The Crest of Excellence
3-, 4- and 5-room Standard Flats

Keat Hong Crest is located along Choa Chu Kang Avenue 1. This 13- to 14-storey high development consists of seven residential blocks with 682 units of 3-, 4- and 5-room Standard Flats.

To honour the heritage of the area as a former military camp, Keat Hong Crest is designed with stepped roof profiles and stepped patterns on its facades to mimic the designs found on military badges and crests.

Exciting Courtyard Spaces

Keat Hong Crest features three interlinked courtyards, each with its own facilities and distinctive design theme.

Get a dose of fun and fitness with your loved ones at the first courtyard which has a children's playground, an elderly fitness station and an adult fitness station designed in an organic layout to encourage both the young and old to interact.

The highlight of the second courtyard is an eco-friendly dry pond set amid a beautiful landscaped area. Adult and elderly fitness stations, as well as a children's playground, are arranged along this space to enable you to enjoy using the facilities whilst overlooking the landscape.

The third courtyard is the place to head to for indoor recreation. The precinct pavilion found here is great for gatherings and community events, while an education centre will provide students with much convenience. A Senior Care Centre will be set up within the development to provide day care, dementia day care, day rehabilitation services, basic nursing services and other social services.
Attractive Amenities

Satisfy your retail and dining needs without having to venture far, as Keat Hong Shopping Centre is located just diagonally across the street. For more choices, head over to Sunshine Place, Teck Whye Shopping Centre or Lot 1 Shoppers’ Mall. To discover more heartland shops around you, log on to Where2Shop@HDB.

Keep fit and relieve stress by jogging along Choa Chu Kang Park Connector or having a swim at the Choa Chu Kang Sports and Recreation Centre. Alternatively, you can pick up new hobbies by taking part in the activities held at Choa Chu Kang Community Club.

Transport facilities in the town include Keat Hong LRT and South View LRT stations. Choa Chu Kang MRT/LRT station and bus interchange. Choa Chu Kang Primary School is a stone’s throw away from the development, while other schools nearby include Concord Primary School, Bukit Panjang Government High School, South View Primary School and ITE College West.

Charming Homes

Keat Hong Crest offers 3-, 4- and 5-room Standard Flats. All units will come with three-quarter height windows in the living/dining area and half-height windows in the other rooms.

The indicative price range of these flats is tabulated below:

<table>
<thead>
<tr>
<th>Flat Type</th>
<th>Floor Area (sqm)</th>
<th>Internal Floor Area (sqm)</th>
<th>No. of Units</th>
<th>Indicative Price Range ($)</th>
</tr>
</thead>
<tbody>
<tr>
<td>3-Room</td>
<td>57</td>
<td>65</td>
<td>145</td>
<td>$140,000 - $172,000</td>
</tr>
<tr>
<td>4-Room</td>
<td>92</td>
<td>90</td>
<td>328</td>
<td>$240,000 - $288,000</td>
</tr>
<tr>
<td>5-Room</td>
<td>113</td>
<td>110</td>
<td>209</td>
<td>$308,000 - $372,000</td>
</tr>
</tbody>
</table>

Notes:
(a) Floor area refers to the estimated area of the whole apartment, inclusive of the area of air-conditioner ledge.
(b) Internal floor area refers to the estimated area of the apartment computed based on the centre line of the apartment wall.
(c) The indicative prices do not include the cost of optional components. Actual selling prices will vary according to the attributes of the individual units at the time of selection.
(d) 3-4-5-room flats are sold on a 99-year lease.
Financing a flat

<table>
<thead>
<tr>
<th>Flat Type</th>
<th>Typical Selling Price</th>
<th>Applicants' Median Household Income</th>
<th>Eligible Additional CPF Housing Grant</th>
<th>Eligible Special CPF Housing Grant*</th>
<th>Net Selling Price</th>
<th>Monthly Instalment for 30-year Loan</th>
<th>Instalment to Income Ratio</th>
</tr>
</thead>
<tbody>
<tr>
<td>3-Room</td>
<td>$155,000</td>
<td>$2,500</td>
<td>$30,000</td>
<td>0</td>
<td>$125,000</td>
<td>$439</td>
<td>18%</td>
</tr>
<tr>
<td>4-Room</td>
<td>$255,000</td>
<td>$4,200</td>
<td>$10,000</td>
<td>NA</td>
<td>$255,000</td>
<td>$315</td>
<td>22%</td>
</tr>
<tr>
<td>5-Room</td>
<td>$340,000</td>
<td>$5,000</td>
<td>0</td>
<td>NA</td>
<td>$1,225</td>
<td></td>
<td>20%</td>
</tr>
</tbody>
</table>

* Applicants with monthly household incomes not exceeding $2,250 may qualify for the Special CPF Housing Grant if they apply for a 3-room flat at Keat Hong Crest.

