## **Details of Land Parcels**

Site	Upper	Upper Thomson	Zion Road	Zion Road
Location	Thomson	Road (Parcel B)	(Parcel A)	(Parcel B)
(1)	Road (Parcel	Noau (Laicei D)	(I alcel A)	(I alcel D)
(.)				
014	<u>A)</u>	22 222 7	45.050.0	2 22 2 2
Site Area	24,421.9 m <sup>2</sup>	$32,023.7 \text{ m}^2$	15,276.8 m <sup>2</sup>	9,287.8 m <sup>2</sup>
(2)				
Land Use	Residential	Residential	Residential	Residential
Zoning	with		with	
	Commercial at		Commercial	
	1st Storey		at 1st Storey	
Maximum	53,729 m <sup>2 (4)</sup>	80,060 m <sup>2</sup>	85,551 m <sup>2 (5)</sup>	52,012 m <sup>2</sup>
Gross	00,120111 \	00,000 111		JZ,U 1Z 111
Floor Area				
(GFA)				
Maximum	Low-Rise	Low-Rise Zone:	Low-Rise	240m SHD
Building	Zone:	5 Storeys	Zone:	
Height (3)	5 Storeys		4 Storeys	
	, , , , ,	High-Rise Zone:		
	Mid-Rise	90m SHD -	High-Rise	
	Zone:	100m SHD	Zone 1:	
	16 Storeys	TOOM OND	36 Storeys	
	10 Storeys		30 Storeys	
	High-Rise		High-Rise	
	Zone:		Zone 2:	
	90m SHD		240m SHD	
	30HI 3HD		240111 3110	
Estimated	640 units	940 units	1170 units	610 units
Number of	(inclusive of	O-TO UTITIES	(inclusive of	o ro armo
Housing	100 SA2 units)		435 SA2	
Units (6)	(7)			
Units (e)	\','		units) <sup>(8)</sup>	
Lease	99 years	99 years	99 years	99 years
Period		Ţ	_	,
L	i		i	

<sup>(1)</sup> Click on the location name to view the site location plan.

<sup>(2)</sup> Final site area is subject to cadastral survey.

<sup>(3)</sup> Building Height is based on Singapore Height Datum (SHD).

<sup>(4)</sup> A minimum 1,000 m<sup>2</sup> GFA for childcare centre and minimum 4,700m<sup>2</sup> of SA2 is stipulated for the site.

<sup>(5)</sup> A minimum 600 m<sup>2</sup> GFA for childcare centre and minimum 20,000m<sup>2</sup> of SA2 is stipulated for the site.

<sup>(6)</sup> Actual number of housing units provided by the developer may vary.

<sup>(7) 540</sup> conventional housing units and 100 - 145 SA2 units.

<sup>(8) 735</sup> conventional housing units and 435 - 500 SA2 units.