

The
BRIDGE

UNVEILING
A NEW
RETAIL
DIMENSION



The BRIDGE

Situated just 2 minutes away from Preah Sihanouk Boulevard, right in the heart of Cambodia's capital Phnom Penh, The Bridge offers discerning individuals units for shops, homes and SOHO (small office home office).

Historical buildings, entertainment options and shopping malls are all within easy access from The Bridge. Located nearby you will find the National Monument, the National Assembly Building, the Ministry Of Foreign Affairs, the Australian and Russian Embassies as well as the two main five-star hotels in Phnom Penh. The Bridge is just five minutes away from Diamond Island and is blessed with 360-degree views of Bassac River, Diamond Island and the beautiful city of Phnom Penh.



ROSE
CONDOMINIUM

EMBASSY OF THE
RUSSIAN FEDERATION

ZAMAN INTERNATIONAL
SCHOOL

AEON MALL
(PROJECT)

SOFITEL PHNOM PENH
PHOKEETHRA HOTEL

CAMBODINIA
HOTEL

IMPERIAL GARDEN
VILLA AND HOTEL

DREAM LAND

UNDERGROUND
MARKET

NAGA WORLD 1

MINISTRY OF
FOREIGN
AFFAIRS

NATIONAL
ASSEMBLY

AUSTRALIAN
EMBASSY

BALI
SCENERY
(PROJECT)

TOYOKO INN

DELA SEN FLAT
COMPOUND

KOH PICH
CITY HALL

KOH PICH
PLAYGROUND

ELITE TOWN
VILLA COMPOUND

DI RIVERIA

ELITE TOWN
GOLF CLUB

BASSAC RIVER

TONLE SAP RIVER

Preah Sihanouk Blvd

Preah Suramarith Blvd

Preah Sihanouk Blvd

Preah Norodom Blvd

Samdach Sothearos Blvd

Samdach Sisowath Blvd

NAGA WORLD 2

Samdach Sisowath Blvd

Sopheak Mongkol Rd

Koh Pich Rd

Samdach Sothearos Blvd

Preah Norodom Blvd

Elite Rd



artist impression only

The Bridge, comprises of residential and commercial spaces, offering a combination of live, work and play.

From shop units, restaurants and food court to supermarkets, banks and stores with a high four-storey central atrium spine and ample secured parking.

Shop to your heart's content at The Bridge. From sumptuous cuisine, cafes and bistros to fashion, lifestyle and beauty services, enjoy the luxury shopping experience that will satisfy your every need.



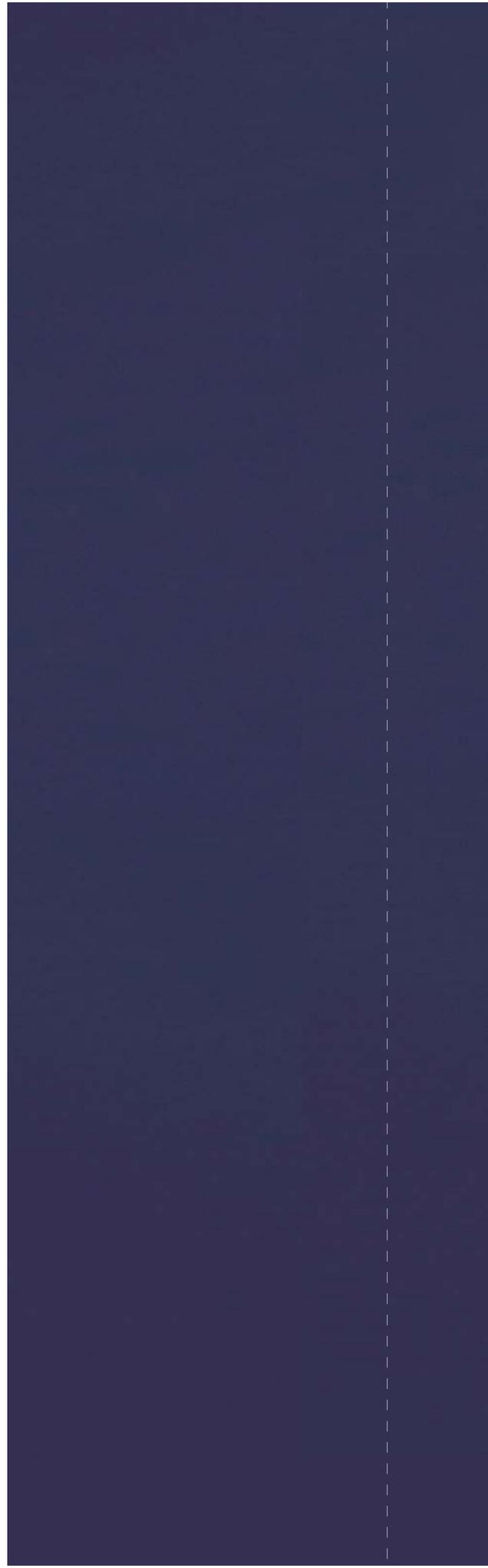








Retail therapy takes on a new dimension at The Bridge. With retail outlets spanning five levels, including 32 duplex shop houses, shoppers are sure to satisfy their every craving and their most intimate desires.

