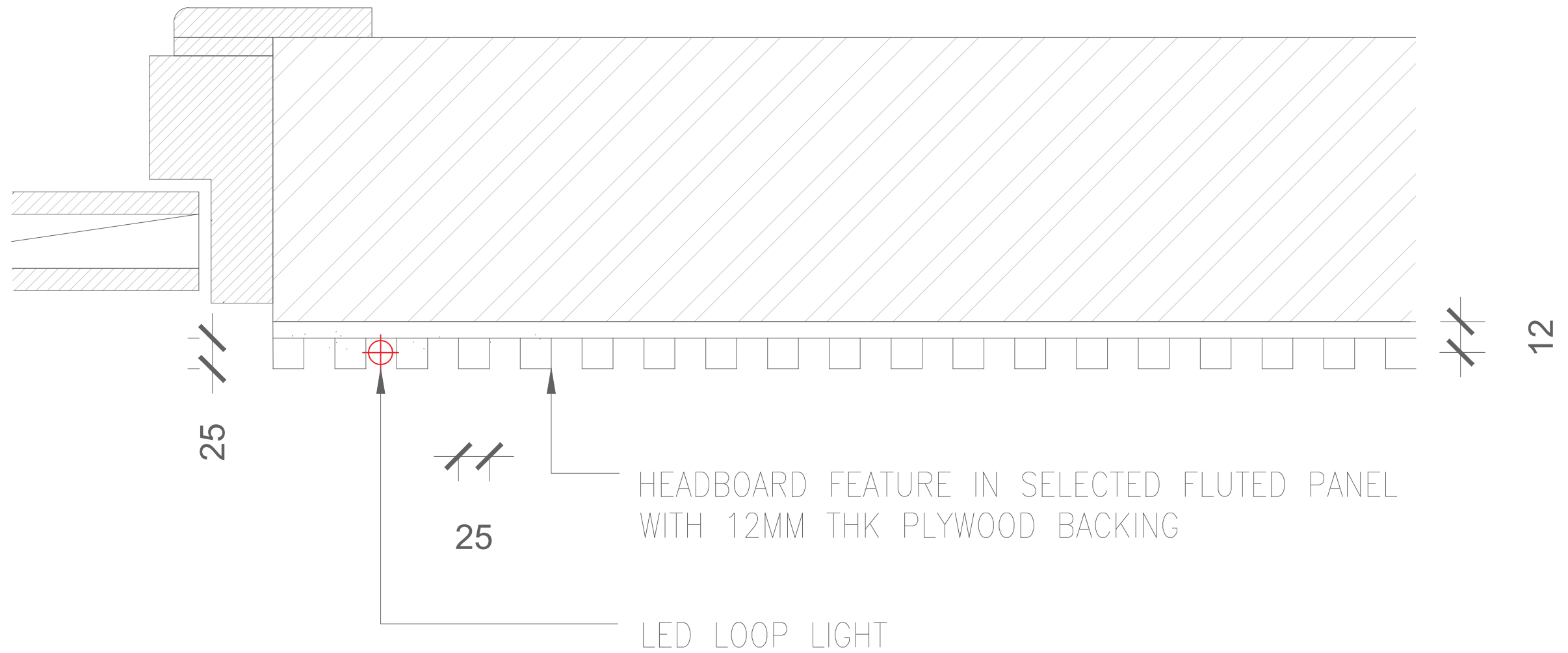
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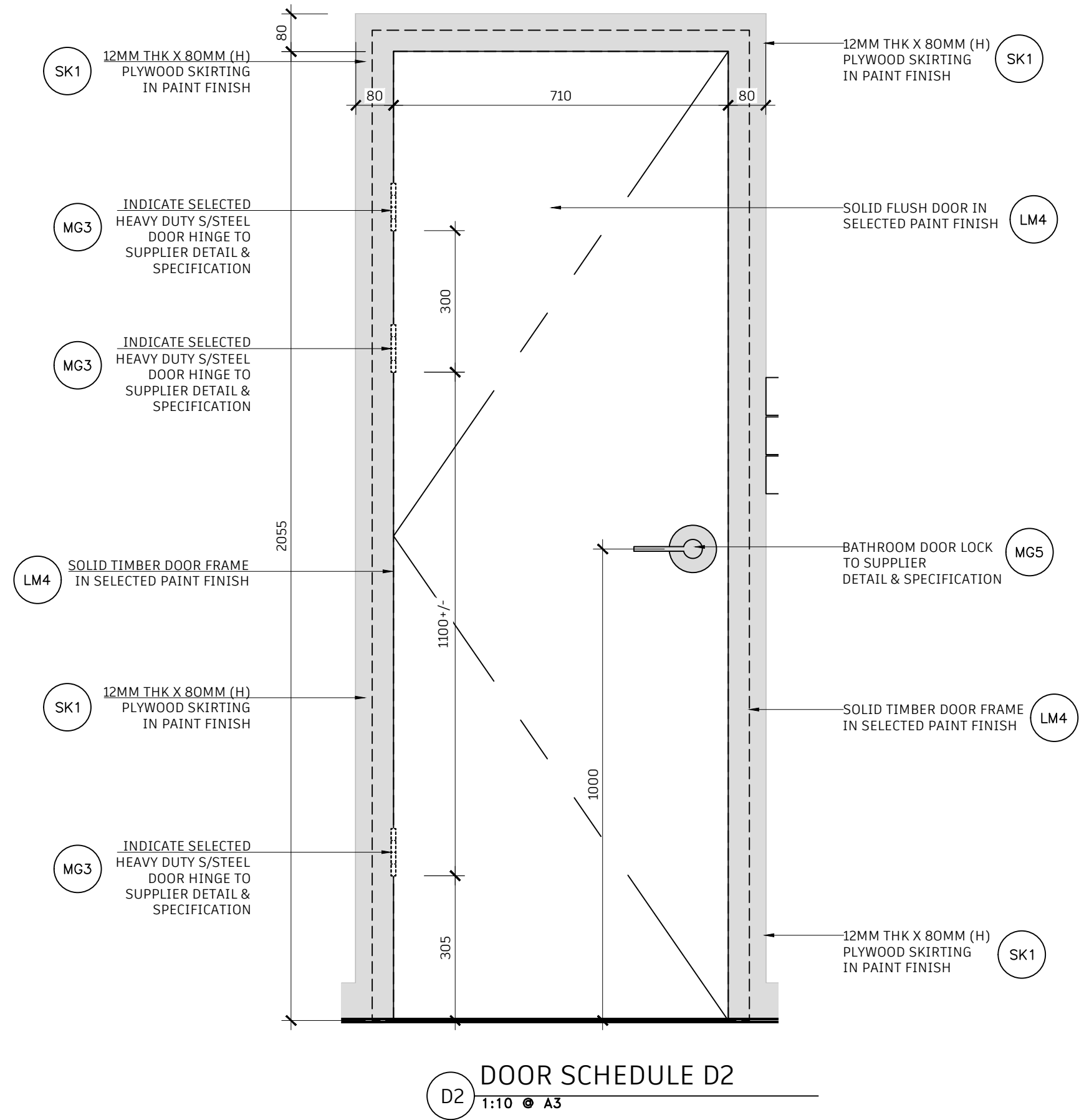
C7 SECTION DETAIL 8
7.5 @ A3



