

## **Mitsubishi Jisho Residence announces participation in The Gems Project in Kuala Lumpur, Malaysia**

Mitsubishi Jisho Residence Co., Ltd. announced on January 25, 2017, its participation in The Gems residential development project. This is being undertaken in a suburb of Kuala Lumpur, Malaysia by Pine Properties Sdn Bhd (“PPSB”), a subsidiary of IOI Properties Group Berhad, one of Malaysia’s leading property developers. Mitsubishi Jisho Residence acquired shares in the project company to participate in the project, and PPSB has a 55% stake in the project while Mitsubishi Jisho Residence has a 45% stake.

The project involves the phased development of eight residential buildings ranging in height between 12 and 34 floors on a site of approximately 40,000 m<sup>2</sup>. The project will provide a total of 676 residential units.

The project is adjacent to Putrajaya, an area which has been under development as a national priority since the 1990s. The property is located within the IOI Resort City, where IOIPG developed commercial, office, residential and leisure and hospitality facilities more than 30 years ago. The majority of government agencies, including all sections of the Prime Minister's residence, have already relocated to Putrajaya, and Putrajaya is expected to grow as the new federal administrative capital of Malaysia. Consequently, housing demand is also strong, and the population is expected to increase fourfold to 300,000 in 20 years from now.

Malaysia continues to record stable economic growth, with GDP growth of around 4.5%, and Mitsubishi Jisho Residence plans to continue capturing business opportunities in the future. Mitsubishi Jisho Residence aims to expand its real estate business globally by actively focusing on business not only in Malaysia but in the fast-growing Southeast Asia region.



Artist's rendition of The Gems

■ Outline

Name of Property: The Gems

Location: Inside IOI Resort City, Selangor, Malaysia

Site Area: Approximately 40,000m<sup>2</sup>

Building Size: 8 buildings ranging in height between 12 and 34 floors

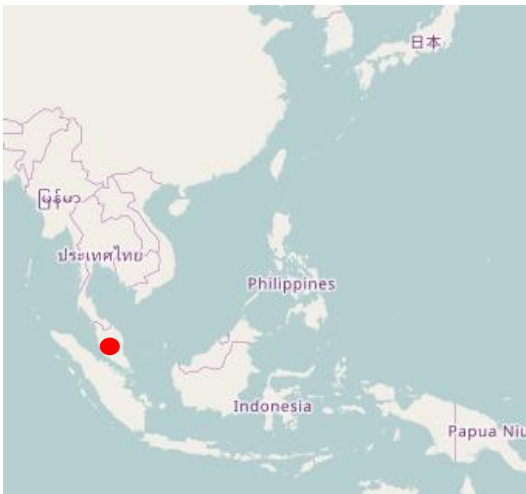
Total Number of Units: 676 units (planned)

Layout: 3BR, 4BR

Occupied Area: Approximately 110m<sup>2</sup> - 160m<sup>2</sup> (planned)

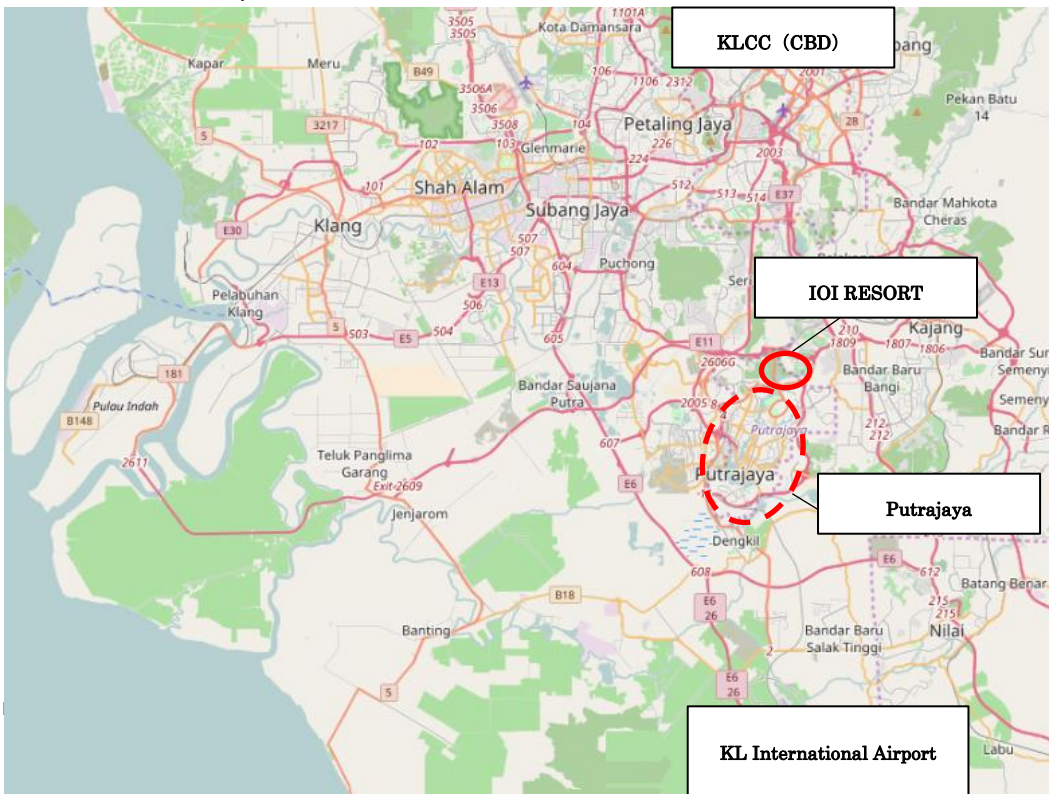
Schedule:	May 2017	Planned start of construction of foundations and lower levels
	March 2019	Planned start of sales

