

# BEST OF BOTH WORLDS | STRATA LANDED



65 ESTATES

**SRI**



# FANCY THE LANDED LIFESTYLE?

But not fond of landed prices?

What if there was an opportunity to enjoy landed living with condominium facilities, at prices so attractive you would not believe? We have searched the island for **you**.



# OWNING A LANDED PROPERTY IS THE SINGAPOREAN DREAM.



But...

The high cost of landed properties may steer most private homeowners towards condominiums, but there is a **best-of-both-worlds** option.



# INTRODUCING...

## STRATA LANDED HOMES

Thoughtfully configured strata landed houses make ideal **multi-generational** homes. Strata landed homes usually come in four- and five-bedroom layouts, which means **sufficient room** and **privacy** for all family members.



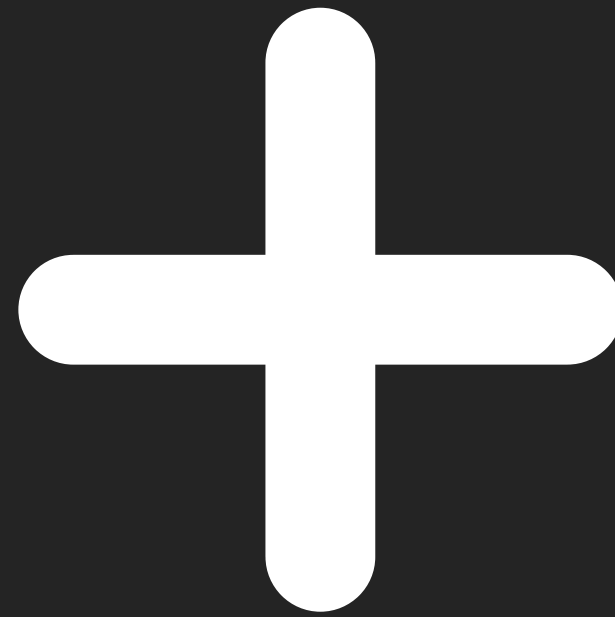
# WHAT IS A STRATA LANDED?

Strata landed properties are homes built on grounds with **shared facilities**. Homeowners in the know are opting for strata landed houses for a variety of **lifestyle** and **practical** advantages.





**LANDED**



**CONDO**

# THE BEST OF BOTH WORLDS

Enjoy the expansiveness of **landed living** while having access to a full suite of facilities, including **round-the-clock security**, **swimming pools**, **gyms** and **function rooms**.



SO...

WHY **STRATA**  
**LANDED** AND NOT  
**LANDED?**



## STRATA LANDED

- ✓ long lap pool
- ✓ big gym
- ✓ 24-hour security
- ✓ facility maintenance provided
- ✓ ample parking space
- ✓ often more conveniently located
- ✓ probably more affordable
- ✓ expanse of space
- ✓ multi-generational living

## LANDED

- ✗ small pool (at best)
- ✗ small weights room
- ✗ no dedicated security team
- ✗ DIY facility maintenance
- ✗ park 1-2 cars
- ✗ often deep in a landed estate
- ✗ probably more expensive
- ✓ expanse of space
- ✓ multi-generational living

Whatever a landed property offers you, a strata landed property can offer too and **more**.



**HOW ABOUT...**

**STRATA LANDED  
VS  
CONDO  
APARTMENT?**



## STRATA LANDED

- ✓ expanse of space
- ✓ significantly lower psf prices
- ✓ multi-generational living
- ✓ rare asset class
- ✓ normally comes with private lot
- ✓ an actual roof over your head
- ✓ 24-hour security
- ✓ common facilities to enjoy
- ✓ multi-generational living

## CONDO UNIT

- ✗ lack of space
- ✗ significantly higher psf prices
- ✗ not for multi-generational living
- ✗ common asset class
- ✗ no private carpark lot
- ✗ surrounded by other units
- ✓ 24-hour security
- ✓ common facilities to enjoy
- ✓ multi-generational living

For the same amount of money, why buy a condominium apartment? When you can get a strata landed with the **same facilities**.

**PRESENTING...**

**OUR STRATA LANDED  
COLLECTION**







## AFFINITY AT SERANGOON

Located mere minutes across from Serangoon Gardens, AFFINITY is so much more than just a home — it is your key to a charmed life.