C7 SECTION DETAIL 9
7.5 @ A3







FIXED PANEL IN 8MM THK
TEMPERED GLASS TO SUPPLIER
DETAIL & SPECIFICATION

FIXED PANEL IN 80MM
ALUMINIUM FRAME IN MATTE
DARK GREY POWDER COATED
FINISH

40MM ALUMINIUM FRAME IN
MATTE DARK GREY POWDER
COATED FINISH

SLIDING DOOR LEAF IN 8MM
THK TEMPERED GLASS TO
SUPPLIER DETAIL &
SPECIFICATION

SLIDING DOOR LEAF 80MM
ALUMINIUM FRAME IN MATTE
DARK GREY POWDER COATED
FINISH

DOOR LOCK TO SUPPLIER DETAIL
& SPECIFICATION

40MM ALUMINIUM FRAME IN
MATTE DARK GREY POWDER
COATED FINISH

D3

DOOR SCHEDULE D3

1:10 @ A3

DESIGNER:

LVL DESIGN
H-62/2, BLOCK H, 2ND FLOOR, PAVILION
BUNDUSAN 88300 TENAMPARAN SABAH
TIF: +60 736 726 / 019 8626980
admin@lvsresearch.com.my
www.lvsresearch.com.my

OWNER:

Dato Law
DREAMTEL MANAGEMENT SDN BHD
5 JALAN PADANG
88000 KOTA KINABALU SABAH

PROJECT:

**PROPOSED RENOVATION TO EXISTING
TUARAN BEACH RESORT OFF JALAN SABANDAR,
TUARAN, SABAH.**

TITLE:

DOOR SCHEDULE D3

SCALE: 1:30 UNLESS STATED

DRAWN: SK

CHECKED: LVL

DATE: 9 October 2023

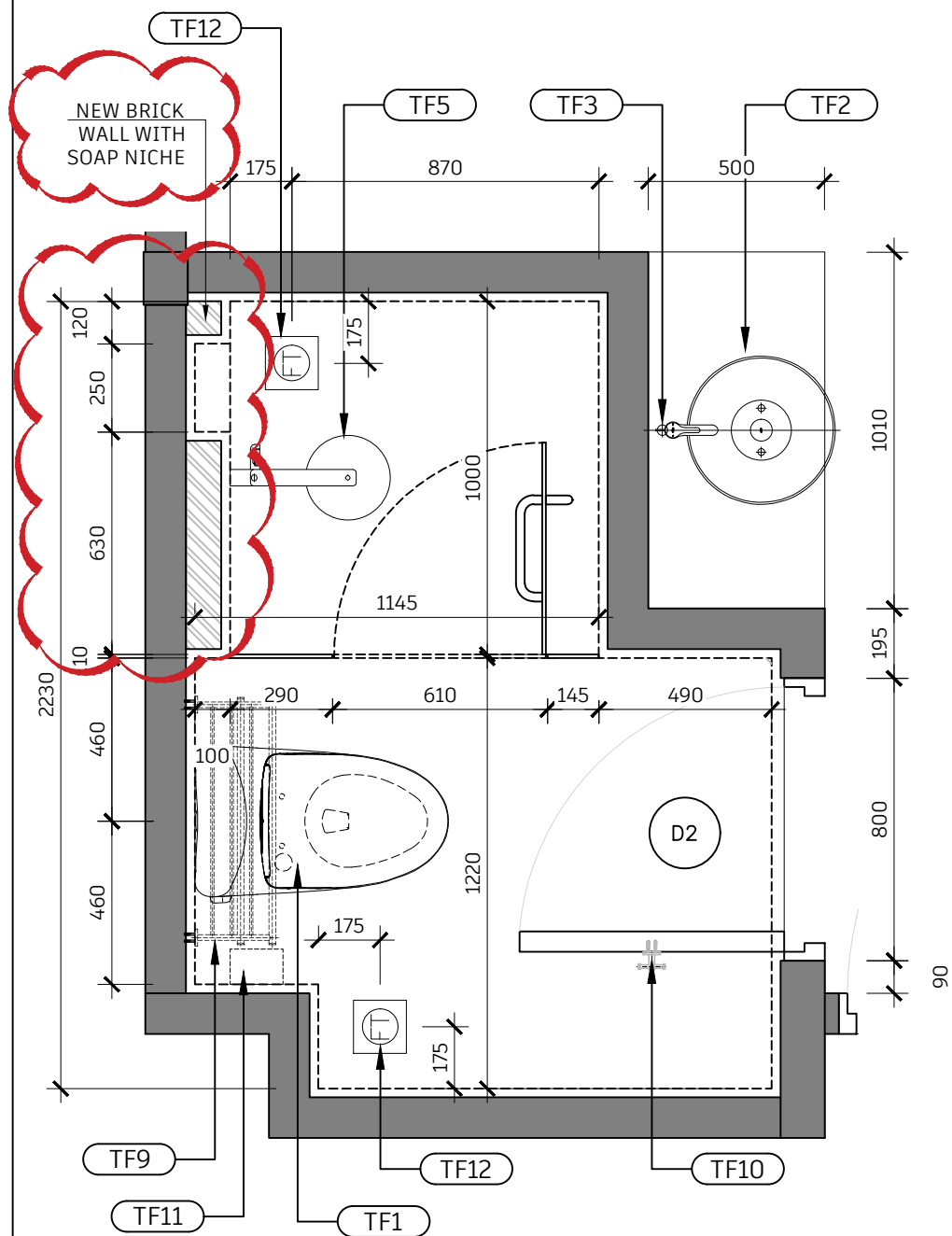
all dimension shall be verified on site
before work commencement. any
discrepancies shall refer to us for
justification.

AMENDMENT

DWG NO:

