

Listing at CLAREMONT Recent TOP 12

For Sale

Amount	PSF	Area	Listed Date	Agent Name	Contact
1.55M	0	990	02-Nov-2017	FONG SIEW KHIM	94552831
1550000	1565.66	990 sqft	31-Oct-2017	FONG SIEW KHIM	94552831
3880000	1616.67	2400 sqft	01-Mar-2018	SIM YICK CHYE DERENCE	97654332
2500000	1815.54	1377 sqft	25-Feb-2018	KHOO EAN LIN	98585894
2150000	1921.36	1119 sqft	13-Mar-2018	WEE KOK CHIANG ADRIAN	97555202

For Rent

Amount	PSF	Area	Listed Date	Agent Name	Contact
3500	2.90	1206 sqft	12-Mar-2018	LYE YEN WAH	90222206
3000	3.00	1000 sqft	27-Dec-2017	ANG THIAM SENG DANNY	90030073
4300	3.12	1377 sqft	05-Mar-2018	KHOO EAN LIN	98585894
4000	3.33	1200 sqft	02-Mar-2018	CHIN CHEE KIN	91098900
3000	3.33	900 sqft	19-Dec-2017	WONG MEE FONG MABEL	90065660
3400	3.43	990 sqft	08-Feb-2018	LEONG KAM LOON	98191679
4000	3.43	1163 sqft	25-Jan-2018	DEREK TENG KWOK CHING	98186413
4000	3.44	1163 sqft	13-Mar-2018	DEREK TENG KWOK CHING	98186413
3500	3.54	990 sqft	05-Feb-2018	FONG SIEW KHIM	94552831
3488	3.64	958 sqft	07-Mar-2018	LEE CHEOUNG WE	81255808
3600	3.64	990 sqft	24-Jan-2018	TEEM YOK CHAI	93851194
3800	3.97	957 sqft	13-Mar-2018	LUA POH CHOO	91772717

Nearby Listing at CLAREMONT Recent TOP 12

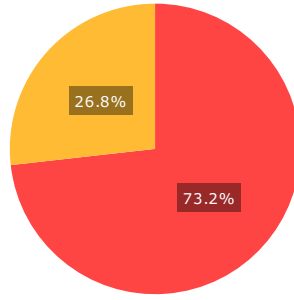
For Sale (Nearby 1Km)

Apartment \ Condominium Name	Amount	PSF	Area	Listed Date	Agent Name	Contact
8 @ Mount Sophia	2750000	1047.22	2626 sqft	14-Mar-2018	WU SHANG HENG GERALD	91444304
8 @ Mount Sophia	2780000	1276.40	2178 sqft	14-Mar-2018	LEE PUI LUIN ANNE	97809906
72 Grange	7200000	1868.67	3853 sqft	14-Mar-2018	TAY SZE YONG	81188123
72 Grange	7200000	1868.67	3853 sqft	14-Mar-2018	MICHELE ELENA CABASUG	90262960
72 Grange	8900000	2022.73	4400 sqft	14-Mar-2018	LEO SHU YAN	91283849
72 Grange	9000000	2045.45	4400 sqft	14-Mar-2018	TANG SUET LING SHARON	90677791
72 Grange	9000000	2045.45	4400 sqft	14-Mar-2018	CHRISTOPHER SEE TOH PAK CHOY	83283373
72 Grange	9000000	2045.45	4400 sqft	14-Mar-2018	QIN NENGZHONG	81572669
111 Emerald Hill	5555600	2224.91	2497 sqft	14-Mar-2018	TOH LENG LENG	81801228
111 Emerald Hill	5555600	2224.91	2497 sqft	14-Mar-2018	LI JIA	84856981
1919	1600000	2359.88	678 sqft	14-Mar-2018	CHUA HUEI-HSIA	92968120
111 Emerald Hill	5190000	2448.11	2120 sqft	14-Mar-2018	YONG YIT LEE	98620834

For Rent (Nearby 1Km)

