

IKEA home design service for a 2-room Flexi flat: S$9,000 to S$14,000

Description

default watermark

The IKEA home design service for a 2-room Flexi flat charges no design fee, and two real homes it furnished came to about S$9,000 and S$14,000. IKEA Singapore has posted both as case studies, one from a Toa Payoh retiree and one from a Tampines single executive. If you collected keys to a small BTO and your budget is tight, the numbers are worth a look before you call a contractor.

Small Flexi units were a big part of HDBâ??s latest launch, which we covered in our November BTO round-up. The next question for many applicants is how to fill a compact flat without overspending.

IKEA home design service for a 2-room Flexi flat: what it costs

IKEA says there are no professional or design fees. You may need to pay for a site measurement, which your Home Design Specialist will advise on at the first in-store consultation.

- Measuring: S$40 for the kitchen and one bathroom, plus S$40 for each extra space.
- A 2-room studio BTO (kitchen, bathroom, living room and bedroom) works out to S$120 to measure.
- Proposal: it can take up to 2 weeks, depending on project size and specialist availability.
- Where: the service is offered at all IKEA Singapore stores, and you register your interest online. IKEA says a specialist will be in touch within 7 days.

The process runs through a questionnaire, a first appointment, a site measurement, then a second appointment on the proposal and a third to lock in the furniture. After that, delivery and assembly are scheduled around your timeline.


default watermark
© IKEA Home design service

Source: IKEA Singapore Home design service

Toa Payoh: a S$9,000 retirement flat

IKEAâ??s first example is Aunty D, who spent more than 50 years in Toa Payoh before collecting keys to a 2-room Flexi BTO. She worked with Home Design Specialist Shikin on an open layout with wide walkways, chosen for elder safety and easy movement.

The total project value is listed as about S$9,000, including furnishings. IKEA says the design was finalised in two visits and installation was done within a week, so she could move in soon after key collection.

- Kitchen: METOD cabinets with a 25-year guarantee, an oven and microwave, faucet and sink.
- Pantry: storage cabinets, worktop, backsplash and wall shelves, doubling as a bar counter and baking prep area.
- Living room: a TORNSBORG sofa bed, BESTA TV console, footstool and rug.
- Bedroom: a PAX wardrobe with a 10-year guarantee, a queen-size MALM bed and mattress.
- Bathroom accessories and lighting in all areas.

default watermark



Source: IKEA Singapore Home design service

Tampines GreenQuartz: S$14,000 with a walk-in wardrobe

The second home belongs to a single executive in Tampines GreenQuartz. The designer used the extra side room in the Flexi layout as a walk-in wardrobe, fitted with a two-metre floor-to-ceiling PAX system.

Total project value is about S$14,000, again with zero design fees. That figure covers a customised METOD kitchen, the PAX walk-in wardrobe, a LANDSKRONA leather sofa with a 10-year guarantee, BESTA, TONSTAD and GULLABERG storage, a bed frame and mattress, plus all delivery and assembly fees.



Source: IKEA Singapore Home design service

How to use these numbers when planning your Flexi flat

Treat the two figures as a range for a fully furnished 2-room unit, not a quote. Both are IKEAâ??s own project values, and your final bill will depend on the pieces you pick. Ask your specialist for the product list, which carries article numbers so you can price items yourself.

One limit to note: IKEA does not do renovation works such as hacking, tiling or demolition. It can design the space and coordinate installation with your appointed contractor. Check the HDB working-hour rules in our renovation permit guide before you book anyone.

If you are eyeing the next BTO round, the HFE letter deadline of 15 December is the date to clear first. We also tracked how IKEA is adding gas appliances to the same service, in our Life by City Energy report.

Date Created
23/11/2026
Author
nuraisyah

default watermark