

Sengkang Grand Residences Announced Its Showflat Launch Date

The much-awaited project, Sengkang Grand Residences, by CapitaLand and City Developments has revealed more about the Unit Mix and Showflat details. Book an appointment for 5% direct developer discount.



Singapore, Sep 21, 2019 (Issuewire.com) - Situated in Sengkang Grand, the new launch condominium by CapitaLand and City Development Limited (CDL), Sengkang Grand Residences is a mixed development with apartments, retail shops and community facilities. With 680 residential units, they will enjoy the full range of a condominium facility which includes dining, community club, and a day-care for children. The 99-years leasehold project is expected to TOP in 2023 with 13,300 SQM site area.

The developers of Sengkang Grand Residences announced that the show flat launch date and VVIP preview will begin on 3rd quarter of 2019 (subjected to changes). The VVIP preview slots have been

well received. Interested parties in this project can still reserve their slot by booking an appointment with Sengkang Grand Residences

With strong track record developers, the project aims to become a landmark featuring its unique architectural design in District 19. The project aim was to infuse professional work element with entertainment. When the Urban Redevelopment Authority (URA) released an impression of the new Punggol district, it was well-received as it was transforming into a smart and integrated district.

Sengkang Grand Residences Unit Mix

The project features 680 exclusive units with a floor which is expected to be listed from \$1,450,000-\$1,604,000. The unit mix is just released by the developer which can be seen as follows:

- 1 Bedroom (474 - 506sqft) - 131 Units
- 2 Bedroom (624 - 678 sqft) - 95 Units
- 2 Bedroom + Study (624 sqft) - 10 Units
- 2 Bedroom Premium + Study (732 - 764 sqft) - 136 Units
- 3 Bedroom (936 - 947 sqft) - 148 Units
- 3 Bedroom Premium (1,023 - 1,055 sqft) - 56 Units
- 3 Bedroom Premium + Flexi (1,012 sqft) - 55 Units
- 4 Bedroom Premium + Flexi (1,313 - 1,324 sqft) - 49 Units

Sengkang Grand Residences Fact Sheet

Being an integrated project, the condominium has direct access to Buangkok (NE15) MRT and Sengkang Grand Mall. Its strategically located at the corner of Sengkang Central and Compass vale Bow which give residents a well-connected housing with shopping amenities.

The upcoming Buangkok MRT is expected to be completed in the year 2022, a year ahead of Sengkang Grand Residences completion date. The North-East line provides accessibility to Serangoon, Clarke Quay, Doby Ghaut, Chinatown, Outram, as well as HarbourFront stations.

Being a lifestyle centric condominium, Sengkang Grand Residences is close to the NTUC Fairprice, and both the Giant compass vale Bow, along with the shopping mall. Other shopping malls with close proximity to the development include Compass Point Mall, Compass One Mall, Seletar Mall and Hougang Green Mall.

Sengkang Grand Residences Showflat

The Sengkang Grand Residences is envisioned to become an iconic building in that region because of its meticulous and beautiful architecture. This condominium emphasizes lifestyle as it is designed to suit your daily needs in one location. Specific payment plans are available for interested buyers which include deferred payment options and even special discounts for early bird sign up.

For investors, this development is a hit with quality furnishing by renown developers and its strategic location, the unit is sought after by working professional who wishes to rent a place at Sengkang Grand Residences. Sengkang region is becoming a "Silicon Valley of Singapore" (a tech-industry driven area as more tech companies are making their presence there).

A report by Morgan Stanley that was published on The Straits Times titled "Singapore property prices to double by 2030" explained how it has raised its price target for Singapore property developers by 17% on average. This is a result of tightening discount to revalued net asset value from a drop of 39% to 28%. In the report, it highlighted the 3 top picks which are CapitaLand, City Developments and UOL

Group. 2 of which, CapitaLand and City Developments, did a joint venture and are the developers of Sengkang Grand Residences.



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