LVL.2023.05.1BP

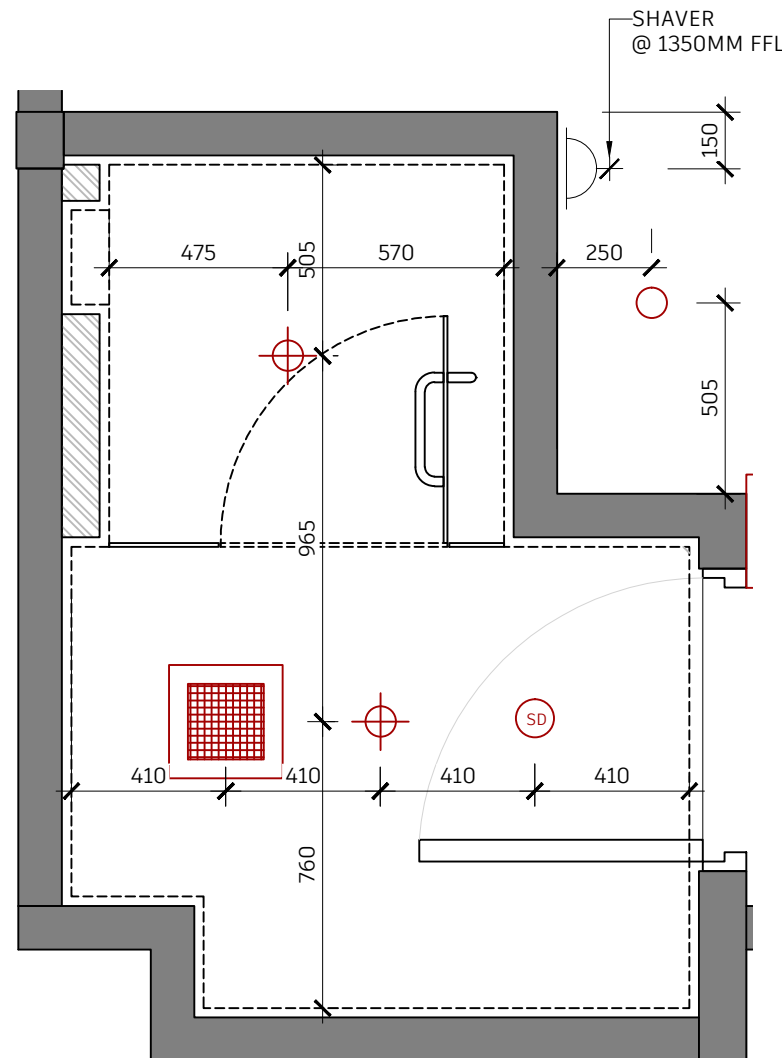
D3



SANITARY WARE & FITTING		
CODE	DESCRIPTION	QTY
TF1	TOTO CW631PJ / SW631JP Dual Flush W.C. c/w TC282SJ soft closing seat & cover, TX277S stop valve with flexible hose, TX276C fixing bracket and TX215C slip-in connector (S-Trap)	1
TF2	TOTO LW578J console lavatory	1
TF3	TOTO S211N, Shelf With Soap Dish	1

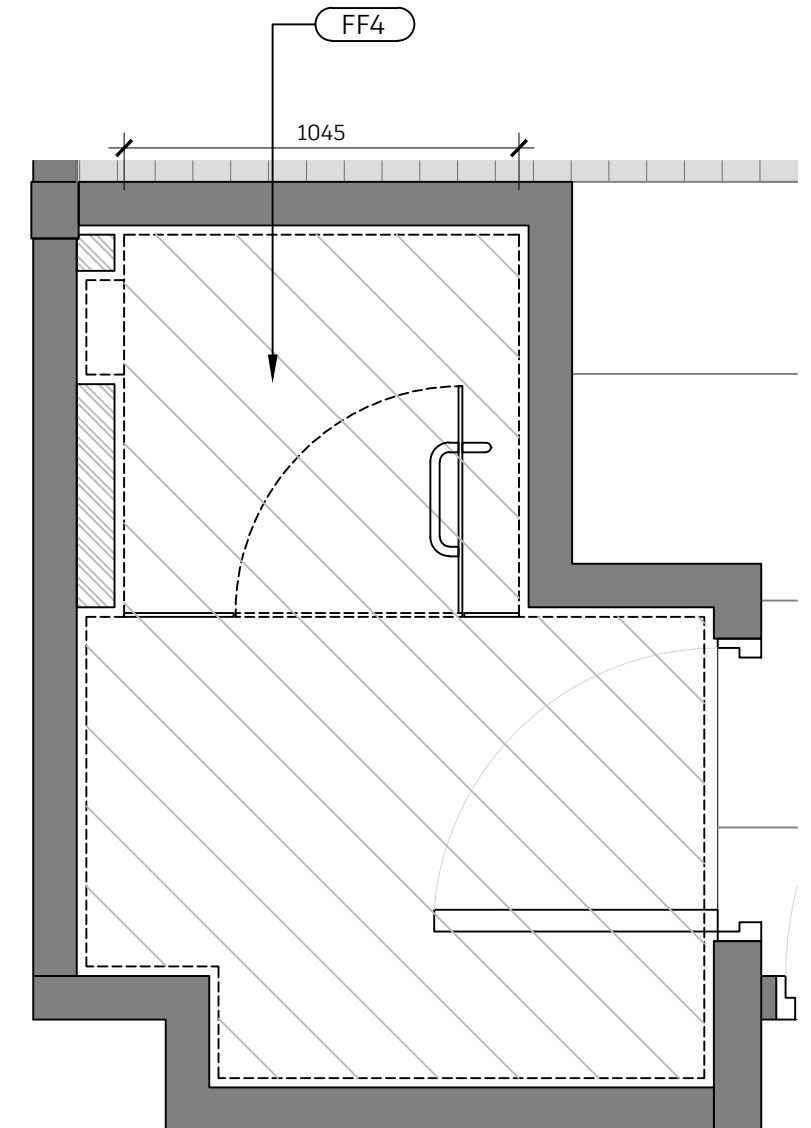
TF5	TOTO TX488SZ fixed shower head	1
TF9	TOTO TX726AES combination towel shelf & towel bar	1
TF10	TOTO TX704AES double robe hook	1
TF11	TOTO TX703AES paper holder	1
TF12	TOTO TX1EB floor drain with square flange (Size : 115mm x 115mm x 2")	2
TF13	TOTO S211N, Shelf With Soap Dish	1

