

## **PRESS RELEASE**

### **FOR IMMEDIATE RELEASE**

**Final**

## **New Ascendas Plaza, a prime office/retail complex, launched in Xujiahui, Shanghai**

**- *offers customers a wider choice of business space in China***

1. **Shanghai, 28 April 2004** – Leading business space provider, Ascendas Pte Ltd launched today its first commercial building in China, the newly-completed Ascendas Plaza located in Xujiahui, one of Shanghai's most vibrant business districts.
2. The 30-storey Grade A office tower with a five-storey retail podium was acquired by Ascendas in January this year, marking Ascendas' venture into the office market in China. The office-cum-retail space totals over 59,000 sq metres of gross floor area, supported by two levels of underground car parking lots. Aside from its excellent location, Ascendas Plaza offers office tenants large efficient floor plates and panoramic views of Shanghai. In addition, the development has a centrally-monitored building automation system and is broadband enabled with wireless capability.
3. Such commercial acquisitions form an important component of Ascendas' strategy to offer customers a wider choice of business space across China and other markets in Asia. Ms Chong Siak Ching, Group President & CEO of Ascendas Pte Ltd, said: "Ascendas Plaza provides an excellent opportunity for Singapore companies as well as Ascendas' existing customers in and outside China to secure prime space in Shanghai.
4. "Companies can use Ascendas Plaza as a springboard to position themselves in China's most important business capital and outwards to the wider China market. Businesses in the education and information technology (IT) fields will especially find the location most ideal, Xujiahui being China's leading hub for education and e-businesses.

5. Ms Chong noted that Ascendas Plaza's location in Xujiahui, one of Shanghai's three Central Business District (CBD) areas, would enable tenants to ride on the rapid growth of China, particularly Shanghai which is poised for exciting global events such as hosting the World Expo in 2010.
6. The Ascendas Plaza complex was just completed this month and has signed up several tenants, including a unit of insurance leader AXA Assurance of France.
7. With this latest building, Ascendas now offers its customers a choice of ready-built and built-to-suit business space in 6 cities in China – Shanghai, Suzhou, Beijing, Shenzhen, Hangzhou and Shenyang, with plans to open up in several new locations like Dalian soon.

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For further information, please contact:

**Singapore:**

Melanie Wong (Ms)  
Corporate & Marketing Communications  
Ascendas Pte Ltd  
Tel: (65) 6774 9877  
Hp : (65) 9789 1541  
Fax: (65) 6774 9852  
Email: [melanie.wong@ascendas.com](mailto:melanie.wong@ascendas.com)

**China:**

Yu Zhi Feng (Mr)  
Corporate & Marketing Communications  
Ascendas China  
Tel: +8621 5878 2323 ext 302  
Fax: +8621 5878 2525  
Email: [zhifeng@ascendas.com.cn](mailto:zhifeng@ascendas.com.cn)

## About Ascendas

Ascendas is Asia's leading provider of total business space solutions with real estate investments across 11 countries in the Asia Pacific including Singapore, China, India, South Korea and Australia. Our solutions include developing, managing and marketing industrial space (manufacturing, logistics and distribution centres), suburban business space (business parks, science parks and high-tech facilities) and urban office space. E-infrastructure is bundled into our value-added offerings.

Backed by a strong team of over 300 professionals, Ascendas has business environments spread over nearly 2 million square metres in the Asia Pacific. Its international clientele of some 1,000 customers include Fortune 500 corporations, multinational corporations, leading local enterprises and research organisations. Ascendas has 9 offices in the region including Singapore, China, India, the Philippines and Japan.

Our portfolio of investments include:

<b>Singapore</b>
Singapore Science Parks I, II & III
Kaki Bukit Techparks I & II
Tuas Techpark
ePark@Ubi
ePark@Admiralty
Techplace I & II (in Ang Mo Kio)
Techpoint (in Ang Mo Kio)
Techlink & Techview (in Kaki Bukit)
Techquest
Honeywell Building
NH Techno Glass Manufacturing Facility
Ascendas Global Gateway Building
A-Z Building
<i>Build-to-suit projects include the NH Techno Glass Manufacturing Facility and the Honeywell Building.</i>
<b>China</b>
Ascendas Plaza
Ascendas-Xinsu Development (in Suzhou Industrial Park)

Ascendas-BETIDC Bei Jing Development Limited
Vision (Shenzhen) Business Park
<i>Build-to-suit projects include Exel Logistics Centre in Xing Wang Industrial Park and Friwo Manufacturing Facility in Beijing Economic &amp; Technological Development Area (BDA).</i>
<b>India</b>
International Tech Park Bangalore
Cyber Pearl, Hyderabad
IT Complex, Chennai
Infocity, Gurgaon
<b>South Korea</b>
Citicorp Center, Seoul
<b>Philippines</b>
Carmelray Industrial Park II
<b>Taiwan</b>
Nankang Software Park
<b>Vietnam</b>
Vietnam-Singapore Industrial Park
<b>Indonesia</b>
Batamindo Industrial Park
Bintan Industrial Estate
Techpark Cikarang

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