



PIERMONT  
GRAND

WELCOME  
TO  
PIERMONT  
GRAND



**THE NEW  
EXECUTIVE  
CONDOMINIUM  
FOR THE  
NEW PUNGGOL**

**Breathtaking views.**

**Modern design.**

**Multifarious lifestyle amenities.**

Designed by experienced property developers City Developments Limited and TID Pte. Ltd., Piermont Grand is everything you want in a luxury executive condominium and more.

Located within Punggol, this is where you will enjoy the best of waterfront living amidst a world of infinite possibilities. Possibilities that will redefine the way you work, live, and play to create the most unforgettable moments to come.

# WATERFRONT LIVING, ELEVATED



Cantilevered Gym



Built upon the idea of a vantage point elevated high above, Piermont Grand is designed for those looking to experience a new level of luxury while moving forward in life with your loved ones. Through the array of sports, relaxation, and entertainment facilities, you can certainly enjoy greater heights of living as you embrace the future.

# BE FUTURE-READY GET FIT CHILL OUT

IN THE  
PUNGGOL OF  
TODAY AND  
TOMORROW

Punggol is entering its next phase of evolution.

Already primed for development in every aspect, it is now further poised to grow into a hub for the digital age. One that is set to usher in a new age of technology and sustainability for Singapore.

And with Piermont Grand near the heart of it all, your home is where your journey into the future begins.

While anticipating the many exciting plans in the pipeline for the Punggol Digital District, you can also enjoy the myriad of amenities near Piermont Grand.

From trekking, wakeboarding, and yachting opportunities to cafe-hopping options amongst trendy eateries, Punggol is quickly becoming the definitive hangout for both exercise enthusiasts and fanatic foodies.



Marina Country Club



Waterway Point



Jewel Bridge



PAR Golf Driving Range



The Punggol Settlement



Coney Island



Punggol East Container Park



SAFRA Punggol



Punggol MRT Station

# ENDLESS CHOICES FOR LEISURE AND ADVENTURE IN PUNGGOL

Imagine your workplace being a few minutes' drive from home or getting upgraded to join a new future-ready workforce.

As part of Singapore's Smart Nation push, the upcoming Punggol Digital District is now being developed within the wider region with facilities and amenities that include the following:

- Digitally-focused companies
- JTC's innovation-led business parks
- The new campus for Singapore Institute of Technology



The locations of future and existing amenities indicated in the photograph are approximate and for reference only.

# PUNGGOL DIGITAL DISTRICT – THE SILICON VALLEY OF SINGAPORE

Exciting possibilities in the future



Apart from these facilities, you can also work up a sweat at the Regional Sports Centre, enjoy a quiet stroll along the Heritage Trail, or even delight in a feast with the multitude of F&B options in the Market Village.

Everything you look forward to will simply be within reach. After all, with Punggol Coast MRT Station being

developed on the North East Line, commuting around this area will be more seamless and hassle-free.

So whether you wish to work out, chill out, or go all out to fulfill your ambitions, life will certainly be easier for those staying near the Punggol Digital District.

# EVERYTHING YOU NEED, JUST MINUTES AWAY FROM YOUR DOORSTEP

## ACCESSIBILITY

	Sumang LRT Station	3-min walk
	Nibong LRT Station	3-min walk
	Punggol MRT Station/ Bus Interchange	10-min walk
	Tampines Expressway (TPE)	3-min drive

## AMENITIES

	Punggol Digital District (upcoming)	6-min drive
	Waterway Point	3-min drive
	Punggol Plaza	8-min drive
	Punggol Cove Primary School	3-min walk
	Punggol Green Primary School	6-min drive
	Singapore Institute of Technology (upcoming)	6-min drive
	Mee Toh School	10-min drive
	Global Indian International School	10-min drive
	Punggol Town Hub (upcoming)	4-min drive
	SAFRA Clubhouse (Punggol)	4-min drive
	Marina Country Club	5-min drive
	Punggol Regional Sports Centre (upcoming)	4-min drive
	PAR Golf Range @ Punggol East	10-min drive
	Jewel Bridge	5-min walk
	The Punggol Settlement	6-min drive
	Punggol Reservoir	8-min drive
	Coney Island Park	10-min drive



### LEGEND

- MRT LINE
- LRT LINE
- PARK CONNECTOR
- EXPRESSWAY
- MAJOR ROAD



0 100 200 300 400 500M

\*To be confirmed  
Source: OneMap/URA/The Straits Times

Every reasonable care has been taken in the preparation of the location map. The map is printed as at June 2019. For information on the permissible land use and density of sites around the housing project, the intending Purchaser may refer to the Master Plan available from the website of the Urban Redevelopment Authority at [www.ura.gov.sg](http://www.ura.gov.sg).

