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For immediate release

Sumitomo Forestry Co., Ltd.

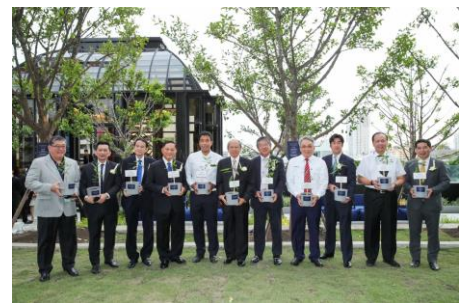
Luxury Condominium in Bangkok, Thailand
Construction of “HYDE Heritage Thonglor” Completed
 ~ Offering convenient transportation and excellent common facilities and services ~

Sumitomo Forestry Co., Ltd. (President and Representative Director: Toshiro Mitsuyoshi; Headquarters: Chiyoda-ku, Tokyo: hereinafter Sumitomo Forestry) announced that construction has been completed on HYDE Heritage Thonglor, a luxury condominium jointly developed with local companies in central Bangkok, Thailand. The 45-story building with two basement levels and a total of 311 units is located in the Thonglor area, an upscale residential area in central Bangkok where many Japanese people live. It is located a five-minute walk from the station, offering convenient transportation. It also has excellent common spaces such as a 360-degree view sky pool on the 40th floor and offers concierge services that enhance quality of life. Sumitomo Forestry’s design proposal has realized a luxurious design and a functional floor plan that considers the flow of daily life.



Exterior of HYDE Heritage Thonglor

Sumitomo Forestry provided design and greening proposals as well as construction supervision support while Property Perfect PCL, a major local developer, and its subsidiary Grande Asset Hotels & Property PCL supervised design and construction. This is the first high-rise development project for Sumitomo Forestry in Thailand. Construction began in January 2019 and a completion ceremony was held on July 27, 2022 with related parties and the media. The property has received recognition internationally, including receiving the “Award Winner Residential High-Rise Development” award at the “International Property Awards 2020-2021” which recognizes outstanding housing and real estate development projects worldwide. The property also stands out for being environmentally sound, including the installation of 30 EV chargers and over 100 trees for residents on the premises.



Construction completion ceremony

Sumitomo Forestry has been actively entering growth markets, centered around the U.S. and Australia. It has taken on housing and real estate development that matches local climates and market needs. In 2021, Sumitomo Forestry has ranked eighth^{*1} in the U.S. and third^{*2} in Australia as a single family home builder and ninth^{*3} in the U.S. as a developer. It is developing single family home and other businesses in Asia in collaboration with local partners in Thailand, Indonesia, Vietnam, and other countries.

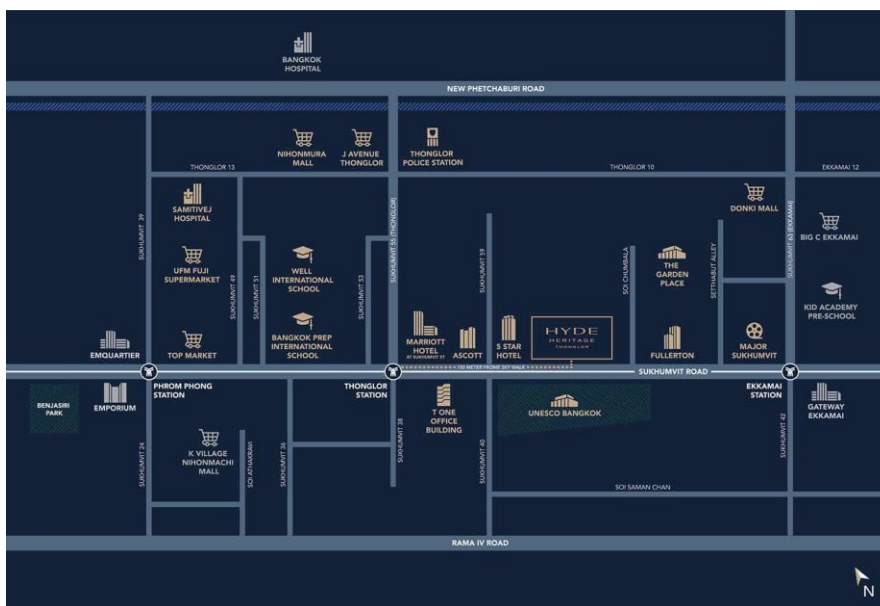
Sumitomo Forestry will continue to promote housing and real estate development to make Asia, where population growth and rising income levels are expected to contribute to growth over the medium- to long-term, its third earnings pillar behind the U.S. and Australia.

The Sumitomo Forestry Group aims to realize a decarbonized, sustainable society through its business. In Japan and abroad, it is developing business operations centered on wood, from forest management through to procurement and manufacture of timber and construction materials, wooden construction, and wood biomass power generation. The Sumitomo Forestry Group will promote “advancing globalization,” one of the business policies set out in its long-term vision Mission TREEING 2030, as well as strengthen its revenue base in Japan and abroad in order to realize its long-term vision.

