

## RESIDENTIAL LANDED

Property Details <i>(For more information, click the title for a link to our Property Guru pages)</i>	Land size & Built up area <i>(approx., subject to final survey)</i>	Tenure	Guide Price	Contact Person
<u>Coral Island, Sentosa Cove, D04</u>				
1. Owner Sale: Detached, 2½ -storeys with private swimming pool and berth (T) Orientated towards the waterway with a wide frontage of approx. 32m. Walk to amenities and F&B options at Quayside Isle.	8,967 sq ft / 8,998 sq ft	99 years wef 2005	\$19.8M	<u>Joy</u> <u>9151 9009</u>
<u>Coldstream Avenue, Frankel Estate, D15</u>				
2. <b>New Listing!</b> Owner Sale: Freehold, Semi-Detached, 2-storey with attic/ swimming pool & private lift (VP) 6+1 bedrooms with ensuite bathrooms, 3 spacious living area, 2 kitchens (dry and wet), rectangular shaped plot with a width of approx. 9.1m by depth of approx. 46.2m. URA Masterplan 2019 zoned as Residential. Within 1 km to St. Stephen's Sch, Opera Estate Pr Sch, Ngee Ann Pr Sch. Nearby Marine Terrace MRT (TEL) & Kembangan MRT (EWL).	4,548 sq ft / 6,189 sq ft	Freehold	\$12.3M	<u>Joy</u> <u>9151 9009</u> <u>Jaime</u> <u>9386 6300</u>
<u>La Salle Street, Frankel Estate, D15</u>				
3. Mortgagee Sale: Detached, 2-storey with swimming pool Modern facade with spacious live in space. URA Master Plan 2019 zoned as 2-storey mixed landed. Near Siglap Centre and Frankel Avenue, Kembangan MRT Station (EWL).	11,654 sq ft / 8,719 sq ft	Freehold	\$20M	<u>Joy</u> <u>9151 9009</u> <u>Robert</u> <u>9845 6688</u>
<u>Spring Park Estate, Upper East Coast Rd, D16</u>				
4. Owner Sale: Semi-Detached, 2 -storeys (VP) Ideal for A & A or rebuilt, width approx. 11m by depth approx. 32m. Master Plan 2019 zoned as Residential, within 1 km to Temasek Primary School. Approx. 550m to Bayshore MRT Station (TEL).	3,790 sq ft / 2,400 sq ft	Freehold	\$5.3M	<u>Jaime</u> <u>9386 6300</u>
<u>7x Bedok Rise, English Villas, D16</u>				
5. Mortgagee Sale: Strata-tiled, semi-detached, 2 ½-storey, 7-bedroom (VP) Corner unit located on elevated ground. Park 2 cars. Approx. 600m / 5 min walk to Tanah Merah MRT Station (EWL). Near Bedok Mall, Changi City Point, Tampines Mall.	7,427 sq ft	Freehold	\$4.08M	<u>Robert</u> <u>9845 6688</u>



26 MARCH 2025  
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VP: Vacant Possession

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<u>1x Brighton Avenue, D19</u>				
6. Sheriff Sale: Detached, 2-storey with attic, 5-bedroom + guest room + maid's room (VP) Beautifully renovated and featured a practical layout, sitting on a near rectangular shaped land plot with a frontage of approx. 10m and a depth of approx. 33m. Nearby CHIJ Our Lady of Good Counsel, Rosyth School, NEX, Kovan MRT Station (NEL).	4,964 sq ft / 5,123 sq ft	Freehold	\$8M	<u>Joy</u> 9151 9009 <u>Jaime</u> 9386 6300
<u>Oakwood Grove, Woodgrove Estate, D25</u>				
7. Owner Sale: Detached, 3-storey with swimming pool, 7-bedroom (VP) Spacious layout with sizeable rooms. Boasting double volume ceiling in the living room. Sitting on a rectangular land plot with a wide frontage of approx. 22-meters. Amenities can be found in the nearby The WoodGrove, Marsiling Mall and Causeway Point.	6,867 sq ft / 6,066 sq ft	99 years wef 1995	<b>SOLD</b>	<u>Jaime</u> 9386 6300

