

There is a particular kind of excitement that comes with seeing a new condominium take shape in a place that is already building its identity. For Dunearn Green, that pull is tied to a very specific story, the upcoming Bukit Timah Turf City transformation, and the way Dunearn Road sits inside that wider plan.

If you have been scanning the Dunearn Green official site for updates, or you have landed on queries like Dunearn Green New Launch, Dunearn Green at Dunearn Road, and Dunearn Green by Wing Tai Holdings, you are probably trying to answer two practical questions: what is the project really about, and how does the location work day to day.

Let's break it down with what is currently verified, while keeping the focus on how buyers typically evaluate a new launch in Singapore.

What Dunearn Green is, and why the “Turf City” context matters

Dunearn Green is described as an upcoming or new-launch condominium project on Dunearn Road, within the Bukit Timah Turf City area, which is part of Singapore's District 10. This is not just a random address on a map. The Turf City name carries weight because the area is being actively transformed into a new housing estate that blends public and private homes with greenery and future amenities.

URA's published information on the former Singapore Turf Club and Turf City area at 700 Dunearn Road places the focus on redevelopment into a housing estate with integrated greenery and amenities. In practical terms, this means the surrounding environment is likely to change over time in a coordinated way, rather than feeling like one isolated development sitting next to static land.

So when people talk about Dunearn Green Location, they are really talking about two layers at once:

- 1) the immediate Dunearn Green plot on Dunearn Road, and
- 2) the larger Bukit Timah Turf City precinct plan that is shaping what residents can expect around it.

That combination is a big reason this development is getting attention as part of one of the first residences in the new Bukit Timah Turf City estate.

The project background: Wing Tai and Metro, and a prime site at Dunearn Road

When you dig into the project background, Dunearn Green by Wing Tai Holdings is not just branding. Wing Tai publicly described a joint venture arrangement with Metro Holdings for a site award at Dunearn Road, and the date of that site award announcement is 4 May 2026.

In other words, this is tied to an actual corporate and development move, not a vague rumor. Wing Tai's announcement frames the site as strategically located within the upcoming Bukit Timah Turf City precinct, and it also highlights green planning around the area.

That matters because new launches can mean different things. Some projects get positioned on promises. This one appears positioned within a broader precinct redevelopment that has publicly described planning elements, including greenery and future public facilities.

It also helps explain why the Dunearn Green official site and related project pages tend to emphasize the precinct story so strongly. When the developer ties the site to an ecosystem that is already being planned, the marketing

usually follows that logic.

“Green” here is not just a word, it is part of the precinct concept

One of the most tangible parts of the verified context is how Wing Tai described the site in relation to greenery.

Wing Tai’s framing includes an adjacent future park and extensive surrounding green networks. Put simply, the project is being positioned as part of a green precinct approach, where the visual and experiential feel of the area is intended to include meaningful greenery, not only landscaping at the development perimeter.

Now, it is worth being honest about what this does and does not mean. “Adjacent future park” signals a planned green space, but it does not automatically guarantee timelines, size, or exact facilities without official, detailed planning documents tied to the park. The safest buyer mindset is to treat it as a strong directional indicator, then confirm the practical details through official project updates and any publicly shared precinct plans.

In Singapore, precinct-level planning often evolves with approvals and phasing. Still, when you are buying a home, you are not only paying for today’s view. You are paying for how the neighborhood is expected to function for years.

Dunearn Green at Dunearn Road: the location you should picture first

If you want to understand Dunearn Green Location without getting lost in the abstract, start with the simple geography.

The verified context places Dunearn Green on Dunearn Road in Bukit Timah Turf City, Singapore (District 10). This is near the Turf City transformation area URA references at 700 Dunearn Road. URA’s conservation portal page describes the broader transformation, including the move toward integrating greenery and future amenities.

There’s also another important detail for how you experience the area: URA’s conceptual planning materials for Bukit Timah Turf City indicate that Dunearn Road and Bukit Timah Road form key road corridors in the precinct, and the plan shows planned green links and pedestrian routes through the area.

Even without going into exact distances, that kind of planning implies two buyer-relevant things:

- The precinct is designed so people can move around on foot in meaningful ways, not only by car.
- Green links are intended to connect across the development area, which can influence how “open” the neighborhood feels day to day.

