HDB RESALE MARKET REPORT · WHOLE OF SINGAPORE

Monthly report: June 1992

Prepared by Samtastic Properties from HDB's published resale records. Generated 23 Nov 2026, 11:49 pm.
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June 1992 in full

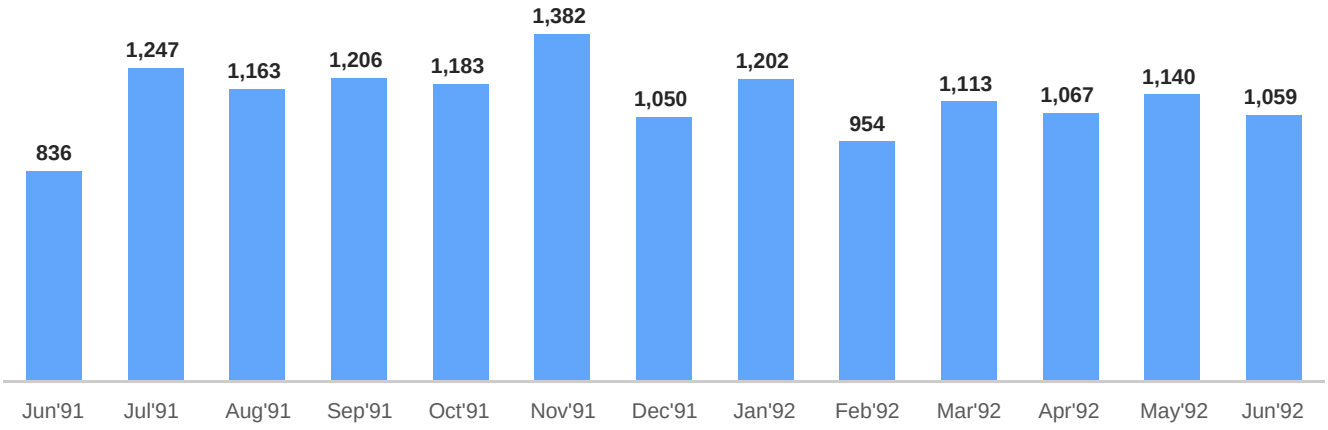
Flats sold: 1,059 Median price: $62,000 Median $psf: $73
Million-dollar flats: 0 (0.0%) Highest price: $312,500 (Bishan)

Against the month before: sales -7.1%, median price -4.6%. Against a year ago: sales +26.7%, median price +8.1%.

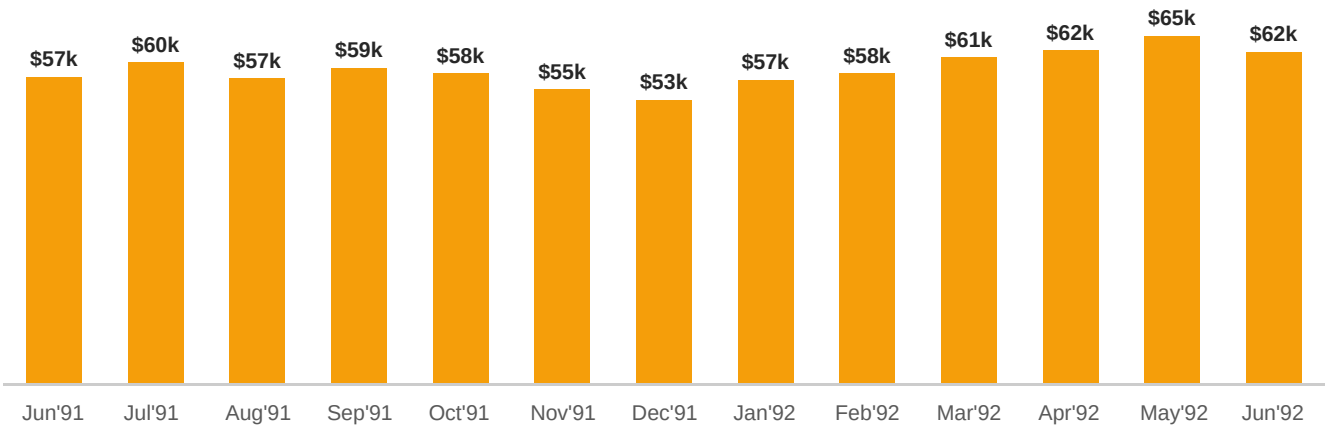
At a glance

- 1,059 HDB resale flats changed hands in June 1992, 7.1% fewer than the month before (1,140).
- Half of all flats sold for $62,000 or less (the median price), down 4.6% from the month before.
- A typical 4-room flat sold for $85,000 (288 sales), or about $81 per square foot.
- The highest price was $312,500 for an executive flat at Blk 186 Bishan St 13, Bishan.
- For a 4-room flat, the most affordable town was Woodlands (median $60,000) and the dearest was Kallang/Whampoa (median $124,000).
- The busiest town was Bedok with 143 sales.

