

Logistics warehouse development project in Northern Vietnam “Sembcorp Logistics Park (Hai Duong)” was completed on the 24th of April 2022

Hankyu Hanshin Properties Corp. (Head office: Kita-ku, Osaka; President: Morotomi Ryuichi) and CRE Inc. (Head office: Minato-ku, Tokyo; President: Kameyama Tadahide), jointly with Sembcorp Development Ltd.(SCD)* of Singapore are carrying out the development and operation of logistics centers in Northern Vietnam under the joint-venture company Sembcorp Infra Services Pte. Ltd. (SIS).

We are proud to announce that **“Sembcorp Logistics Park (Hai Duong)”**, located in VSIP Hai Duong Industrial Park was completed on 24 April 2022.



A photo of the entire

The completion of this project marks the fourth logistics center being owned and managed by SIS, in addition to the three warehouse assets located in VSIP Hai Phong Integrated Township and Industrial Park. Upon completion of this project, the total net leasable area amounts to approximately 56,000 m².

*The Company is an indirect subsidiary of Temasek Holdings, an international investment company owned by the Singaporean Government, SCD has 30 years of experience in the field of industrial park and township development in Asia. As for Temasek Holdings, it invests in a wide range of businesses such as finance, telecommunications, media, technology, transportation, real estate, energy, and resources.

◆Project Overview

【Project Name】 Sembcorp Logistics Park (Hai Duong)

