

By [iCompareLoan Editorial Team](#)

## **Kent Ridge Hill Residences: Opulence at the Heart of Nature**



Kent Ridge Hill is an exciting brand new property launch by the renowned developer Oxley Holdings, located along Buona Vista Road at the heart of Pasir Panjang area. The condo development will sit on a staggering 319, 250 sq ft piece of land and is expected to house 11 block rising 5-storeys high.

The project site lies within a quiet residential enclave that's surrounded by several low-rise condos and landed houses as well. There's lush greenery both within and outside the development, something that not only brings residents closer to nature but also provides a relaxing atmosphere, away from the hustle and bustle of the city.

### **Unit Types**

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The ambitious Kent Ridge Hill residential development will feature 498 apartment units (all housed in the 5-storey blocks) and a set of 50 strata landed houses. In terms of configuration, the residential development will consist of a thoughtful mix of 1 to 5 bedroom units, including the penthouse and strata landed. This makes Kent Ridge Hill an ideal home for everyone, right from singles to newlyweds all through to multi-generational families.

## Key Facilities

Future residents of Kent Ridge Hill will never get bored one tiny bit as there is a gamut of facilities that can guarantee an all-rounded fun living experience. Some of the main facilities available within the condo include a lap pool, indoor gym, spa, BBQ pavilion, clubhouse, function room, basement car parks and more.

## Transport To and From the Development

Pasir Panjang Villa MRT, which operates along the Circle Line, sits approximately 600 meters (less than 10 minutes' walk) away from Kent Ridge Hill Residential development. That means future residents will have an easier time accessing such areas as Harbourfront, One-North and Holland Village. The arterial roads stemming from the residence also swiftly connect to the West Coast Highway and the Ayer Rajah Expressway (AYE), which makes transport to and from other parts of Singapore quite seamless.

## Nearby Amenities

## Shopping Centers

Shopping, dining and entertainment amenities abound within Kent Ridge Hill's immediate neighborhood. Viva Vista mall sits just down the road while Vivo City and Alexandra Retail Center are located 10 minutes and 6 minutes away respectively. Star Vista Mall and Holland Village can also be accessed in less than 10 minutes from the residence.

Even closer to the residence are restaurants and specialty cafes spread along Pasir Panjang and South Buona roads, where residents can indulge in a delightful mix of authentic local and



international cuisines. Those wishing to shop for fashion items, household goods and other general stuff at the best deals can go to Singapore's most famous shopping street, Orchard Road, which is just 15 minute's drive away from Kent Ridge Hill.

### **Educational Institutions**

Kent Ridge Hill's immediate neighborhood is home to many prestigious local and international schools. Hence access to education and formal training for those living at the development won't be a hassle. Some of the notable educational institutions found nearby include the highly established National University of Singapore, the United World College and the ISS International School.

### **Nature Reserves and Parks**

Kent Ridge Hill is strategically located in close proximity to a number of parks and reserves in Singapore known for their serene and relaxing natural settings. Future residents will enjoy plenty of nature-inspired outings in the nearby Kent Ridge Park, Southern Ridges and HortPark. There are also other parks to the South like Coastal Walk, Lebrador Nature Reserve that can be worth spending weekend or holiday time in.

### **Condo Selling Price**

The residential site was bought by the developer at a whopping \$418 million, above the price expected by the owners. That translates to a breakeven price of \$1,096 psf. Analyst project the selling price to be around \$1,850 psf.

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