



SIM LIAN GROUP LIMITED

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MEDIA RELEASE

Treasure Crest Is More Than One And A Half Times Subscribed

A combination of competitive pricing, spacious layout and ideal location makes the EC by Sim Lian Group an attractive choice for families

Singapore, July 7, 2016 – Mainboard listed Sim Lian Group Limited ('Sim Lian Group') today announced that it has received 800 e-applications for the 504 units available. The development is approximately 60 per cent oversubscribed as at 4 pm today. A total of 3,000 visitors had visited the Treasure Crest Sales Gallery over the past week since e-application commenced on 1 July 2016, and the application period closes on 10 July 2016. The balloting and booking date for the Executive Condominium (EC) is 16 July 2016.

The larger units, namely, the three-bedroom premium and four-bedroom units have been the more popular options amongst potential homebuyers.

Attractively priced at approximately S\$735 to S\$755 psf on average, the development saw approximately 48 per cent first-time homebuyers, while the rest of the e-applicants were HDB upgraders. Majority of these applicants are currently residing in the North-East region of Singapore, specifically, Punggol, Sengkang and Hougang.

"We are heartened by the overwhelming response thus far. This affirms our observation that Singaporean families value the spacious layout of our efficiently designed units, along with its competitive pricing strategy and ideal location which provides great accessibility and close proximity to reputable schools. Potential homebuyers also shared with us that quality fittings from Bosch, Hansgrohe and Mitsubishi Electric provide great value as they are comparable to what private condominiums offer," said Mr. Kuik Sing Beng, Executive Director, Sim Lian Group.



Interested homebuyers can visit the Treasure Crest Sales Gallery, which is open between 10am and 7pm daily till 10 July 2016 for submission of e-applications, at Anchorvale Crescent. OrangeTee and ERA have been appointed the Marketing Agencies of the project.

The 99-year leasehold development features a total of 504 units - 84 three-bedroom units, 364 three-bedroom premium units and 56 four-bedroom units - across eight residential blocks of 15 storeys each. The spacious units range from 958 to 1,345 square feet (89 to 125 square metres) in size, and have been designed with families' need for ample space to live and grow in mind.

Located in the thriving Sengkang New Town, Treasure Crest is well connected and in close proximity to key transportation nodes, shopping and lifestyle conveniences, popular schools, healthcare amenities and nature attractions. It is a short walk away from Cheng Lim LRT Station, Sengkang MRT Station and Sengkang Bus Interchange, and is close to TPE with easy connections to KPE, CTE and SLE, providing seamless access to other parts of the island.

Residents of Treasure Crest will also be treated to a plethora of shopping and lifestyle conveniences, including the upcoming Compass One¹, Oasis Terraces², Waterway Point, Sengkang Sports Centre and SAFRA Punggol clubhouse³, amongst many others.

¹ *The Straits Times* (24 May 2016) "From Compass Point to 1 Sengkang Mall to Compass One: Renamed mall set to reopen in Q3 of 2016": <http://www.straitstimes.com/singapore/from-compass-point-to-1-sengkang-mall-to-compass-one-renamed-mall-set-to-reopen-in-q3-of>

² Ministry of National Development (January 2016) "Oasis Terraces in Punggol: A New Generation of Neighbourhood Centre": http://www.mnd.gov.sg/mndlink/2016/2016_Jan-Feb/oasis-terraces-in-punggol.htm

³ Channel NewsAsia (14 January 2016) "New SAFRA Punggol clubhouse to open to public in April": <http://www.channelnewsasia.com/news/singapore/new-safra-punggol/2424410.html>



The development is within one kilometre of the popular Nan Chiau Primary School and in close proximity to Nan Chiau High School as well as CHIJ St. Joseph's Convent. Tertiary students will enjoy easy access to the upcoming Singapore Institute of Technology (SIT) campus in Punggol⁴. To cater to the convenience of families with younger children, the EC is situated near two upcoming mega childcare centres in Sengkang and Punggol⁵.

Treasure Crest, which sits on a site of approximately 187,831.13 square feet (17,450.10 square metres), is scheduled to receive its Temporary Occupation Permit (TOP) by 2019.

- End -

⁴ *The Straits Times* (24 August 2015) "New Punggol campus for SIT": <http://www.straitstimes.com/singapore/education/new-punggol-campus-for-sit>

⁵ *Channel NewsAsia* (22 August 2015) "5 new large childcare centres to be built to meet high demand": <http://www.channelnewsasia.com/news/singapore/5-new-large-childcare/1877184.html>



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About Sim Lian Group

Sim Lian Group Limited is a property development, investment and construction group which has been listed on the Mainboard of the Singapore Exchange since 2000.

The Group has been creating quality spaces for 40 years, first earning an outstanding track record and award-winning expertise in construction before successfully expanding into property development and investment both locally and abroad. It now has a broad portfolio of residential, commercial, industrial, retail and mixed-use developments, built on the core foundations of prime location, quality workmanship and efficient space planning.

Sim Lian Group has launched 24 development projects to date, including three projects in Malaysia. The Group also has a property investment portfolio of two freehold commercial properties and eight investment-grade neighbourhood shopping centres in Australia.

Sim Lian Group's portfolio of projects include The Lincoln Residences, Rochelle At Newton, Viz at Holland, The Pearl @ Mount Faber, Clover By The Park, Hillion Mall, Hillion Residences, A Treasure Trove, Parc Vera, Waterview, Carabelle, The Amery, Bleu at East Coast, The Jade, The Tampines Trilliant, The Dew, The Premiere at Tampines, Wandervale, Vision Exchange, Centrale 8 At Tampines, Parc Lumiere and UB.One. Projects in Malaysia include Taman Bukit Bayu, and mixed-use developments, KL Trillion and Desa Baiduri.

The reputation of the company is well-recognised in Singapore, having ranked amongst the Top 100 Brands in Singapore for five consecutive years from 2009 to 2013 by independent brand strategy and valuation consultancy, Brand Finance. Sim Lian Group is also recognised as a top ten developer in Singapore by BCI Asia in 2015 and 2016.



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For more information, visit www.simlian.com.sg.

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Creating Space | Creating Homes

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Fact Sheet

Name of Project : Treasure Crest (万宝园)

Developer : Sim Lian (Anchorvale) Pte. Ltd.

Location : Anchorvale Crescent

Number of Units : 504

Number of Storeys: 8 blocks of 15-storey

Site : 187,831.13 square feet / 17,450.10 square metres

Land Tenure : 99 years commencing from 5 May 2015

Unit Types & Sizes:

Unit Types	No. of Units	Approximate Area (square feet)
Three- Bedroom	84	958
Three- Bedroom Premium	364	1,076 - 1,249
Four- Bedroom	56	1,345

Facilities : Entrance Portico, Waterfall Garden, Clubhouse, Clubhouse Deck, Lap Pool, Garden Cabanas, Outdoor Lounge, Jacuzzi Alcove Spa, Aqua Massage Spa, Heated Dip Pool, Water Deck with Foot Reflexology Path, Children's Waterplay Pool, Children's Playground, Poolside Party Room, Event Deck, Lobby Garden Courtyard, Gourmet BBQ Dining Pavilion, Sun Deck, Reading Garden, Recreational Tennis Court

Expected TOP : 2019

Architect : SEP Partnership