【Site Area】 Approx. 28,200m²

【Building Structure】 Single-storey

【Net Leasable Area】 Approx. 13,200m²

【Commencement Date】 10 September 2021

【Completion Date】 24 April 2022

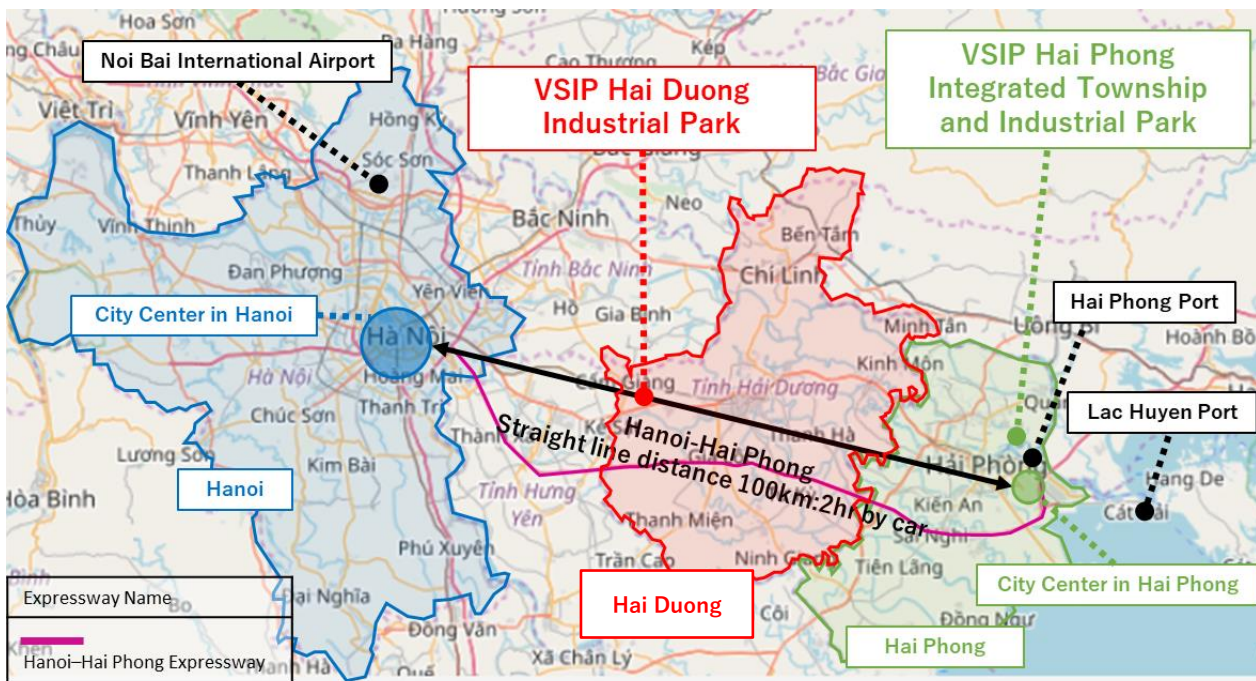
【Features】

- Highly versatile specifications such as effective internal warehouse height of 9m, floor load of 2.0t/m², power capacity of 200KVA per warehouse unit.
- A total of 6 warehouse units, with each having GFA of approximately 2,200 m².
- Availability of dock levelers that can bridge the gap between the floor of the warehouse and the truck bed.
- For environmental consideration, LED lighting is being used in the entire warehouse. The warehouse is certified under “LOTUS”, the green building rating systems, developed by Vietnam Green Building Council.
- CCTV cameras are installed as a security measure.

◆Location of the Project

VSIP Hai Duong Industrial Park, which is developed with the support of Vietnamese and Singaporean governments, is highly praised for its well-developed infrastructure, high-quality customer services etc.

In addition, it is located along the major highway linking the capital city Hanoi, and Hai Phong, the largest seaport city in Northern Vietnam. With the excellent access to both cities, the Industrial Park has strong advantage to serve as a wide-area logistics hub.



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◆Completed Properties List

Property Name	Location	Net Leasable Area	Building Structure	Completion Date
Sembcorp Logistics Park A (Hai Phong) Block 1	Hai Phong City, Vietnam	Approx. 15,000 m ²	Single-storey building	July 2015
Sembcorp Logistics Park A (Hai Phong) Block 2	Hai Phong City, Vietnam	Approx. 14,300 m ²	Single-storey building	September 2017
Sembcorp Logistics Park B (Hai Phong)	Hai Phong City, Vietnam	Approx. 13,200 m ²	Single-storey building	April 2020

◆Hankyu Hanshin Properties Corp. Outline

- 【Company Name】 Hankyu Hanshin Properties Corp.
- 【Head Office】 Hankyu Terminal Building, 1-1-4, Shibata, Kita-ku, Osaka 530-0012, Japan
- 【Representative】 Morotomi Ryuichi
- 【Paid-in Capital】 12.4 billion Japanese yen
- 【Revenue】 86.9 billion Japanese yen (as of end of March 2021)
- 【Lines of Business】 Leasing of office and commercial facilities, real estate development, area management, real estate funds, sales of condominium · landed properties · residential land lots, brokerage, refurbishment, rental management, land use optimization and others
- 【Number of Employees】 Approx. 870 (as of 31 March 2022)

◆CRE, Inc. Outline

- 【Company Name】 CRE, Inc.
- 【Head Office】 Toranomon Twin Bldg., East Tower 19F, 2-10-1, Toranomon, Minato-ku, Tokyo 105-0001, Japan
- 【Representative】 Kameyama Tadahide
- 【Paid-in Capital】 5.2 billion Japanese yen
- 【Revenue】 47.5 billion Japanese yen on a consolidated basis (as of July 2021)
- 【Lines of Business】 Logistics facility leasing, property management, development, intermediation and investment advice
- 【Number of Employees】 319 on a consolidated basis (as of 31 January 2022)

◆Sembcorp Development Ltd. Outline

- 【Company Name】 Sembcorp Development Ltd.
- 【Head Office】 30 Hill Street #03-01 Singapore 179360
- 【Representative】 Teo Ban Seng
- 【Paid-in Capital】 319.5 million SG dollars (approx. 25.6 billion Japanese yen)
- 【Lines of Business】 Urban Development
- 【Number of Employees】 57 (as of 31 Dec 2021)

◆Sembcorp Infra Services Pte. Ltd. Outline

- 【Company Name】 Sembcorp Infra Services Pte. Ltd.
- 【Head Office】 30 Hill Street #03-01 Singapore 179360
- 【Representative】 Teo Ban Seng
- 【Paid-in Capital】 25.3 million US dollars(approx. 2.7 billion Japanese yen)
- 【Lines of Business】 Investment in logistics real estate business

*News Releases written in Japanese are treated as official releases.