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<u>#46, Wallich Residence, 3 Wallich Street, D02</u> (2 units available)				
1. Owner Sale: Condominium, 1-bedroom (VP/T) Unblocked sea views with a spacious layout. Directly connected to Tanjong Pagar MRT Station (EWL) and Tanjong Pagar Centre.	646 sq ft	99 years wef 2011	\$2.2M	<u>Jaime</u> 9386 6300
<u>#50, Wallich Residence, 3 Wallich Street, D02</u>				
2. Owner Sale: Condominium, 2-bedroom (T) Unblocked sea views with a spacious layout. Directly connected to Tanjong Pagar MRT Station (EWL) and Tanjong Pagar Centre.	861 sq ft	99 years wef 2011	\$3.1M	<u>Jaime</u> 9386 6300

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<u>#14, Emerald Park, 6 Indus Road, D03</u>				
3. Mortgagee Sale: Condominium, 2-bedroom Penthouse (VP) City-fringe, top floor, spacious layout with pitched ceiling. Unblocked greenery view, short walk to Havelock MRT (TEL), Tiong Bahru MRT (EWL), Great World City. Short drive to Orchard Road, Clarke Quay, Tiong Bahru Market & Food Centre.	1,410 sq ft	99 years wef 1991	\$2.04M	<u>Jaime</u> <u>9386 6300</u>
<u>#29, Harbour View Towers, 21 Telok Blangah Drive, D04</u>				
4. Owner Sale: Condominium, duplex penthouse, 4-bedroom (originally 5-bedrooms) (VP) Panoramic, unblocked views of the sea and greenery, offering resort-like vibes. Spacious, single loading layout with excellent cross-ventilation.	3,907 sq ft	99 years wef 1990	\$6.3M	<u>Jaime</u> <u>9386 6300</u>
<u>#01, Marina Collection, 17 Cove Drive, D04</u>				
5. Mortgagee Sale: Condominium, 3 + 1-bedroom (T) PES/ground floor unit with private lift access. Surrounded by greenery, overlooking the yacht berths. Resort like facilities. Amenities can be found at the nearby Quayside Isles and VivoCity. Tenancy till Oct 2026.	2,099 sq ft	99 years wef 2007	\$3.57M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<u>#01, Marina Collection, 17 Cove Drive, D04 (2 units available)</u>				
6. Mortgagee Sale: Condominium, 3 + 1-bedroom (VP) PES/ground floor unit with private lift access. Surrounded by greenery, overlooking the yacht berths. Resort like facilities. Amenities can be found at the nearby Quayside Isles and VivoCity.	2,099 sq ft	99 years wef 2007	\$3.46M each	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<u>#03, Marina Collection, 13 Cove Drive, D04</u>				
7. Mortgagee Sale: Condominium, 4 + 1-bedroom (VP) Overlooking the pool and greenery. Served by a private lift access. Resort like facilities. Amenities can be found at the nearby Quayside Isles and VivoCity.	2,185 sq ft	99 years wef 2007	\$3.82M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<u>#05, Harbourlights, 66 Telok Blangah Drive, D04</u>				
8. <b>New Listing!</b> Owner Sale: Condominium, 3+1 -bedroom (VP) Apartment is located across popular mall Vivocity and Harbourfront Centre. Sentosa, a popular tourist destination is located across Vivocity. Seah Im food centre and Harbourfront Bus interchange is just around the corner. Harbourfront MRT station (NEL & CCL) is just a short walk away.	1,163 sq ft	Freehold	\$2.56M	<u>Robert</u> <u>9845 6688</u>



