

NEWS RELEASE

CapitaLand Development debuts **Gourmet Xchange**, first community-centric waterfront food hub in Central Region

First-of-its-kind community-centric food hub connects businesses and customers through dining and other lifestyle experiences along Kallang riverfront

Singapore, 5 March 2026 – CapitaLand Development (CLD) announced the debut of *Gourmet Xchange*, Singapore's largest strata-titled food facility and the first integrated waterfront food hub in Kallang.

Designed to support food businesses across the value chain, *Gourmet Xchange* brings together modern food production, architectural heritage, and public riverfront spaces in a central location.

In line with the Urban Redevelopment Authority's (URA) plans to rejuvenate the Kallang River precinct under ongoing revitalisation initiatives, *Gourmet Xchange* aims to become an active and inclusive hub transforming the Kallang riverfront into a vibrant community place.

By bringing food production closer to where people live, work, and connect, the development reflects Singapore's evolution towards centrally located industrial spaces that support both economic activity and everyday urban life.

Mr Ronald Tay, CEO of CLD (Singapore), said: "*Gourmet Xchange* will set a new benchmark for how industrial developments can evolve. What makes the project unique is how it connects food businesses directly with communities. By introducing public and riverfront spaces with dining, events and lifestyle experiences alongside production facilities, we are creating new opportunities for brands to engage customers. This is one of the largest industrial projects that leverages CLD's placemaking strengths to build a truly vibrant ecosystem in Kallang."

Ms Christine Wong, Assistant CEO of JTC, adds: "*Gourmet Xchange* was thoughtfully planned, injecting vibrancy into our Kallang precinct by integrating food manufacturing with F&B and retail offerings. We are glad to have worked with CLD to realise a shared vision to preserve Singapore's industrial heritage through adaptive reuse. We look forward to collaborating with more industry leaders to advance sustainable rejuvenation approaches that breathe new life into Singapore's mature industrial estates."

The development sits on JTC's first Industrial Government Land Sales (IGLS) site to pilot adaptive reuse, where an existing 1980s terrace factory block has been retained and adapted for food manufacturing and related activities to capture Singapore's industrial development history and support sustainable development.

Integrated Food Hub Built for Regional Scale

Purpose-built to support modern food manufacturing, *Gourmet Xchange* offers production-ready environments engineered for operational efficiency, and scalability. Its prime central location enhances excellent island-wide connectivity, with proximity to workforce, customers, and critical logistics infrastructure. Well-served by four major expressways and within walking distance to three MRT stations, *Gourmet Xchange* is less than 20 minutes away from Singapore's CBD and key F&B clusters in the east. This connectivity supports businesses in attracting talent, optimising distribution networks and responding efficiently to demand, advancing Singapore's priorities to transform workforce productivity and strengthen national food resilience.

Guided by CLD's commitment to sustainability, *Gourmet Xchange* is the first strata-titled food development in Singapore to achieve the Building and Construction Authority's (BCA) top-tier Green Mark Platinum Super Low Energy (SLE) certification with Whole Life Carbon and Maintainability Badge. This achievement sets a new benchmark for sustainable food-grade industrial facilities in Singapore, with energy-efficient and eco-conscious specifications designed to extend the asset's relevance and durability over time.

Versatile Spaces for the Food Industry Value Chain

Comprising 264 units in a nine-storey block and eight terraced units in a three-storey heritage block, *Gourmet Xchange's* diverse unit mix makes it suitable for food businesses across the value chain. The development offers versatility to accommodate a wide range of business models - from production facilities, central kitchens, and cloud kitchens to storage and distribution operators, F&B outlets, and food innovation players.

The facility features high-capacity infrastructure including rare, large contiguous spaces ranging from 3,000 to 7,000 square feet (sq ft) – over twice the size of typical small industrial units.

Other key features include:

- Efficient floor access through the first three floors for 40-footer container trucks
- Wide 16-metre driveways for smooth vehicle movement up to ninth storey
- Generous ceiling heights of up to seven metres

The facility's flexibility allows businesses to scale within the same hub, supporting long-term growth. Its specifications make it ideal for international food companies anchoring regional operations and Southeast Asia distribution in Singapore.

Activating Industrial Spaces as Part of Kallang's Urban Vibrancy

Gourmet Xchange is the first development to extend food factory functionality beyond traditional B2B operations, encompassing food kiosks, restaurants, and the possibility to convert selected production units to consumer-oriented showrooms (subject to necessary approvals). These public-facing functions enable brands to produce, distribute, and engage directly with customers from a single integrated hub, creating new revenue opportunities and strengthening brand presence alongside core production activities.

