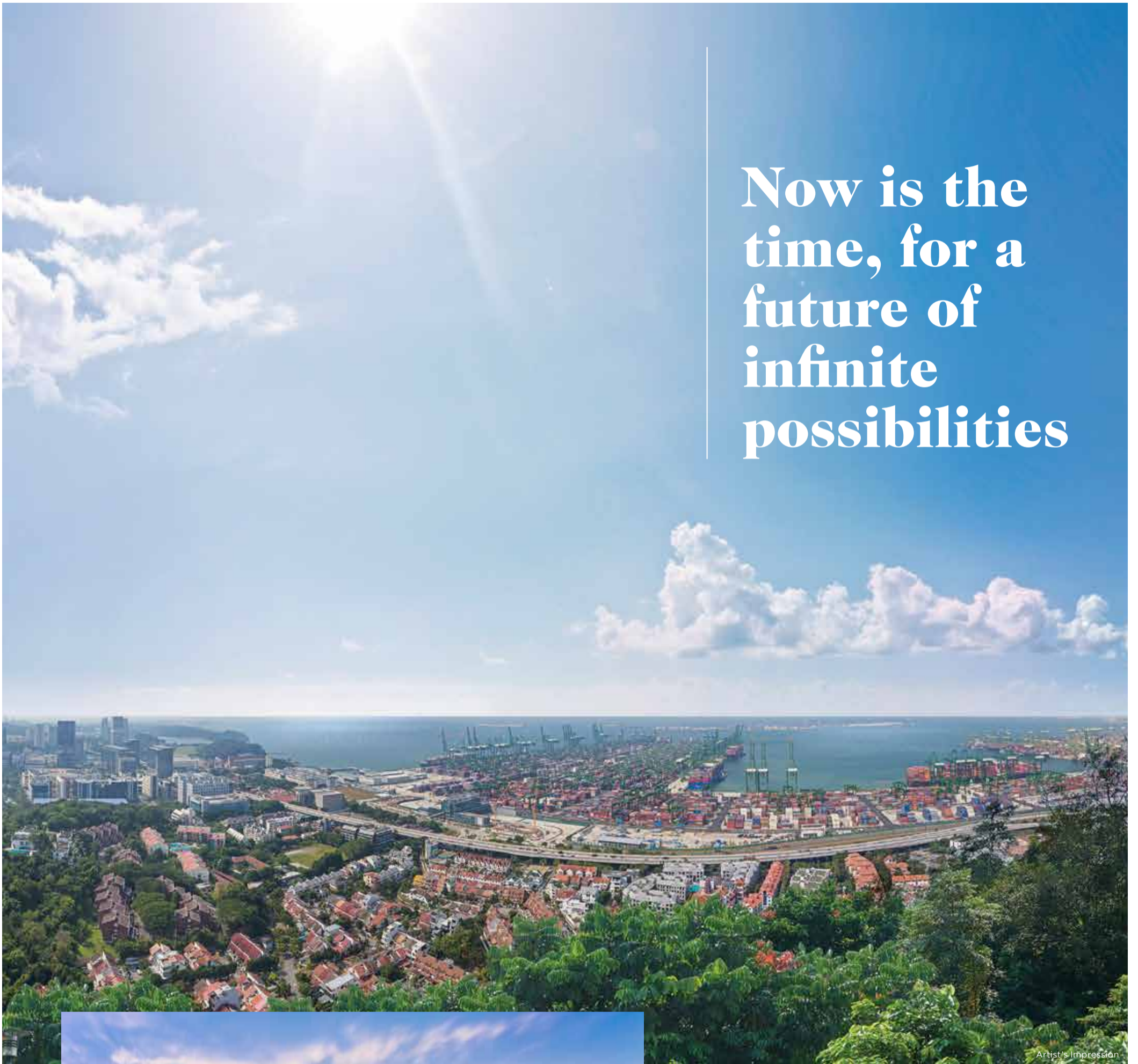


KENT RIDGE HILL

RESIDENCES

HILLSIDE ADDRESS CITY LIVING

**Now is the
time, for a
future of
infinite
possibilities**



Artist's Impression



With the present Central Business District (CBD) as its gateway, there is untold potential for Singapore's Greater Southern Waterfront Master Plan. From grand waterfront promenades, new attractions, the evolution of waterfront lifestyles... the possibilities are endless and happening right next to the CBD.

