For immediate release

MEDIA STATEMENT

UOL GROUP AND CAPITALAND DEVELOPMENT SOLD OVER 90% OF THOMSON RESERVE OVER LAUNCH WEEKEND

Singapore, 31 October 2026 – Over 90%, or 1,143 of the 1,268 units at Thomson Reserve, were sold at an average selling price of $2,900 psf over the launch weekend. The strong sales follow an overwhelming response during its preview, where we welcomed a new record of 32,000 visitors over two weekends of public preview. The majority of buyers are Singaporeans purchasing for their own stay and investment.

The robust take-up reflects buyers' confidence in Thomson Reserve's distinctive proposition and strong product positioning. The strong demand across all unit types reflects the broad appeal of the project and the enduring value of well-connected homes in an established neighbourhood.

Buyers are drawn to the development's spacious, upscale homes as well as its proximity to reputable schools, nature parks and the popular Upper Thomson dining stretch.

– End –

About UOL Group Limited (www.uol.com.sg)
UOL Group Limited (UOL) is a leading Singapore-listed property and hospitality group with total assets of about $23 billion. The Company has a diversified portfolio of development and investment properties, hotels and serviced suites in Asia, Oceania, Europe, North America and Africa. With a track record of over 60 years, UOL strongly believes in delivering product excellence and quality service in all its business ventures. UOL, through its hotel subsidiary Pan Pacific Hotels Group Limited, owns three acclaimed brands namely "Pan Pacific", PARKROYAL COLLECTION and PARKROYAL. The Company's Singapore-listed property subsidiary, Singapore Land Group Limited, owns an extensive portfolio of prime commercial assets and hotels in Singapore.

UOL has won numerous accolades including Distinguished Patron of the Arts Award by National Arts Council, Champions of Good by National Volunteer & Philanthropy Centre, Sustainability Impact Awards by The Business Times and UOB, Community Chest Awards, the Building and Construction Authority Quality Excellence Award, Council on Tall Buildings and Urban Habitat Awards, and FIABCI Prix d'Excellence Award.

About CapitaLand Development (**www.capitalanddevelopment.com**)
CapitaLand Development (CLD) is the development arm of CapitaLand Group, shaping vibrant cities and communities across Asia. CLD has a strong presence in its core markets of Singapore, China and Vietnam. With deep expertise in master planning, development and project execution, CLD creates quality live-work-play spaces across diverse asset classes and markets. As a developer of choice, CLD delivers innovative and sustainable developments that enrich communities and create long-term value for stakeholders. (Co. Regn.: 198900036N)

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Appendix

THOMSON RESERVE FACTSHEET

DEVELOPMENT DETAILS		
Developer	Tamarind Development Pte. Ltd. (Joint venture by CapitaLand Development Pte. Ltd., UOL Group Limited and Singapore Land Group Limited)	
Development	Private residential development comprising two 30-storey blocks and four 21-storey blocks of residential buildings (total 1,268 units), with one basement carpark, a one-storey carpark, swimming pools, clubhouses and communal facilities at Bright Hill Drive	
Land Tenure	99 years commencing from 14 July 2026	
Site Area	51,567 sqm	
Gross Plot Ratio	2.1	
Total No. of Units	1,268 units	
No. of Carpark Lots	1,021 residential carpark lots (including 31 EV lots and seven accessible carpark lots)	
Expected Date of Vacant Possession	28 February 2031	
Architect	P&T Consultants Pte Ltd	
Landscape Architect	Eco Plan Asia Pte. Ltd.	
Address	1 Bright Hill Drive, Singapore 579580 3 Bright Hill Drive, Singapore 579587 5 Bright Hill Drive, Singapore 579594 7 Bright Hill Drive, Singapore 579599 9 Bright Hill Drive, Singapore 579600 11 Bright Hill Drive, Singapore 579608 11 Bright Hill Drive #01-46 Singapore 579608 (Management Office)	
Unit Types	100 units of 2-Bedroom	55 sqm / 592 sq ft
	416 units of 2-Bedroom Premium	63 sqm / 678 sq ft
	200 units of 2-Bedroom Premium + Study	68 & 72 sqm / 732 & 775 sq ft
	120 units of 3-Bedroom	88 sqm / 947 sq ft
	170 units of 3-Bedroom Premium	98 sqm / 1,055 sq ft
	60 units of 3-Bedroom Premium + Study	107 sqm / 1,152 sq ft
	90 units of 4-Bedroom	115 sqm / 1,238 sq ft
	56 units of 4-Bedroom Premium (with Private Lift)	127 sqm / 1,367 sq ft
	28 units of 4-Bedroom Premium + Study (with Private Lift)	138 sqm / 1,485 sq ft
	28 units of 5-Bedroom Suite (with Private Lift)	168 sqm / 1,808 sq ft