For many residents, this is the difference between a condominium that is merely near “greenery” and one that is woven into the neighborhood rhythm.

Why buyers care about the “new estate” timing

A frequent question for people looking at Dunearn Green New Launch is what happens when you buy early in a precinct’s lifecycle.

Early buyers often benefit from being among the first residents in a newly planned environment. That means your home becomes part of the neighborhood’s foundation. Over time, you can also see amenities, pedestrian links, and the green network mature around you.

Trade-off, though, is that new precincts can feel different as construction continues. Noise, traffic shifts, and construction staging are the practical realities that may come with phasing. The verified context does not give us

phasing specifics for Dunearn Green or for every facility in Bukit Timah Turf City, so it would be irresponsible to claim what exactly will be open at which time.

What you can do, and what experienced buyers often do, is look for two categories of information:

- 1) What the developer emphasizes about nearby future facilities and green connections, since those are usually part of precinct intent.
- 2) What the Dunearn Green official site and official showflat communications clarify about timelines, since those details affect day-to-day living.

Getting grounded with the “Dunearn Green official site” perspective

Project pages like Dunearn Green Official Website and Dunearn Green official site typically serve a specific role during a launch period. They are where the developer consolidates updates, and they are where serious buyers check for the specifics they cannot responsibly guess from promotional wording.

The verified context you provided also includes an informational site that identifies the address as Dunearn Road, Bukit Timah Turf City. It also says the development will include ground-floor shops. That is a meaningful point because ground-floor retail can change the convenience of the daily routine, especially for errands and casual needs.

But for items like Dunearn Green Brochure, Dunearn Green Pricing, and Dunearn Green Floor plans, the verified context you shared does not confirm any official brochure or pricing figures. So instead of inventing numbers, the best buyer approach is to treat those as “must confirm” items.

If you are actively tracking Dunearn Green New Condo Launch at Bukit Timah, your checklist should focus on what is confirmed in official materials at the time you are ready to decide, not on third-party speculation.

Here is a short, practical checklist of what to look for when you review official launch material (for example, what the Dunearn Green official site posts as it gets closer to release):

- Confirm the verified site address and the precise “within Bukit Timah Turf City” description used by the developer.
- Review the official product details included in the Dunearn Green brochure, especially unit mix and layouts.
- Check the latest Dunearn Green pricing release format, since early materials sometimes differ from final figures.

That short list keeps you from getting pulled into marketing language while still staying aligned with what matters.

What the “adjacent future park” could mean for daily life

Now, let’s translate the “adjacent future park” and “extensive surrounding green network” into something you can actually imagine.

If a future park is adjacent or nearby, it often affects:

- morning routines (walking loops, family outings, quieter breaks),
- evening atmosphere (more open sightlines, less “wall-to-wall” feel),
- and the emotional texture of a neighborhood.

But it depends on the park's shape, the surrounding access points, and how the pedestrian routes connect. URA's conceptual plan indicating planned green links and pedestrian routes through the precinct is a good sign for the connectivity part.

Still, connectivity can be very specific. A park that is technically adjacent but poorly linked by pedestrian paths is less useful than one that is designed to pull people through the neighborhood naturally.

This is where the precinct plan matters, and where you should rely on confirmed diagrams and official updates, rather than approximations.

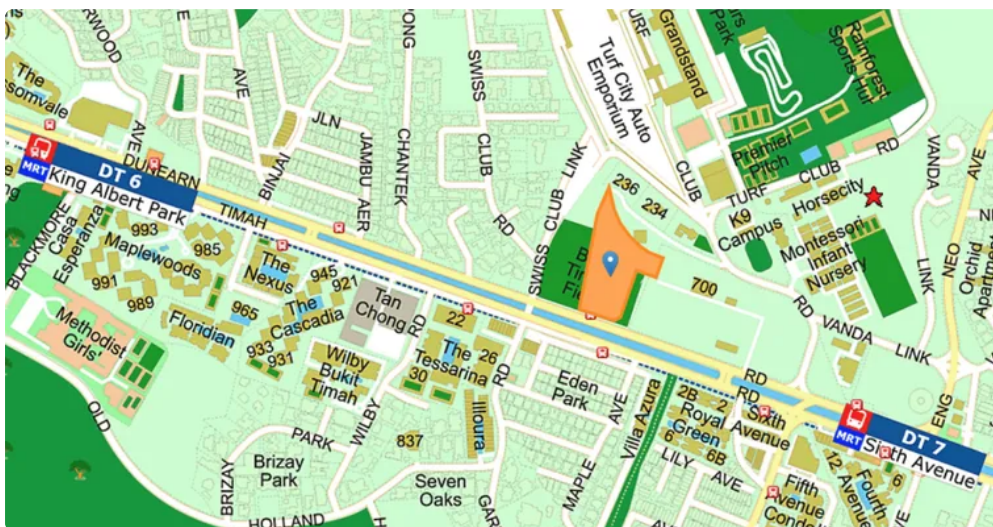
The “Dunearn Green Showflat” and developer sale process mindset

