



THE SOURCE OF REAL ESTATE INFORMATION

Real Estate Information System

Daily Subscription Plan

Types Of Property

Residential • Commercial • Industrial



Timeseries
Database



Transaction
Database



Project
Database



Stock
Database



Rental
Database

For more information, please call REALIS Customer Support at **6329 3456** or email to **ura_realis@ura.gov.sg**
Website **<http://www.ura.gov.sg>**

What data can I get?

There are more than 1,300 time series in this database. You can search by the type of statistics, property type and location. For details, please refer to the tables below.

TIMESERIES
PROJECT
TRANSACTION
STOCK

Statistics • Compiled Statistics and Charts

Residential Search Page

Type of Statistics

Price and Rentals

Median Prices	>	
Median Rental	<	
Price Index	>>	
Rental Index	<<	

Stock and Vacancy

Available Stock	▲	>	
Change in Available Stock	▼	<	
Change in Occupied Stock	▼	>>	
Ownership by Nationality	▼	<<	

Supply in the Pipeline

Building Approval, Commencement and Completion	>		
Sales and Launches	<		
Supply under Construction and Planned	>>	<<	

Type of Property

All Private Residential Property (include EC)	▲	>	
Apartment	▼	<	
Condominium	▼	>>	
Detached House	▼	<<	

Location

Central Region	▲	>	
East Region	▼	<	
North East Region	▼	>>	
North Region	▼	<<	

Type of Statistics available:

Prices & Rentals

- Median Prices
- Median Rental
- Price Index
- Rental Index

Stock & Vacancy

- Available Stock
- Change in Available Stock
- Change in Occupied Stock
- Vacancy Rate (Except Hotel)
- Vacant Stock (Except Hotel)
- Occupancy Rate for Hotel
- Gross Lettings for Hotel
- Ownership by Nationality (Only Residential)

Supply in the Pipeline

- Building Approval, Commencement & Completion
- Supply under Construction & Planned
- Sales & Launches (Only Residential)

Selected statistics are available by the following categories:

Residential

Type of Property

- All Non-Landed : Condominium, Executive Condominium, Apartments
- All Landed : Detached, Semi-detached & Terrace houses

Location

Region : Central, East, North-east, North & West

Commercial

Type of Property

- Hotel (Private Sector only) , Office & Shop

Location

Region & Sub-region : Central Area, Central Region, Downtown Core, Fringe Area, Orchard, Outside Central Region, Rest of Central Area

Industrial

Type of Property

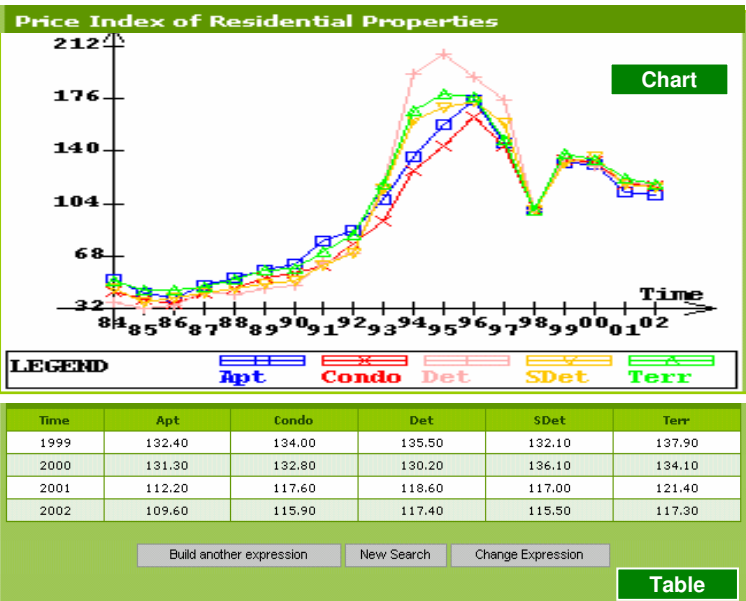
- Multi-user Factory, Single-user Factory & Business Parks
- Warehouse

Location

Region : Central, East, North-east, North & West

How are these series displayed?

You can view the series in graphical or tabular formats as shown.



What other functions are available?

- You are able to analyse up to 6 time series using the multiple series analysis tool.
- Use the Watchlist to store your favourite series.