Note: Actual travelling time is subject to traffic conditions

# LUXURY LIVING BY THE WATERFRONT

THE CASCADES • THE WATERFALLS • THE LAKES • THE HILLS

Set foot on any of Piermont Grand's four zones to enjoy the tranquility and comfort that comes from living as one with nature.



Artist's impression

#GrandWelcome

Entrance Court

## THE CASCADES

**MODERN GRANDEUR  
OUTSIDE, LUSH  
HAVEN INSIDE**

Gaze upon new heights of waterfront living from the moment you enter Piermont Grand premises. Artistic sculptures that herald your arrival, and lush greenery artfully adorning the elevated landscape – all symbols of the luxury living that awaits within.

Bask in a luxurious 50m lap pool fronted by feature waterfalls, roast succulent skewers for your guests over the lookout BBQ pit or sweat it out in the cantilevered gym that overlooks the waterway.

Whatever you do, you can look forward to breathtaking panoramic views as you live the leisurely life.



50m Lap Pool

THE WATERFALLS

SPECTACULAR  
VIEWS ABOVE,  
TRANQUIL  
WATERS BELOW



Lookout BBQ Pavilion



Family Pool

THE LAKES

FUN FOR TODAY,  
MEMORIES FOR  
TOMORROW



Children's Play Pool

Plunge into the Family Pool for a leisurely swim. Lounge in the clubhouse while the kids have a good time splashing about in the Children's Play Pool. Or join them in water games with in-built water play equipment.

After all, life at Piermont Grand means you can create the most fun-filled memories with your family at every corner.

## THE HILLS

# DESIGNED FOR LEISURE, PERFECTED FOR RELAXATION



Rolling Lawn and Cabanas

Chill out under the stars on a verdant lawn.  
Glamp out in your pick of quaint cabanas.  
Step into the hydrotherapy pool to relieve  
sore muscles with a relaxing spa experience.

With leisure living at its best, peace and quiet  
is yours to indulge whenever you wish.



Hydrotherapy Pool

## THE INTERIORS

# STYLISH MODERN DESIGN, LUXURIOUS LIVING STANDARDS



Efficient living room layout for family bonding

At Piermont Grand, every residential tower is designed with unique curtain wall feature, embracing the architectural design as seen in high-end residences. Inside each unit, the layout is carefully planned to provide optimised spatial planning for the family. For selected units, high ceilings will undeniably add to the comfort of being at home.

With the apartment thoughtfully detailed with quality fittings, including the award-winning Haiku fan, elevated living has never been more stylish. And to enhance your home to reflect your aesthetics, select either the Earthy Lux or Cool Breeze colour scheme as the choice for your finishes.





Well-equipped for culinary delights with branded appliances

Go from being a master chef to becoming the perfect host for dinner gatherings with branded kitchen appliances from Teka. For the 4- and 5-bedroom units, a kitchen island is also provided to further complement your ideal home.



A stylish sanctuary for restful slumber



Luxurious bathroom with quality fittings

Before relaxing in the bedroom, you can unwind with a shower in a bathroom that comes equipped with quality fittings from GROHE. Discover an attractively curated accessory cabinet and full-height mirror integrated within your master bedroom wardrobe. For selected units, you can even delight in a roomy walk-in wardrobe space.

# SIMPLE LIVING STARTS WITH A SMART HOME

Take everyday conveniences to the next level. Be it daily appointment and weather updates from your smart voice assistant, smart air conditioner control for remote access of your room's temperature, or enhanced house security with a smart digital lockset and camera.

When you can count on your smart home to take care of every detail, you can go about your daily life with absolute ease and assurance.



## Smart Home Gateway with Pan & Tilt Camera

- 1 unit provided
- Remote surveillance and control of camera via mobile app
- 2-way audio function allows users to communicate between home and mobile app
- Night vision capabilities for extra security
- Speaker siren for unauthorised door opening
- Video recording function



## Smart Voice Assistant

- 1 unit provided
- Control smart home devices with voice
- Calendar reminder
- Provide information such as news and weather forecast
- Play music



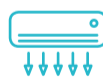
## Smart Digital Lockset

- 1 unit provided
- Lock and unlock door via card, pin, key and mobile app



## Smart Door Sensor

- 1 unit provided
- Monitor the opening of door for added security via mobile app



## Smart Air Conditioner Control

- 2 units provided
- Power on and off air conditioner and control temperature via mobile app