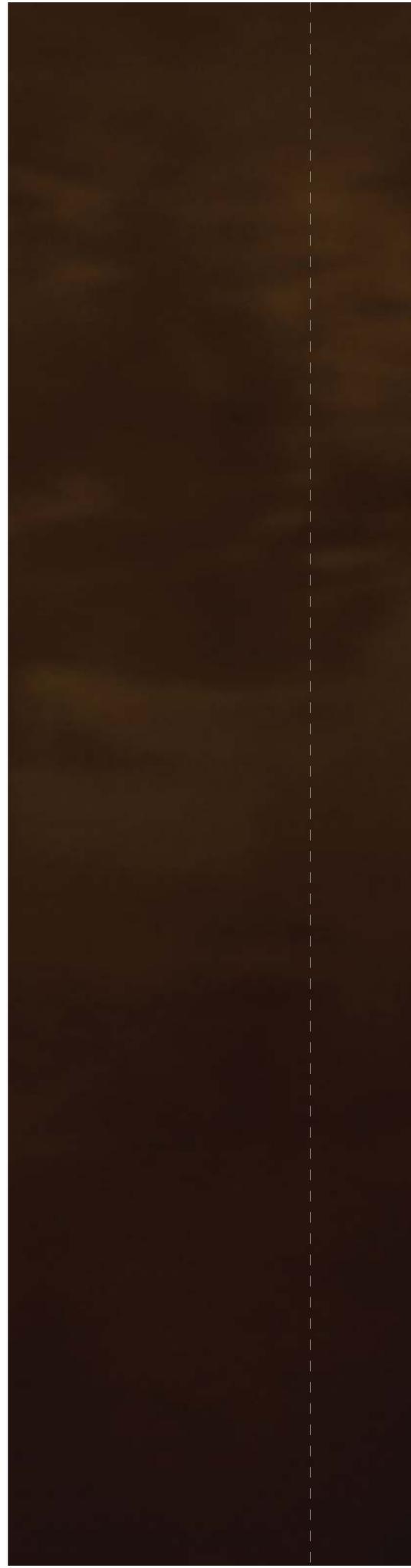


FOR
YOUR
LUXURY
LIFESTYLE





Each shop space is designed with spacious interiors to accommodate any type of business imaginable. Find the freedom to express yourself amidst fashionable surroundings that attract well-heeled shoppers who value quality products.



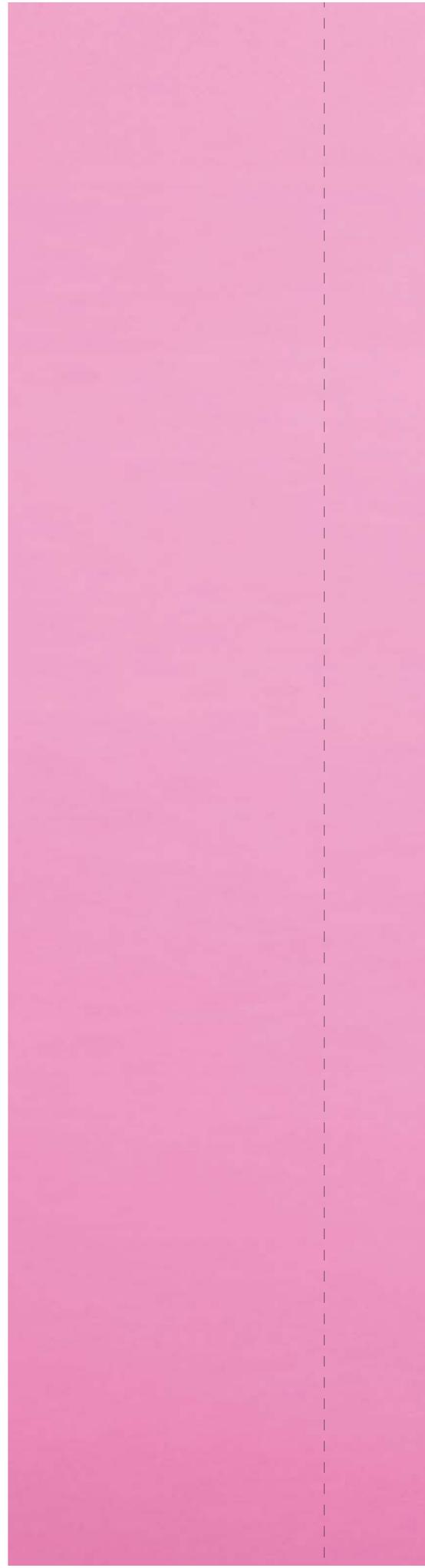
SOMETHING
SPECIAL
FOR EVERY
FACET
OF LIFE





Experience the convenience of
having a variety of quality shops
providing almost everything
under the sun.