My WatchList

My WatchList - Microsoft Internet Explorer

No	Series Name	Actions
1	Median Rental of Detached Houses	
2	Median Rental of Non-Landed Residential Properties	
3	Median Rental of Semi-Detached Houses	
4	Median Rental of Terrace Houses	
5	Residential Property Price Index by type of property	

Notes:

- A maximum of 20 searches can be stored. [Click here to view all functions of the watchlist.](#) VIEW
- A maximum of 6 data series can be grouped as 1 stored search. [Click here to find out more.](#) VIEW
- Stored searches are only available for timeseries database.

Any other data that are available?

- You can find a list of compiled tables and charts which contain information such as supply in the pipeline for private residential properties, office/shop space, factory/warehouse space.

Multiple Series Analysis Function

Instruction
To build expression, select series and operators into **Expression Builder [3]** by clicking once on the desired series in **List of TimeSeries Selected [1]** and clicking on the desired operators in **List of Operators [2]**.

[1] List of TimeSeries Selected

Property Price Index of Terrace Houses - pt_03_wl_ppi (1975Q1)
Property Price Index of Terrace Houses in Central Region - pt_03_cr_ppi (1990Q1)
Property Price Index of Terrace Houses in East Region - pt_03_er_ppi (1990Q1)
Property Price Index of Terrace Houses in North East Region - pt_03_ne_ppi (1990Q1)
Property Price Index of Terrace Houses in West Region - pt_03_wr_ppi (1998Q4)

[2] List of Operators

+ - * / ()

Instruction
When the expression is completed, click OK to move the expression into **Expression [5]**.

[3] Expression Builder

pt_03_wl_ppi

Instruction
To proceed with building another expression, repeat step 1 and 2.

[4] Series Name **[5] Expression**

Apt	pt_04_wl_ppi	<input type="button" value="Reset Row"/>
Condo	pt_24_wl_ppi	<input type="button" value="Reset Row"/>
Det	pt_01_wl_ppi	<input type="button" value="Reset Row"/>
SDet	pt_02_wl_ppi	<input type="button" value="Reset Row"/>
Terr	pt_03_wl_ppi	<input type="button" value="Reset Row"/>

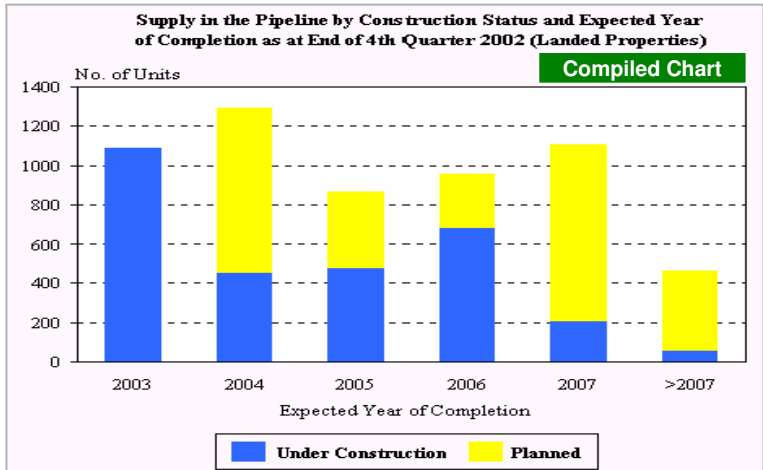
Frequency

Yearly Quarterly

From 1975 To 2002 4

Supply of Private Residential Properties in the Pipeline by Type, Development Status and Expected Year of Completion as at End of 4th Quarter 2002

Types of Property	Total	Number of Units					
		2003	2004	2005	2006	2007	>2007
Total	52478	6856	12011	13386	13722	4211	2292
Under Construction	29928	6856	9589	7707	5224	350	202
Planned	22550	-	2422	5679	8498	3861	2090
Written Permission	12991	-	1771	3048	6075	2086	11
Provisional Permission	6229	-	638	2544	1621	1021	405
Others*	3330	-	13	87	802	754	1674
Landed Properties	5770	1090	1290	865	956	1109	460
Under Construction	2951	1090	446	472	682	206	55
Planned	2819	-	844	393	274	903	405
Written Permission	2184	-	744	293	250	897	-
Provisional Permission	594	-	95	94	-	-	405
Others*	41	-	5	6	24	6	-



Project

- Information on commercial, industrial and private residential projects including Executive Condominiums with which are newly completed or under development.