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<b>#05, Viva Vista, 3 South Buona Vista Road, D05</b>				
9. Owner Sale: Condominium, 2-bedroom + study, 2-storey P'hs (T) Approx. 500m to Haw Par Villa MRT (CCL), near National University of Singapore, short drive to VivoCity, Harbourfront Centre, Mapletree Business City and Central Business District.	883 sq ft	Freehold	\$1.5M	<u>Jaime</u> <u>9386 6300</u>
<b>#03, Race Course 138, 138 Race Course Road, D08</b>				
10. <b>New Listing!</b> Mortgagee Sale: Apartment, 3-bedroom (VP) Approx. 300m to Mustafa Centre, 400m to Farrer Park MRT (NEL). Nearby Muthu's Curry/ City Square Mall/ Farrer Park Hospital/ One Farrer Hotel/ Farrer Park Primary School. Easy access via CTE and PIE	1,442 sq ft	Freehold	\$1.6M	<u>Robert</u> <u>9845 6688</u>
<b>#13, Helios Residences, 15 Cairnhill Circle, D09</b>				
11. Mortgagee Sale: Condominium, 3-bedroom (VP) Private lift access, approx. 360m to Paragon Shopping Centre/ Orchard Shopping Belt. Within 1 km to Anglo-Chinese School (Junior) and St. Margaret's Primary.	1,668 sq ft	Freehold	<b>SOLD</b>	<u>Jaime</u> <u>9386 6300</u>
<b>#24, New Futura, 16 Leonie Hill Road, D09</b>				
12. Mortgagee Sale: Condominium, 4-bedroom (VP) Private lift access, spacious layout, double volume ceiling, prime location within walking distance to the Orchard Shopping Belt, Great World MRT (TEL), Somerset MRT (NSL).	2,691 sq ft	Freehold	\$11.38M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<b>#06, The Centrepont 176A Orchard Road, D09</b>				
13. Mortgagee Sale: Condominium, 1-bedroom (VP) Prime location within walking distance to the Orchard Shopping Belt, and Somerset MRT (NSL). Within 1 km to Anglo Chinese Junior School, St. Margaret's Primary School, and River Valley Primary School.	732 sq ft	99 years wef 1979	\$2.1M	<u>Robert</u> <u>9845 6688</u>
<b>#14, Gramercy Park, 57 Grange Road, D10</b>				
14. Mortgagee Sale: Condominium, 3-bedroom (VP) Private lift access, spacious layout. Near Orchard Boulevard MRT station (TEL). Short drive to the Orchard Shopping Belt and Great World City.	1,981 sq ft	Freehold	\$5.9M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<b>#22, Gramercy Park, 57 Grange Road, D10</b>				
15. Mortgagee Sale: Condominium, 3-bedroom (VP) Private lift access, spacious layout. Near Orchard Boulevard MRT station (TEL). Short drive to the Orchard Shopping Belt and Great World City.	1,948 sq ft	Freehold	\$6.3M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>

