



News Release

1 June 2006

The Pinnacle of Luxury - St. Regis Residences, Singapore

City Developments Limited (CDL) and its joint venture partners, Hong Leong Holdings Limited and TID Pte Ltd today announced the exclusive launch of the highly anticipated St. Regis Residences, Singapore. This latest addition will join other celebrated St. Regis properties around the world renowned for their enviable locations, lavish world-class designs, incomparable hospitality, and unparalleled service.

For the first time in Asia, a select few will have the privilege to acquire their own St. Regis home and experience the legendary St. Regis lifestyle first hand, every day. The St. Regis Residences, Singapore, will comprise 173 beautifully appointed residences, stunning Sky Suites and Sky Villas (penthouses), in two 23-storey apartment towers. Adjoining the Residences will be the 20-storey tower of the St. Regis Hotel, Singapore, with 299 plush guest rooms, expected to complete in 2007.

Specially designed for this landmark launch, CDL has spared no effort to create what is probably the most extravagant show suites in Singapore to showcase the St. Regis living experience. Costing more than S\$6 million to create, the show suites are designed to demonstrate the exquisite St. Regis lifestyle with attention paid to the smallest detail. Only the finest furnishings and fittings have been handpicked for the lavish show suites. Synonymous with the St. Regis century-old legendary tradition, the show suites exude timeless elegance and grandeur, reflecting the generous sense of space and sophistication. The St. Regis Residences is expected to be completed in 2008.

CDL Executive Chairman, Mr Kwek Leng Beng said, "We are delighted to introduce the prestigious St. Regis brand. This marks a new epoch in high-end living in Singapore. The arrival of such a branded development where residents can enjoy the extensive privileges and services from the adjoining six-star St. Regis Hotel is a first for Singapore and we are glad to be the first to embrace this model. This development marks a new benchmark. Luxury-living here has just taken a new level."

The arrival of St. Regis in Singapore represents a new milestone in Singapore's property history. The concept of having a Hotel and Residences within the same development with shared services is indeed the first of its kind here. Nestled in one of the most desired addresses in Singapore, with panoramic views of the Nassim Hill, residents will relish the privilege of access to the various fee-based services available from the Hotel. For instance, the signature St. Regis butler service. Residents can have the smallest request fulfilled by the consummate and professional St. Regis butlers. Solicitous services such as in-residence dining or catering, housekeeping, babysitting and laundry services – are all within their reach from the adjoining St. Regis Hotel, managed by leading hotel group Starwood Hotels & Resorts Worldwide, Inc.

The price tag for St. Regis Residences varies depending on the orientation, the floor level and the size of the apartment. However, Mr Kwek said a new benchmark price for the residential property market in Singapore was reached at St. Regis Residences when a buyer snapped up a unit at more than S\$3,000 per square feet. "St. Regis Residences is located on one of the most prime estates in Singapore. Land around the vicinity has been sold at high bids, making this 999-year leasehold property extremely valuable." Mr Kwek added.

Mr Kwek also made a distinction between high-end luxury developments and branded residences. He highlighted that St Regis is an haute property brand that has both 'style' and 'soul' to its name, which enables it to command a premium. "Branded residences are limited and exquisite properties – a true symbol of prestige."

The St. Regis Residences have been specially created with space in mind. Many of the 4 bedroom apartments are larger in size, ranging from 2,000 to 4,000 square feet. There are seven exclusive Sky Suites that range from 4,300 to 6,000 square feet. To top it off, there are only seven Sky Villas (penthouses), each with an upper roof deck, consisting of an entertainment area or bedrooms, a pool and roof terrace. They range from 5,000 square feet to 7,200 square feet. All apartments have their own private lifts.

As Singapore establishes itself as a vibrant and global city, Mr Kwek affirmed, "Now is the best time to introduce the world-class St. Regis brand to the discerning local and international clientele, which will further enhance Singapore's global appeal. St. Regis will be THE place in Singapore to be indulged in and be treated like royalty. It is the pinnacle of luxury."

Wanting to provide the best personalized service and uncompromised attention, visiting the sophisticated St. Regis Residences show suites is by appointment only.

=====

For more information, please contact:

Belinda Lee
Senior Manager, Head (Corporate Comms)
City Developments Limited
(*Regn No: 196300316Z*)
Tel: (65) 6428 9315

Gerry de Silva
Head, Group Corporate Affairs
Hong Leong Group Singapore
Tel: (65) 64289 308 / 6438 3110



FACT SHEET

DEVELOPMENT DETAILS	
Developer	Richmond Hotel Pte Ltd - A Joint Venture between City Developments Limited, Hong Leong Holdings Ltd. & TID Pte. Ltd.
Location	Bounded by Tanglin Road / Tomlinson Road / Cuscaden Road
Official Address	29 Tanglin Road (Hotel) 31 Tanglin Road (Tower B) 33 Tanglin Road (Tower C)
Development Layout	Mixed development with one 20-storey hotel tower, two 23-storey residential towers and three basement floors of parking lots
Tenure of Land	999-year leasehold
Site Area	179,691 square feet (16,694 square metre)
Residences Apartment Configurations	173 units 3 bedroom: 19 units at 1,500 square feet 4 bedroom: 140 units from 2,000 - 4,000 square feet Sky Suite: 7 units from 4,300-6,000 square feet Sky Villa: 7 units from 5,000-7,200 square feet <i>(Penthouse)</i> <i>Private lifts access for all apartments</i>
Expected Completion <i>(Estimated)</i>	2008 (Residences) 2007 (Hotel)
St. Regis Hotel, Singapore	299 guest rooms

