

MEDIA STATEMENT

For Immediate Release

GROUNDBREAKING CEREMONY OF PEKAN SENTRAL PHASE 3 & PEKAN NENAS INDUSTRIAL PARK PHASE 5

- *PGB committed to establishing a vibrant and expanding business ecosystem.*
 - *Pekan Sentral achieving an outstanding take-up rate of over 85%.*
-

Pekan Nenas, April 19, 2024 - Paragon Bizhub Sdn Bhd ("Paragon Bizhub"), a wholly-owned subsidiary of Paragon Globe Berhad ("PGB" or the company), is pleased to announce the groundbreaking ceremony for Pekan Sentral Phase 3 and Pekan Nenas Industrial Park Phase 5 today.

The ceremony was officiated by **Yang Berhormat Tuan Tan Eng Meng, ADUN Pekan Nenas**.

Accompanied by the representative of PGB, **Dato' Sri Edwin Tan Pei Seng**, executive chairman, **Dato' Sri Godwin Tan Pei Poh**, group executive director, **Mr. Tan Hui Boon**, senior general manager and **Mr. Tang Pei Hau**, general manager.

During the ceremony, Dato' Sri Godwin Tan Pei Poh said, "We are proud to be involved in the development of Pekan Nenas. Today's groundbreaking is a significant step towards creating a lively business environment that benefits both investors and the local community."

"Pekan Sentral Phase 3 and Pekan Nenas Industrial Park Phase 5 showed our commitment to establish a vibrant and expanding business ecosystem for the local communities as it will create job and business opportunities for both youth and local entrepreneurs, fostering economic growth and enhancing community prosperity," he added.

"It is with great pleasure that we share the exciting news of Pekan Sentral achieving an outstanding take-up rate of over 85%. This impressive achievement highlights the enduring attraction and quality of Pekan Sentral," he continued.

In line with PGB's commitment to supporting the thriving ecosystem of the Pekan Nenas Industrial Park, Dato' Sri Godwin Tan Pei Poh said, "We are delighted to

announce the upcoming launch of a workers' hostel project. This hostel, comprising 4 blocks of 5-storey walk-up buildings, will provide comfortable accommodations for 3,600 workers who contribute to the success of Pekan Nenas.

A Prime Investment Opportunity

Pekan Sentral is a modern commercial development strategically located in the Pekan Nenas Industrial Park, developing by Paragon Bizhub, a wholly-owned subsidiary of Paragon Globe Berhad.

Pekan Sentral Phase 3 comprises 48 units of 2-storey and 3-storey shop offices, with build-up areas ranging from 2,926 sq ft to 5,815 sq ft.

Meanwhile, Pekan Nenas Industrial Park Phase 5 comprises 4 units of single-storey detached factories, with built-up areas ranging from 20,843 sq ft to 28,808 sq ft.

The final phase of these two developments targeted to complete by 2026, with an estimated gross development value (GDV) of RM92million.

The successful completion of Pekan Sentral phases 1 and 2 in 2019 and 2022, respectively, has already attracted prominent businesses like Family Mart, Watsons, CU Mart, Zus Coffee, Marrybrown, Pizza Hut, 99 speedmart, Young Kingdoms Kindergarden and others, showcasing the attractiveness of the area as a prime investment destination.

Currently, Paragon Bizhub is constructing two factories for Shimano Components (Malaysia) Sdn Bhd, a subsidiary of the Japanese multinational manufacturing company, in Pekan Nenas Industrial Park based on the design and build concept. This demonstrates Shimano Components' confidence in our capabilities to provide a well-planned industrial project.

For more information about the Pekan Sentral Phase 3 and Pekan Nenas Industrial Park Phase 5, please visit our website: www.pgbgroup.com.my

#End#

About Paragon Globe Berhad

PGB is a public company listed in the main market of Bursa Malaysia and a home-grown reputable property developer in the State of Johor having extensive experience in developing commercial and industrial properties.

For further media inquiries, please contact:

Ms. June Tan
Corporate Communication Executive
Contact no.: +6017-6615 345
Email: june.tan@pgbgroup.com.my