HDB RESALE MARKET REPORT · WHOLE OF SINGAPORE

Monthly report: February 1993

Prepared by Samtastic Properties from HDB's published resale records. Generated 23 Nov 2026, 11:33 pm.
Free to download and share. Read the live version with more charts at https://www.anything.sg/hdb-resale-report/monthly/1993-02/

February 1993 in full

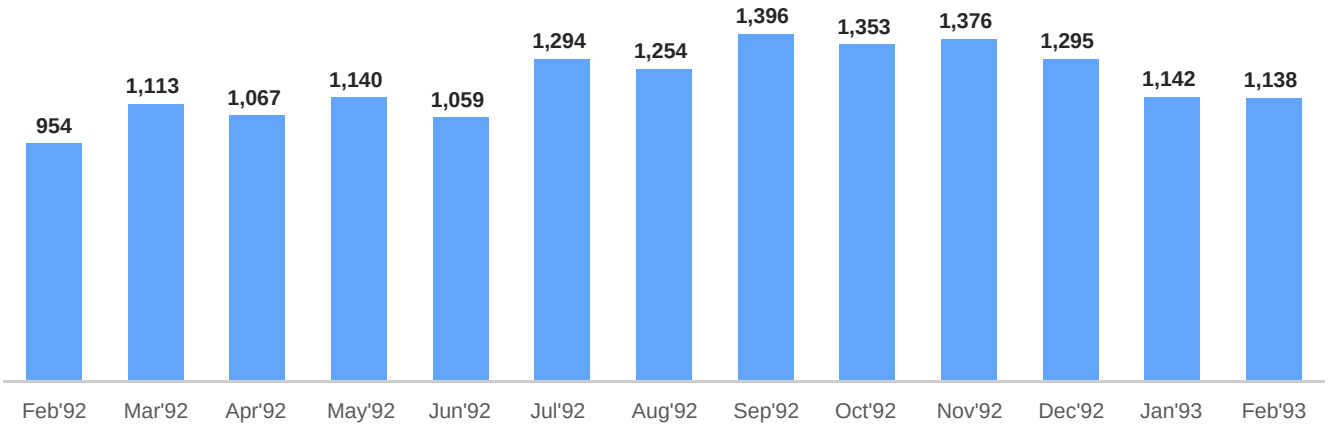
Flats sold: 1,138 Median price: $66,500 Median $psf: $79
Million-dollar flats: 0 (0.0%) Highest price: $320,000 (Geylang)

Against the month before: sales -0.4%, median price -1.8%. Against a year ago: sales +19.3%, median price +14.7%.