Apartment \ Condominium Name	Amount	PSF	Area	Listed Date	Agent Name	Contact
336 River Valley	2950	1.97	1500 sqft	14-Mar-2018	GOH KOK LEONG	98417666
72 Grange	13000	3.37	3853 sqft	14-Mar-2018	MICHELE ELENA CABASUG	90262960
8 @ Mount Sophia	5500	3.55	1550 sqft	14-Mar-2018	GOH WEI NAM	93202020
2 RVG	3800	4.10	926 sqft	14-Mar-2018	MRS SHABANA ABEDeen TYEBALLY	96326697
1919	4000	4.65	861 sqft	14-Mar-2018	TAN SIEW KHIM	97353597
8 @ Mount Sophia	4000	4.65	861 sqft	14-Mar-2018	CHIA CHIN CHIN @CRIS CHIA CHIN CHIN	91888803
8@mt sophia	3800	4.65	818 sqft	14-Mar-2018	GAN HWEE CHOO	94500993
8 @ Mount Sophia	3800	4.70	809 sqft	14-Mar-2018	HOY AI CHOO JANNETTE	81127437
2 RVG	4500	4.86	926 sqft	14-Mar-2018	PANG LOON ONG	92243737
1919	3180	5.10	624 sqft	14-Mar-2018	LIM LAY PENG	91083165
1919	3850	5.50	700 sqft	14-Mar-2018	LIM LAY PENG	91083165
111 Emerald Hill	13800	5.72	2411 sqft	14-Mar-2018	TAN CHAI YONG SHARON	81523355

Nearby Unsold Units And New Launch Units



■ Unsold Units 339 ■ New Launch Units 124

Unsold Units at 2018 (Nearby 1KM)

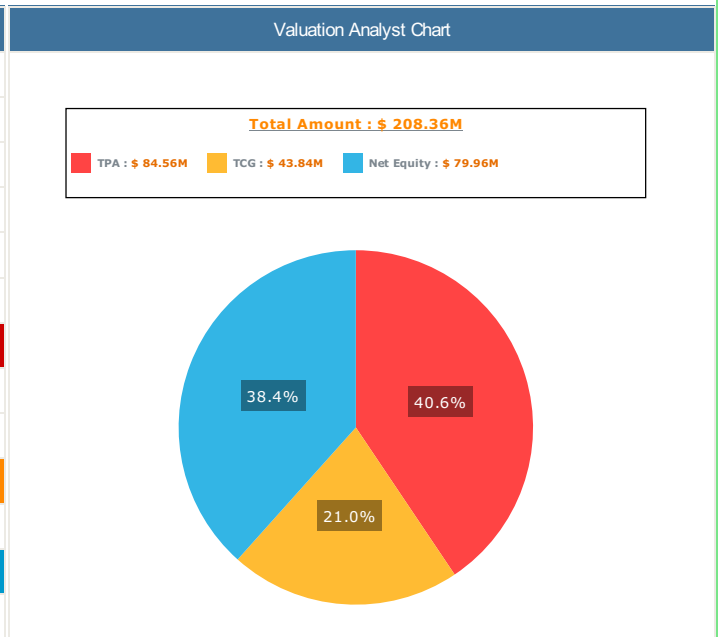
Apartment \ Condominium Name	Total Units	Sold Units	Unsold Units	Median PSF
ASPEN LINQ	18	17	1	1748
DEVONSHIRE 12	20	15	5	1868
FERRA	104	5	99	3273
MARTIN MODERN	450	216	234	2387

New Launch Units at 2019 (Nearby 1KM)