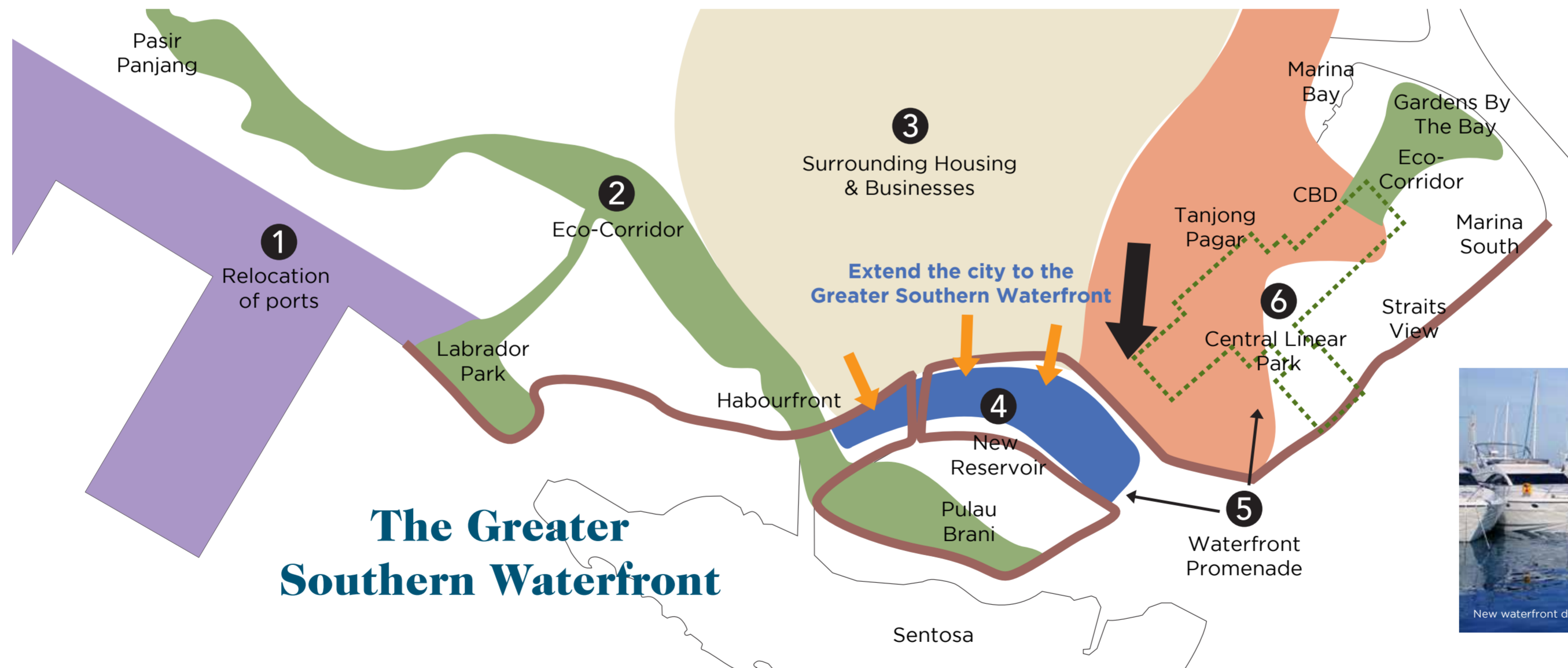
THE MASTER PLAN FOR FUTURE SUCCESS

With over 1,000ha of prime land, the Greater Southern Waterfront will stretch from Marina South and Tanjong Pagar, all the way to Pasir Panjang. The master plan has already been set in motion with the move of Tanjong Pagar Terminal, way ahead of schedule. This would allow for more time to plan and perfect the vision for the Greater Southern Waterfront.