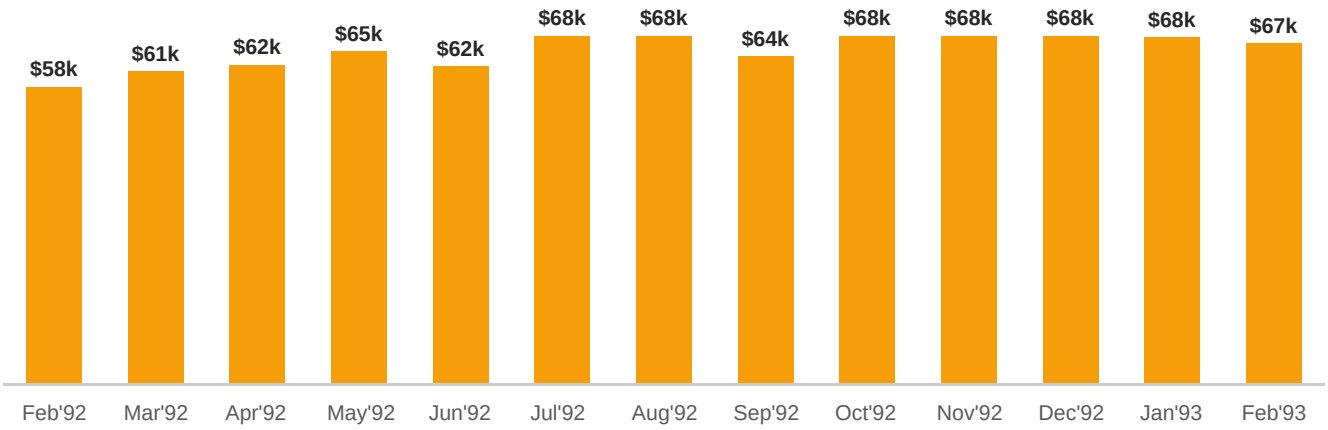
At a glance

- 1,138 HDB resale flats changed hands in February 1993, about the same as the month before (1,142).
- Half of all flats sold for $66,500 or less (the median price), down 1.8% from the month before.
- A typical 4-room flat sold for $93,000 (322 sales), or about $94 per square foot.
- The highest price was $320,000 for an executive flat at Blk 846 Sims Ave, Geylang.
- For a 4-room flat, the most affordable town was Woodlands (median $65,000) and the dearest was Central Area (median $168,500).
- The busiest town was Bedok with 153 sales.