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<u>#14, Gramercy Park, 57 Grange Road, D10</u>				
16. Mortgagee Sale: Condominium, 4-bedroom (VP) Private lift access, spacious layout. Near Orchard Boulevard MRT station (TEL). Short drive to the Orchard Shopping Belt and Great World City.	2,680 sq ft	Freehold	\$8M	<u>Jaime</u> 9386 6300 <u>Joy</u> 9151 9009
<u>#16, Angullia Park Residences @ Orchard, 5 Cuscaden Walk, D10</u>				
17. Owner Sale: Condominium, 3-bedroom (T) High floor, bright and breezy. Walking distance to Orchard MRT Station (NSL). Short walk to ION Orchard, Wheelock Place, Tang Plaza, Paragon etc.	1,001 sq ft	Freehold	\$3.xM	<u>Jaime</u> 9386 6300
<u>#03, The Heliconia, 30 Jalan Daud, D14</u>				
<b>New Listing!</b> Owner Sale: Condominium, 3-bedroom (VP)				
18. Direct pool view, bright and airy, this unit offers a spacious layout with no wasted space, provides an enclosed kitchen with yard/utility/helper's room and a household shelter. Within 1 km to Maha Bodhi Sch & Telok Kurau Primary Sch. Near to Kembangan MRT Station (EWL). Easy access via PIE/ AYE	1,346 sq ft	Freehold	\$1.9xM	<u>Jaime</u> 9386 6300
<u>#07, Sim Urban Oasis, 2 Sims Drive, D14</u>				
19. Mortgagee Sale: Condominium, 1-bedroom (VP) City Fringe living, cosy apt with efficient layout. Ideal for own stay or for investment. Within 1 km to Geylang Methodist School (Primary). Approx. 300m to Aljunied MRT Station (EWL)	463 sq ft	99 years wef 2014	\$920K	<u>Jaime</u> 9386 6300
<u>#03, Heritage East, 453 East Coast Road, D15</u>				
20. Mortgagee Sale: Apartment, studio (VP) Cosy studio unit with storeroom. Walk to amenities and F&B options along East Coast Road and Katong. Near Marine Terrace MRT Station (TEL).	441 sq ft	Freehold	\$775K	<u>Robert</u> 9845 6688
<u>#16, Lakeville, 1 Jurong Lake Link, D22</u>				
21. Mortgagee Sale: Penthouse, 4-bedroom with 2 en-suite + study (VP) Resort style living. Walking distance to Lakeside MRT. 200m to Canadian Intertional School. Within 1 km to Rulang Pr, Shuqun Pr, Fuhua Sec Schools. Nearby to Jurong Point, Westgate, JEM, IMM. Opposite Jurong Lake. Easy access via AYE/PIE	2,228 sq ft	99 years wef 2013	\$3.11M	<u>Jaime</u> 9386 6300

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## HDB Flat

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<b>#07, Blk 765 Woodlands Circle, D25</b>				
1. <b>New Listing!</b> Mortgagee Sale: HDB 4A (VP) Next to corner, renovated move-in condition, 2-bedroom (master bedroom combined with 1 common bedroom), squarish layout. Near Admiralty MRT, Woodlands Mart, Admiralty Pr & Sec Schools, Riverside Pr School. All races are eligible for the month of March 2025.	969 sq ft	99 years wef 2003	\$510K	<u>Jaime</u> <u>9386 6300</u>
<b>#11, Blk 774 Woodlands Crescent, D25</b>				
2. <b>New Listing!</b> Mortgagee Sale: HDB 4A2 (VP) Corridor unit, 3-bedroom, squarish layout, airy & bright unit. Near Admiralty MRT, Woodlands Mart, Admiralty Pr & Sec Schools, Riverside Pr School. Malay quota filled for the month of March 2025.	990 sq ft	99 years wef 1997	\$520K	<u>Jaime</u> <u>9386 6300</u>
<b>#03, Blk 240 Jurong East Street 21, D22</b>				
3. <b>New Listing!</b> Mortgagee Sale: HDB 5I (VP) Door to door unit, 3-bedroom, squarish layout, north-south facing unit. Very near the future Toh Guan MRT. Yuhua Primary School and Crest Secondary School is just across the road. All races are eligible for the month of March 2025.	1302 sq ft	99 years wef 1982	\$645K	<u>Robert</u> <u>9845 6688</u>

## COMMERCIAL (GST may apply)

Property Details <i>(For more information, click the title for a link to our Property Guru pages)</i>	Strata floor area <i>(approx.)</i>	Tenure	Guide Price	Contact Person
<b>GB Building, 143 Cecil Street, D01 (4 units)</b>				
1. Owner Sale: Commercial unit zoned for office usage (T) All units are fully furnished, and each unit has a corner room. Located along Cecil Street off Robinson Road. Approx. 2 mins' walk to Tanjong Pagar MRT station. GST payable.	5,425 sq ft	99 years wef 1982	\$12.xM	<u>Joy</u> <u>9151 9009</u>
<b>#01, Alexandra Central, 321 Alexandra Road, D03</b>				
2. <b>New Listing!</b> Mortgagee Sale: Commercial unit zoned for retail usage (VP) <b>Located near the escalator for good visibility. Dual frontages and water supply provisions.</b>	441 sq ft	99 years wef 2012	\$1.67M	<u>Robert</u> <u>9845 6688</u>
<b>#02, Alexandra Central, 321 Alexandra Road, D03</b>				
2. Mortgagee Sale: Commercial unit zoned for retail usage (VP) Located near the escalator for good visibility. Dual frontages and water supply provisions.	581 sq ft	99 years wef 2012	\$2.3M	<u>Robert</u> <u>9845 6688</u>