## Smart Lighting Control

- 1 unit provided
- Control, automate and monitor your light via mobile app

The unit will be supplied and installed with the following items ("Wireless SMART Home System"): (i) 1 smart home gateway with built-in IP camera, (ii) 1 smart voice assistant, (iii) 1 digital lockset, (iv) 1 main door sensor, (v) 1 lighting control, and (vi) 2 air conditioner controls. The make, model, brand, design and technology of the Wireless SMART Home System to be supplied and installed in the actual unit may differ from the above illustration and are subject to change. Terms and conditions apply. Buyers shall liaise with the smart home vendor instead of the developer to make all arrangements for the set up and configuration of, and for any queries, defects, maintenance and/or upgrade issues with the Wireless SMART Home System at buyers' own costs. Items/devices which are not listed above are not included in Wireless SMART Home System and may be purchased from the smart home vendor directly and installed at buyers' own costs after the handover of the unit.

# SUSTAINABLE LIVING STARTS WITH AN ECO-FRIENDLY HOME

With Piermont Grand conferred the highest-tiered BCA Green Mark Platinum Award and the Universal Design Mark Gold<sup>PLUS</sup> award, your home is now a place you can enjoy all-round efficiency with green features incorporated in every aspect of everyday life.



## Passive Cool Design Architecture

- Designed to minimise direct West-facing units
- Units are designed with balconies and/or other sunshading elements such as horizontal ledges and tinted window glass to minimise direct sunlight penetration into unit interior



## Environmental Quality and Protection

- Use of environmentally friendly products certified by approved local certification bodies
- Use of low Volatile Organic Compounds (VOC) paints for internal walls to reduce indoor air pollution



## Energy Efficiency

- Provision of energy efficient air-conditioners for all units
- Provision of ceiling fan in living room for all units
- Motion sensors at staircases
- Energy efficient lighting at communal facilities
- Energy efficient lifts with Variable Voltage Variable Frequency (VVVF) drive, sleep mode and regenerative power feature



## Water Efficiency

- Water efficient fittings provided for all units



## Other Green Features

- Extensive greenery and landscape
- Pneumatic waste collection and disposal system
- Double refuse chutes for recyclable and non-recyclable waste
- Siphonic rainwater discharge system at roof
- Provision of bicycle parking lots at basement level
- Good access to bus stops



## CITY DEVELOPMENTS LIMITED



City House

Grand Copthorne Waterfront Hotel Singapore

The Oceanfront @ Sentosa Cove

One Shenton

The Sail @ Marina Bay

Republic Plaza

The St. Regis, Singapore

Cliveden at Grange

Echelon

W Singapore – Sentosa Cove

South Beach

## SINGAPORE'S TRUSTED PROPERTY PIONEER SINCE 1963

Singapore's trusted property pioneer since 1963, City Developments Limited (CDL) is a leading global real estate operating company with a network spanning 103 locations in 29 countries and regions. Listed on the Singapore Exchange, the Group is one of the largest companies by market capitalisation. Its income-stable and geographically-diverse portfolio comprises residences, offices, hotels, serviced apartments, integrated developments and shopping malls.

With a proven track record of over 55 years in real estate development, investment and management, CDL has developed over 43,000 homes and owns over 18 million square feet of lettable floor area globally. Its diversified global land bank offers 4.1 million square feet of developable gross floor area.

The Group's London-listed subsidiary, Millennium & Copthorne Hotels plc (M&C), is one of the world's largest hotel chains, with over 135 hotels worldwide, many in key gateway cities.

Leveraging its deep expertise in developing and managing a diversified asset base, the Group is focused on enhancing the performance of its portfolio and strengthening its recurring income streams to deliver long-term sustainable value to shareholders. The Group is also developing a fund management business and targets to achieve US\$5 billion in Assets Under Management (AUM) by 2023.



Established in 1972, TID Pte. Ltd. is a joint venture between two multinational corporations: Hong Leong Group from Singapore, and Mitsui Fudosan Co., Ltd. from Japan.

Hong Leong Group Singapore is a globally diversified company and is one of Asia's largest and most successful conglomerates. The Group's core businesses are property development, hospitality, financial services, and trade & industry.

Mitsui Fudosan Co., Ltd. is one of Japan's largest real estate companies and a market leader in almost every aspect of real estate activities.

TID Pte. Ltd. is led by a strong Japanese management team and has been very active in property development in Singapore for the past 47 years. Its portfolio of successful quality projects include Optima@Tanah Merah, a project that was immediately sold out, and Nathan Suites, a luxurious condominium in a prestigious residential enclave.





**CITY  
DEVELOPMENTS  
LIMITED**

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