The waterfront city of the future

While still in its initial stages, six ideas have been proposed for the Greater Southern Waterfront. These ideas will take the way we live to a whole new level. They will also take into account Singapore's direction towards an environmentally-friendly society, and one that is future-ready. As exciting as these six ideas are, they only serve to lay the groundwork for what will be Singapore's model waterfront precinct for the world.



1 More new waterfront districts

Tanjong Pagar Terminal has already moved to Pasir Panjang. In a few years' time, all port activities will be centralised at Tuas. And the seafront districts of Tanjong Pagar and Pasir Panjang could be home to unique lifestyle concepts that will capitalise on their waterfront location.

2 More nature and recreation spots

To strengthen Singapore's "city in a garden" status, more parks and gardens will be planned. New green eco-corridors could connect the major nature recreational areas to new and existing ones.

3 More room for the CBD

The present CBD, Marina Bay and its surrounding areas could be expanded into the Greater Southern Waterfront. We are already seeing the development of Marina South as an expansion of the Raffles Place financial centre. There could be further growth to bring work places closer to home.

4 More ways to maximise water resources

Who could have thought of a reservoir in the heart of the CBD? Now, Marina Bay and its reservoir are some of Singapore's most well-known leisure and recreation destinations. As Singapore strives towards self-sustainability in water resources, a new reservoir could be planned for the Greater Southern Waterfront and could well be the next recreational hotspot. Thoughtfully planned canals could also work with the environment, while enhancing the new city with natural aesthetic.

5 More opportunities to be closer to the water

The South-West has one of Singapore's most scenic views of the sea. To take advantage of this, a continuous 30km waterfront promenade could be built to link Labrador Park, Harbourfront, Marina South and Gardens by the Bay.

6 More vibrancy and life

Existing parks could be extended to encourage people to jog, stroll, cycle and simply enjoy more of the outdoors. More car-free pedestrian boulevards could be planned for a more colourful and vibrant street life.

All investments are speculative in nature. We also encourage investors to get personal advice from your professional investment advisor and to make independent investigations before acting on information that we publish. We do not in any way warrant or guarantee the success of any action you take in reliance on our statements or recommendations.

*Source: Urban Redevelopment Authority website
<https://www.ura.gov.sg/ua/master-plan/view-master-plan/master-plan-2014/master-plan/Regional-highlights/central-area/central-area/Greater-southern-waterfront.aspx>



Artist's Impression



LIVING BY THE HILL

A connection with nature

Kent Ridge Hill Residences is designed to harmonise and be one with its unique hillside location. It is deliberately kept low-rise to respect its natural surroundings and preserve its exclusivity. Myriad water features replicate the effect of cascading waterfalls flowing from the undulating landscape. The experience is just as alluring as the modern luxury lifestyle one can expect at Kent Ridge Hill Residences.

A location with all the charms

Just minutes to the Central Business District, yet worlds away. Residents in this South Buona Vista locale have long loved its peaceful and close-knit community ambience. In its vicinity are quaint eateries, cafes, and shops for essentials. Meanwhile, the lifestyle enclaves of Holland Village, Rochester Park, Sentosa, and Dempsey Hill are just a stone's throw away.

The business parks and research centres of one-north, Mapletree Business City and Singapore Science Parks are also within close proximity. As are prestigious educational institutions like the National University of Singapore, United World College, Nan Hua Primary, Anglo-Chinese School (Independent), The Japanese School, and more. All adding to the appeal of this charming location.

Another prestigious development by:



Developer: Oxley Spinel Pte. Ltd. • Housing Developer's Licence Number: C1261 • Lot/Mukim No.: Lot 1952C of Mukim 3 at South Buona Vista Road • Tenure of land: Leasehold of 99 years commencing from 8 January 1979 or from the date of acceptance of SLA's Letter of Offer for lease upgrading (whichever is applicable) • Encumbrances: Mortgage IF/375837A in favour of Oversea-Chinese Banking Corporation Limited. • Expected date of Vacant Possession: 31 December 2024 • Expected date of Legal Completion: 31 December 2027

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