E1 LAYOUT PLAN
1:20 © A3



SYM.	DESCRIPTION	QTY
⊕	4" 3000K DOWN LIGHT POINT	2
○	2" 3000K PIN LIGHT POINT	1
SD	SMOKE DETECTOR	1
■	EXHAUST FAN	1

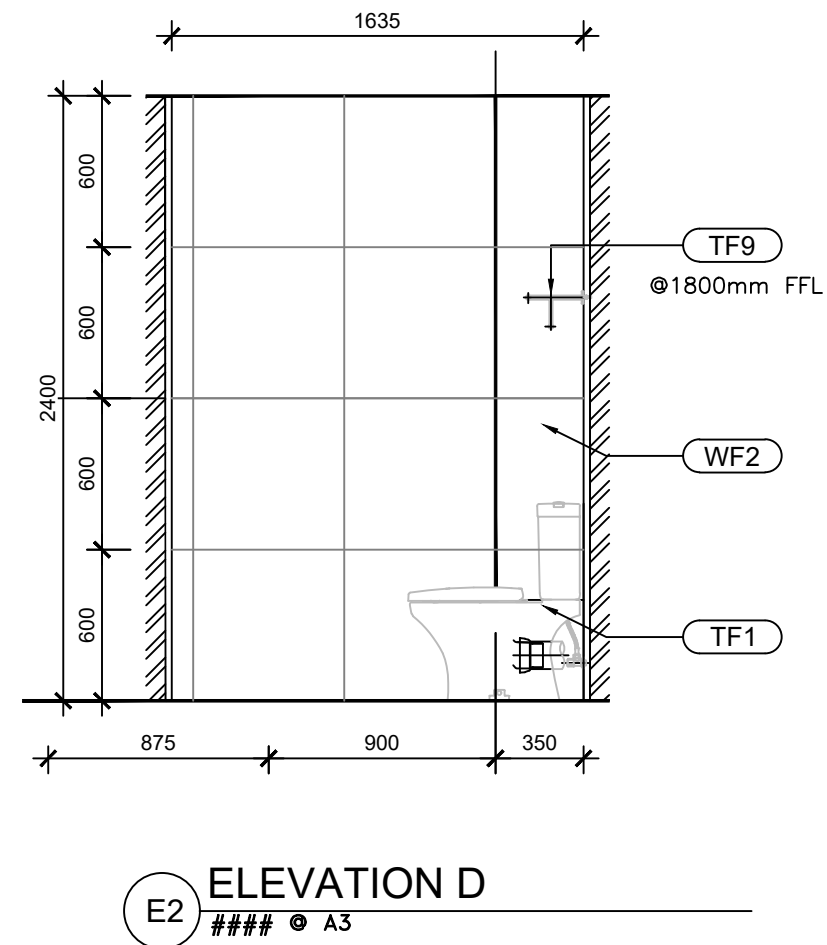