- For each project, get details such as planning approval and construction status, size, expected date of completion, number of units launched for sale and sold for private residential projects including Executive Condominium.

What data can I get?

-You will be able to find details of projects which are planned, under construction or newly completed.

-You will also be able to see the details of sale status of projects.

-Search for projects by Project Name and Project Details such as property type (please refer to table below), location, size of project and construction status.

PROPERTY TYPE	
RESIDENTIAL	COMMERCIAL
- Detached	- Office
- Semi-detached	- Shop
- Terrace	- Hotel
- Apartment	
- Condominium	
- Executive-Condominium	
	INDUSTRIAL
	- Factory
	- Warehouse

How are the details of the projects displayed?
You will be able to customize the output by selecting the details you wish to see. For details please refer to table below.

Project Name	Street Name	Developer	Total Units in Project by Property Type							Total Units in Project by Completion and Sale Status									
			Total Units	Detached	Semi-Detached	Terrace	Apts	Condo	Exec Condo	Uncompleted Units			Completed Units						
										Without Pre-Requisites	Total	Net Launched	Launched	Sold	Launched but Unsold	Total Completed	Completed and Sold	Completed but Unsold	
Condominium development	Jalan Ulu Sembawang	Singapore Telecommunications Ltd	64	0	0	0	0	64	0	64	0	0	0	0	0	0	0	0	0
Landed housing development	Sembawang Road	Sembawang Estates Pte Ltd	48	0	6	42	0	0	0	0	48	48	0	0	0	0	0	0	0
Residential apartments	Jalan Sanddik	Ang Onn Hwa Pte Ltd	12	0	0	0	12	0	0	12	0	0	0	0	0	0	0	0	0
Springhill	Sembawang Walk	Beautiful Hill Pte Ltd	115	0	0	115	0	0	0	0	115	40	75	40	35	0	0	0	0
Straits Gardens	Andrews Avenue/Jalan Kandas/Sembawang Road	Sembawang Estates Pte Ltd	67	0	6	61	0	0	0	0	67	43	24	7	17	0	0	0	0
Sun Plaza	Sembawang Road	Canberra Development Pte Ltd	76	0	0	0	76	0	0	0	0	0	0	0	0	76	76	0	0

Project Details by:

- Planning Region / Planning Area
- Postal District / Postal Sector
- Land Type
- Project Name
- Street Name
- Name of Developer
- Total Units in Project by Property Type
- Total Units in Project by Construction Status
- Number of Units Launched & Sold
- Housing Developer Licence Date
- Provisional Permission Date
- Written Permission Date
- Expected year of final TOP
- TOP Date

Project Name	Street Name	Developer	Total Units in Project by Property Type							Uncompleted Project		Completed Project
			Total Units	Detached	Semi-Detached	Terrace	Apts	Condo	Exec Condo	Units launched in the quarter	Units sold in the quarter	Units sold in the quarter
Chuan Vale	Jalan Nira	Aurum Development Pte Ltd	8	0	0	8	0	0	0	0	0	1
Glasgow Green	Glasgow Road/Lirth Road	Open Investments Pte Ltd	8	1	0	7	0	0	0	0	0	1
Goldenhill Villas	Ang Mo Kio Avenue 1	City Developments Ltd	83	0	2	81	0	0	0	0	8	0
Haigsville	Haigsville Drive	Liu & Lee Investment Pte Ltd	5	0	0	5	0	0	0	0	0	2
Landed and condominium housing developments	Jalan Pemimpin/Marymount Terrace	Soon Lian Realty Pte Ltd	221	3	10	10	0	198	0	0	0	4

Transaction

Records of caveats lodged at the Singapore Land Registry since 1995

Details such as address of property, transacted price, tenure and more...

Caveats collated & updated twice a week!

Looking for details of property transacted? Here is what you can get.