# Strata Landed @ **Affinity**

## LOCATION

Serangoon North Avenue 1

## TENURE

99 years leasehold

## EXPECTED TOP

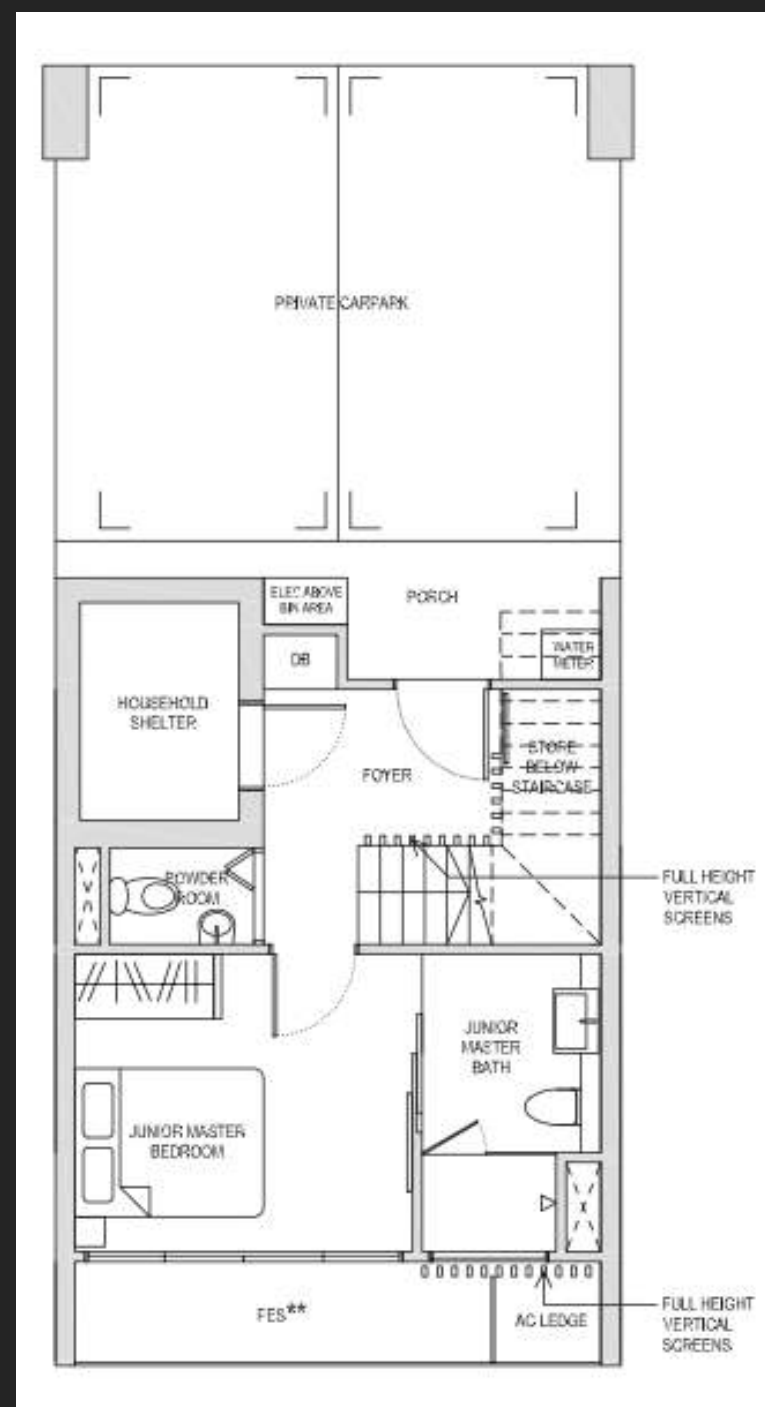
Q4 2024

## DISTRICT

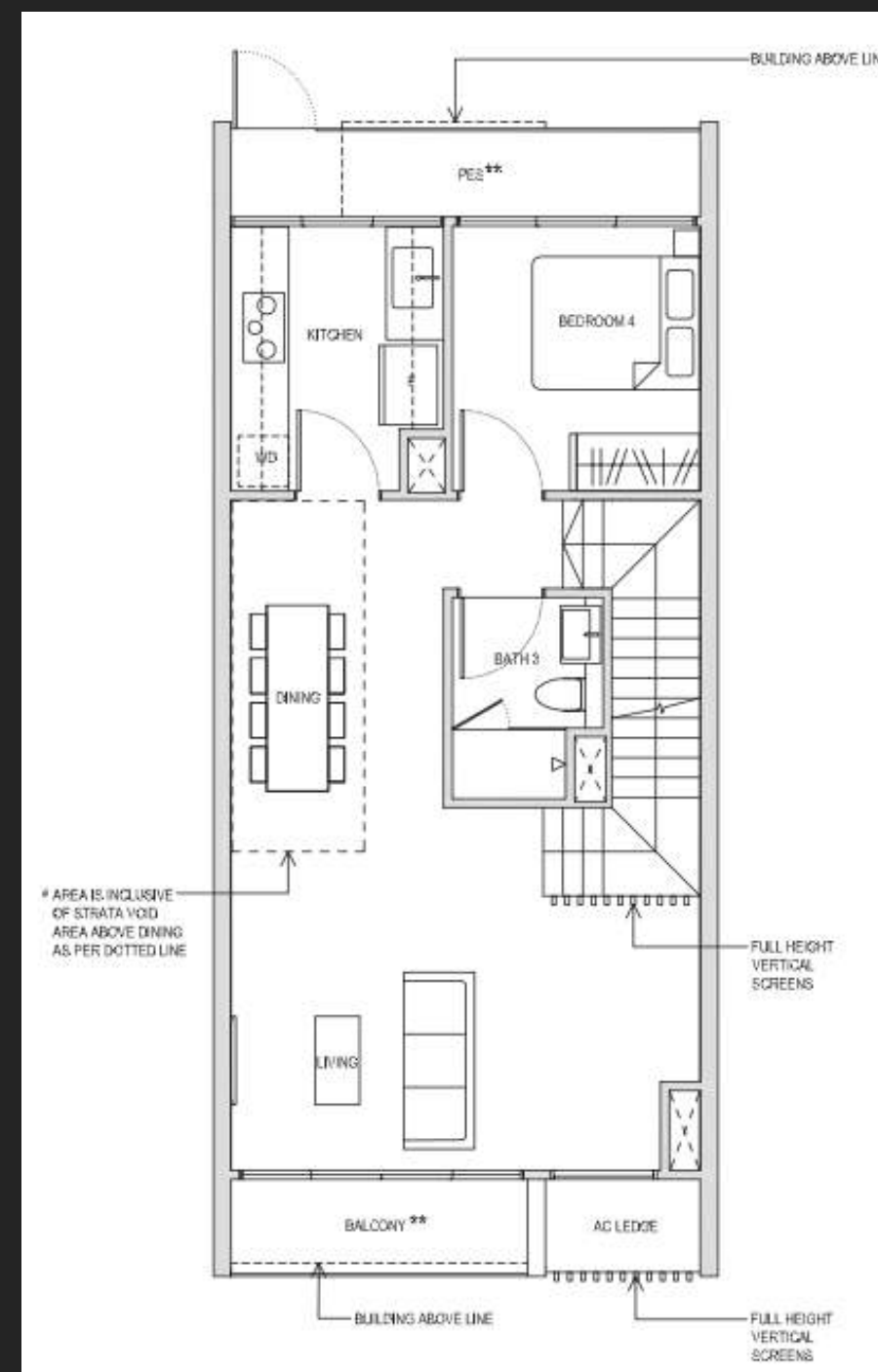
19

## DEVELOPER

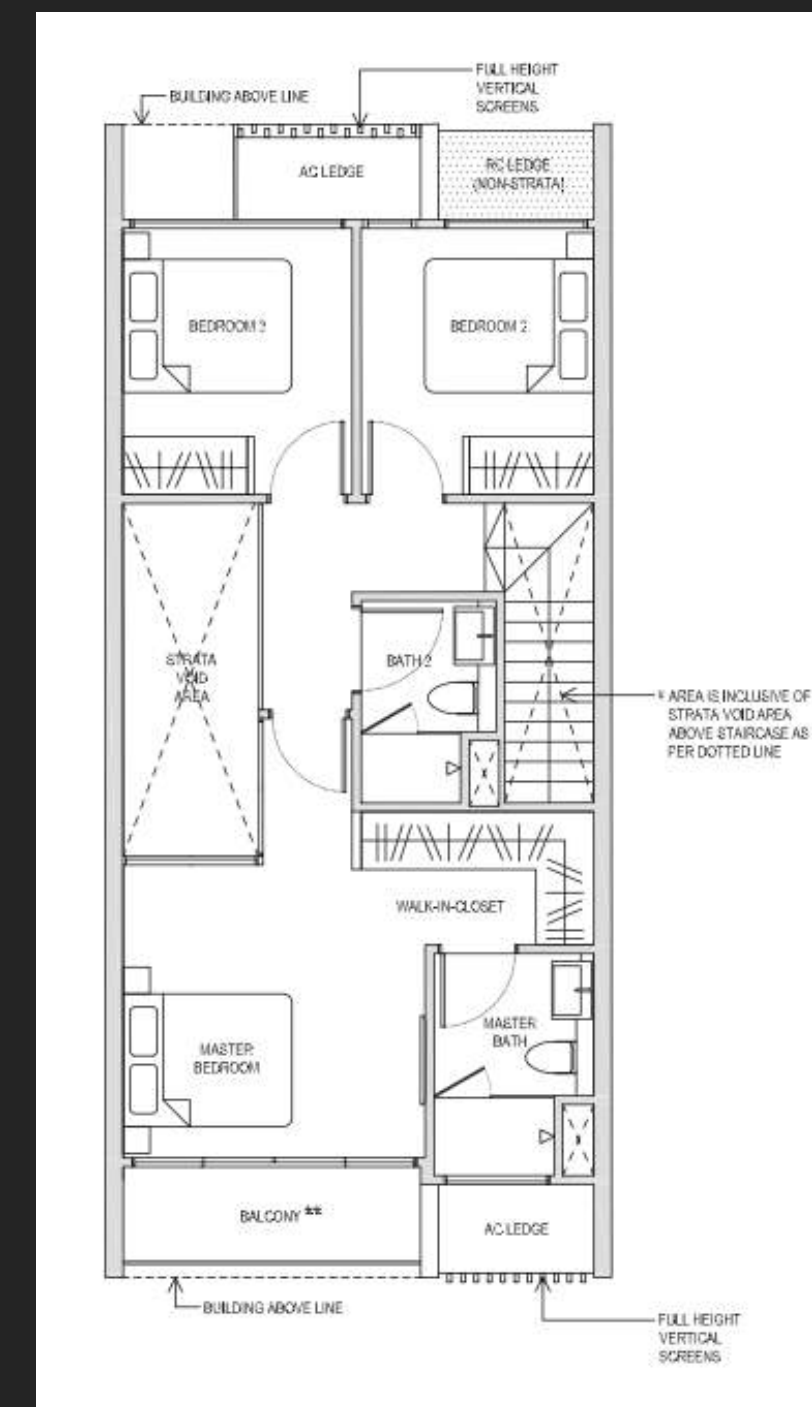
Oxley Holdings



Basement



Level 1



Level 2

# Strata Terrace House 5-Bedroom





## RIVERFRONT RESIDENCES

Strategically spanning alongside glistening waters with stunning views, Riverfront Residences rises as the **most privileged urban getaway**, bringing exclusive living to a whole new level.







