

FOR IMMEDIATE RELEASE

Sime Darby Property's Fully Taken-Up Ilham Residence 3 (Stage 1) Proves that the City of Elmina is a Definite Must-Have Address

- The Lifestyle Homes are perfect for growing families who appreciate living close to nature;
- The Urban Twinhomes is City of Elmina's first single-storey living concept.

ARA DAMANSARA, 28 MARCH 2023 – Sime Darby Property Berhad (“Sime Darby Property” or “Company”) premiered two new concept homes in the City of Elmina to overwhelming response, proving yet again that the Company delivers what the market demands. All 69 Lifestyle Homes and 62 Urban Twinhomes units of Ilham Residence 3 (Stage 1) were taken-up at the early bird preview earlier this month, denoting strong interest in this final landed gated and guarded precinct within the exclusive Elmina East neighbourhood.

Sime Darby Property's Chief Marketing and Sales Officer, Datuk Lai Shu Wei said that the fantastic response is a testament to the homebuyers trust in the Sime Darby Property brand as well as in the Company's capabilities to fulfil their needs. “We are happy that our newly introduced Ilham Residence 3 products are well received showing that the City of Elmina is a definite must-have address. As a pioneering property developer, we will continue to leverage on our strategic locations to provide homes with well-curated designs, practical layouts and good amenities in excellent neighbourhoods, in line with our Purpose to be a Value Multiplier for People, Businesses, Economies, and the Planet,” he added.

The two-storey 20' x 70' Lifestyle Homes have four bedrooms and four bathrooms and built-ups starting from 1,944 sq. ft. Priced from RM901,888, these are perfect for growing families looking for larger living spaces whereby the kitchen, living and dining area are connected as one large area, allowing buyers greater flexibility in planning their lifestyle needs.

Other distinctive features include skylight roofs which enhance the overall ambience by allowing natural sunlight and promote better comfort. The enclosed inner courtyard offers a flexible area for indoor planting while the private backyard garden encourages residents to practise the 'garden to table' living concept by growing their own produce.

The all-new 36' x 70' Urban Twinhomes introduces a single-floor living concept to provide greater mobility, visibility and convenience to homeowners. With built-ups from 1,150 sq. ft. and price

starting from RM582,888, the Urban Twinhomes was an instant hit among homebuyers. Featuring three bedrooms and two bathrooms, as well as a distinctive brick wall at the front façade for privacy and noise reduction, the ground floor unit boasts dual courtyard features that attract natural light and promote a greener lifestyle, while the upper floor unit has a balcony for improved ventilation and connection to the outdoors.

Residents of Ilham Residence 3 will get to enjoy over 20 curated facilities designed for all generations including a unique barnhouse inspired playground, multi-purpose hall and balanced fitness and wellness facilities such as a tai chi lawn and reflexology path. Residents can also unplug from the hectic city life and reconnect with nature by jogging or cycling along the Elmina Twin Lakes and Elmina Wildlife Park.

For added peace of mind, Ilham Residence 3 comes equipped with comprehensive security systems with round-the-clock monitoring, as well as Signature Fittings such as an integrated parcel and letter box, weatherproof power outlets and one-year free high-speed internet. To encourage sustainable living, each home comes with solar PV panels (2kW) that serve to reduce carbon footprint and improve electrical savings.

Getting to Ilham Residence 3 is easy via the Guthrie Corridor Expressway (GCE), Damansara-Shah Alam Highway (DASH), Kuala Lumpur-Kuala Selangor Expressway (LATAR), New Klang Valley Expressway (NKVE) and North-South Expressway (NSE). The development is also near to the Subang Airport, several educational and medical facilities, as well as the recently completed neighbourhood commercial centre, TEMU. For those who missed out on Stage 1 units, Stage 2 of Ilham Residence 3 is open for bookings.

For more information visit www.simedarbyproperty.com/city-of-elmina/ilham-residence-3/.

-END OF PRESS RELEASE-

About Sime Darby Property Berhad

Sime Darby Property is a leading property developer with 50 years of experience in building sustainable communities. With 25 active townships and developments under its belt, Sime Darby Property has a wide reach encompassing assets and operations across the country. It marked its presence in the United Kingdom as part of a Malaysian consortium that developed the iconic Battersea Power Station in Central London.

As a responsible corporate player, Sime Darby Property and its philanthropic arm, Yayasan Sime Darby ("YSD") actively implement various social welfare initiatives to assist underprivileged communities living within and nearby its townships. A multi-award-winning property group with numerous international and local accolades, Sime Darby Property is a constituent of the MSCI ACWI Small Cap Index with MSCI ESG Rating of BBB and is rated by the Carbon Disclosure Project.

Sime Darby Property is honoured to be recognised with numerous real estate industry awards throughout the years. In 2022, the Group remains a top property developer in 'The Edge Malaysia's Top Property Developers Awards', achieving the feat for the eleventh year running. The Group is also a consistent recipient of the 'BCI Asia Awards' for 'Top 10 Developers (Malaysia)' and was accorded a Platinum ranking in the Property Development category for Putra Brand Awards 2022, as well as named Top 10 in the 'Top-of-The-Chart (RM1 billion and above)' category under FIABCI-Malaysia and Star Media Group's 'Malaysia Developer Awards 2022'.

For more information, log on to www.simedarbyproperty.com

Media Contact: Adela Megan Willy | +6017-604 5562 | adela.megan@simedarbyproperty.com

For General Enquiries please e-mail group.communications@simedarbyproperty.com