

Sime Darby Property Marks Topping-Off for Kanopi Residences, First High Rise at Elmina City Centre

- Kanopi Residences achieves structural completion, marking a milestone for Sime Darby Property's first high-rise residential development at Elmina City Centre.
- The 499-unit freehold development has achieved a 90% take-up rate since its Q4 2024 launch and is scheduled for completion in Q3 2027.

ARA DAMANSARA, 12 August 2026 – Sime Darby Property Berhad (“Sime Darby Property” or the “Group”) marked the topping-off for Kanopi Residences, the Group's first high-rise residential development within the 350-acre Elmina City Centre, which forms part of the 6,500-acre City of Elmina masterplan. The ceremony, held at its project site on Persiaran Garcinia just down the road from Elmina Lakeside Mall, celebrated the structure reaching its maximum height, bringing the development one step closer to its Q3 2027 completion target.

With a gross development value (“GDV”) of RM299 million, the 36-storey development marks the next phase in the evolution of City of Elmina. Comprising 499 units, Kanopi Residences offers flexible, open-plan layouts ranging from 550 to 1,200 square feet, catering to young professionals, first-time homebuyers, and starter families. Kanopi Residences strengthens Sime Darby Property's strategic efforts to expand the township's residential offerings, and to drive the economic vibrancy of Elmina City Centre.

Sime Darby Property's Chief Operating Officer of Township Development, Appollo Leong, shared, “This achievement is a direct reflection of the hard work of everyone involved, from our consultants and contractors to the project teams whose dedication and collaboration have enabled us to reach this important milestone safely and on schedule. More importantly, it reflects Sime Darby Property's commitment to delivering quality developments on schedule while fulfilling the trust our buyers have placed in us.”

He added, “As Elmina City Centre continues to grow, Kanopi Residences reflects our vision of creating a 15-minute city, with an integrated urban environment where everyday living amenities such as commercial conveniences, schools, parks, accessibility networks are just 15-minute walk or cycle away. At Kanopi Residences, people can live, work and connect within

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a well-planned township, aligning with our Purpose of Driving Real Estate as a Value Multiplier for the People, Businesses, Economies and the Planet.”

Inspired by the neighbouring Bukit Cherakah Forest Reserve, Kanopi Residences is designed around an afforestation living concept that integrates nature. The development features more than 35 wellness-themed facilities, including Co-Working in the Sky, Lounge in the Sky and Fitness in the Sky, complemented by recreational and community facilities on Level 7.

Residents will also benefit from seamless connectivity to the Guthrie Corridor Expressway and Damansara–Shah Alam Elevated Expressway (“DASH”), with Elmina Lakeside Mall located approximately 300 metres from the development – placing everyday retail, dining and grocery options within easy reach. The 300-acre Elmina Central Park is also within walking distance, comprising dedicated urban, community, arts and cultural, wildlife, forest and sports parks, all connected by a five-kilometre biodiversity corridor.

Kanopi Residences is close to a range of national and international schools at both primary and secondary level, including Sekolah Kebangsaan Denai Alam, Sekolah Kebangsaan Bukit Subang, Sekolah Jenis Kebangsaan (T) Ladang Rasak, Sekolah Jenis Kebangsaan (C) Regent Elmina and Sekolah Menengah Akademik Chong Hwa, with several other international schools a short drive away. The walkability and seamless connectivity that bind these amenities together are what truly elevate the living experience at City of Elmina.

Since its launch in Q4 2024, Kanopi Residences has recorded a take-up of 90%, demonstrating encouraging market response within Elmina City Centre. The project has also attracted industry recognition, having received a Gold Award in the Best Lifestyle High-Rise Development category at the PropertyGuru Asia Property Awards Malaysia 2025, honouring its design approach and residential proposition.

Upon completion, Kanopi Residences will add to the residential offering at Elmina City Centre, further supporting Sime Darby Property’s vision of building sustainable, thriving communities. For more information on Kanopi Residences, please visit <https://www.simedarbyproperty.com/city-of-elmina/elmina-city-centre/kanopi-residences/>.

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About Sime Darby Property Berhad

With over 50 years of experience, Sime Darby Property has evolved from a trusted developer of master-planned communities into a forward-looking real estate company, shaping sustainable ecosystems that support the way people live, work, and thrive. The company has long set the benchmark for quality, innovation and sustainability, delivering residential, integrated and highrise developments across its 28 townships and developments throughout Malaysia.

Its core business is anchored in two segments: Property Development, which remains a market leader in township and integrated developments, and Investment & Asset Management, focused on driving long-term value creation through strategic asset ownership and management.

In line with its SHIFT32 strategy, Sime Darby Property is accelerating its transition from a pure-play property developer to a diversified real estate company, with a growing focus on recurring income streams. The company continues to lead the industrial and logistics segment through key developments such as Elmina Business Park, Bandar Bukit Raja, and Hamilton Nilai City, and is the first public-listed property developer in Malaysia to establish development funds in this sector.

As A Force For Good, the company has pledged to achieve Net Zero carbon emissions by 2050, referencing the Science Based Targets initiative (SBTi) to limit global temperature rise to 1.5°C. A strong advocate of ESG, Sime Darby Property is a constituent of the MSCI ACWI Small Cap Index with an MSCI ESG Rating of BBB, is assessed by the CDP (Carbon Disclosure Project), and is included in both the FTSE4Good Bursa Malaysia Index and the FTSE4Good Bursa Malaysia Shariah Index, affirming its commitment to strong ESG practices. Through its philanthropic arm, Yayasan Sime Darby, the company continues to deliver meaningful and lasting social impacts across the communities it serves.

Sime Darby Property has received numerous accolades, including being recognised as Malaysia's number one property developer at The Edge Malaysia's Top Property Developers Awards in 2024 and 2025. Other notable achievements include top honours at The Edge Malaysia Best Managed & Sustainable Property Awards 2025, wins at the FIABCI World Prix d'Excellence Awards, StarProperty Awards, Malaysia Developer Awards, Putra Brand Awards, PropertyGuru Asia Awards Malaysia, as well as its inclusion in the Fortune Southeast Asia 500 list for 2026 for the third consecutive year, reflecting its continued leadership in the industry.

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