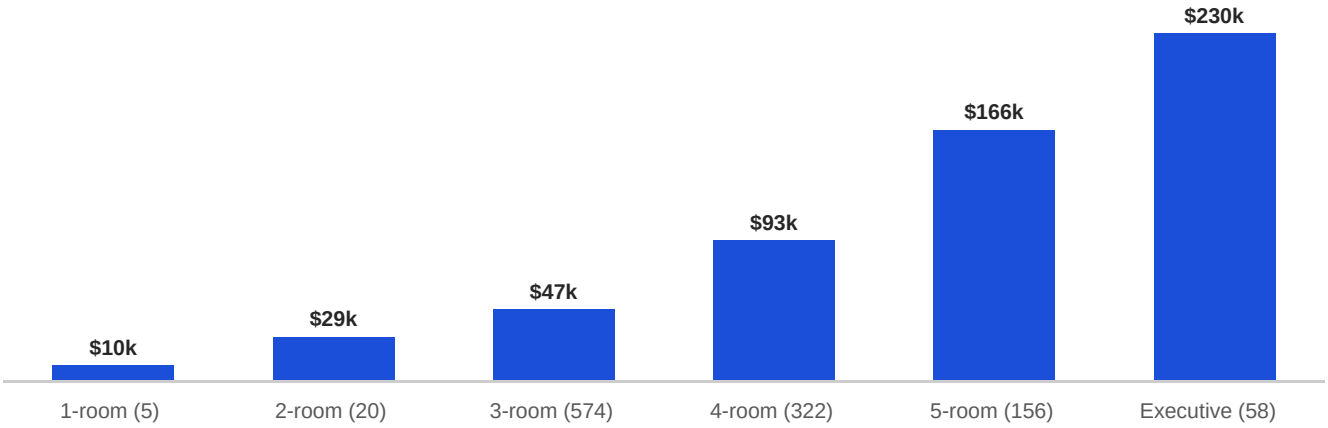
Flats sold each month, last 13 months



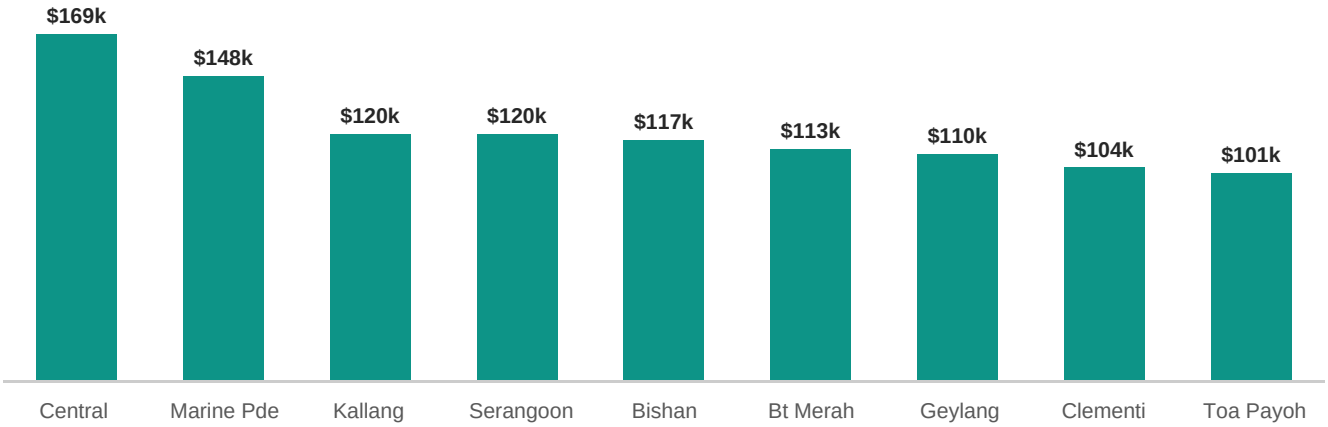
Median price each month, last 13 months



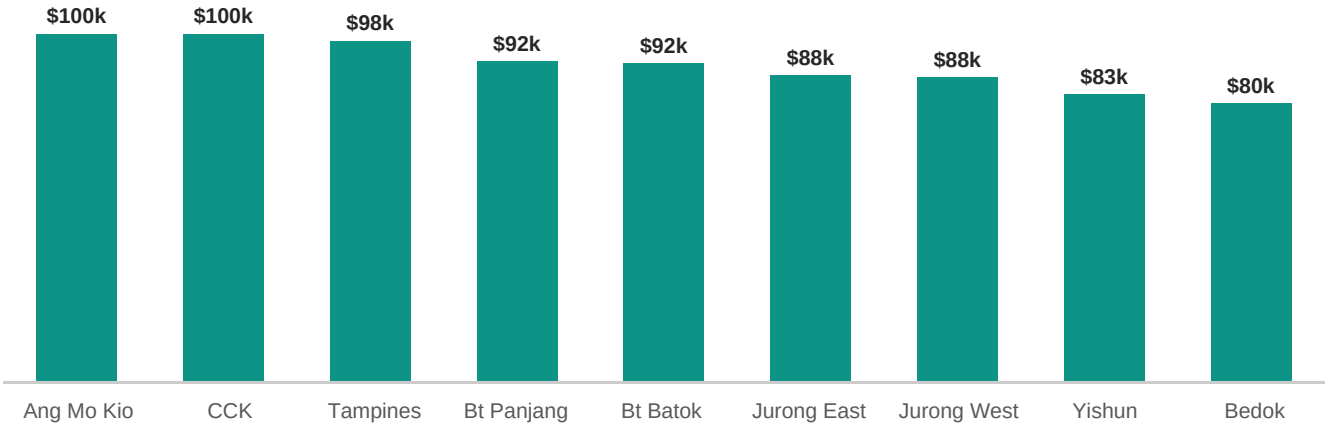
Median price by flat type (number sold), February 1993