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<b>#06, The Plaza, 7500A Beach Road, D07</b>				
3. Owner Sale: Commercial unit zoned for office usage (T) Rectangular layout. Ample natural light with views of Suntec City and The Singapore Flyer. Short walk to Nicoll highway MRT Station (CCL) and Bugis MRT Station (EWL/DTL). Served by ECP and Nicoll Highway, connecting to KPE and PIE. No GST.	700 sq ft	99 years wef 1968	\$1.26M	<u>Robert</u> 9845 6688
<b>Bussorah Street, D07</b>				
4. <b>New Listing!</b> Owner Sale: 2-storey intermediate terrace conservation shophouse with commercial zoning (VP) Located in the vibrant Kampong Glam Conservation Area. Location is touristy and hip with a good mix of cafes/pubs/retail shops. Nicoll Highway MRT station(CCL) and Bugis MRT Station (EWL/DTL). No GST & No ABSD payable.	1,559 sq ft/ 2,497 sq ft	99 years wef 2003	\$8M	<u>Robert</u> 9845 6688  <u>Joy</u> 9151 9009
<b>#01, Burlington Square, 175 Bencoolen Street, D07</b>				
5. Owner Sale: Commercial unit zoned for F&B (restaurant) usage, currently tenanted as a pub (T) Almost rectangular & column free layout with water point & exhaust hood. Short walk to Rochor MRT Station, Bras Basah MRT Station (DTL) & Bugis MRT Station (EWL/DTL). Short walk to LaSalle College of Arts, Sim Lim Square, Bugis+, Bugis Village/ Bugis Junction etc. GST payable.	344 sq ft	99 years wef 1996	\$1.25M 	<u>Jaime</u> 9386 6300
<b>#04, Sim Lim Square, 1 Rochor Canal Road, D07</b>				
6. Owner Sale: Commercial unit zoned for retail usage (T) Back-to-back retail units. (2 separate titles, both units to be sold together). Located near to the escalator. Short walk to Rochor MRT (DTL), Bugis MRT (EWL/DTL), Bras Basah MRT (CCL). Future en-bloc potential. No ABSD and no GST.	312 & 398 sq ft total 710 sq ft	99 years wef 1983	\$2.28M	<u>Jaime</u> 9386 6300
<b>#05, Sim Lim Square, 1 Rochor Canal Road, D07 (2 units)</b>				
7. Mortgagee Sale: Commercial unit zoned for retail usage (VP) Double glass frontages (side by side) extending good visibility from the atrium view. Located near to the escalator. Short walk to Rochor MRT (DTL), Bugis MRT (EWL/DTL), Bras Basah MRT (CCL). Future en-bloc potential. No ABSD, GST payable.	366 & 377 sq ft	99 years wef 1983	\$1.6M & \$1.65M	<u>Jaime</u> 9386 6300