Development's Facilities	**ISLAND CLUB** **1st Storey:** 1. Grand Arrival 2. Forest Grill Pavilion 1 3. Forest Grill Pavilion 2 4. Forest Grill Pavilion 3 5. Forest Quest Playground 6. Play Lawn 7. Forest Gym 8. Forest Pavilion 9. Paw Garden 10. Paw Garden Pavilion 11. Forest Terrace **2nd Storey:** 12. Reflective Pool 13. Oak Lounge (Social Lounge 1) 14. Seating Deck 15. Cedar Room (Function Room 1) 16. Entertainment Room 1 17. Changing Room 18. Cherry Room (Function Room 2) 19. Social Lawn 20. Central Lawn 21. Clubhouse Terrace 22. Island Pool 23. Garden Lawn 24. Relaxation Deck 25. Relaxation Bubble Pool 26. Waterbed 27. Island Pool Deck 28. Pool Cabana 29. Infinity Lap Pool Deck 30. Infinity Lap Pool (50m) 31. Waterfall 32. Island Floating Bridge **GRAND CLUBHOUSE (1st Storey)** 1. Cascade Terrace 2. Cascade Cove 3. Zen Terrace 4. Grand Function Room 5. Maple Room (Function Room 3) 6. Changing Room 7. Golf Simulator 8. Recreation Room 9. Little Canopy Room (Kids Function Room) 10. Little Explorer Nook (Kids Play Room) 11. Main Gym (2nd Storey) 12. Outdoor Yoga Deck (2nd Storey) 13. Leisure Pool 14. Leisure Pool Deck 15. Grand Lawn 16. Grand Lawn Pavilion

	17. Sensory Play 18. Lookout Pavilion 19. Hammock Cove 20. Kids Adventure Zone 21. Kids Pool 22. Social Garden 23. Family Deck 24. Aspen Room (Function Room 4) 25. Olive Lounge (Social Lounge 2) 26. Changing Room 27. Entertainment Room 2 28. Pine Room (Function Room 5) 29. Canopy Pool Deck 30. Canopy Lap Pool (50m) 31. Firefly Riverine Garden 32. Serenity Lawn **<u>WELLNESS CLUB (1st Storey)</u>** 1. Wellness Lawn 2. Wellness Pod Pavilion 1 3. Wellness Pod Pavilion 2 4. Wellness Pod Pavilion 3 5. Herb Garden 6. Poolside BBQ Pavilion 1 7. Poolside BBQ Pavilion 2 8. Hydro Bay 9. Hydro Spa Pool 10. Hydro Lounger 11. Active Pool 12. Hydro Gym 13. Wellness Terrace 14. Wellness Studio 15. Pilates Studio 16. Changing Room/Steam Room 17. Private Gym 18. Changing Room/Steam Room 19. Pavilion 20. Multi-Purpose Court 1 21. Multi-Purpose Court 2 22. Tennis Court
Unique Selling Points	**Developed by a Team of Renowned and Reputable Developers** • Three established developers. One shared vision. Thomson Reserve brings together the collective expertise of CapitaLand Development, UOL Group Limited and Singapore Land Group Limited • A proven partnership, following the strong launch performances of PARKTOWN Residence and Skye at Holland (developed jointly with Kheng Leong) • Built on experience and a commitment to quality to create a thoughtfully planned and well-crafted residential development. **Nature at the Doorstep** • Located to the south-east side of the Central Catchment Nature Reserve, with Windsor Nature Park within walking distance and MacRitchie Reservoir, Lower Peirce Reservoir and the Singapore Island Country Club (SICC) a short drive away. • An elevated site where over 80% of stacks enjoy greenery-facing or

	premium landscape views, including panoramic views towards Windsor Nature Park, MacRitchie Reservoir, SICC and the city skyline. • The thoughtfully positioned towers maximise views of the surrounding natural landscape and extensive internal greenery, creating a distinctive sense of openness and nature-integrated living. **Landscape-Led Design** • Residential towers occupy just 12% of the site, with 88% dedicated to landscaping, water features and recreational facilities. • Eight pools, comprising the Island Pool, Infinity Lap Pool (50m), Relaxation Bubble Pool, Leisure Pool, Canopy Lap Pool (50m), Kids Pool, Hydro Spa Pool and Active Pool, are spread across the development like a “mini reservoir”, evoking the natural contours of the nearby MacRitchie Reservoir. • More than 80 facilities across three clubs (Island Club, Grand Clubhouse and Wellness Club), including two 50-metre lap pools. **Excellent Connectivity** • Short walk to Upper Thomson MRT Station on the Thomson-East Coast Line, linked by a sheltered walkway. • One stop to Caldecott MRT (Circle Line), two stops to Stevens MRT (Downtown Line) and five stops to Orchard MRT. • Future connections to the Cross-Island Line at Bright Hill, the RTS Link to Johor Bahru via Woodlands North, and direct rail access to the future Changi Airport Terminal 5. • Close to the future North-South Corridor, as well as Thomson Plaza and the Upper Thomson food cluster. **Near Established Schools** • Ai Tong School within one kilometre. • Close to Raffles Institution, CHIJ St. Nicholas Girls' School, Catholic High School, Marymount Convent School and Eunoia Junior College. **Two Collections, Quality Finishes and Premium Appliances** • 1,268 units across the Classic Collection (740 two- to four-bedroom units in four 21-storey towers) and the Luxury Collection (528 two- to five-bedroom suite units, including 112 private-lift homes in two 30-storey towers). • Quality finishes and fittings throughout, including sintered-stone kitchen worktops and backsplashes, complemented by Grohe bathroom fittings and kitchen mixers, and Blanco kitchen sinks • Premium appliances from renowned brands, with Smeg for the Classic Collection and enhanced Miele appliances for the Luxury Collection, complemented by Liebherr fridge-freezers in selected larger format units. • All four- to five-bedroom suite units are further elevated with premium finishes, including marble flooring, complemented by a ducted air-conditioning system for the living/dining area and master bedroom.