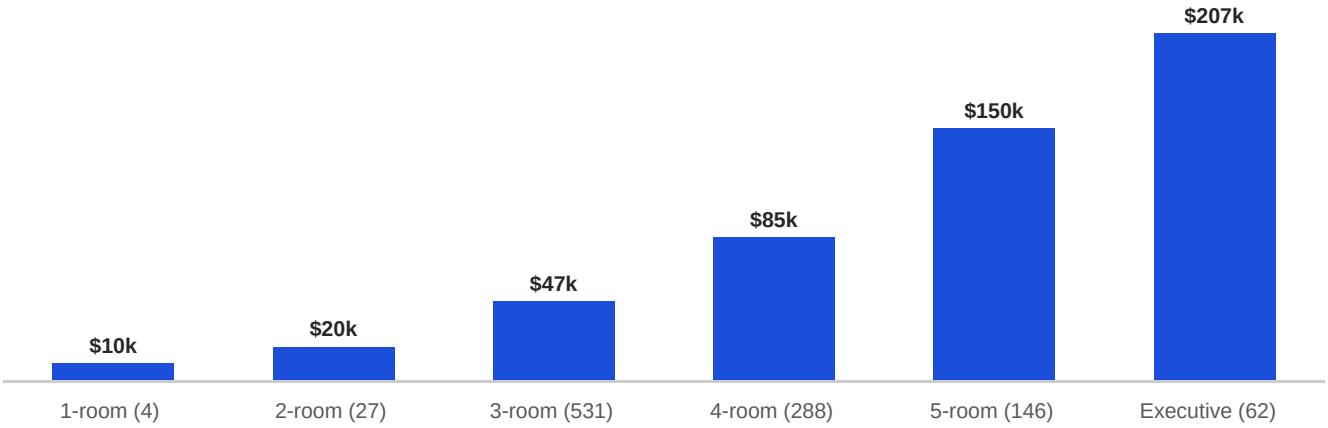
Flats sold each month, last 13 months



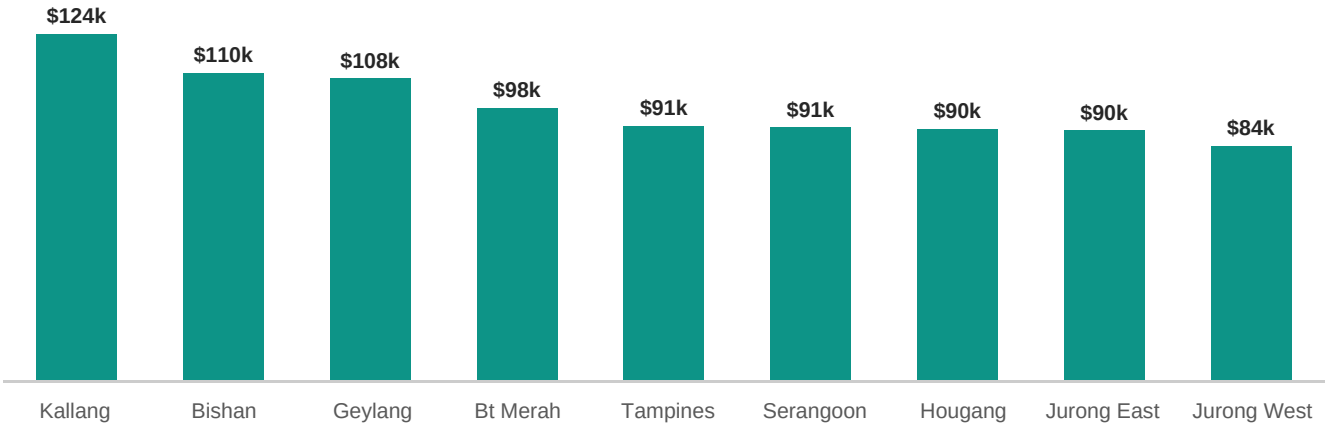
Median price each month, last 13 months



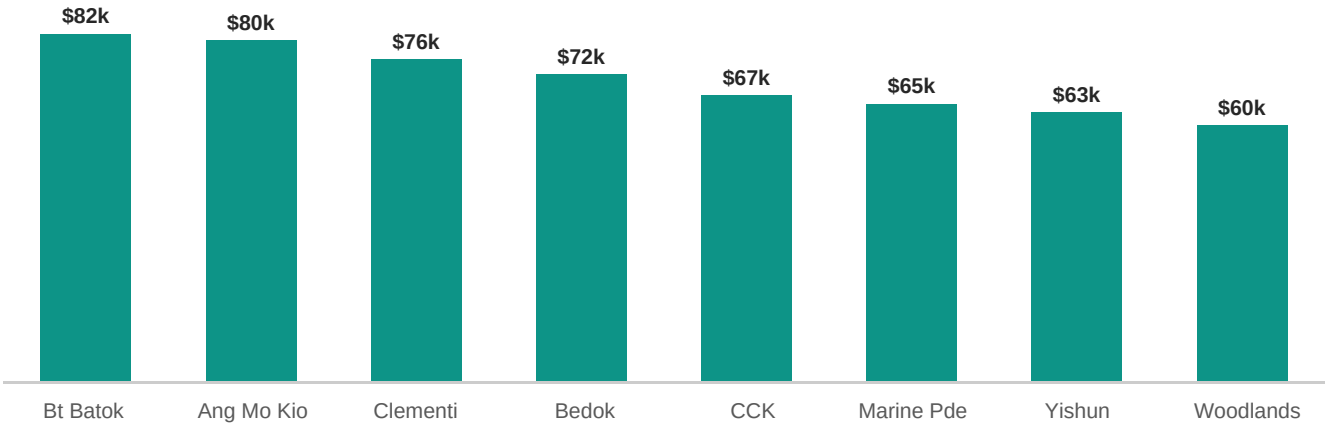
Median price by flat type (number sold), June 1992



Median 4-room price by town, dearest first



Median 4-room price by town, dearest first (continued)



Town by town, June 1992

