






**SINGAPORE PROPERTY  
MARKET UPDATE  
1<sup>ST</sup> QUARTER 2007  
BY CHAN HIAP KONG**

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- OVERALL SINGAPORE ECONOMY
  - 1<sup>ST</sup> QR GROWTH 6%
  - PROJ. GROWTH 4.5 %- 6.5%
  - ALL SECTORS

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- NEW GROWTH SECTOR
  - BIOMEDICAL
  - WATER TECHNOLOGY
  - WAFER FAB

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- PROPERTY SECTOR-  
COMMERCIAL
  - RISING RENT USD3.50 -6.00 PSF
  - OCCUPANCY 97% FROM 80%
  - LOW SUPPLY
  - INC.DEMAND

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- HOTEL SECTOR
  - CURRENT ROOMS 33,000
  - TOURIST ARRIVAL 2006 7.9M
  - PROJ. 2007 9.0 M
  - IR s PROJ. TO REACH 15 M
  - RM RATE UP 40 %

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- RESID. SECTOR
  - EN BLOC SALE 2006
  - CAP VALUE PRIME UP 20-40%
  - BROAD BASE 10-12%
  - CURRENT DEMAND 10000 UNITS
  - 2006 10200 UNITS
  - SUPPLY 10,000 UNITS

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- RETAIL SECTOR
  - LATEST COMPLEX VIVO CITY
  - 1M SQ FT
  - NO NEW CENTRE NEXT 2 YRS
  - CONTROLLED BY REIT S
  - RENT UP 10 %