

Providing Total Lifestyle Experience



Sunway Pyramid Shopping Mall

Property Investment

Sunway Pyramid, SunCity Group's landmark shopping mall has won many awards and distinction for its unique development. The mall is a shopping haven for both tourists and locals. Sunway Pyramid's recognised design is the Egyptian-inspired pyramid with an eye-catching lion standing guard at the entrance. The rest of the building is embellished in the monumental style, completed with hieroglyphics decorating facades, along with numerous Pharonic statuary.



"We are proud to be able to provide total lifestyle experiences ranging from shopping, leisure, entertainment, hospitality to healthcare. We strive to renew and reinvent ourselves to keep ahead of the curve".

Chan Hoi Choy
General Manager
Sunway Pyramid Shopping Mall

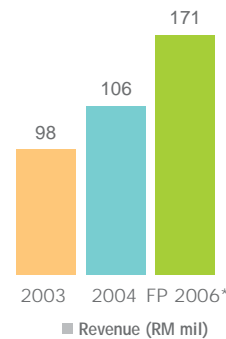
At Sunway Pyramid, your shopping journey takes you around the world, all at your convenience, under one roof.



Oasis Boulevard flashes a whole global retail concept that features a new cosmopolitan look. Shoppers can relax amidst the swaying palm trees, shady giant canopies and enjoy the year-long summer sun while savouring gastronomical delights.



Malaysia's only ice rink, Sunway Pyramid Ice provides a venue for both recreational skating as well as competitive skating like the International Ice Hockey and Figure Skating Competitions.



*18 months ended 30 June 2006

2006 Milestone:

- Sunway Pyramid Shopping Mall enjoys a 100% occupancy rate. A distinctive retail landmark with 4 floors and 350 specialty outlets provides a rich variegated merchandising mix of international and popular local brands. Visitors will find a variety in fashion, leisure, entertainment and F&B. The mall draws about 1.5 million visitors monthly, of which 20% are foreign visitors.
- The 48-lane Pyramid Mega Lanes is an international standard bowling centre, which hosted many international events such as the 1998 Commonwealth Games, the Malaysian International Open Bowling Championships and ESPN CGU Asian Bowling Tours.
- Sunway Pyramid Ice, Malaysia's only indoor ice-skating rink successfully hosted the prestigious World Ice Hockey 5's tournaments and Skate Malaysia 2004, 2005 and 2006. Sunway Pyramid Ice also won the bid to host Skate Asia 2008.
- Sunway Pyramid strives to provide innovation and service on par to world excellence. Sunway Pyramid won The Best Shopping Centre Award 2000 by the Malaysian Chapter of the International Real Estate Federation (FIABCI) and The Most Supportive Shopping Outlet 2004 (Shopping Complex) by Tourism Malaysia. Sunway Pyramid was recently honored The Best Landscape and The Cleanliest Toilet by Subang Jaya Municipal Council in 2005.

Future Plans:

- With Government's continuing effort to further improve tourism infrastructure, Sunway Pyramid has embarked on its Phase 2 extension. Once completed in 2007, the mall will boast a gross built-up of 4 million square feet and provide incremental earnings from an additional net lettable area of 700,000 square feet.
- In the mainland of Penang, the development of Sunway Carnival Shopping Mall is expected to be completed by the 2nd quarter of 2007. With a net lettable area of 520,000 square feet, this shopping mall is set to emerge as one of premier lifestyle malls in the mainland.