Details of Transaction by :

- Project Name
- Property Type
- Tenure & Effective Date
- Planning Region / Area
- Address
- Postal Code / Sector
- Type of Sale
- Floor / Land Area (sqm)
- Transacted Price (\$)
- Unit Price (\$ psm / psf)
- Contract Date
- Purchaser Address Indicator

Project Name	Property Type	Tenure	Planning Region	Planning Area	Address	Postal Code	Postal Sector	Type of Sale	Floor/Land Area (sqm)	Transacted Price (\$)	Unit Price (\$ psm)	Unit Price (\$ psf)	Contract Date	Purchaser Address Indicator
<input checked="" type="checkbox"/> THE BELLEFORTE	Apartment	Freehold	Central Region	Novena	6 Ah Hood Road #13-01	12	32	New Sale	124	849000	6847	636	30-APR-2002	HDB
<input checked="" type="checkbox"/> BALMORAL RESIDENCES	Condominium	Freehold	Central Region	Newton	12 Balmoral Crescent #05-01	10	25	Resale	162	1808000	11160	1037	30-APR-2002	HDB
<input checked="" type="checkbox"/> HILLVIEW REGENCY	Condominium	99 Yrs Fr 20/6/2000	West Region	Bukit Batok	28 Bukit Batok East Avenue 2 #13-18	23	65	New Sale	105	559280	5326	495	30-APR-2002	HDB
<input checked="" type="checkbox"/> BRADDELL VIEW	Apartment	99 Yrs Fr 29/4/1981	Central Region	Toa Payoh	10R Braddell Hill #03-81	20	57	Resale	145	480000	3310	308	30-APR-2002	HDB
<input checked="" type="checkbox"/> YISHUN EMERALD	Condominium	99 Yrs Fr 16/2/1998	North Region	Yishun	20 Canberra Drive #03-01	27	76	New Sale	131	654640	4997	464	30-APR-2002	HDB

How do I get these data? 3 easy steps. Here's how...

STEP 1

Select Project Details or Project Name

STEP 2

Select other details eg. Property Type, Locality, Tenure, Contract Date, etc

STEP 3

Click Search

TIMESERIES
PROJECT
TRANSACTION
STOCK

Project Details
Project Name
Residential Search Page

Property Type: All Property Type (include EC) Landed - All Landed - Detached Landed - Semi-Detached

Locality:
 Planning Region Planning Area Street Name Postal District Postal Sector

Tenure: Freehold 999-Year Leasehold 99-Year Leasehold

Type of Sale: New Sale Sub Sale Resale

Nationality of Purchaser: Local Foreign Company

Transacted Price (\$) from to

Unit Price (\$) from to psm OR from to psf

Floor Area / Land Area from to sqm [Non-landed units/Landed units]

Contract Date from 2004 APR to 2004 APR

What are the types of property included? Refer to the Property Type table

PROPERTY TYPE		
RESIDENTIAL	COMMERCIAL	INDUSTRIAL
<ul style="list-style-type: none"> - Detached - Semi-detached - Terrace - Apartment - Condominium - Executive-Condominium 	<ul style="list-style-type: none"> - Shop - Office - Shop house 	<ul style="list-style-type: none"> - Factory - Multi-user Warehouse

Transaction

Records of caveats lodged at the Singapore Land Registry since 1995

Details such as address of property, transacted price, tenure and more...

Caveats collated & updated twice a week!

What other functions are available?

You can sort records, view or print selected records

Sort records by any of these criteria:

- Project Name
- Property Type
- Tenure & Effective Date
- Planning Region / Area
- Address
- Postal Code / Sector
- Type of Sale
- Floor / Land Area (sqm)
- Transacted Price (\$)
- Unit Price (\$ psm / psf)
- Contract Date
- Purchaser Address Indicator

Need to further analyse your search results?

- You can cross-tabulate your data using the data analysis option function by number of units, median floor area/land area (sqm), median price (\$), median unit price (\$ psm/psf) & total value of transaction (\$). For details please refer to table below.

- Pre-compiled statistics on nationality of purchaser by Planning Region, Postal District, Price Range, PSM & Completion Status.