# Strata Landed @ Riverfront

## LOCATION

Hougang Avenue 7

## TENURE

99 years leasehold

## EXPECTED TOP

Q4 2024

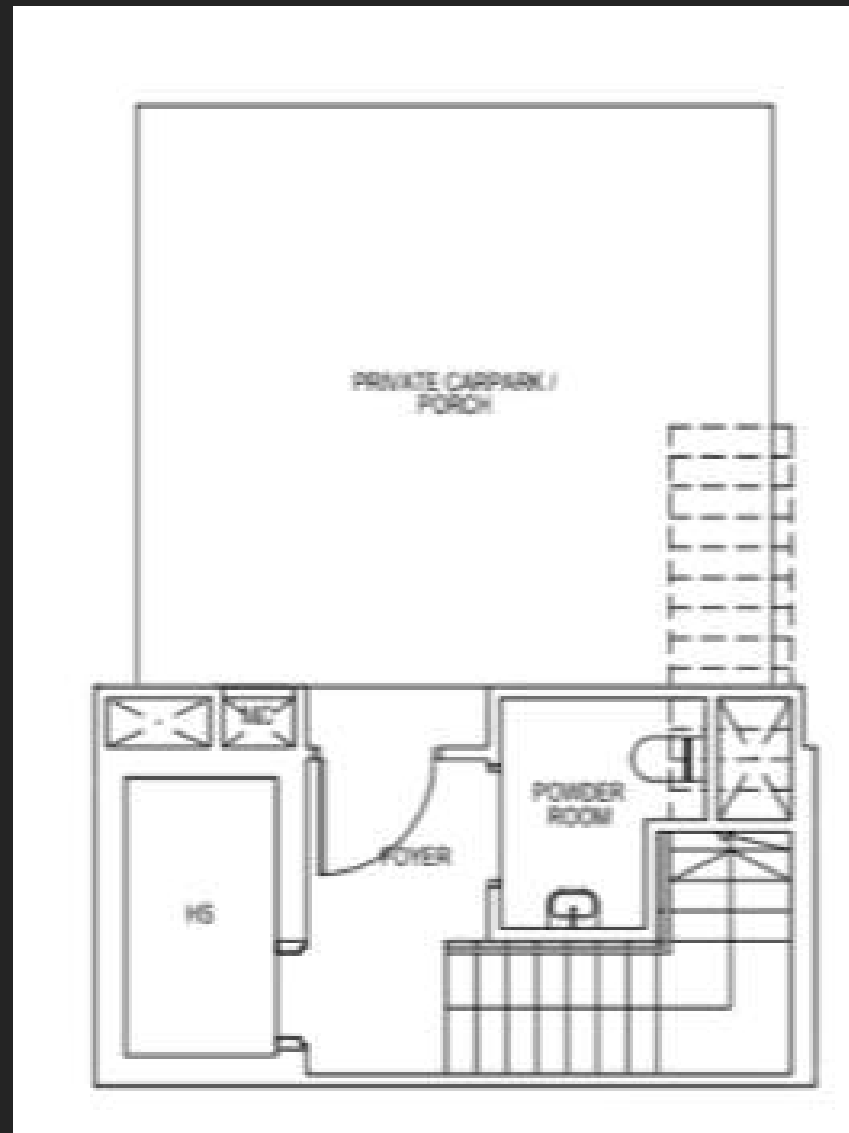
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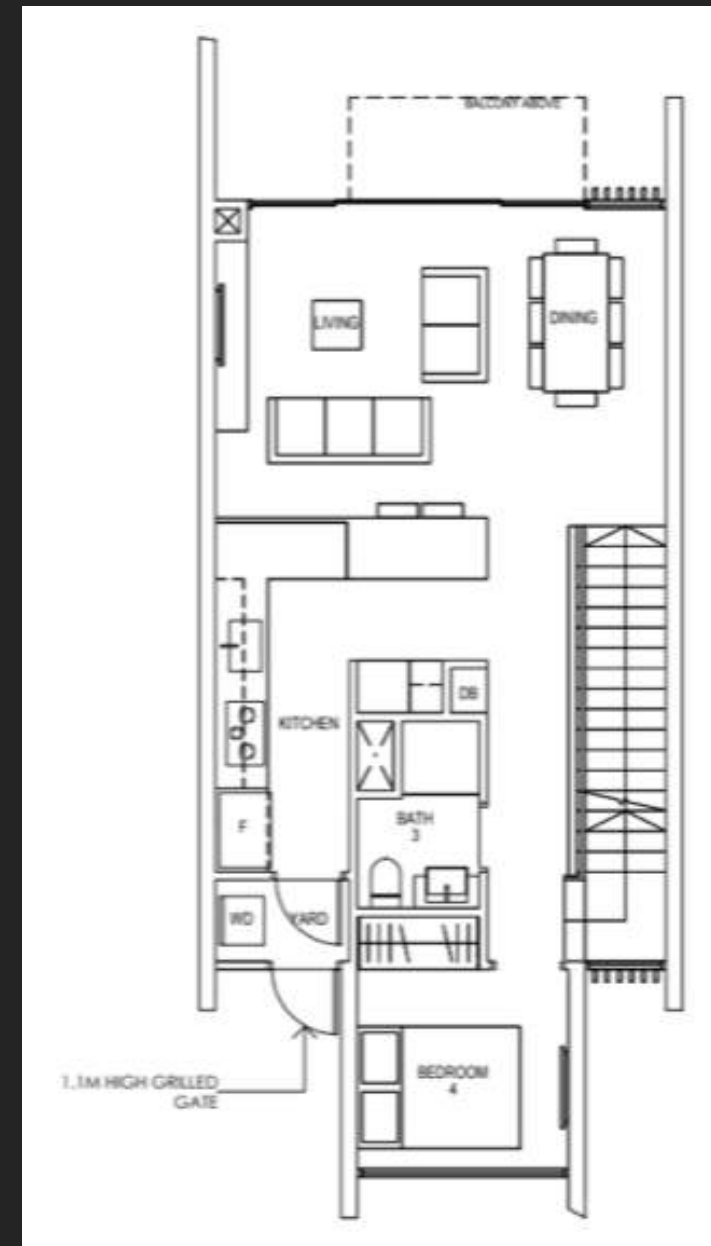
## DEVELOPER

Oxley Holdings





Basement



Level 1



Level 2

# Strata Terrace House 4-Bedroom





## KENT RIDGE HILL RESIDENCES

Positioned at the fringe of Kent Ridge Park minutes away from the future **Greater Southern Waterfront**, Kent Ridge Hill Residences is well-placed to harness the quietude of a **hillside address** and dynamism of **city living**.