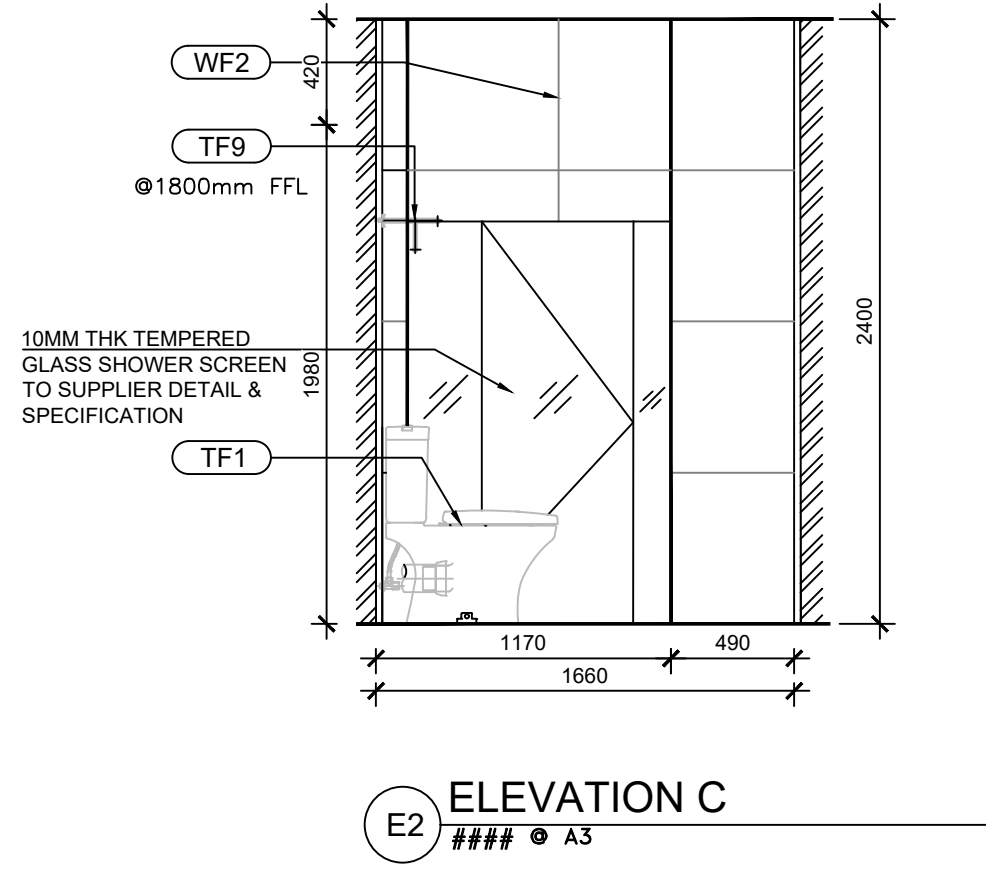
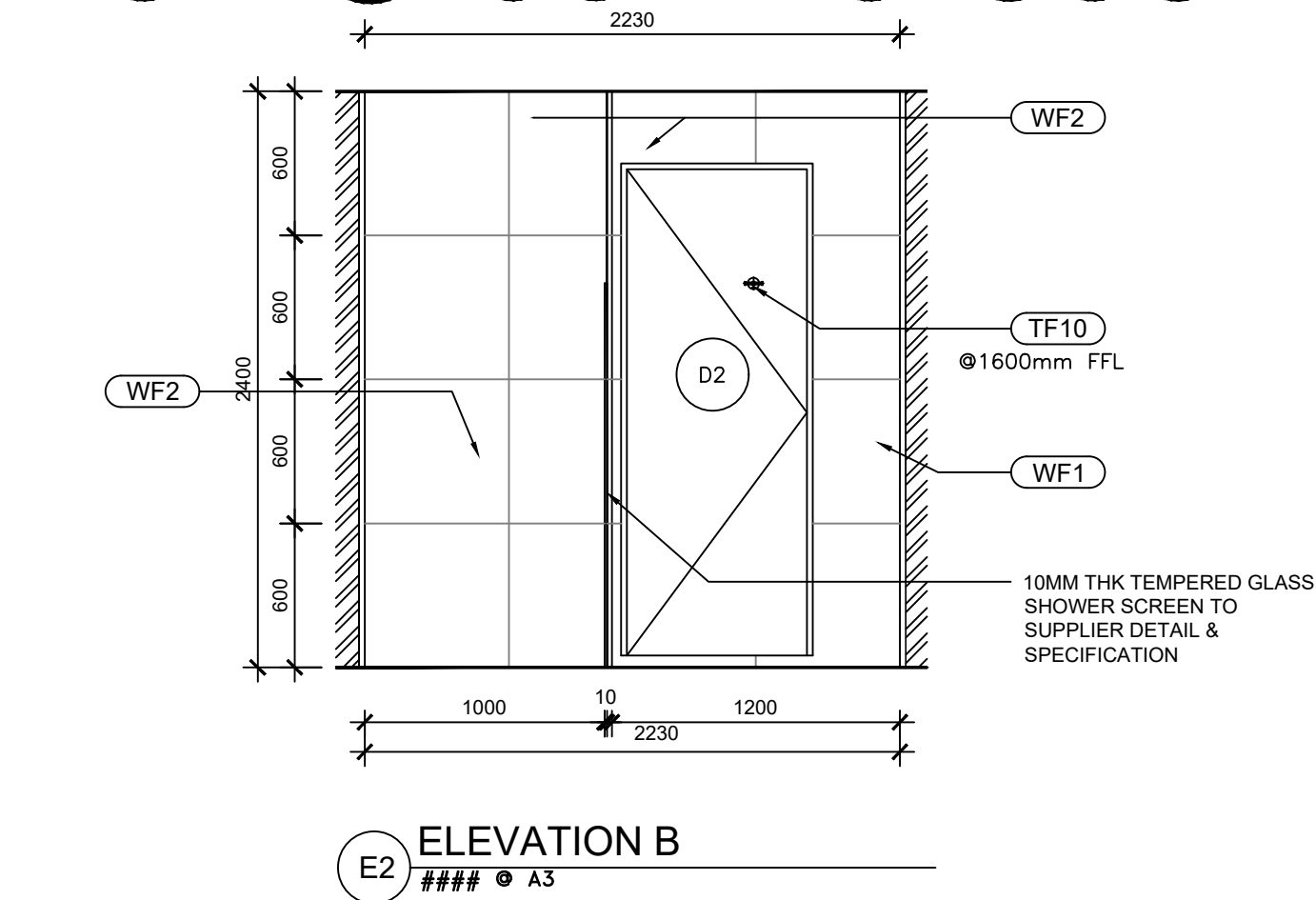
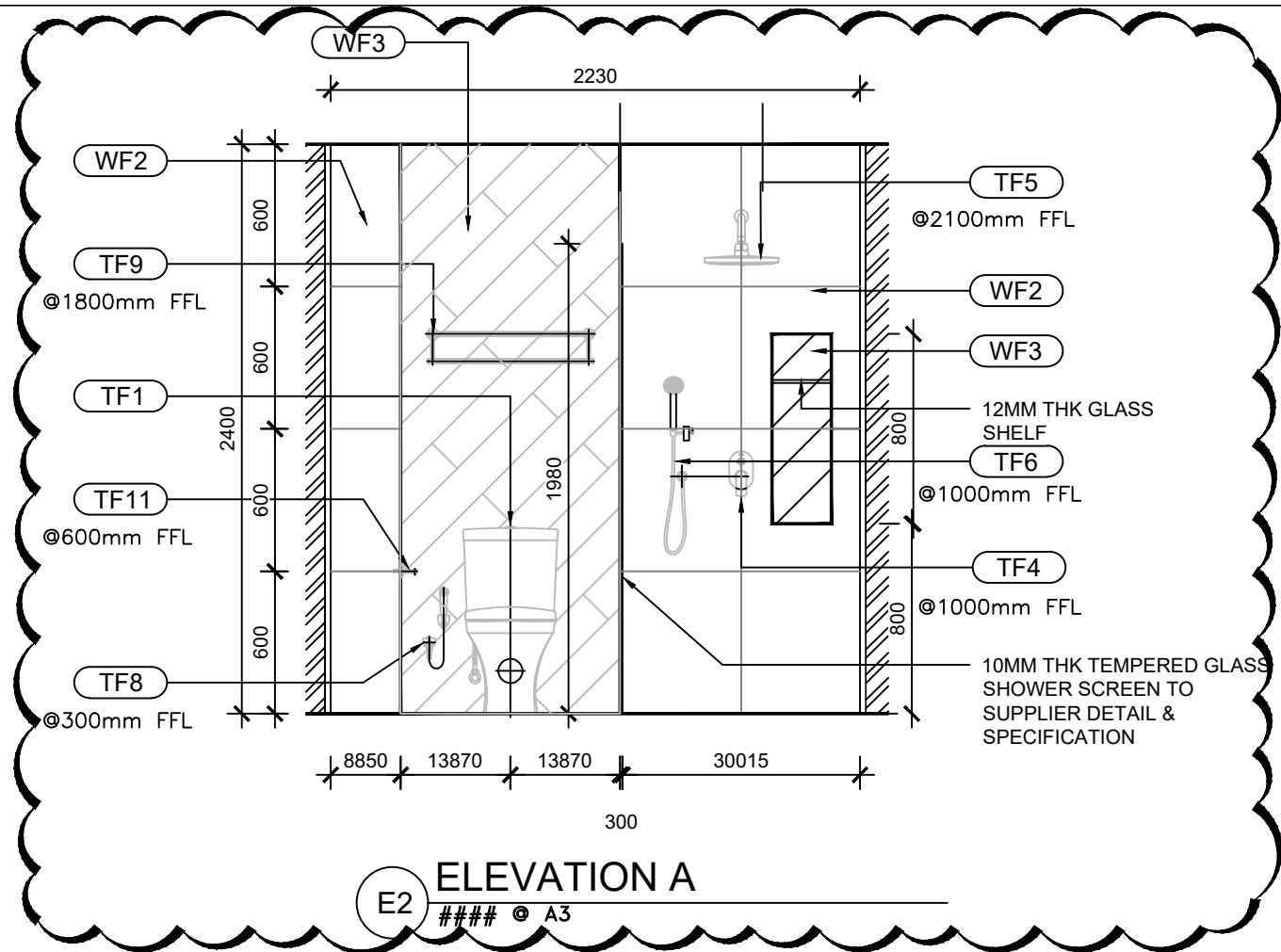
E1 ELECTRICAL PLAN
1:20 © A3