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#09, Centrium Square, 320 Serangoon Road, D08  26 MARCH 2025 2.30 PM				
8. <b>New Listing!</b> Mortgagee Sale: Commercial unit zoned for office usage (VP) Subject unit is located near the lift lobby and have a self contained toilet. The unit is regular size and has a high ceiling. Farrer Park MRT station is just 3 mins walk away . Prominent buildings in the area include City Square Mall, One Farrer Hotel and Novotel on Kitchener.	614 sq ft	Freehold	\$1.68M	<u>Robert</u> <u>9845 6688</u>
#01-01/02/03/05/06, Midpoint Orchard, 220 Orchard Road, D09 (5 units)  26 MARCH 2025 2.30 PM				
9. <b>New Listing!</b> Mortgagee Sale: 5 commercial units zoned for retail usage (to be sold separately). Sale with vacant possession Rarely available. These commercial units are located along Orchard Road, just a stone's throw from 313 @ Somerset & Somerset MRT Station (NSL). GST payable except for #01-03.	#01-01: 710 sq ft #01-02: 323 sq ft #01-03: 301 sq ft #01-05: 377 sq ft #01-06: 226 sq ft	Freehold	VTO	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
#01, Blk 83 Marine Parade Central, D15	1,507 sq ft 1 <sup>ST</sup> sty: 700 sq ft 2 <sup>ND</sup> sty: 807 sq ft	103 years wef 1975	\$9.5M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
10. Owner Sale: HDB shophouse with living quarters. Good pedestrian traffic, suits all trades. Marine Parade MRT station at the door-step. Sold vacant possession or with tenancy. No GST.				
#01, East Village, 430 Upper Changi Road, D16				
11. <b>New Listing!</b> Mortgagee Sale: Retail shop unit within a mixed development (VP) Bare unit with waterpoint, floor trap, Provisions for light F&B. Full glass frontage. GST payable	161 sq ft	Freehold	\$590K	<u>Jaime</u> <u>9386 6300</u>
#01, Blk 504 Jurong West Street 51, D22				
12. Owner Sale: HDB shop, single-level. Good pedestrian traffic, suits all trades. Sold vacant possession or with tenancy. No GST.	1,033 sq ft	115 years wef 1982	\$9.5M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
#12, Vision Exchange, 2 Venture Drive, D22				
13. Owner Sale: Commercial unit zoned for office usage (T) Premium office at Jurong Gateway, near Jurong East MRT/JEM/Westgate/IBP etc. Within Jurong Lake District, Singapore largest commercial hub outside CBD. Unit comes with full glass frontage and windows, located near lift. Easy access via PIE / AYE. No GST payable.	516 sq ft	99 years 2013	VTO	<u>Jaime</u> <u>9386 6300</u>
Bendemeer Road, D12				
14. Owner Sale: A,B1 single-storey light industrial factory building Original condition, suitable for re-development and A&A. The unit comes with 4 car park lots. Near Boon Keng MRT Station (NEL) and Bendemeer MRT Station (DTL). Plot ratio 2.5, Sale is subject to JTC's approval. GST payable.	4,400 sq ft / 3,800 sq ft	99 years wef 1965	\$4.3M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>

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VP: Vacant Possession

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## INDUSTRIAL (GST may apply)

Property Details <i>(For more information, click the title for a link to our Property Guru pages)</i>	Land & GFA area / Strata floor area <i>(approx.)</i>	Tenure	Guide Price	Contact Person
<u>#10-53, Oxley Bizhub, 73 Ubi Road 1, D14</u>				
1. Mortgagee Sale: Factory unit zoned for B1 light industrial usage (VP) Renovated into an office unit. Column-free layout with mezzanine level. Self-contained toilet. No GST payable.	1,894 sq ft	60 years wef 2010	\$900K	<u>Robert</u> <u>9845 6688</u>
<u>#10-54, Oxley Bizhub, 73 Ubi Road 1, D14</u>				
 26 MARCH 2025 2.30 PM				
2. Mortgagee Sale: Factory unit zoned for B1 light industrial usage (VP) Bare condition unit. Column-free layout with mezzanine level. Self-contained toilet. No GST payable.	1,894 sq ft	60 years wef 2010	\$900K	<u>Robert</u> <u>9845 6688</u>
<u>Tampines Industrial Drive, D18</u>				
3. Owner Sale: JTC purpose-built warehouse with 5-storeys of offices and 3-storeys warehouse usage, zoned for B2 industrial (Sale with partial tenancy) The building sits on a rectangular site with a frontage of approx. 64.6m and comes with 12m width internal driveway/ parking space. Served by KPE. Sale is subject to JTC's approval. GST payable.	51,607 sq ft / 71,888 sq ft	20 years wef 2016	\$15M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<u>Jalan Besut, D22</u>				
4. Owner Sale: JTC purpose-built warehouse, 5-storey with rear extension, zoned for B2 industrial (VP) Rectangular plot with a frontage of approx. 47m and a plot ratio of 2.5. GST payable.	77,847 sq ft / 162,176 sq ft	16 years & 2 mths wef 2019 <i>(balance approx. 10 years)</i>	\$16.5M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<u>1x, International Business Park, D22</u>				
5. Receiver Sale: Detached, 5-storey building with basement parking (VP). Near future Jurong Town Hall MRT (JRL), Near Tuas 2 <sup>nd</sup> Link, easy access via AYE/PIE. GST payable.	86,115 sq ft / 116,695 sq ft	30+30 years wef 1995	From \$10M	<u>Jaime</u> <u>9386 6300</u> <u>Joy</u> <u>9151 9009</u>
<u>#04, Shine@Tuas South, 11 Tuas South Link 1, D22</u>				
 26 MARCH 2025 2.30 PM				
6. Mortgagee Sale: Ramp-up, factory unit zoned for B2 heavy industrial usage (VP) High ceiling approx. 6.65M, 20/40 footer container accessible. Easy loading & unloading own parking lots, comes with partitioned room, self-contained toilet. Near Tuas 2 <sup>nd</sup> Link, easy access via AYE/PIE. GST payable.	3,798 sq ft	30 years wef 2015	\$1.05M	<u>Jaime</u> <u>9386 6300</u>