65 ESTATES







# Strata Landed @ Kent Ridge Hill

## LOCATION

South Buona Vista Road

## TENURE

99 years leasehold

## EXPECTED TOP

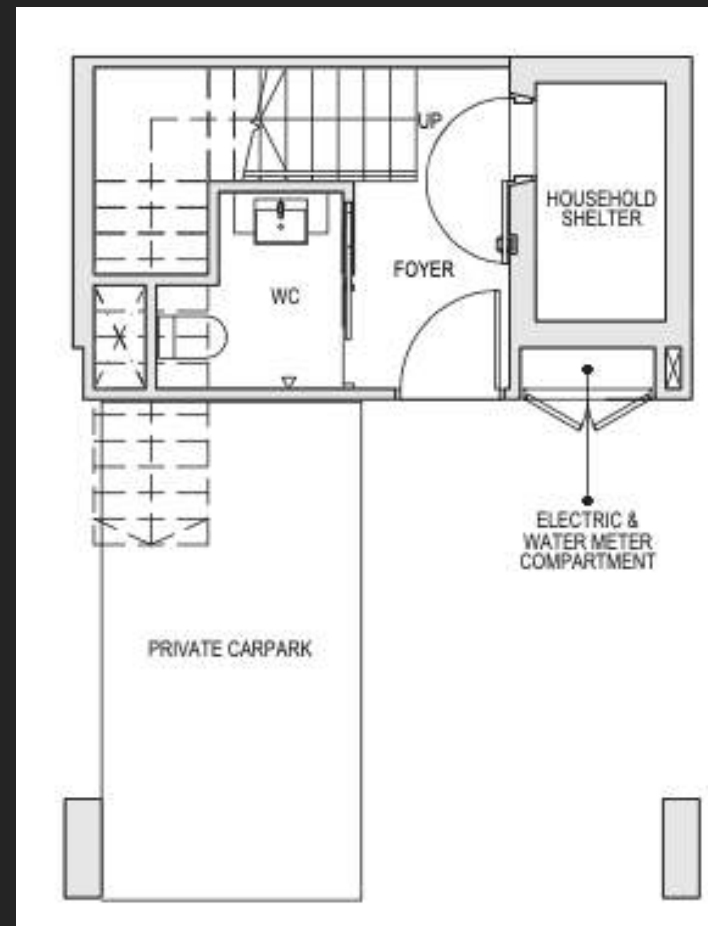
Q4 2024

## DISTRICT

05

## DEVELOPER

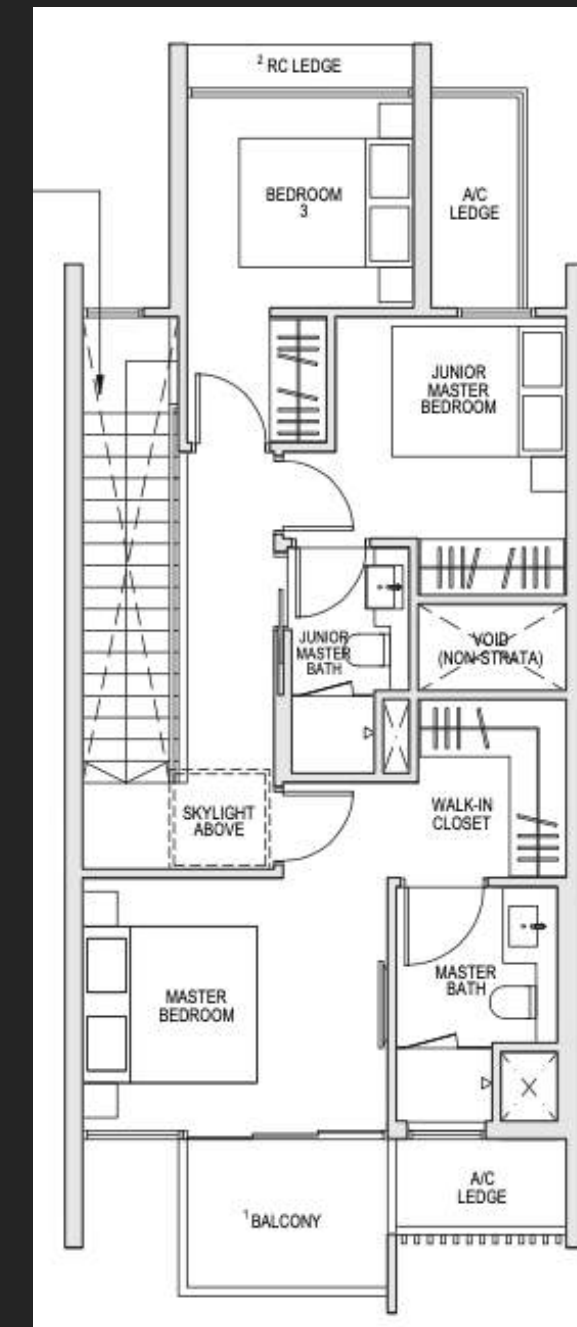