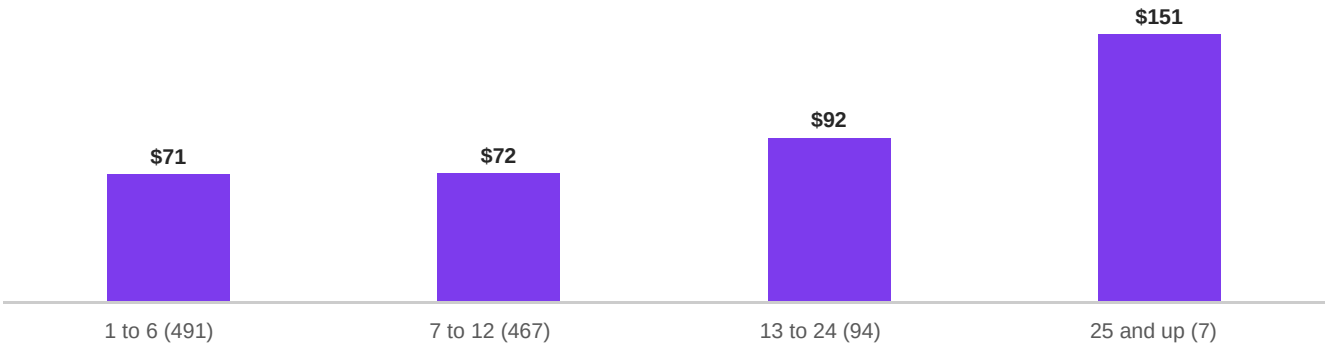
Ang Mo Kio: 87 sold - median $50,000 - 4-room median $80,000 - $65 psf
Bedok: 143 sold - median $65,000 - 4-room median $72,000 - $71 psf
Bishan: 28 sold - median $114,000 - 4-room median $110,000 - $123 psf
Bukit Batok: 59 sold - median $76,000 - 4-room median $81,500 - $80 psf
Bukit Merah: 64 sold - median $61,500 - 4-room median $97,500 - $85 psf