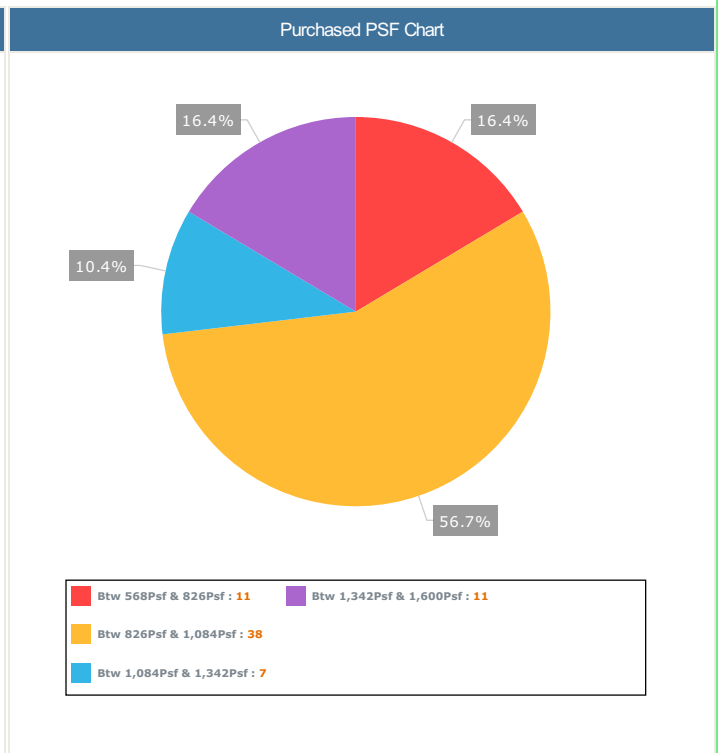
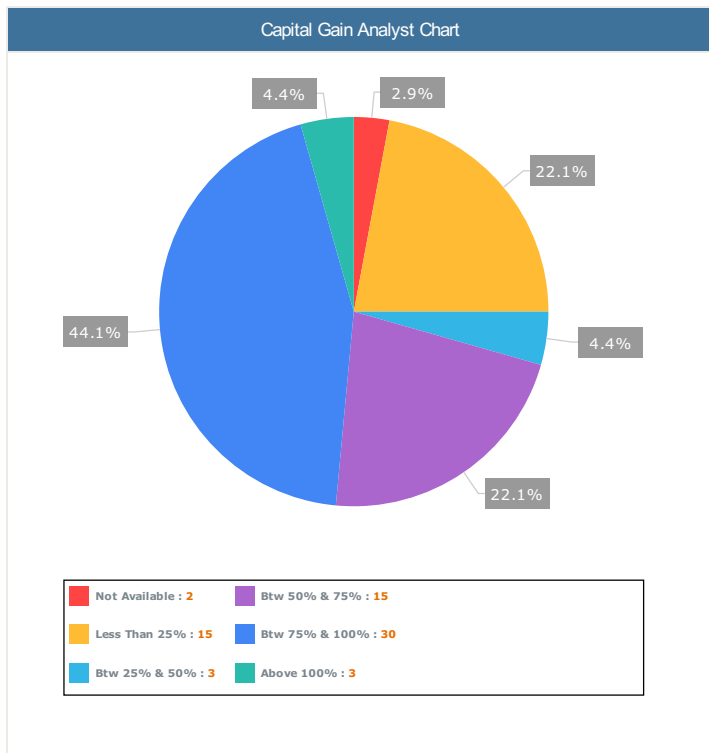
Apartment \ Condominium Name	Total Units
NEW FUTURA	124

CLAREMONT	
Completed In	2001 (17 Years Old)
No. Of Units	67
Transaction Count *	67
Tenure	FREEHOLD
No. Of Multiple Property Owner	14
Land Area (SF)	-
Total Purchased Amount *	\$ 84.56M
Total Value Of Today *	\$ 128.4M
PSF *	\$1,499
Total Capital Gains *	\$ 43.84M
Average Capital Gains Per Unit *	\$ 654.34K
Net Equity *	\$ 79.96M

* = Based On Caveated Unit



Mobile Count 13



Enbloc Analytics (Sold & Pending Project List Within 1KM)

Sold Project List

Project	Amount	Area	PSF(PPR)	Date
TAI WAH BUILDING	\$ 84.89M	13,148	\$ 2,209	16-Nov-2017
RIVIERA POINT	\$ 72M	14,579	\$ 1,461	15-Feb-2018

Pending Project List

Project	Amount	Area	PSF(PPR)	Date
PACIFIC MANSION	\$ 938M	128,352	\$ 1,728	07-Feb-2018
FAIRHAVEN	\$ 45M	16,660	\$ 1,169	22-Feb-2018