Oxley Holdings



Basement



Level 1



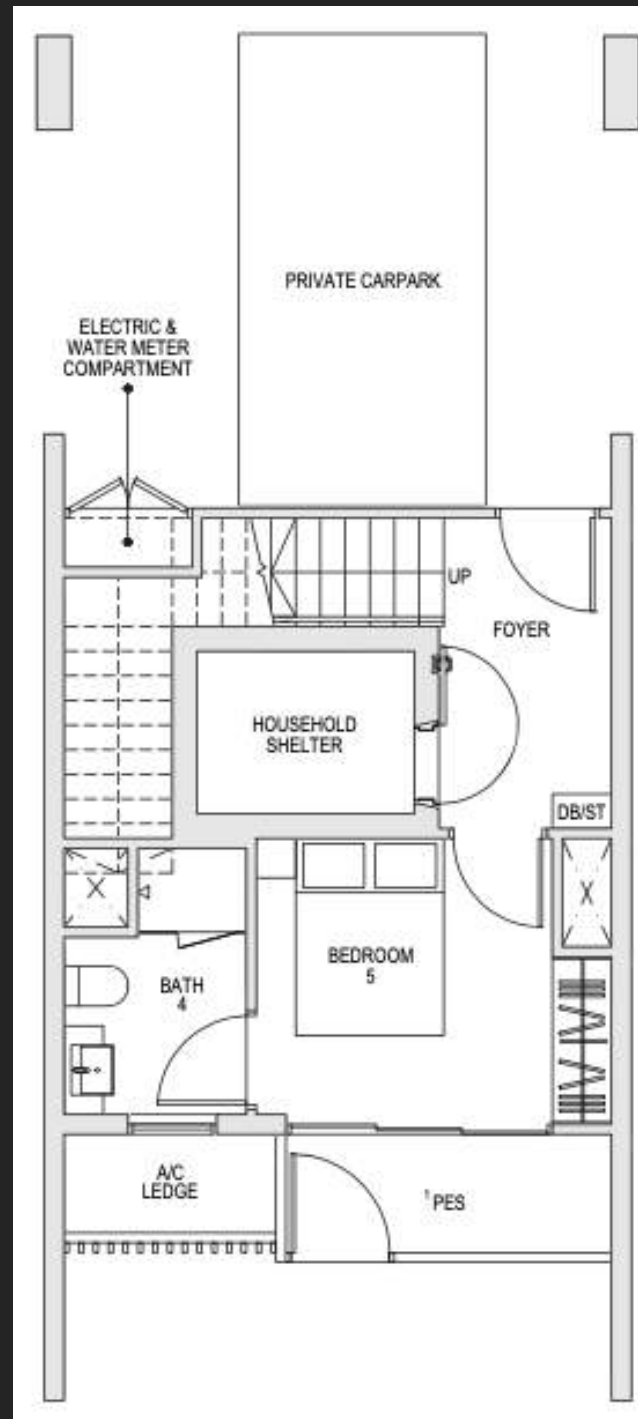
Level 2

# Strata Terrace House 4-Bedroom

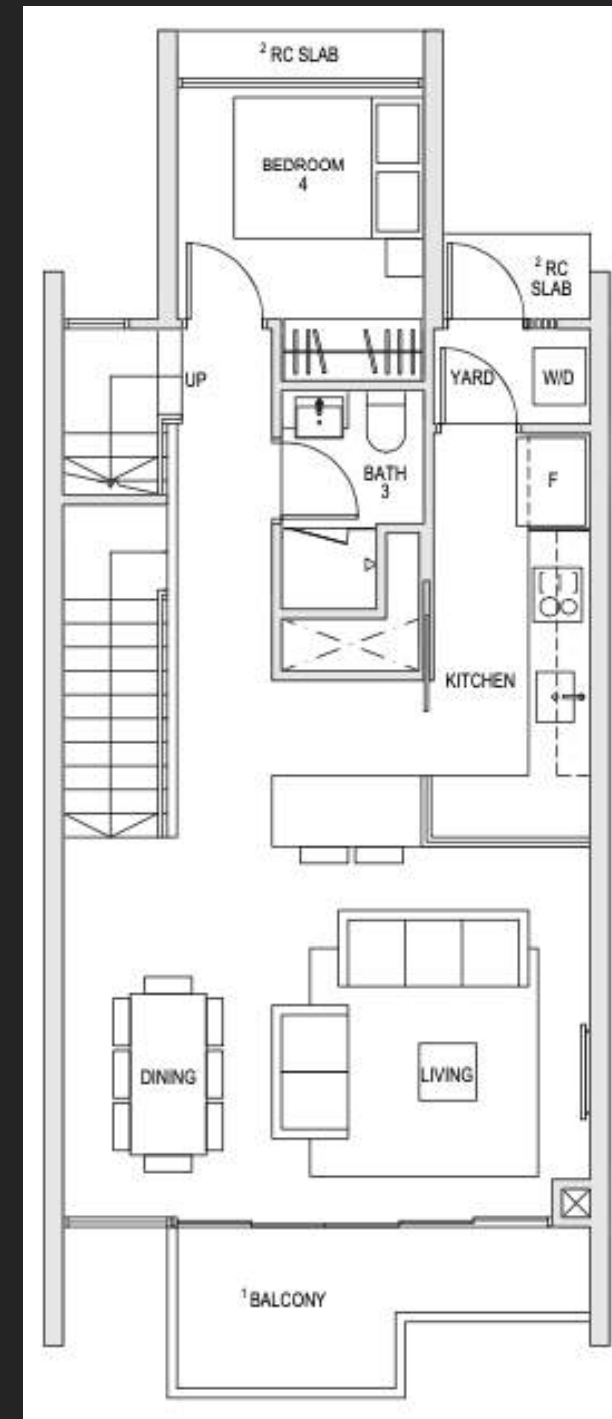
1,830 sqft | \$2,729,000 | \$1,491 psf



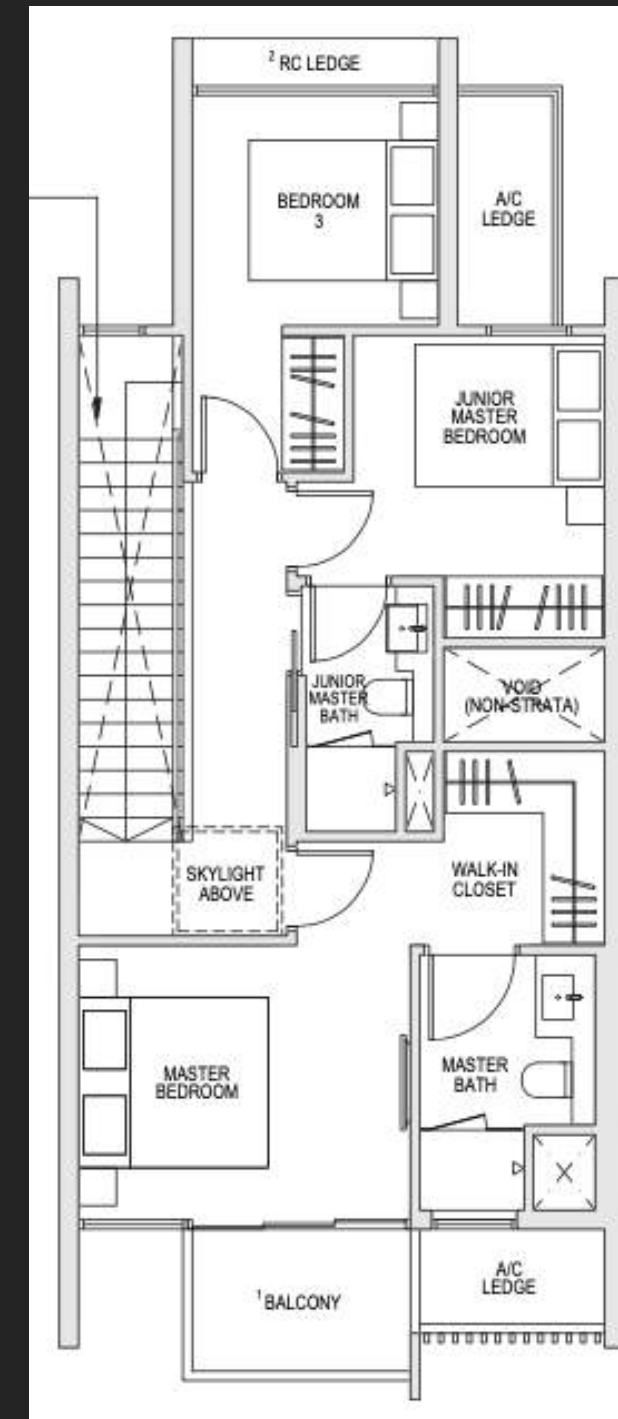
21



Basement



Level 1



Level 2

# Strata Terrace House 5-Bedroom





## NORMANTON PARK

Perched atop undulating grounds of Kent Ridge Park, Normanton Park will likely become a distinctive feature of the **island-state's southern skyline**.