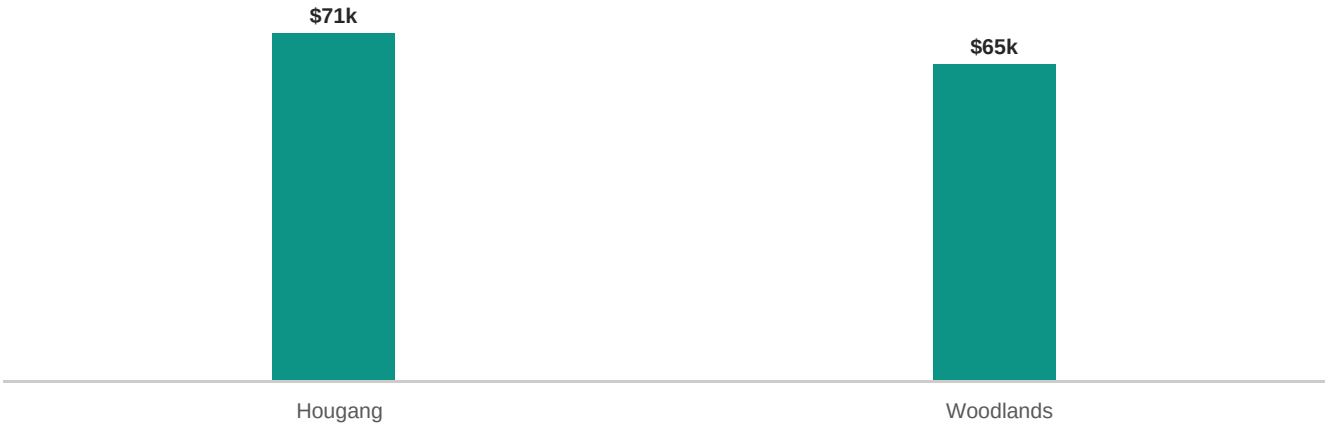
Median 4-room price by town, dearest first



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



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



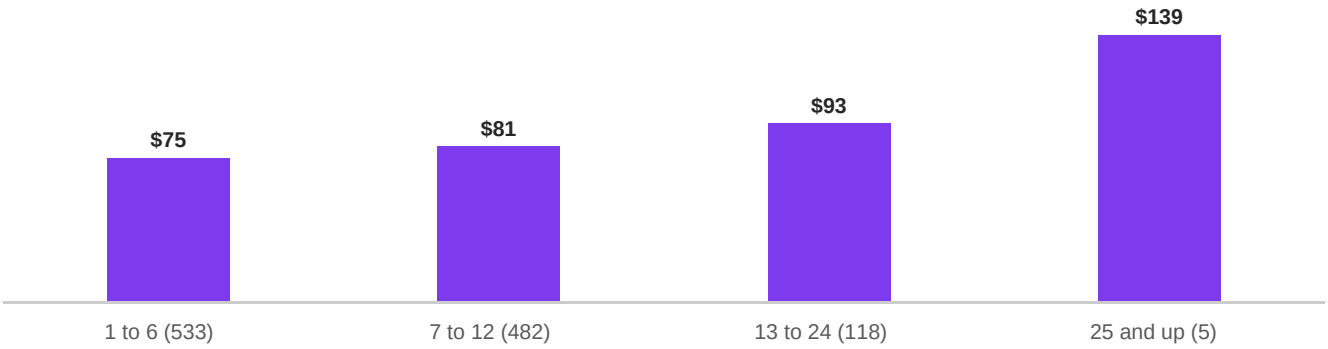
Town by town, February 1993

Ang Mo Kio: 84 sold - median $60,000 - 4-room median $100,000 - $72 psf
Bedok: 153 sold - median $70,000 - 4-room median $80,000 - $77 psf
Bishan: 30 sold - median $139,500 - 4-room median $117,000 - $136 psf
Bukit Batok: 59 sold - median $70,000 - 4-room median $91,500 - $78 psf
Bukit Merah: 59 sold - median $61,000 - 4-room median $112,500 - $88 psf
Bukit Panjang: 13 sold - median $79,000 - 4-room median $92,000 - $83 psf
Bukit Timah: 3 sold - median $65,660 - 4-room median n/a - $67 psf
Central Area: 16 sold - median $72,000 - 4-room median $168,500 - $92 psf
Choa Chu Kang: 5 sold - median $60,000 - 4-room median $100,000 - $75 psf
Clementi: 57 sold - median $62,700 - 4-room median $103,500 - $81 psf
Geylang: 55 sold - median $68,000 - 4-room median $110,000 - $82 psf
Hougang: 57 sold - median $71,000 - 4-room median $71,400 - $77 psf
Jurong East: 36 sold - median $56,000 - 4-room median $88,000 - $69 psf
Jurong West: 88 sold - median $57,000 - 4-room median $87,500 - $68 psf
Kallang/Whampoa: 45 sold - median $55,500 - 4-room median $120,000 - $83 psf
Marine Parade: 13 sold - median $158,000 - 4-room median $148,000 - $142 psf
Queenstown: 45 sold - median $45,000 - 4-room median n/a - $71 psf
Sengkang: 1 sold - median $38,000 - 4-room median n/a - $52 psf
Serangoon: 26 sold - median $90,550 - 4-room median $120,000 - $104 psf
Tampines: 109 sold - median $95,000 - 4-room median $98,000 - $89 psf
Toa Payoh: 46 sold - median $59,750 - 4-room median $101,000 - $77 psf
Woodlands: 23 sold - median $40,000 - 4-room median $65,000 - $52 psf
Yishun: 115 sold - median $70,000 - 4-room median $82,500 - $80 psf