FLOOR FINISH SCHEDULE		
CODE	DESCRIPTION	QTY
FF4	150 X 900MM BEIGE RC02N FERUNI	33-SQFT



E1 FLOOR FINISH PLAN
1:20 © A3



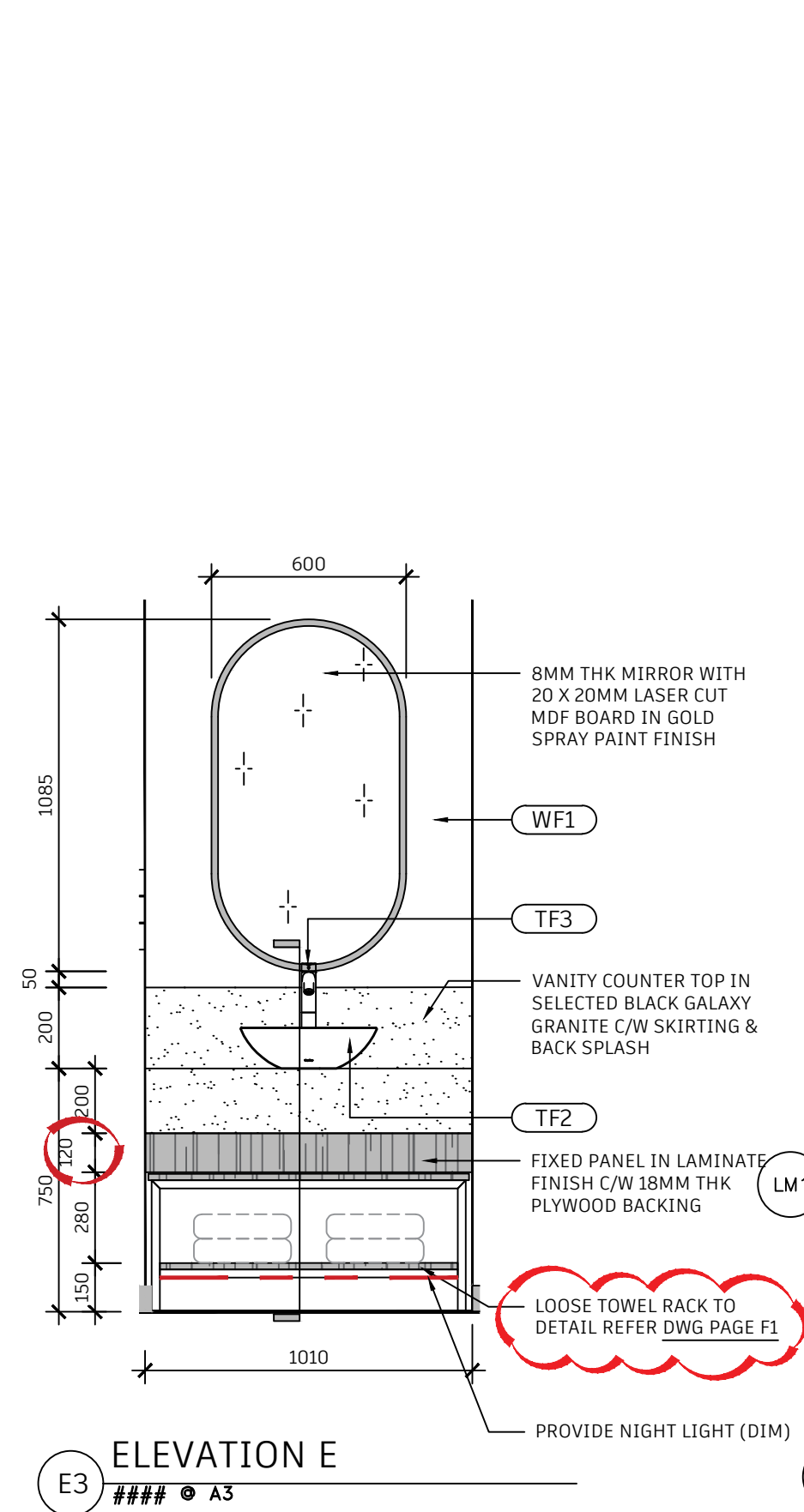
SANITARY WARE & FITTING		
CODE	DESCRIPTION	QTY
TF1	TOTO CW631PJ / SW631JP Dual Flush W.C. c/w TC282SJ soft closing seat & cover, TX277S stop valve with flexible hose, TX276C fixing bracket and TX215C slip-in connector (S-Trap)	1
TF4	TOTO TX442SRSN single lever bath & shower mixer with diverter	1
TF5	TOTO TX488SZ fixed shower head	1
TF6	TOTO THX118SRR hand shower set	1
TF8	TOTO TX403SMCRB bidet hand spray c/w angle valve	1
TF9	TOTO TX726AES combination towel shelf & towel bar	1
TF10	TOTO TX704AES double robe hook	1
TF11	TOTO TX703AES paper holder	1
TF13	TOTO S211N, Shelf With Soap Dish	1

WALL FINISH SCHEDULE	
CODE	DESCRIPTION
WF2	MA41P, 600 X 600MM , FERUNI
WF3	150 X 900MM BEIGE RC02N FERUNI

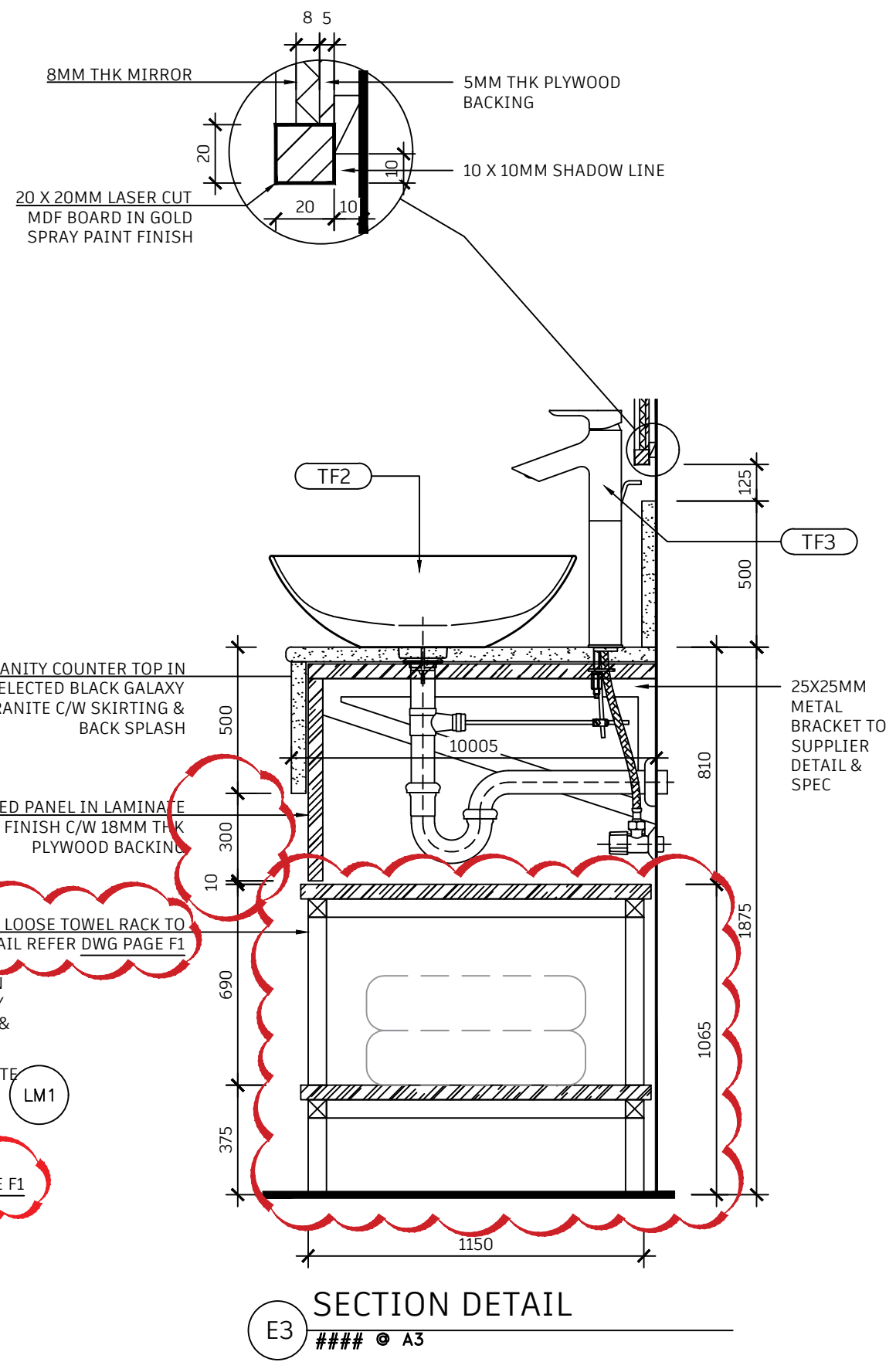
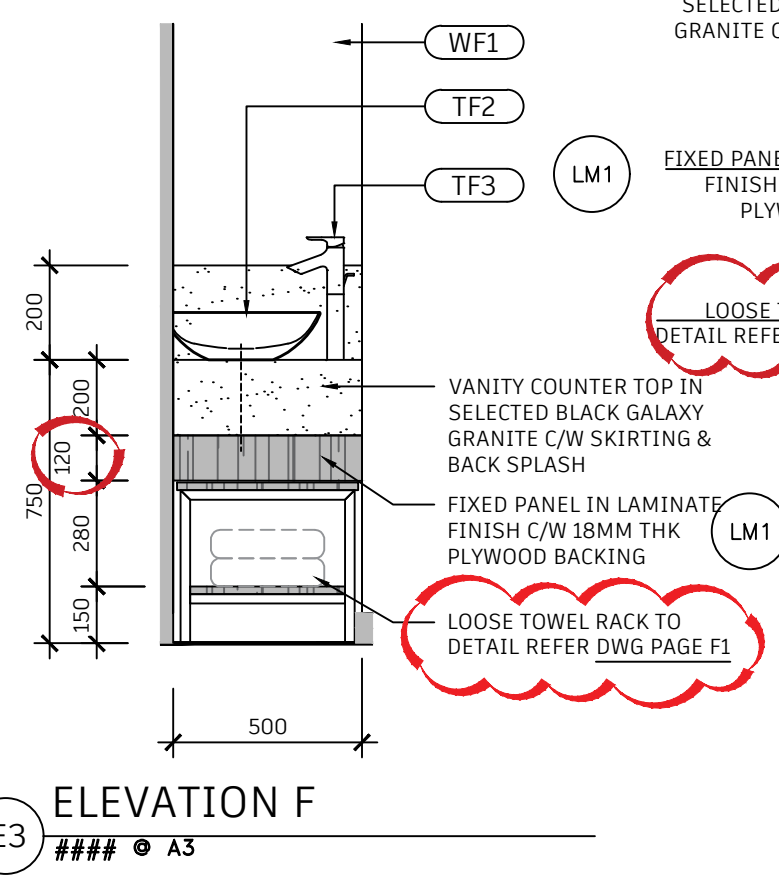
WF2