- *1. Total of five Sumitomo Forestry Group companies. Based on delivery ranking by builder issued by the Home Builder Executive. <https://s3.amazonaws.com/buildercloud/9152cfe568751d1bf91fe97432d1ab5c.pdf>
- *2. Total of three Sumitomo Forestry Group companies. Sumitomo Forestry survey based on construction ranking by builder issued by Australia’s Housing Industry Association. <https://hia.com.au/our-industry/newsroom/economic-research-and-forecasting/2021/09/hia-reveals-australias-top-home-builders-for-2020-21>
- *3. Total of two Sumitomo Forestry Group companies. Sumitomo Forestry survey based on construction ranking by builder issued by the National Multifamily Building Council. <https://www.nmhc.org/research-insight/the-nmhc-50/top-50-lists/2022-top-developers-list/>

■ Location

Thonglor, located in the heart of Bangkok, is an upscale residential area that is home to many wealthy people and representatives. The area is also popular with Japanese representatives as there is a Japanese Association School nearby, as well as Japanese-speaking hospitals and Japanese supermarkets, international schools and other facilities. The property is located a five-minute walk from the Thonglor Station ticket gate of the BTS Skytrain (elevated railway) and only a two-minute walk from the Skywalk exit that is directly connected to the station, making it extremely convenient for transportation. The property also faces Sukhumvit Road, the main in the area.



■ Facility overview

This property is a 45-story luxury condominium with two basement levels and a total of 311 units. It features 28 common facilities including a 360-degree view sky pool on the 40th floor, gym, yoga room, kids' lounge, theater room, golf simulator, and more. Concierge services are also provided, allowing residents to live in a luxurious and comfortable hotel-like atmosphere.

Each apartment was designed under the proposal of Sumitomo Forestry with floor plans that pursue functionality in areas such as furniture arrangement, the flow of daily life, and storage. In addition to using building materials from high-end manufacturers, including those in Japan, Kumagai Gumi Co., Ltd. (President: Yasunori Sakurano; Headquarters: Shinjuku-ku, Tokyo) also provided technical assistance to improve construction quality.



Model room interior (bedroom)



Model room interior (living room)

Model rooms, 1-bedroom type rooms (52.80m²) and 2-bedroom type rooms (77.10 m² or 77.30m²), in the building can be viewed.

■ Property overview

Property name	: HYDE Heritage Thonglor
Property address	: 1199 Sukhumvit Rd, Khlong Tan Nuea, Watthana, Bangkok 10110
Units	: 311 units
Public transportation	: Five-minute walk from Thonglor Station on the Sukhumvit Line of the BTS Skytrain (elevated railway) (150m, two-minute walk from the Skywalk exit directly connected to the station)
Site rights	: Ownership
Site area	: 4,072 m ²
Floor area	: Approx. 39,000 m ²
Structure/No. of floors	: Reinforced concrete, 45-story with 2 basement levels
Selling price	: From 49 million yen
Floor plans	: 1 bedroom 40.0-58.7 m ² 2 bedroom 68.2-86.8 m ²

	3 bedroom 111.3-186.0 m ² Penthouse 234.0-357.0 m ²
Owner	: Grand Star Co., Ltd. (Grande Asset, Property Perfect, Sumitomo Forestry)
Delivery start	: July 2022
Concept	: "Timeless Elegance," a luxurious residence that grows in depth as time goes on
Property website	: https://www.hydeheritage.com/

■ Outline of Property Perfect (PF)

Company name	: Property Perfect PCL (Listed on the Stock Exchange of Thailand in 1993)
Location of head office	: 100/1 Vorasombat Building Floor 17 Rama 9 Road, Huaykwang, Bangkok Thailand
Establishment	: 1985
Representative	: Thanong Bidaya (Chairman)
Business description	: Sales real estate business (detached houses, multi-unit residential), income-producing real estate business, general real estate business
Number of employees	: 926 (as of the end of 2021)

Established in 1985. A major developer listed on the Stock Exchange of Thailand, Property Perfect develops spec homes, multi-unit residences, and income-producing real estate under the concept of "Happy Living."

■ Outline of Grande Asset (GA)

Company name	: Grande Asset Hotels & Property PCL (Listed on the Stock Exchange of Thailand in 2004)
Location of head office	: Exchange Tower 32nd 388 Sukhumvit Road, Klongtoey, Bangkok Thailand
Establishment	: 1988
Representative	: Wichai Thongtang (Chairman)
Business description	: Real estate development business, hotel operation business
Number of employees	: 546 (as of the end of 2021)

Established in 1988. Grande Asset's main businesses are the hotel and condominium businesses, and it became a consolidated subsidiary of PF in 2015. In Thailand it operates hotels such as Westin, Sheraton, and Hyatt Regency, as well as the HYDE brand of luxury condominiums.