■ Large-scale Map

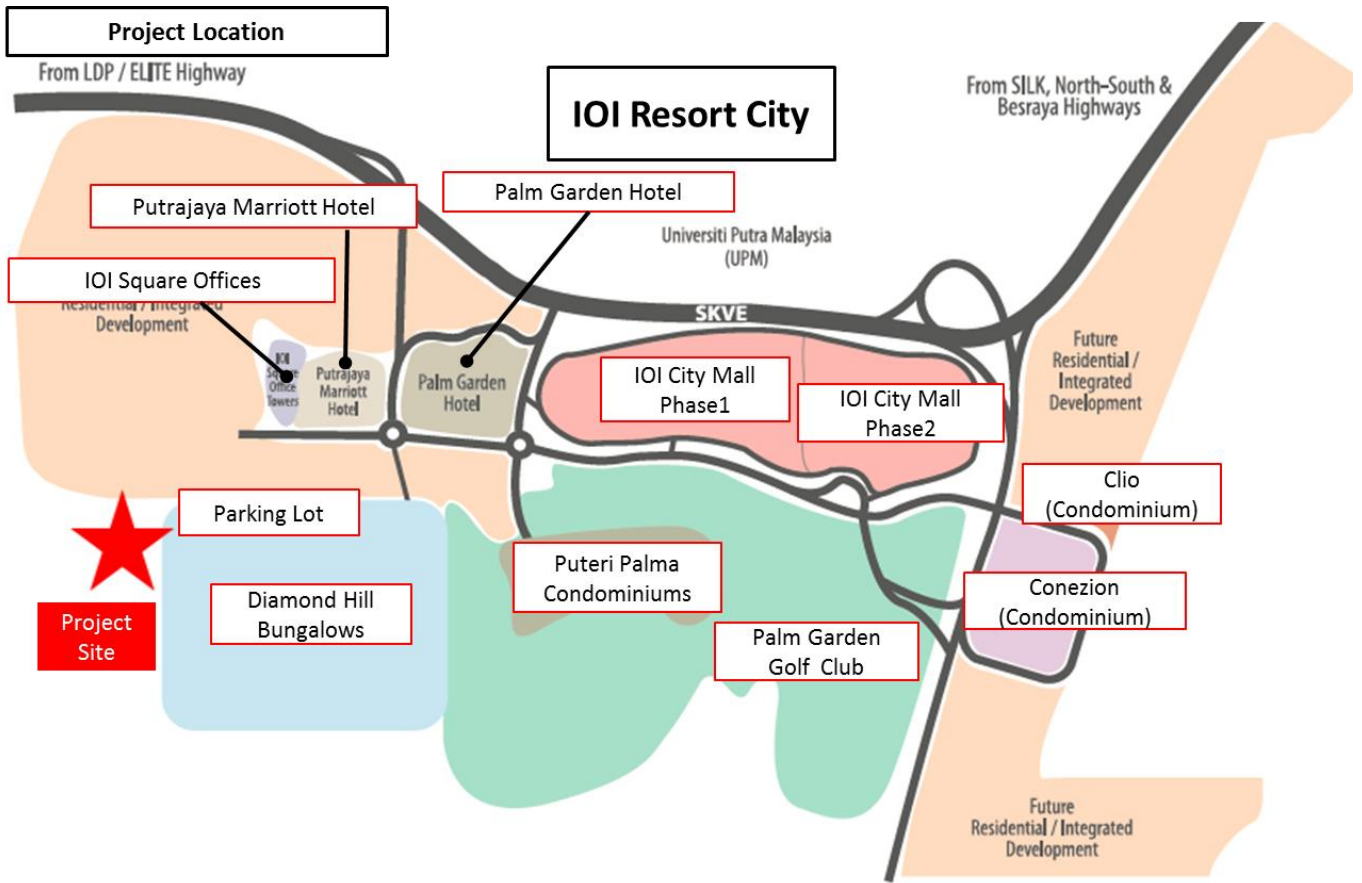


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■ Medium-scale Map



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■ Artist's Rendition of Completed Development







## **IOI PROPERTIES**

### ■ About IOI Properties Group Berhad

Spanning more than three decades in the property development industry, IOI Properties Group Berhad (“IOIPG”) is one of the leading public-listed property developers in Malaysia. Over the years, it has successfully developed sustainable townships and commercial enclaves in sought-after regions of Klang Valley such as IOI Resort City, Bandar Puteri Puchong, 16 Sierra and Bandar Puteri Bangi; and established a strong presence in Penang (northern region) as well as Johor in the southern region of Malaysia. In the international scene, IOIPG has achieved notable success in Singapore and the People’s Republic of China.

Apart from being an award-winning top property developer, IOIPG is also known for being one of the few integrated property developers that builds and manages its investment properties such as hotels, golf courses, shopping malls and office buildings. To date, IOIPG has five hotels and two golf courses under its wings namely Putrajaya Marriott Hotel, Palm Garden Hotel, Four Points by Sheraton Puchong, JW Marriott Hotel Singapore South Beach and its latest addition to its hotel collection, the Le Meridien Putrajaya; as well as Palm Garden Golf Club in IOI Resort City and Palm Villa Golf and Country Resort in Johor. Meanwhile, the Group’s investment assets include an award-winning IOI City Mall – the largest shopping mall in Southern Klang Valley, IOI Mall Puchong and IOI Mall Kulai; retail complexes and purpose-built office buildings.