DEVELOPMENT SERVICES & FACILITIES	
Branded Items & Services	<p>Lavishly furnished interior</p> <p>Flooring</p> <ul style="list-style-type: none"> • Ariston white marble (900x900) from Greece for the living and dining. • Guatambu timber floor finishes from South America for the bedrooms. <p>State-of-the-art designer kitchen</p> <ul style="list-style-type: none"> • Bulthaup cabinet system imported from Germany • Corian® solid surface countertop by Dupont • Miele stainless steel kitchen appliances (cooker hood & hob), built-in conventional oven and steam oven, fully integrated dishwasher, stainless steel combination of wine cellar, freezer and refrigerator. • Air-conditioned Gourmet kitchen <p>Imported in-built wardrobe system</p> <ul style="list-style-type: none"> • Elegant design from Truggelmann, Germany for Master and Junior suites walk-in wardrobe • Full height wardrobe system by Poliform from Italy <p>High-quality bathroom fixtures and accessories</p> <ul style="list-style-type: none"> • Elegant long bath designed by Kaldewei, Germany • Beautiful, distinctive appointments by Dornbracht, Germany • Transparent glass basin by Boffi, Italy for the powder room <p>St. Regis Residences Concierge & Doorman services</p> <p style="text-align: right;"><i>And more...</i></p>
Additional fee-based ala-carte services available upon request for Residents from the adjoining St. Regis Hotel	<ul style="list-style-type: none"> • Butler Services • Housekeeping • Laundry, Dry Cleaning • In-residence Dining, Catering, Chief-on-demand • In-residence Botanicals • Limousine Transfer • Babysitting Services • Spa & Massage Service • Personal Fitness Trainer • Pre-arrival / Departure preparation of residences • Wine Aficionado <p style="text-align: right;"><i>And more ...</i></p>

<p>Recreation Facilities <i>(For the Residences only)</i></p>	<ul style="list-style-type: none"> • 25m Lap Pool & Pool Deck • Children’s Pool & Playground • Landscape Garden • Entrance Water Feature • Reflective Pool • Relaxation Terrace • Seating Alcove • BBQ Area • Outdoor Tennis Court • Clubhouse Amenities <ul style="list-style-type: none"> - Multi-function room - Gymnasium - Lounge/Sitting Area - Cigar Lounge - Private Exercise and Massage Rooms <p style="text-align: right;"><i>And more ...</i></p>
--	---

Singapore’s Most Desired Address

Located in a premium residential oasis, bound by Tanglin Road, Tomlinson Road and Cuscaden Road in the prime District 10 area, St. Regis Residences, Singapore, is just steps away from the world-famous shopping haven along Orchard Road and the city. Here, residents and guests can soak in the tree-lined boulevards with its spectacular landscape, shop at world-class malls, chic designer boutiques and enjoy unparalleled gourmet cuisines - from the finest restaurants to casual local fare al fresco style.

Inspired Design

Conceptualised by US firm Wimberly Allison Tong & Goo, Inc., they strived to create a tropical paradise that not only accentuates the signature grandeur of the St. Regis tradition but incorporates all the finest modern luxuries and elements of the Asian tropics in Singapore.

The three main towers embrace a serene inner sculpture and pool garden amidst the rich foliage illuminated by soft lighting, accented by cascading water, and complemented by tropical fish and birds.

Each tower features a panoramic crescent-shaped façade. By day, the gently-toned, white glass walls diffuse the bright, natural sunlight. At night, dramatic exterior and interior lighting radiates and washes the delicately curving panels in a unique, soft-golden moon glow. The day-time brilliance, night-time glow and spectacular shapes make an unmistakable profile.

Enjoy complete privacy and exclusivity with your own private lifts, generously sized suites and even an air-conditioned imported gourmet kitchen. Sky villas (penthouses) will also include roof decks with lap pools. Step out to immerse in the quiet sanctuary with lush landscaping, sculptured gardens and harmonic water features.

Luxuriating Indulgence

Apartments are based on an open plan concept. Luxuriate in a spacious living and dining area with full height window panels. To tailor to everyone's needs, owners can customise their apartments with a choice of slab cut marble or natural timber flooring. Bay windows and planters have been incorporated to flow with the open concept theme.

Bedrooms are also given the same royal. The master suites and junior suites will come complete with walk-in wardrobes and en-suite bathrooms. Designed for the privileged, each apartment will come with a powder room with designer fittings and accessories.

Besides the gourmet kitchens, some apartments come complete with an East-meets-West kitchen as it includes an adjacent wet kitchen suited for Asian cooking.

The highly sought after Sky Villas (penthouses) will each have an upper roof deck consisting of an entertainment area or bedrooms, a pool with timber pool deck and roof terrace.

CONSULTANTS	
Concept Architect	Wimberly Allison Tong & Goo, Inc.
Project Architect	RSP Architects Planners & Engineers Pte Ltd
Design Consultant	Kiat Inc & Axis ID Pte Ltd
Builder	Joint venture between Kajima and Tiong Seng
Interior Designer (Hotel)	Wilson & Associates, Inc
Interior Designer (Residences)	MKPL Designs Pte Ltd
Show Suite Interior Designer	Axis ID Pte Ltd & FBEYE International
Landscape Consultant	Cicada Private Limited
M&E Engineer	Squire Mech Pte Ltd
Lighting Consultant	Lighting Planners Associates
C&S Engineer	RSP Architects Planners & Engineers Pte Ltd
Quantity Surveyor	Davis Langdon & Seah Singapore Pte Ltd