The Heritage Terrace, an adaptive reuse of Kallang's former buildings, will be integrated into the wider development. This approach preserves the precinct's place memory while supporting contemporary commercial and production uses.

The sales gallery is located at 1 Kallang Way 5, Singapore 349021 and is open daily from 27 Feb 2026, 10 am to 6 pm. Sales booking will commence on 13 March 2026.

Visit the official website of *Gourmet Xchange* at: www.gourmetxchange.com.sg

Please refer to the **Annex** for more project details on *Gourmet Xchange* and its sales gallery.

About CapitaLand Development (www.capitalanddevelopment.com)

CapitaLand Development (CLD) is the development arm of CapitaLand Group, with a portfolio worth S\$18.8 billion as at 31 December 2025. Focusing on its core markets of Singapore, China and Vietnam, CLD's well-established real estate development capabilities span across various asset classes, including integrated developments, retail, office, lodging, residential, business parks, industrial, logistics and data centres. Its strong expertise in master planning, land development and project execution has won numerous accolades including the Building and Construction Authority Quality Excellence Award and FIABCI Prix d'Excellence Award.

CLD aspires to be a developer of choice that goes beyond real estate development to enrich lives and uplift communities. It is committed to continue creating quality spaces for work, live and play in the communities in which it operates, through sustainable and innovative solutions.

As part of CapitaLand Group, CLD places sustainability at the core of what it does. As a responsible real estate company, CLD complements CapitaLand's businesses through its contributions to the environmental and social well-being of the communities where it operates, as it delivers long-term economic value to its stakeholders.

[Follow @CapitaLand on social media](#)

LinkedIn: [linkedin.com/company/capitaland-limited](https://www.linkedin.com/company/capitaland-limited)

Facebook: [@capitaland / facebook.com/capitaland](https://www.facebook.com/capitaland)

Instagram: [@capitaland / instagram.com/capitaland](https://www.instagram.com/capitaland)

X: [@CapitaLand / x.com/CapitaLand](https://x.com/CapitaLand)

YouTube: [youtube.com/capitaland](https://www.youtube.com/capitaland)

Issued by: CapitaLand Group Pte. Ltd. (Co. Regn.: 198900036N)

For queries, please contact:

CapitaLand Development

Mok Kai Lynn

Head, Communications

Tel: +65 6713 3555

Email: mok.kailynn@capitaland.com

Eunice Choe

Manager, Communications

Tel: +65 6713 3563

Email: eunice.choe@capitaland.com

ANNEX

FACT SHEET			
Developer	CapitaLand Development (Singapore)		
Project Name	Gourmet Xchange		
Address	1 Kallang Way, Singapore 349532		
Total Units	272 units		
Building Height	64 metres		
Development Details	<ul style="list-style-type: none">• A 9-storey multi-user ramp-up food factory development with rooftop heavy vehicle parking and F&B outlets• A 3-storey block of heritage terraces		
Tenure of Land	33 years w.e.f. 17 February 2025		
Land Area	44,108 sqm (approx. 474,800 sq ft)		
Parking Facilities	<ul style="list-style-type: none">• Common carparking lots: 76 (including 11 EV lots)• Wheelchair accessible parking Lots: 4• Common loading/unloading lots: 5• Motorcycle lots: 20• Bicycle lots: 156		
Breakdown of Unit Types	Heritage Terrace - Restaurant / Business 1 (Food)	8 stacks	598-753 sqm
	Standard Unit - Business 2 (Food)	210 units	295-393 sqm
	Deluxe Unit - Business 2 (Food)	45 units	570-758 sqm
	Restaurant	2 units	655-669 sqm
	Industrial Canteen	1 unit	399 sqm
	Food kiosk	6 units	34-40 sqm
Expected Vacant Possession	31 March 2029		
Expected Legal Completion	31 March 2032		
Architect	Point Architects Pte Ltd		
Main contractor	HPC Builders Pte Ltd		

Gourmet Xchange sales gallery	
Location	1 Kallang Way 5, Singapore 349021
Opening hours	Open daily, 10am to 6pm, from 27 February 2026 Viewings are by appointment only
Enquiries	Please visit https://www.gourmetxchange.com.sg or call the Sales Hotline at 6713 3888 or 6713 3688.