Bukit Panjang: 3 sold - median $93,000 - 4-room median n/a - $84 psf
Central Area: 11 sold - median $73,000 - 4-room median n/a - $97 psf
Choa Chu Kang: 7 sold - median $64,000 - 4-room median $67,000 - $65 psf
Clementi: 52 sold - median $60,000 - 4-room median $75,500 - $69 psf
Geylang: 47 sold - median $90,000 - 4-room median $108,000 - $100 psf
Hougang: 62 sold - median $91,000 - 4-room median $90,000 - $83 psf
Jurong East: 36 sold - median $70,000 - 4-room median $89,500 - $75 psf
Jurong West: 45 sold - median $50,000 - 4-room median $84,000 - $59 psf
Kallang/Whampoa: 53 sold - median $53,000 - 4-room median $124,000 - $74 psf
Marine Parade: 18 sold - median $65,000 - 4-room median $65,000 - $81 psf
Queenstown: 58 sold - median $39,620 - 4-room median n/a - $57 psf
Sengkang: 2 sold - median $42,000 - 4-room median n/a - $57 psf
Serangoon: 31 sold - median $110,000 - 4-room median $90,500 - $107 psf
Tampines: 94 sold - median $88,000 - 4-room median $91,000 - $80 psf
Toa Payoh: 60 sold - median $42,800 - 4-room median n/a - $59 psf
Woodlands: 18 sold - median $41,000 - 4-room median $60,000 - $50 psf
Yishun: 81 sold - median $62,000 - 4-room median $63,000 - $66 psf

Median $psf by remaining lease (number sold)



Median $psf by storey (number sold)



The 10 highest prices, June 1992

$312,500 Blk 186 Bishan St 13, Bishan

Executive - storey 10 to 12 - 1,572 sqft - $199 psf - 94 yrs lease left

$293,000 Blk 110 Mcnair Rd, Kallang/Whampoa

Executive - storey 01 to 03 - 1,701 sqft - $172 psf - 94 yrs lease left

$292,000 Blk 137 Bishan St 12, Bishan

MULTI GENERATION - storey 10 to 12 - 1,776 sqft - $164 psf - 94 yrs lease left

$278,000 Blk 142 Serangoon Nth Ave 1, Serangoon

Executive - storey 01 to 03 - 1,572 sqft - $177 psf - 93 yrs lease left

$272,000 Blk 317 Serangoon Ave 2, Serangoon

Executive - storey 10 to 12 - 1,679 sqft - $162 psf - 92 yrs lease left

$272,000 Blk 148 Serangoon Nth Ave 1, Serangoon

Executive - storey 01 to 03 - 1,625 sqft - $167 psf - 94 yrs lease left

$270,000 Blk 7 Kim Tian Pl, Bukit Merah

5-room - storey 25 to 27 - 1,410 sqft - $191 psf - 91 yrs lease left

$270,000 Blk 319 Serangoon Ave 2, Serangoon

Executive - storey 07 to 09 - 1,615 sqft - $167 psf - 92 yrs lease left

$262,000 Blk 125 Serangoon Nth Ave 1, Serangoon

Executive - storey 07 to 09 - 1,615 sqft - $162 psf - 93 yrs lease left

$260,000 Blk 179 Bishan St 13, Bishan

5-room - storey 16 to 18 - 1,302 sqft - $200 psf - 94 yrs lease left

The 5 most affordable 4-room flats, June 1992

$42,700 Blk 716 Yishun St 71, Yishun

4-room - storey 10 to 12 - 893 sqft - $48 psf - 94 yrs lease left

$45,000 Blk 725 Yishun St 71, Yishun

4-room - storey 01 to 03 - 958 sqft - $47 psf - 94 yrs lease left

$45,000 Blk 765 Yishun St 72, Yishun

4-room - storey 01 to 03 - 904 sqft - $50 psf - 92 yrs lease left

$46,000 Blk 840 Tampines St 82, Tampines

4-room - storey 04 to 06 - 904 sqft - $51 psf - 93 yrs lease left

$46,400 Blk 105 Woodlands St 13, Woodlands

4-room - storey 13 to 15 - 990 sqft - $47 psf - 92 yrs lease left

The 10 busiest streets, June 1992

Bedok Reservoir Rd, Bedok: 31 sales
Bedok Nth Rd, Bedok: 24 sales
Ang Mo Kio Ave 5, Ang Mo Kio: 22 sales
Ang Mo Kio Ave 10, Ang Mo Kio: 21 sales
Tampines St 21, Tampines: 21 sales
Yishun Ring Rd, Yishun: 19 sales
Ang Mo Kio Ave 3, Ang Mo Kio: 18 sales
Hougang Ave 8, Hougang: 15 sales
Bedok Nth St 3, Bedok: 14 sales
Tanglin Halt Rd, Queenstown: 12 sales

About this report

Source: HDB resale flat prices from data.gov.sg (Singapore Open Data Licence). HDB records the month a resale was registered, not the day; the daily and weekly reports list transactions on the day they were first published. Prices are before grants. The median is the middle price: half sold for more, half for less. $psf is the price divided by the floor area. Figures can change as HDB adds or corrects records. This report is information, not financial advice. You are welcome to share it.

Wondering what your own flat could sell for? Samtastic Properties - WhatsApp 89118921 - https://www.anything.sg