

Appendix 1

PROPOSED RESIDENTIAL, COMMERCIAL AND HOTEL SITES FOR 2H2022 GLS PROGRAMME

S/N	Location	Site Area (ha)	Proposed GPR	Estimated No. of Residential Units ⁽¹⁾	Estimated No. of Hotel Rooms	Estimated Commercial Space (m ²)	Estimated Launch Date	Sales Agent
Confirmed List								
Residential Sites								
1	Bukit Timah Link	0.46	3.0	160	0	0	Aug-2022	URA
2	Hillview Rise	1.03	2.8	335	0	0	Aug-2022	URA
3	Lentor Gardens ⁽²⁾	2.18	2.1	530	0	0	Oct-2022	URA
4	Marina Gardens Lane ⁽³⁾⁽⁴⁾	1.23	5.6	795	0	750	Dec-2022	URA
5	Tengah Plantation Loop (EC) ⁽³⁾	1.77	2.8	495	0	0	Dec-2022	HDB
Commercial & Residential Sites								
6	Tampines Avenue 11 ⁽³⁾⁽⁵⁾	5.07	2.5	1,190	0	14,000	Dec-2022	HDB
Total (Confirmed List)				3,505	0	14,750		

S/N	Location	Site Area (ha)	Proposed GPR	Estimated No. of Residential Units ⁽¹⁾	Estimated No. of Hotel Rooms	Estimated Commercial Space (m ²)	Estimated Available Date ⁽¹²⁾	Sales Agent
Reserve List								
Residential Sites								
1	Pine Grove (Parcel B) ⁽⁶⁾	2.50	2.1	565	0	0	Available	URA
2	Tampines Street 62 (Parcel B) (EC)	2.80	2.5	700	0	0	Available	HDB
3	Lentor Central ⁽³⁾⁽⁷⁾	1.47	2.8	475	0	0	Oct-2022	URA
4	Clementi Avenue 1 ⁽³⁾⁽⁸⁾	1.33	3.5	500	0	0	Nov-2022	URA
5	Jalan Tembusu ⁽³⁾	2.01	3.5	825	0	0	Nov-2022	URA
6	Senja Close (EC) ⁽³⁾⁽⁹⁾	1.02	3.0	300	0	0	Nov-2022	HDB
White Sites								
7	Woodlands Avenue 2 ⁽¹⁰⁾	2.75	4.2	440	0	78,000	Available	URA
Hotel Sites								
8	River Valley Road ⁽¹¹⁾	1.02	2.8	0	530	2,000	Available	URA
Total (Reserve List)				3,805	530	80,000		
Total (Confirmed List and Reserve List)				7,310	530	94,750		

(1) The estimated number of dwelling units (DU) for Executive Condominium sites and sites in Central Area take into account the average unit sizes of recent comparable developments. The Development Control guidelines issued on 17 Oct 2018 for the maximum allowable number of residential units are used to estimate the yield of residential units for sites in Outside Central Area. The estimated number of residential units have been adjusted based on revised site areas.

(2) Site is imposed with a minimum 600 sqm GFA for childcare centre.

(3) New sites introduced in 2H2022.

(4) Site is imposed with a retail cap of 750 sqm GFA and a minimum 500 sqm GFA for childcare centre.

(5) A mixed-use development with integrated community and bus interchange facilities (estimated 11,250 sqm GFA). Retail cap is 12,000 sqm GFA.

(6) Site is imposed with a DU cap of 565 residential units.

(7) Site is imposed with a minimum 500 sqm GFA for childcare centre.

(8) Site is imposed with a DU cap of 500 residential units.

(9) Site may be imposed with a minimum 500 sqm GFA for childcare centre, subject to further study.

(10) Site is imposed with a retail cap of 33,000 sqm GFA and a minimum office quantum of 45,000 sqm GFA.

(11) Site is imposed with a retail cap of 2,000 sqm GFA.

(12) Refers to estimated date the detailed conditions of sale will be available and applications can be submitted.