Search Results: 1675 record(s) retrieved

Project Name	Property Type	Tenure	Planning Region	Planning Area	Address	Postal Code	Postal Sector	Type of Sale	Floor/Land Area (sqm)	Transacted Price (\$)	Unit Price (\$ psm)	Unit Price (\$ psf)	Contract Date	Purchaser Address Indicator
THE BELLEFORTE	Apartment	Freehold	Central Region	Novena	6 Ah Hood Road #13-01	12	32	New Sale	124	849000	6847	636	30-APR-2002	HDB
BALMORAL RESIDENCES	Condominium	Freehold	Central Region	Newton	12 Balmoral Crescent #05-01	10	25	Resale	162	1808000	11160	1037	30-APR-2002	HDB
HILLVIEW REGENCY	Condominium	Freehold	Central Region	Novena	10 Hillview Road #03-01	10	25	New Sale	105	559280	5326	495	30-APR-2002	HDB
BRADDELL VIEW	Apartment	99 Yrs Fr 29/4/1981	Central Region	Toa Payoh	10R Braddell Hill #03-81	20	57	Resale	145	480000	3310	308	30-APR-2002	HDB
YISHUN EMERALD	Condominium	Freehold	Central Region	Yishun	10 Yishun Ring Road #03-01	10	25	New Sale	131	654640	4997	464	30-APR-2002	HDB

Print Records

Statistics on nationality of purchaser

Select Data Analysis Option

Analysis Variable: Number

Vertical Axis: Property Type

Horizontal Axis: Property Type

Display Result

New Search

Search Results: 818 record(s) retrieved

Property Type : Non-Landed - All (exclude EC)

Postal Sector : 52, 53, 54, 55, 56, 57, 58, 59

Contract Date : SEP 2002 - MAR 2003

Data Analysis

Analysis Variable : Total Value of Transactions (\$)

Vertical Axis : Postal Sector

Horizontal Axis : Date (YYYYMM)

	2002/09	2002/10	2002/11	2002/12	2003/01	2003/02	2003/03
52	23,322,102	21,959,705	27,146,240	47,436,150	5,131,000	4,706,160	5,185,760
53	27,351,840	12,689,250	7,981,000	5,916,000	5,595,500	2,013,000	8,734,600
54	19,215,560	17,515,620	7,222,300	4,055,500	3,242,000	2,559,100	4,398,000
55	5,488,198	5,860,270	4,674,910	4,289,080	3,658,474	3,710,000	2,533,000
56	3,154,888	920,000	2,776,825	4,218,500	1,843,550	1,797,000	900,000
57	16,123,288	8,172,900	3,204,198	4,733,000	4,939,261	780,000	5,531,430

in \$

Horizontal Axis

- Property Type
- Planning Region
- Planning Area
- Date (YYYYQQ or YYYYMM)
- Tenure of Land
- Project Name
- Purchaser Address Indicator
- Type of Sale
- Postal District
- Postal Sector

Vertical Axis

- Property Type
- Planning Region
- Planning Area
- Postal District
- Postal Sector
- Tenure of Land
- Type of Sale
- Price Range (in steps of \$5,000/\$10,000/\$50,000)
- Unit Price Range (in steps of \$100/\$500/\$1,000 psm)
- Floor Area Range (in steps of 100/200/500 sqm)
- Date (YYYYQQ or YYYYMM)
- Purchaser Address Indicator

Analysis Variable

- Number
- Median Floor Area/Land Area (sqm)
- Median Price (\$)
- Median Unit Price (\$ psm/psf)
- Total Value of Transaction (\$)

What data can I get?
You will be able to find information on :-

-Vacancy rate, available and occupied floor space for shop/office, factory/warehouse

-Number of units by individual projects by locality down to street name for residential properties.

-Projects granted TOPs in the last 4 quarters.

PROPERTY TYPE	
RESIDENTIAL	COMMERCIAL
- Detached	- Office
- Semi-detached	- Shop
- Terrace	INDUSTRIAL
- Apartment	- Warehouse
- Condominium	- Factory (All Types)
- Executive-Condominium	- Single-user Factory
	- Multi-user Factory
	- Business Parks

How are the data displayed?
You will be able to cross tabulate data by using the Data Analysis Options tool. The details are shown in the table below.