Prices of Keat Hong Crest and Resale Comparables in the Vicinity

<table>
<thead>
<tr>
<th>Flat Type</th>
<th>Keat Hong Crest (Internal floor area)</th>
<th>Prices of Resale Flats</th>
</tr>
</thead>
<tbody>
<tr>
<td>3-Room</td>
<td>$140,000 - $172,000 (55 sqm)</td>
<td>$365,000 - $450,000 (100 - 102 sqm)</td>
</tr>
<tr>
<td>4-Room</td>
<td>$240,000 - $288,000 (90 sqm)</td>
<td>$458,000 - $514,000 (115 - 122 sqm)</td>
</tr>
<tr>
<td>5-Room</td>
<td>$308,000 - $372,000 (110 sqm)</td>
<td></td>
</tr>
</tbody>
</table>

Notes:
(a) The 4-room and 5-room resale comparables for Keat Hong Crest consist of standard flats of about 15 years old. They are located near to Keat Hong Crest. The differences in the attributes between the resale comparables and the subject contract should be taken into account when making comparison.
(b) There are no comparable 3-room resale flats in the vicinity.

Optional Component Scheme

The flats will come with floor finishes in the kitchen, household shelter, service yard and bathrooms. Wall tiles will also be provided in the bathroom and kitchen. For added convenience, you may opt in to have floor finishes installed in the living/dining room and bedrooms of your selected flat. You may also opt in to have sanitary fittings in the bathrooms - wash basin, water tap and shower mixer. These sanitary fittings, together with internal doors, will be offered as a package.

The cost of installing these optional components will be added to the selling price of the flat.

<table>
<thead>
<tr>
<th>Optional Component:</th>
<th>Indicative Costs</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>3-Room</td>
</tr>
<tr>
<td>Flooring for living/dining room and bedrooms</td>
<td>$3,300</td>
</tr>
<tr>
<td>Internal doors* and sanitary fittings</td>
<td>$2,960</td>
</tr>
</tbody>
</table>

Notes:
* 3-room flats: 4 internal doors (2 bedroom doors and 2 bathroom doors)
* 4-room flats: 5 internal doors (3 bedroom doors and 2 bathroom doors)
* 5-room flats: 5 internal doors (3 bedroom doors and 2 bathroom doors)

Estimated Completion Date & Waiting Time

<table>
<thead>
<tr>
<th>Housing Development</th>
<th>Keat Hong Crest</th>
</tr>
</thead>
<tbody>
<tr>
<td>Selection Date (Median Month of Selection)</td>
<td>Jul 2013 to Dec 2013 (Oct 2013)</td>
</tr>
<tr>
<td>Estimated Completion Date</td>
<td>1Q 2017</td>
</tr>
<tr>
<td>Estimated Waiting Time*</td>
<td>37 to 42 months</td>
</tr>
<tr>
<td>Estimated Delivery Possession Date</td>
<td>31 Jan 2018</td>
</tr>
</tbody>
</table>

Notes:
a) The waiting time is computed based on the median month of selection exercise. The actual completion date will depend on the progress of the construction.
b) The Estimated Delivery Possession Date is the date that HDB is required under the Agreement for Lease to deliver possession of the flat. Applicants will be informed the Actual Delivery Possession Date during the signing of the Agreement for Lease.
Typical Floor Plans

TYPICAL 3-ROOM FLOOR PLAN
APPROX. FLOOR AREA 67 sqm
(Inclusive of Internal Floor Area 65 sqm and Air-Con Ledge)

TYPICAL 4-ROOM FLOOR PLAN
APPROX. FLOOR AREA 92 sqm
(Inclusive of Internal Floor Area 90 sqm and Air-Con Ledge)

TYPICAL 4-ROOM FLOOR PLAN
APPROX. FLOOR AREA 92 sqm
(Inclusive of Internal Floor Area 90 sqm and Air-Con Ledge)
Typical Floor Plans

TYPICAL 5-ROOM FLOOR PLAN
APPROX. FLOOR AREA 113 sqm
(Inclusive of Internal Floor Area 110 sqm and Air-Con Ledge)

TYPICAL 5-ROOM FLOOR PLAN
APPROX. FLOOR AREA 113 sqm
(Inclusive of Internal Floor Area 110 sqm and Air-Con Ledge)

The coloured floor plans are not intended to demarcate the boundary of the flat.
Layout Ideas for Your Home

LAYOUT IDEAS FOR 3-ROOM
APPROX. FLOOR AREA 67 sqm
(Inclusive of Internal Floor Area 65 sqm and Air-Con Ledge)

LAYOUT IDEAS FOR 4-ROOM
APPROX. FLOOR AREA 92 sqm
(Inclusive of Internal Floor Area 90 sqm and Air-Con Ledge)
Layout Ideas for Your Home

LAYOUT IDEAS FOR 5-ROOM
APPROX. FLOOR AREA 113 sqm
(Inclusive of Internal Floor Area 110 sqm and Air-Con Ledge)