


Lentor Modern mall 35% pre-leased with CS Fresh supermarket, ChildFirst Pre-school as anchor tenants

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The public square in front of the Lentor Modern mall and entrance to Lentor MRT Station (Picture: GuocoLand)

GuocoLand announced two anchor tenants for its upcoming Lentor Modern retail mall. Cold Storage's upscale supermarket, CS Fresh, will take up 12,000 sq ft of space, and ChildFirst Pre-school will occupy another 10,000 sq ft of space at the mall. Together, these two anchor tenants account for 25% of the 90,000 sq ft net lettable area at the retail mall targeted to open in 2026.

Lentor Modern is the only integrated, mixed-use development in the up-and-coming Lentor Hills private residential estate, which will eventually have 5,000 dwelling units when fully developed. The retail mall at Lentor Modern will be linked directly to the Lentor MRT Station on the Thomson-East Coast Line and is within a five-minute walk of the neighbouring private condos in Lentor Hills estate via sheltered walkways.

CS Fresh will offer a wide range of premium and artisanal food products, from fresh produce to ready-to-eat and other daily necessities. Guardian beauty, personal care and pharmacy, will also open an outlet at Lentor Modern. Guardian, Cold Storage and CS

Fresh are part of the publicly listed DFI Retail Group (formerly Dairy Farm International), which is 78% owned by Jardine Matheson.

ChildFirst Pre-school offers an award-winning trilingual curriculum where children can learn English, Chinese and even Coding. All ChildFirst Pre-schools in Singapore are SPARK certified by the Early Childhood Development Agency and Healthy Pre-school accredited by the Health Promotion Board.

Omoté, the group behind the popular Umai artisanal udon bar at GuocoLand's Guoco Midtown mixed-use development, will introduce its latest F&B concepts in Lentor Modern. Medical and other services within Lentor Modern will include Pinnacle Family Clinic, Luminous Dental Clinic, as well as hair salons, NK Hairworks, and QB Premium.

Including the other tenants, the mall is 35% pre-leased. "With CS Fresh and ChildFirst as our anchor tenants, we are introducing quality options and greater lifestyle conveniences for residents of Lentor Modern as well as those from the other Lentor Hills developments and the landed enclave in the Lentor neighbourhood," comments Valerie Wong, managing director (asset management) at GuocoLand.

Lentor Modern's residential component was launched for sale in September 2022. To date, 98% of the 605 apartments have been taken up.

"With its direct connection to Lentor MRT station, coupled with GuocoLand's placemaking capabilities, Lentor Modern will be the social heart of Lentor Hills estate and play a significant role in transforming the neighbourhood into a premium private residential estate," adds Wong.

GuocoLand's latest residential development in Lentor Hills, the 533-unit Lentor Mansion, previewed on March 1 and will be officially launched on March 16. Prices at Lentor Mansion start from \$1.149 million for a two-bedroom unit to \$3.176 million for a five-bedroom unit. Lentor Mansion is jointly developed by GuocoLand and Hong Leong Holdings and is targeted to be completed by the end of 2027.