A lot of excitement around new projects comes from the Dunearn Green Showflat. In Singapore, showflats tend to be the moment buyers can shift from imagination to reality: door sizes, hallway feel, how light lands in living areas, and whether the layout matches how you actually live.

Since the verified context does not give showflat dates or specific unit finishes, we can only speak at the level of what a showflat visit typically clarifies. Experienced buyers usually focus on:

- layout practicality (turning points, storage placement, how bedrooms feel without furniture assumptions),
- noise expectations (especially in precincts undergoing redevelopment, where you want to understand how the immediate environment feels),
- and ceiling heights, flooring, and how ventilation translates from brochure photos to lived experience.

If you are evaluating a Dunearn Green developer sale or looking at any developer sale communications, it is also smart to ask yourself a judgment question: does the showflat experience make you feel confident in long-term livability, or only excited in a short-term “newness” way?



That distinction helps prevent regret later.

How Dunearn Green pricing should be approached when information is still forming

You will see people searching for Dunearn Green Pricing very early, sometimes before official numbers are fully available. There is a reason: budgets, loan planning, and comparing against other District 10 options need early clarity.

But with the verified context available here, no official pricing or specific figures can be asserted. So the best guidance is not to speculate. Instead, approach pricing as a set of confirmations you should demand from official channels.

For a new launch like Dunearn Green, pricing also interacts with unit type, stack location, and whether any incentives or early booking terms exist. Since none of that is verified in the provided context, treat any numbers you find elsewhere as unconfirmed until the Dunearn Green official site or the developer's official sales materials explicitly state them.

When pricing information drops, compare it the same way you would for any new condominium:

- Does the unit layout align with your routine?
- Does the price align with the size and orientation and the long-term precinct outlook?
- Are you paying for convenience, or are you paying for a story that may take years to fully materialize?

The excitement is real, but good decisions are often boring in the right way.

Dunearn Green Floor plans: what to verify beyond “pretty layouts”

Floor plans are where buyers either relax into a decision or start pulling back.

With Dunearn Green Floor plans specifically, the verified context does not confirm details. That means you should not judge based on hearsay. When official floor plans are released or previewed, you will want to pay attention to the kind of specifics that affect daily living:

- how the living and dining areas connect for both quiet evenings and when friends come over,
- whether bedrooms feel “usable” without squeezing furniture,
- and how storage is handled, since Singapore living can punish a layout that looks good in marketing but feels tight later.

A good floor plan does not just photograph well, it supports movement. Even if you are excited about Dunearn Green New Launch, your best defense against a mismatch is a careful read of the floor plan you can hold.

The broader precinct plan: what it tells you about pedestrian life

URA's conceptual plan for Bukit Timah Turf City includes planned green links and pedestrian routes through the precinct, and it marks the road corridors as key connectors.

This matters because pedestrian accessibility is not only about sidewalks. It is about how the development's “centers of gravity” emerge. Over time, where people naturally gather, where they cross, and where they walk will influence how the neighborhood feels.

If the precinct is designed for pedestrian routes and green links, residents often experience a more neighborhood-like rhythm. You step outside and you are in a walkable environment, not just a transit corridor.

That is why Dunearn Green at Dunearn Road is more than a statement of [Dunearn Green official](#) location. It is positioned at the intersection of an evolving precinct design.