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## INDUSTRIAL (GST may apply)

Property Details <i>(For more information, click the title for a link to our Property Guru pages)</i>	Land & GFA area / Strata floor area <i>(approx.)</i>	Tenure	Guide Price	Contact Person
<u>#02-11, REVV, 1 Corporation Drive, D22</u>				
7. Mortgagee Sale: Ramp-up, factory unit zoned for B2 general industrial usage (VP) 10m wide driveway, Revv is known as largest Automobile Mega Mart in the West. Easy loading & unloading own parking lot, comes with 1 partitioned room, self-contained toilet. Near Tuas 2 <sup>nd</sup> Link, easy access via AYE/PIE. GST payable.	1,755 sq ft	30 years wef 2019	\$780K	<u>Jaime 9386 6300</u>
<u>#09-18, REVV, 1 Corporation Drive, D22</u>				
8. Mortgagee Sale: Ramp-up, factory unit zoned for B2 general industrial usage (VP) 10m wide driveway, Revv is known as largest Automobile Mega Mart in the West. Easy loading & unloading own parking lot, comes with 2 partitioned room, self-contained toilet. Near Tuas 2 <sup>nd</sup> Link, easy access via AYE/PIE. GST payable.	1,755 sq ft	30 years wef 2019	730K	<u>Jaime 9386 6300</u>
<u>#09-19, REVV, 1 Corporation Drive, D22</u>				
9. Mortgagee Sale: Ramp-up, factory unit zoned for B2 general industrial usage (VP) Corner unit, 10m wide driveway, Revv is known as largest Automobile Mega Mart in the West. Easy loading & unloading own parking lot, comes with 2 partitioned room, self-contained toilet. Near Tuas 2 <sup>nd</sup> Link, easy access via AYE/PIE. GST payable.	1,755 sq ft	30 years wef 2019	\$730K	<u>Jaime 9386 6300</u>
<u>#10-11, REVV, 1 Corporation Drive, D22</u>				
10. NEW LISTING! Mortgagee Sale: Ramp-up, factory unit zoned for B2 general industrial usage (VP) Top floor, 10m wide driveway, Revv is known as largest Automobile Mega Mart in the West. Easy loading & unloading own parking lot, self-contained toilet. Near Tuas 2 <sup>nd</sup> Link, easy access via AYE/PIE. GST payable.	1,755 sq ft	30 years wef 2019	\$730K	<u>Jaime 9386 6300</u>
<u>#02, T99, 9 Tuas South Avenue 10, D22</u>				
11. Mortgagee Sale: Ramp-up factory unit zoned for B2 heavy industrial usage (VP) With 3 parking lots and self-contained toilets. 20/40 footer containers accessible. Near Tuas 2 <sup>nd</sup> Link and future Tuas Mega Port, easy access via AYE/PIE. GST payable.	2,702 sq ft	30 years wef 2013	\$800K	<u>Jaime 9386 6300</u>