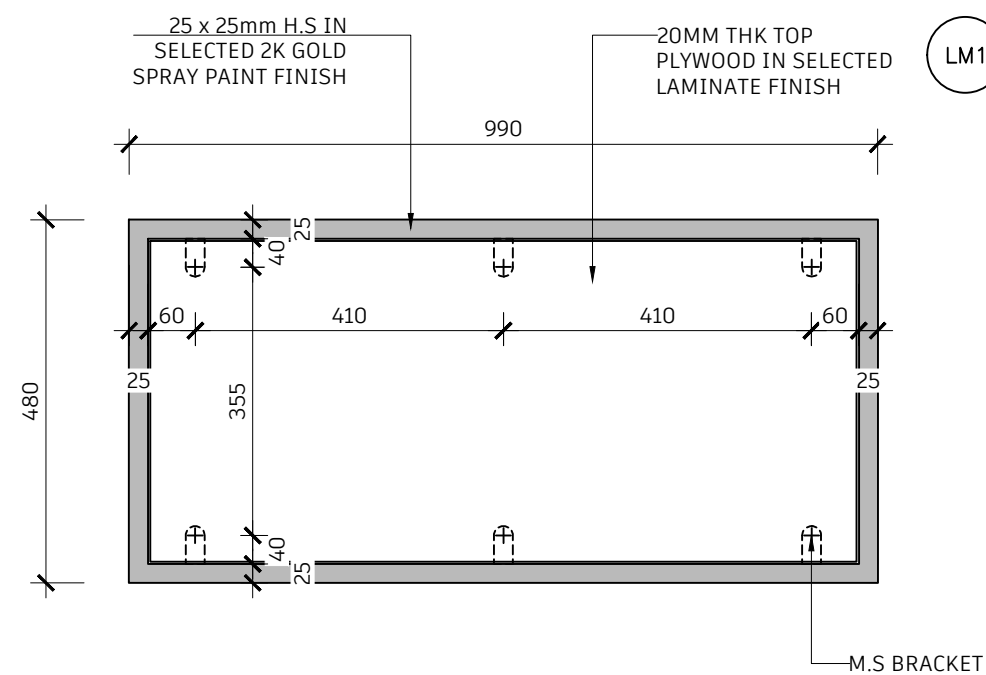
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WF3

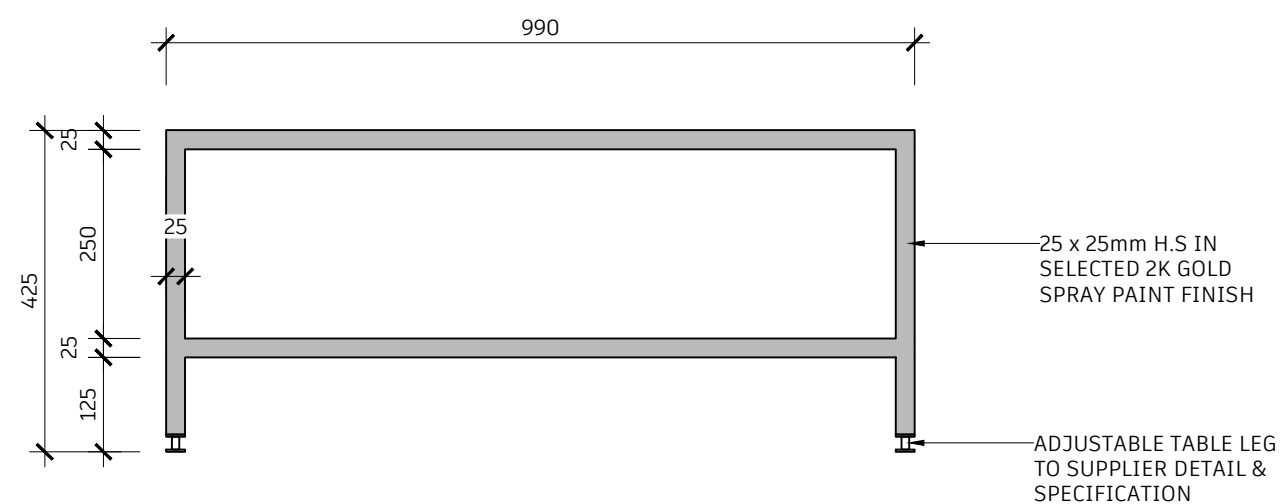


SANITARY WARE & FITTING		
CODE	DESCRIPTION	QTY
TF2	TOTO LW578J console lavatory	1
TF3	TOTO TLS01307A single lever basin mixer c/w pop-up waste	1