Horizontal Axis	
- Property Type	- Reference Quarter
Vertical Axis	Analysis Variable
- Property Type	<u>Residential</u>
- Planning Region	- Number of Units
- Planning Area	<u>Commercial/Industrial</u>
- Postal District	- Available Floor Area
- Postal Sector	- Vacant Floor Area
- Project Name	- Vacancy Rate

	2002Q3	2002Q4	2003Q1	2003Q2	2003Q3	2003Q4	2004Q1	2004Q2
Town Centre	81	81	150	46	146	141	2285	12
Cheng San	94	94	129	175	352	129	267	0
Chong Boon	67	205	136	307	138	160	160	160
Townsville	203	137	137	137	137	267	267	291
Shangri-La	0	144	189	34	34	0	0	0
Kebun Bahru	241	104	138	207	345	296	207	418
Yio Chu Kang	67	67	67	67	0	101	67	0
Kaki Bukit	354	67	101	34	34	67	0	0
Bedok Reservoir	550	336	237	165	379	847	416	513
Kembangan	732	628	756	621	961	1173	1128	961
Bedok North	848	1351	1015	482	595	466	3298	3037

Rental

Rental information up to street level with minimum, median, maximum, 25th & 75th percentiles.

Updated 4th Friday of every month

What data can I get?

You will be able to find Rental information by property type (refer to table below) and location.

PROPERTY TYPE	
RESIDENTIAL	COMMERCIAL
<ul style="list-style-type: none"> - Detached - Semi-detached - Terrace - Non-Landed (exclude Executive-Condominium) 	<ul style="list-style-type: none"> - Office - Shop - Shop house - Sold HDB shop
	INDUSTRIAL
	<ul style="list-style-type: none"> - Warehouse - Factory (All Types) <ul style="list-style-type: none"> - Single-user Factory - Multi-user Factory - Business Parks

How are the RENTAL information displayed?

You will be able to customise the rental information for residential, commercial and industrial properties using the data analysis option function. The data are available up to street level with minimum, median, maximum, 25th & 75th percentiles. Details are shown below.

Horizontal Axis	
- Percentiles (From Minimum, 25 th , Median, 75 th & Maximum)	
Vertical Axis	Analysis Variable
<ul style="list-style-type: none"> - Property Type - Sector - Planning Region - Planning Area - Postal District - Postal Sector - Street Name - Date (YYYY/MM) 	<ul style="list-style-type: none"> - Rental (\$psm pm) - Rental (\$psf pm) - Number

Results page using the Variable Analysis Option tool.

Search results for rental information in \$psf per month for all property type (exclude EC) in the West Region by street name in May 2004.

	in \$ psf per month				
	Minimum	25th Percentile	Median	75th Percentile	Maximum
FABER HEIGHTS	0.65	0.65	0.65	0.65	0.65
SUNSET DRIVE	2.98	2.98	2.98	2.98	2.98
SUNSET VALE	2.42			2.54	2.57
SUNSET VIEW	2.18			2.18	2.18
SUNSET WALK	3.91	3.91	3.91	3.91	3.91
TAMAN MAS MERAH	0.80	0.80	0.80	0.80	0.80
WEST COAST PARK	1.10	1.10	1.10	1.10	1.10
WEST COAST RISE	1.12	1.12	1.12	1.12	1.12
WESTWOOD CRESCENT	0.67	0.67	0.67	0.67	0.67
YUNNAN ROAD	0.67	0.67	0.67	0.67	0.67

Results Pages: 1

By Street Name

Subscription

Subscription fees

The subscription fee is \$80 for the first day (i.e. 24 hours) of continuous access, and \$40 for each consecutive subsequent day.

<u>No. of Days (Hours)</u>	<u>Fees</u>
1 (24 hrs)	\$80
2 (48 hrs)	\$120
3 (72 hrs)	\$160
4 (96 hrs)	\$200
5 (120 hrs)	\$240
6 (144 hrs)	\$280
7 (168 hrs)	\$320

Period of subscription

Each day of subscription will give you 24 hours of access. Your subscription period will commence from the moment you log in to the system, and you can log in as many times as you wish within this period. You will need to log in within 30 days of signing up.

Example

If you sign up for 2 days for \$120 and log in on Monday, the access period will be for 2 consecutive days on Monday and Tuesday. The 2 day period must be continuous and cannot be on non-consecutive days e.g. Monday and Friday.

Server Down Time

URA's server is shut down between 3 am to 5 am every day during which you will not be able to access the website.

You will be compensated with an extra 2 hours per day to ensure that you receive the full 24 hours access time for each day.

Example

If you subscribe for 3 days starting on 1 May and log in for the first time at 10.00 am on 3 May, your subscription period will commence at 10.00 am on 3 May and end at 4.00 pm on 5 May (i.e. after adding on 6 hours to compensate for the 2 hours of server down time for each of the 3 days). Within this period you can log in to the system as many times as you wish.