What you can say confidently right now, and what you should wait to confirm

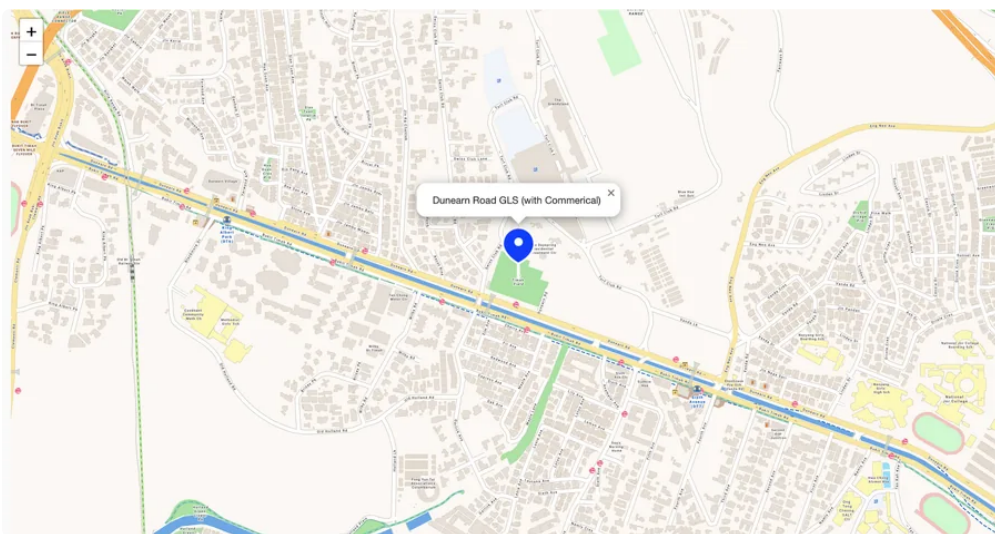
Let's keep it grounded. Based on the verified context, you can confidently say:

- Dunearn Green is an upcoming or new-launch condominium project located on Dunearn Road within Bukit Timah Turf City, District 10.
- The project is tied to Wing Tai Holdings, through a joint venture with Metro Holdings, associated with Wing Tai's site award announcement on 4 May 2026.
- Wing Tai described the site as strategically located within the upcoming Bukit Timah Turf City precinct, with an adjacent future park and extensive surrounding green network.
- URA describes the Turf City area at 700 Dunearn Road as being transformed into a new housing estate with public and private homes, integrated with greenery and future amenities.
- URA conceptual plans for Bukit Timah Turf City show green links and pedestrian routes, with Dunearn Road and Bukit Timah Road as key corridors.
- The informational project page you referenced identifies Dunearn Road, Bukit Timah Turf City as the address and says ground-floor shops will be included.

And here is what you should hold in "wait for confirmation" mode until official materials are released, especially if you are searching for Dunearn Green Brochure, Dunearn Green Pricing, or Dunearn Green Floor plans:

- Exact launch pricing and payment structure
- Definitive floor plan layouts, unit types, and stack-specific notes
- Showflat timing and specific sales launch details
- Any detailed claims about nearby facilities beyond what is officially described

This is not a delay tactic. It is just disciplined buying. When you are making a significant decision, you want clarity that comes from confirmed materials, not from guesses.



The excitement is justified, because the site is part of a bigger plan

Dunearn Green New Condo Launch at Bukit Timah is being positioned around a precinct that is actively being planned and transformed. That kind of background changes how you think about a home.

Instead of asking only, "What is next to the condo right now?" you also ask, "What is being built around it, how will people move through the area, and will the greenery network become part of everyday life?"

With Wing Tai and Metro's joint venture background, plus URA's public framing of the Turf City redevelopment and the planned green links, there is a coherent story behind the project. That coherence is exactly what fuels

buyer excitement, and it is also what makes the location analysis worth doing properly.

If you want to keep things actionable, keep checking the Dunearn Green official site and official updates for when the Dunearn Green brochure, Dunearn Green pricing details, and Dunearn Green floor plans are published. When those materials appear, compare them against your routine, not only your excitement.

And when the Dunearn Green showflat opens, pay attention to how the layout supports your day, especially when the precinct is still in motion. That is where “project background and location” becomes real living, not just a set of project claims.