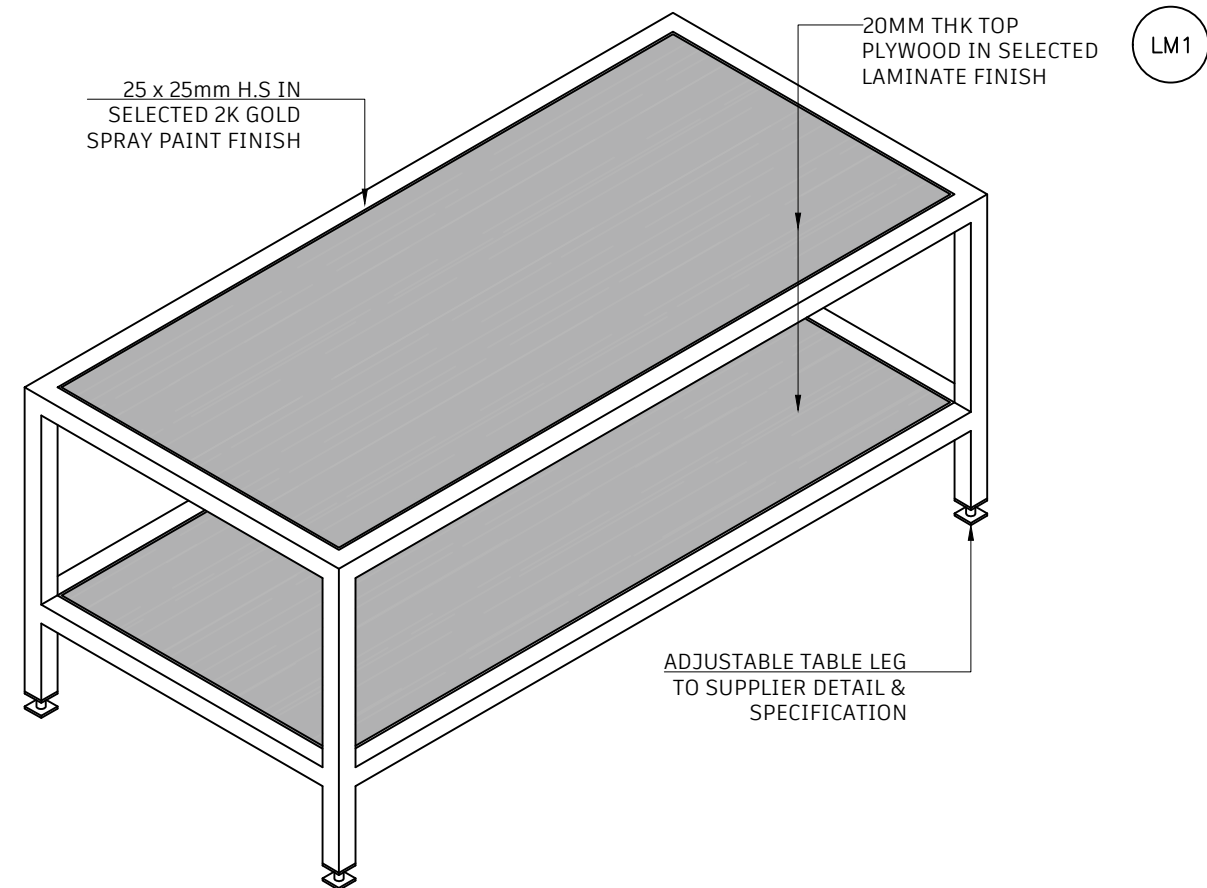




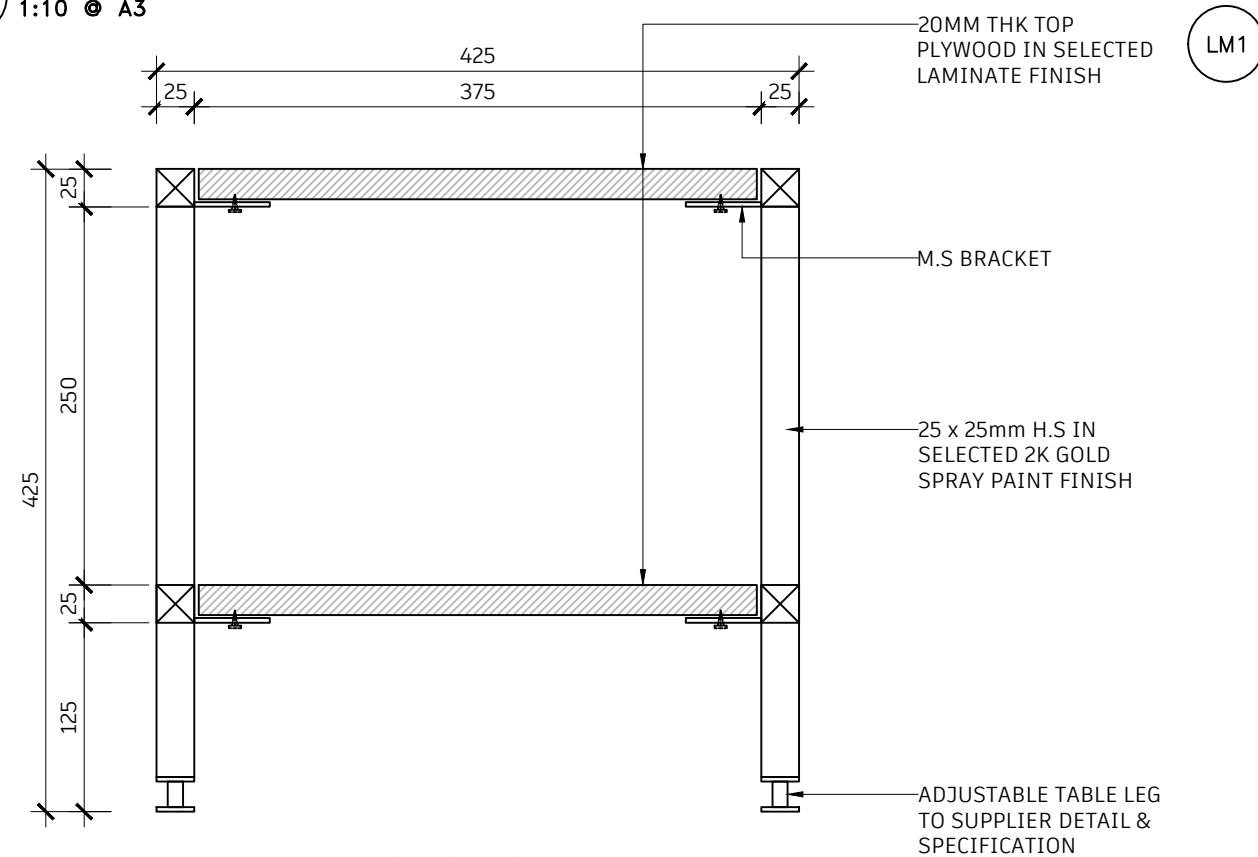
F1 LAYOUT PLAN
1:10 © A3



F1 ELEVATION
1:10 © A3



F1 ISOMETRIC
1:10 © A3



F1 SECTION
1:5 © A3