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## INDUSTRIAL (GST may apply)

Property Details <i>(For more information, click the title for a link to our Property Guru pages)</i>	Land & GFA area / Strata floor area <i>(approx.)</i>	Tenure	Guide Price	Contact Person
<u>#03, T99, 9 Tuas South Avenue 10, D22</u>				
12. Mortgagee Sale: Ramp-up factory unit zoned for B2 heavy industrial usage (T) With 3 parking lots and self-contained toilets. 20/40 footer containers accessible. Near Tuas 2 <sup>nd</sup> Link and Tuas Mega Port, easy access via AYE/PIE. GST payable.	7,825 sq ft	30 years wef 2013	\$1.1M	<u>Jaime 9386 6300</u>
<u>#04-45 &amp; #04-46, MEGA@Woodlands, 39 Woodlands Close, D25</u>				
13. Mortgagee Sale: Ramp-up factory units zoned for B1 usage (VP) 2 adjoining units with dual entrances, mezzanine & cold room. With own parking lots and self-contained toilets. Near Admiralty MRT (NSL), easy access via SLE/BKE/CTE, GST payable.	2,013 sq ft each	30 years wef 2014	\$720K each	<u>Jaime 9386 6300</u>
<u>#01, Ascent @ Gambas, 6 Gambas Way, D27 (2 units, side by side)</u>				
14. Mortgagee Sale: Ground floor factory unit zoned for B2 heavy industrial usage Brand-new unit comes with column free layout, mezzanine level, 2 common parking lots & a self-contained toilet, near future North-South Expressway, (VP), GST payable.	3,315 sq ft & 3,380 sq ft	26 years wef 2023	From \$1.15M	<u>Jaime 9386 6300</u>

## Contact Us

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The next auction will be held on 23 April 2025, Wednesday

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## POINTS TO NOTE FOR PURCHASING VIA PRIVATE TREATY

Inspect the property before making an offer  
Viewing arrangements can be made with our Auction Department.

### Seek legal advice

Making an offer should be a firm commitment, in some cases, copies of relevant legal documents are available so that you and your solicitor can review them.

### Check your eligibility to buy properties prior to making an offer

Under the Residential Property Act, a foreign person/company purchasing any landed residential property is required to seek prior approval from Land Dealings (Approval) Unit. Interested buyers who require loan financing should consult and inform their bankers on their eligibility requirements.

What are the procedures for property to be sold via private treaty? How long does it take for the completion of sale?

An offer for the property should be accompanied with a Letter of Offer and a 1% option fee for the vendor's consideration. The offer is subject to the vendor's approval, subject to contract and subject to no higher offers. If the offer is not acceptable, the cheque of 1% deposit will be returned to you.

Should the vendor accept the offer, an Option to Purchase will be issued.

- i) If Option to purchase is not exercised - 1% will be confiscated by the vendor and no refund /claim shall be entertained thereafter;
- ii) Upon exercising the Option to Purchase, typically within 14 days, the balance 4% or 9% of the option fee price shall be due payable. For commercial and industrial properties, where Good and Services Tax (GST) is payable, GST on the 1% option fee should be made together with the Letter of Offer and the remainder full GST amount should be payable together with the 4% or 9 % Option fee.

The date of completion of sale is usually between 8 and 10 weeks from date of exercising of the Option to Purchase.

### Act quickly

Some properties sell quickly and vendors often accept offers on a first come first serve basis subject to contract and availability.

### Inform your solicitor and banker once an Option to Purchase has been issued

Your banker can begin to process your loan application and your solicitor must get in touch with the vendor's solicitors for the conveyancing of the legal completion etc.

### Keep in touch

Always leave your contact number/emails etc. behind for updating of the status of the property even though the vendor has rejected your offer for the property. It may be possible that the vendor may decide to sell later at a price agreeable to both parties.