

December's top profit- and loss-making deals

PROJECT NAME	TRANSACTIONED PRICE (\$\$)	TRANSACTIONED PRICE (\$\$ PSF)	PURCHASE PRICE (\$\$)	PURCHASE PRICE (\$\$ PSF)	PROFIT/LOSS	PROFIT/LOSS (%)	TENURE	MARKET SEGMENT	AREA OF UNIT (SQ FT)	DISTRICT	SALE DATE	PURCHASE DATE	HOLDING PERIOD (YRS)	ANNUALISED PROFIT/LOSS	VENDOR ADDRESS AT INITIAL PURCHASE
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Profit making deals (%)

The 101	1,650,000	1,597	416,000	403	1,234,000	296.6	999 yrs	CCR	1,033	7	08 Dec 2020	01 Apr 1999	21.7	6.6%	HDB
Parkshore	4,200,000	1,806	1,240,000	533	2,960,000	238.7	Freehold	RCR	2,325	15	15 Dec 2020	12 Dec 2005	15.0	8.5%	Private
Braddell View	1,480,000	916	478,000	296	1,002,000	209.6	102 yrs	RCR	1,615	20	04 Dec 2020	05 Feb 1999	21.8	5.3%	HDB
Cashew Heights Condominium	1,505,000	1,227	518,000	422	987,000	190.5	999 yrs	OCR	1,227	23	08 Dec 2020	20 Feb 2004	16.8	6.6%	Private
Lagoon View	1,708,000	1,037	590,000	358	1,118,000	189.5	99 yrs	OCR	1,647	15	28 Dec 2020	10 Jul 2003	17.5	6.3%	HDB

Loss making deals (%)

Reignwood Hamilton Scotts	7,188,888	2,608	13,780,000	5,000	-6,591,112	-47.8	Freehold	CCR	2,756	9	02 Dec 2020	05 Jun 2013	7.5	-8.3%	Private
Icon	1,938,000	1,732	2,815,300	2,516	-877,300	-31.2	99 yrs	CCR	1,119	2	30 Dec 2020	15 Oct 2010	10.2	-3.6%	Private
One Shenton	3,000,000	1,679	4,270,080	2,390	-1,270,080	-29.7	99 yrs	CCR	1,787	1	29 Dec 2020	13 Jun 2007	13.6	-2.6%	Private
The Azure	2,380,000	1,365	3,350,000	1,921	-970,000	-29.0	99 yrs	CCR	1,744	4	22 Dec 2020	11 Nov 2011	9.1	-3.7%	Private
The Sail @ Marina Bay	2,000,000	2,137	2,761,200	2,950	-761,200	-27.6	99 yrs	CCR	936	1	02 Dec 2020	27 Jun 2011	9.4	-3.4%	Private

Profit making deals by quantum

Four Seasons Park	8,000,000	2,784	4,138,000	1,440	3,862,000	93.3	Freehold	CCR	2,874	10	07 Dec 2020	19 Oct 2004	16.1	4.2%	Private
Gallop Gables	5,200,000	1,757	2,180,000	736	3,020,000	138.5	Freehold	CCR	2,960	10	29 Dec 2020	19 Aug 2005	15.4	5.8%	Private
Parkshore	4,200,000	1,806	1,240,000	533	2,960,000	238.7	Freehold	RCR	2,325	15	15 Dec 2020	12 Dec 2005	15.0	8.5%	Private
Cuscaden Residences	10,000,000	1,580	7,100,000	1,122	2,900,000	40.8	Freehold	CCR	6,329	10	09 Dec 2020	16 Sep 2005	15.2	2.3%	Private
Pebble Bay	4,328,000	1,648	1,880,000	716	2,448,000	130.2	99 yrs	RCR	2,626	15	11 Dec 2020	09 May 1999	21.6	3.9%	Private

Loss making deals by quantum

Reignwood Hamilton Scotts	7,188,888	2,608	13,780,000	5,000	-6,591,112	-47.8	Freehold	CCR	2,756	9	02 Dec 2020	05 Jun 2013	7.5	-8.3%	Private
The Oceanfront @ Sentosa Cove	4,100,000	1,974	5,524,820	2,660	-1,424,820	-25.8	99 yrs	CCR	2,077	4	08 Dec 2020	03 Sep 2007	13.3	-2.2%	Private
One Shenton	3,000,000	1,679	4,270,080	2,390	-1,270,080	-29.7	99 yrs	CCR	1,787	1	29 Dec 2020	13 Jun 2007	13.6	-2.6%	Private
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