Median $psf by remaining lease (number sold)



Median $psf by storey (number sold)



The 10 highest prices, February 1993

$320,000 Blk 846 Sims Ave, Geylang
Executive - storey 04 to 06 - 1,625 sqft - $197 psf - 91 yrs lease left

$310,000 Blk 187 Bishan St 13, Bishan
Executive - storey 01 to 03 - 1,572 sqft - $197 psf - 93 yrs lease left

$300,000 Blk 134 Bishan St 12, Bishan
Executive - storey 04 to 06 - 1,625 sqft - $185 psf - 92 yrs lease left

$280,000 Blk 144 Lor Ah Soo, Hougang
Executive - storey 04 to 06 - 1,593 sqft - $176 psf - 90 yrs lease left

$280,000 Blk 318 Serangoon Ave 2, Serangoon
Executive - storey 04 to 06 - 1,679 sqft - $167 psf - 91 yrs lease left

$278,000 Blk 666 Yishun Ave 4, Yishun
MULTI GENERATION - storey 07 to 09 - 1,927 sqft - $144 psf - 93 yrs lease left

$277,000 Blk 135 Bishan St 12, Bishan
5-room - storey 22 to 24 - 1,302 sqft - $213 psf - 93 yrs lease left

$275,000 Blk 144 Simei St 2, Tampines
Executive - storey 01 to 03 - 1,572 sqft - $175 psf - 93 yrs lease left

$265,000 Blk 615 Hougang Ave 8, Hougang
Executive - storey 07 to 09 - 1,604 sqft - $165 psf - 92 yrs lease left

$265,000 Blk 77 Marine Dr, Marine Parade
5-room - storey 22 to 24 - 1,292 sqft - $205 psf - 83 yrs lease left

The 5 most affordable 4-room flats, February 1993

$45,000 Blk 245 Yishun Ave 9, Yishun

4-room - storey 07 to 09 - 904 sqft - $50 psf - 91 yrs lease left

$47,000 Blk 751 Yishun St 72, Yishun

4-room - storey 01 to 03 - 980 sqft - $48 psf - 90 yrs lease left

$47,000 Blk 336 Bt Batok St 32, Bukit Batok

4-room - storey 10 to 12 - 904 sqft - $52 psf - 92 yrs lease left

$50,000 Blk 112 Ho Ching Rd, Jurong West

4-room - storey 01 to 03 - 1,163 sqft - $43 psf - 76 yrs lease left

$50,000 Blk 20 Teck Whye Lane, Choa Chu Kang

4-room - storey 10 to 12 - 980 sqft - $51 psf - 87 yrs lease left

The 10 busiest streets, February 1993

Yishun Ring Rd, Yishun: 30 sales
Ang Mo Kio Ave 10, Ang Mo Kio: 26 sales
Ang Mo Kio Ave 3, Ang Mo Kio: 25 sales
Bedok Nth St 3, Bedok: 25 sales
Bedok Reservoir Rd, Bedok: 25 sales
Tampines St 21, Tampines: 21 sales
Jurong West St 52, Jurong West: 19 sales
Bedok Nth Rd, Bedok: 18 sales
Boon Lay Pl, Jurong West: 15 sales
Tampines St 22, Tampines: 15 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