Picking up grocery, catching up
with friends over gourmet coffee,
or give yourself an excuse to
indulge a sweet tooth.





INDULGE

IN WAYS

YOU

NEVER

IMAGINE





The Coffee

The Coffee Ferragamo

Van Cleef & Arpels





Oxley International Holdings Pte Ltd

Headquartered and listed in Singapore, Oxley Group is a lifestyle property developer specialising in the development of quality residential, commercial and industrial projects. Oxley's developments are typically located in choice areas that are easily accessible via a variety of transport modes. Most of the projects also tend to incorporate retail elements, and lifestyle features and facilities.

Since its incorporation in March 2010, Oxley has completed 20 of the 29 launched property developments in Singapore and expanded into eight overseas markets, executing successful launches of one waterfront township development in London, and two mixed-residential and commercial developments in Cambodia.

Today, the Group's presence is in Singapore, United Kingdom, Cambodia, Malaysia, People's Republic of China, Myanmar, Japan, Dublin and Indonesia with its core businesses in property development and investment.



Worldbridge Land (Cambodia) Co., Ltd.

Worldbridge Land (Cambodia) Co., Ltd. is a well-established real estate Company under the Worldbridge Group. The Company specializes in a wide range of property services such as sale and rental of all types of property, and professional property valuation. Since its establishment in May 2011, the company has grown steadily and enjoyed good success in tandem with the rising potential of the Cambodian property market.

With a high confidence in the prospects of Cambodia, the Company readily ventured into property development with a vision to transform the local property market to greater heights by introducing world-class luxury living.



Property Management

Metro Global provides clients with an unparalleled breadth and depth of expertise in the fields of asset management, hospitality services, procurement services, information technology solutions and hospitality education – with operations throughout Asia Pacific, Europe, Middle East and North America. We specialise in providing a complete range of ancillary services for hotels, serviced apartments, commercial properties, residential buildings, shopping centres and educational institutions. Our experience and dedication to offering quality services makes us the perfect global business partner for our clients, unrivalled in paving the way to creating the new standard across every facet of service delivery.

We employ more than 1,800 employees and present in 19 cities of 5 countries. Under current management 120,000 residential apartments/ villas, educational institutes, commercial buildings, shopping malls and retail shops, sports stadiums. Some of our track record includes 25 Bligh St, Sydney, 14 Rodborough Road Beacon's Business Park, Frenchs Forest, NSW (Australia), Radisson Blue Paradise Resort & Spa Sochi, Hotel Complex Hyatt Regency (Russia) and Sun and Moon Bay Project, Hainan (China).



Part of the CBRE affiliate network

Retail Consultant

CBRE Group, Inc. (NYSE:CBG), a Fortune 500 and S&P 500 company headquartered in Los Angeles, is one of the world's largest commercial real estate service firms with approximately 44,000 employees, across more than 350 offices worldwide. With an unmatched Asian network of more than 50 offices, CBRE are able to transfer market intelligence into measurable results for clients in dynamic growth markets.

CBRE Cambodia established in September 2008 has advised on the largest and most prominent retail centres in Cambodia and the CBRE retail team assembled for The Bridge brings experience advising on over 40 retail centres in Cambodia, Vietnam, Laos and Myanmar. This experience provides strategic advice for the delivery of best in class retail centres.

At the core of our commitment to The Bridge is our Delivery Model that CBRE have customized for The Bridge. Comprehensively understanding key drivers, the vision, the physical property and market trends aligned to market conditions and opportunities from retail positioning and branding to trade and tenant mix and merchandising.

Disclaimer

While reasonable care has been taken in the preparation of this brochure, the developer cannot be held responsible for any inaccuracies or omissions. The statements, information and depictions shall not be regarded or relied upon as statements or representations of facts, and are subject to such changes as may be required by the developer or the relevant authorities, and cannot form part of an offer or contract. Visual representations, digital images, models, showflat, illustrations, photographs, pictures, drawings, displays and art renderings are artist's impressions only (which serve only to give an approximate idea of the project), and cannot be regarded as representation of facts. All plans and layouts are not to scale and are subject to change/amendments as may be directed or approved by the relevant authorities or required by the architect. The floor areas indicated in the brochure are approximate measurements only and are subject to final survey. The information included in this brochure is accurate as at the time of printing and there may be changes subsequently as may be required by the architects and relevant authorities. For the avoidance of any doubt, the information herein shall not form part of the Option or Sales and Purchase Agreement governing the terms and conditions of the sale and purchase of the unit.

