

MACPHERSON MALL

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freehold INVESTMENT • lifestyle EXPERIENCE

INVEST IN AN
EXCEPTIONAL
FREEHOLD
RETAIL SPACE

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M²

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STAND OUT AT THIS PRO **M**INENT JUNCTION

MacPherson Mall is a new lifestyle shopping mall located at the prominent **ALJUNIED/MACPHERSON ROAD** junction. A majestic 9-storey business hotel with approximately 300-rooms managed by an international hotel group will sit atop **M**.

Targeted visitor profile:

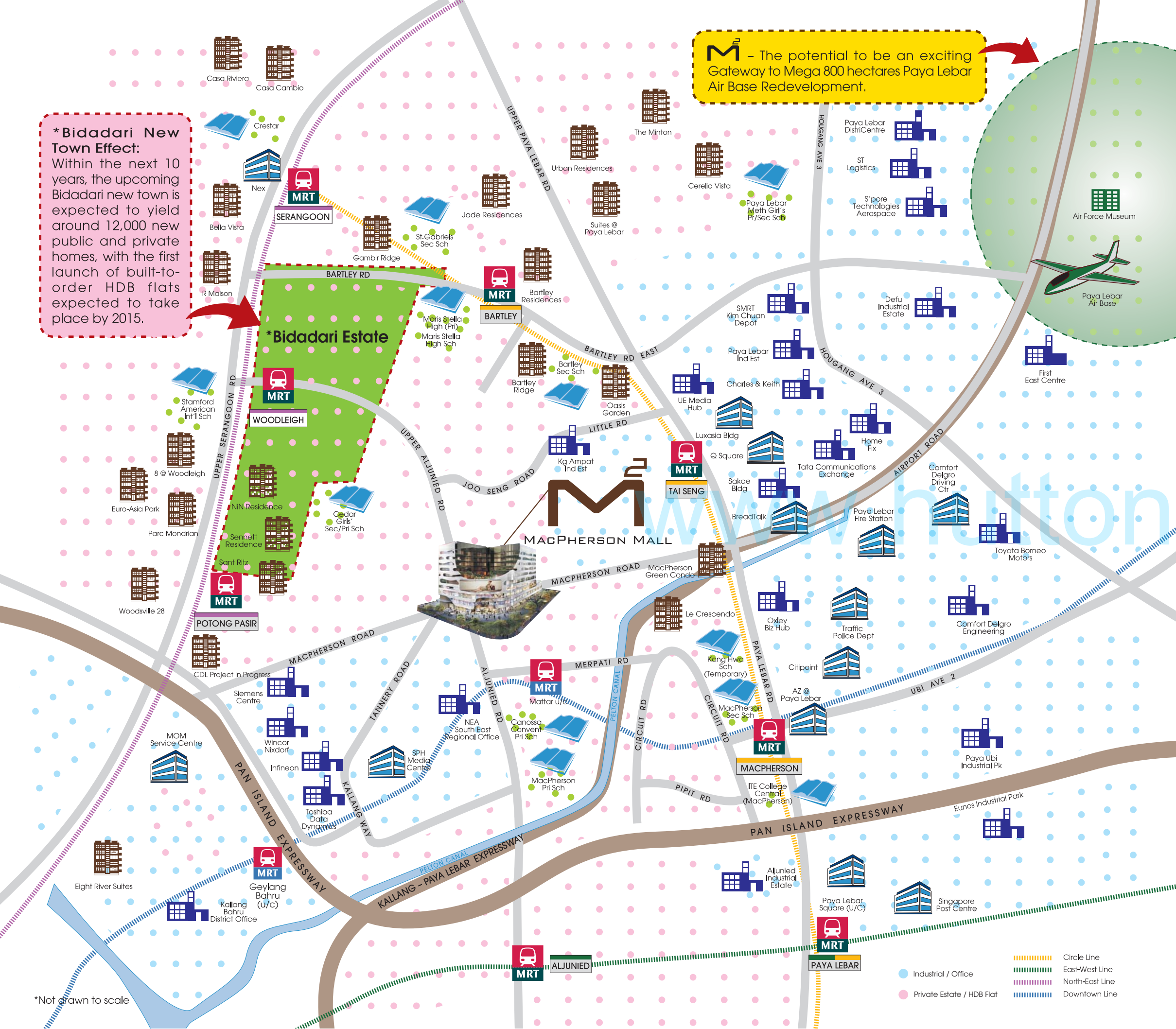
HOTEL GUESTS, **Working Community,
Residents, Students & more...**

Potential Investors will be attracted by
Strong Rental Demand at this UNIQUE LOCATION.

BUSINESS OWNERS can control
Rising Rental Costs
by INVESTING in a space of their own.

Designed by award-winning architectural firm A D LAB Pte Ltd, winners of the Singapore Institute of Architects (SIA) Architectural Design Awards 2010, Residential Category.

Warren Liu, the principle director of A D LAB Pte Ltd won a place in "20 Under 45: The Next Generation", an initiative by URA to recognise Singapore's leading young architects.



***Bidadari New Town Effect:**
Within the next 10 years, the upcoming Bidadari new town is expected to yield around 12,000 new public and private homes, with the first launch of built-to-order HDB flats expected to take place by 2015.

M² - The potential to be an exciting Gateway to Mega 800 hectares Paya Lebar Air Base Redevelopment.

IMMERSE IN A HIGH CATCHMENT AREA

Located strategically at the key junction of MacPherson Road and Upper Aljunied Road, **M²** offers unparalleled convenient vehicular and public transport access. With the Mattar Station on the Downtown Line located a few minutes away and the Tai Seng Station on the Circle Line also located a few minutes' drive away, **M²** will be equally accessible by MRT.

When completed, **M²** will take centre stage in a high growth area where 2 new major catalytic projects will take shape: Development of Bidadari New Town which is expected to yield 12,000 new public and private homes and the redevelopment of the Paya Lebar Air Base. The government recently announced plans to relocate the Paya Lebar Air Base, making way for the development of new homes, offices and factories. This will also result in height restrictions being removed in the area around the airbase. This massive 800 hectare new redevelopment is larger than Bishan or Ang Mo Kio and will lead to an exciting rejuvenation of the surrounding area. **M²** is about 2.3 km away from the Paya Lebar Air Base and will potentially be the gateway to this mega Paya Lebar Air Base Redevelopment.

In the next few years, many well-known residential developments such as Bartley Residences, Bartley Ridge and Sennett Residence will be completed. **M²** will be able to provide residents in these developments an alternative shopping mall to visit. **M²** will also be able to provide guests staying in the estimated 300-room new business hotel with a selection of retail attractions; ranging from F&B and fashion outlets to computer and consumer electronic stores, spas and grooming services.

Many international MNCs such as Siemens, Infineon, Toshiba and SPH have business operations in the vicinity. Hence **M²** will also benefit from the surrounding business and corporate communities. **M²** can expect to play host to business lunches and corporate entertainment events. **M²** will be an ideal location for the lunchtime office crowd to come and have a quick meal or do some lunchtime shopping. Alternatively, after a tiring day at the office, **M²** can also provide a place for office workers to unwind in the evenings.