# Strata Landed @ Normanton Park

## LOCATION

Normanton Park

## TENURE

99 years leasehold

## EXPECTED TOP

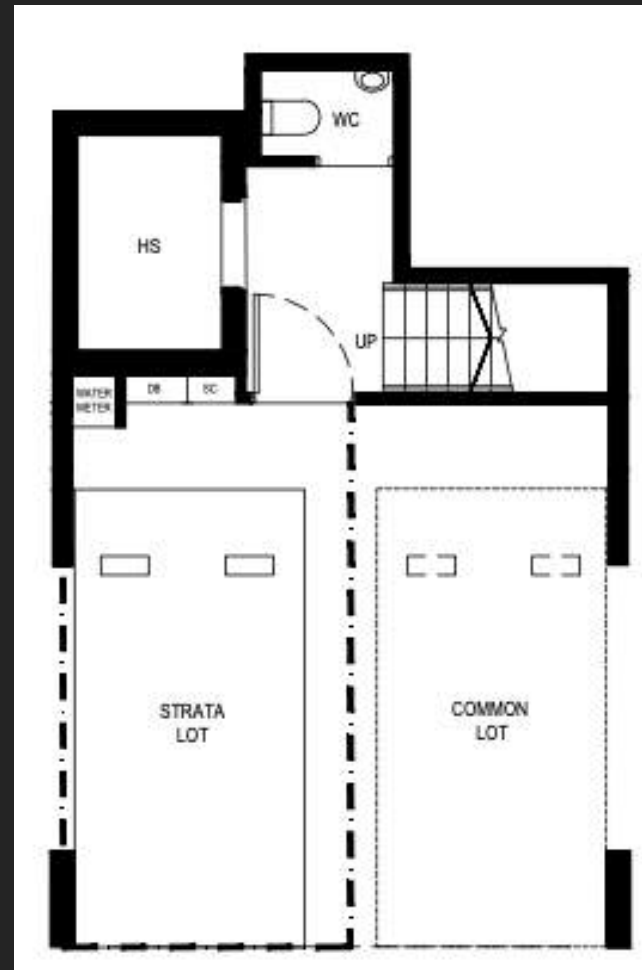
Q3 2023

## DISTRICT

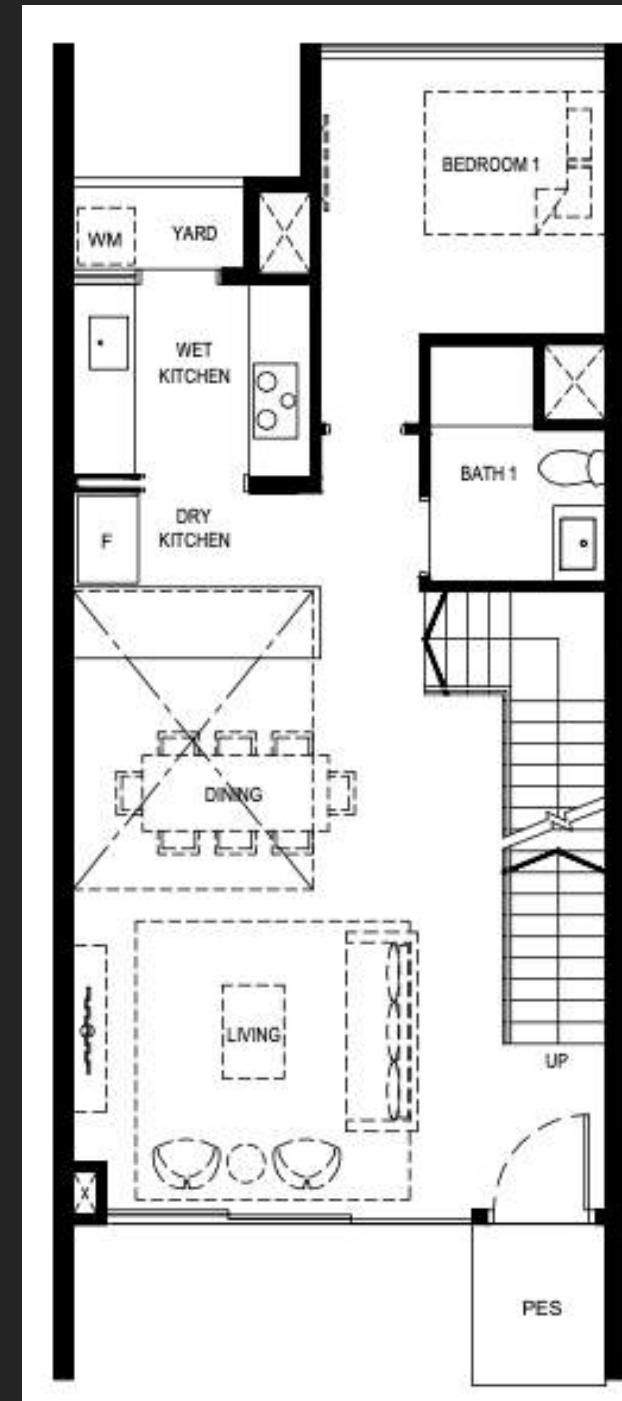
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## DEVELOPER

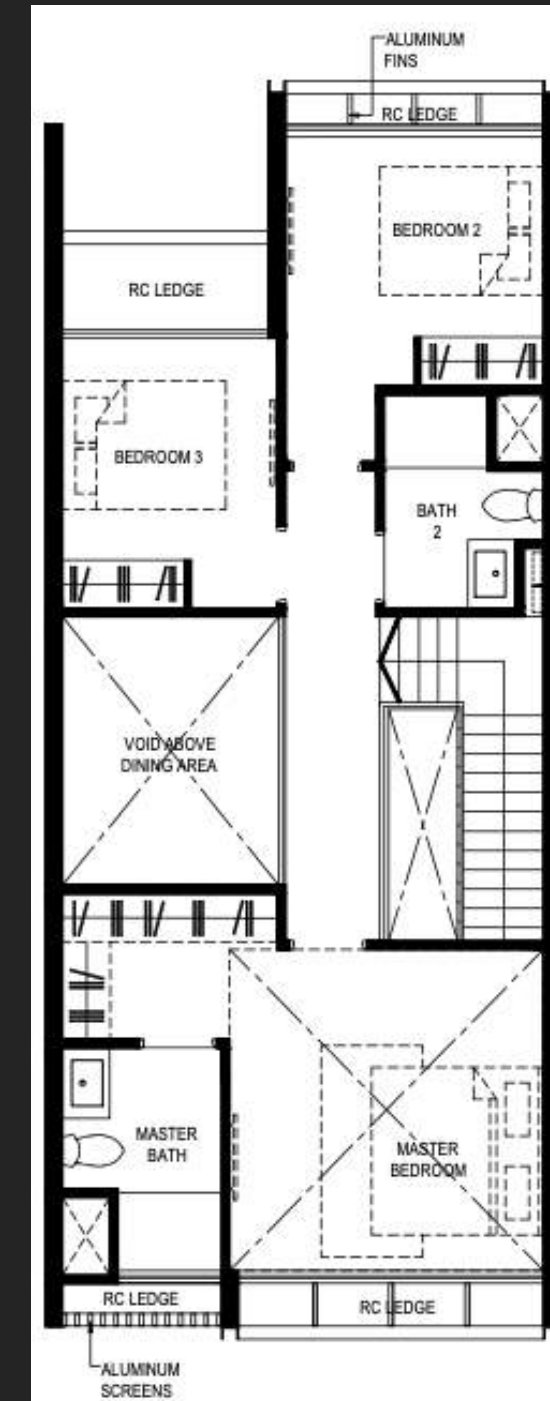
Kingsford Huray



Basement



Level 1



Level 2

# Strata Terrace House 4-Bedroom

2,110 sqft | \$3,150,000 | \$1,493 psf



# IT'S A NO BRAINER.

**From \$1,096 psf, and at attractive quantums.**

The Strata Landed Collection presented above is a ridiculously good option for anyone looking for a steal in the property market. Landed Lifestyle, with condominium facilities, at ridiculously good prices.



# CONTACT DETAILS

For bookings and viewings



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