

ESR Completes Construction of Chengdu Qingbaijiang Cold Chain Industrial Park

- *Marks ESR's first in-built cold storage facility in China with both single and multiple storeys to meet diverse customer needs*
- *The first and second phases of the Industrial Park is 100% tenanted to several leading domestic e-commerce companies*



Chengdu Qingbaijiang Cold Chain Industrial Park

HONG KONG, 20 June 2023 – ESR Group Limited (“ESR” or the “Company”, together with its subsidiaries, the “Group”; SEHK Stock Code: 1821), APAC’s largest real asset manager powered by the New Economy, has completed the construction of its first in-built cold storage facility in the ESR Chengdu Qingbaijiang Cold Chain Industrial Park in Sichuan, China.

As one of the earliest industrial zones in China, Qingbaijiang district plays an important role as part of the Belt and Road Initiative, focusing on the development of international supply chain, trade and intelligent manufacturing. With the China-Europe (Chengdu) Railway Express which commenced in

2013, freight trains departing the Chengdu International Railway Port from Qingbaijiang have linked more than 100 cities, transporting electronics, autos, smart home appliances and advanced materials to Europe, Mongolia, Japan, South Korea and members of the Association of Southeast Asian Nations¹.

Completed in early 2023, the industrial park comprises a multi-faceted cold storage facility with a total GFA of more than 113,000 sqm. The first and second phases of the project are 100% tenanted to several leading domestic e-commerce companies. Chengdu Qingbaijiang Cold Chain Industrial Park is designed to have both single and multiple-storey cold storage to meet the diverse needs of customers. The single-storey cold storage facility has a maximum net height of 8 metres, offering flexible stacking storage and shelf storage solutions. With two loading and unloading yards, and two independent halls in the north and south, the industrial park have good transportation throughput capacity. The industrial park allows for double-sided loading and unloading of most warehouse and flexible truck operation, enhancing the efficiency of the loading process. Equipped with municipal dual circuits power supply and diesel generator systems, the facility provides dual backup power measures to ensure uninterrupted power supply and the quality of refrigerated goods stored. Furthermore, the facility comes with a 7,000 sqm integrated building, which can serve as a place for catering, office, conferences, and staff accommodation.

Jeffrey Shen, ESR Co-founder and Co-CEO, said, "With the acceleration of e-commerce and resilient supply chain, demand for modern and institutional-grade logistics facilities continues to grow. Chengdu Qingbaijiang Cold Chain Industrial Park is ESR's first in-built cold storage facility, further expanding ESR's footprint in China. We are proud that the project has been recognized by renowned e-commerce tenants in the country and we are committed to strengthen ESR's cold chain development."

As of 31 December 2022, ESR Group has a development work-in-progress ("WIP") of US\$11.9 billion, the largest development workbook in APAC, providing clear visibility on future fee income. The Group achieved a record US\$6.5 billion of development starts as well as US\$5.5 billion in completions which accelerated in the second half of 2022. ESR has a total AUM of US\$32.5 billion and approximately 14.3 million sqm of GFA in Greater China.

About ESR

ESR is APAC's largest real asset manager powered by the New Economy and the third largest listed real estate investment manager globally. With approximately US\$150 billion in total assets under management (AUM), our fully integrated development and investment management platform extends across key APAC markets, including China, Japan, South Korea, Australia, Singapore, India, New Zealand and Southeast Asia, representing over 95% of GDP in APAC, and also includes an expanding presence in Europe and the U.S. We provide a diverse range of real asset investment solutions and New Economy real estate development opportunities across our private funds business, which allow capital partners and customers to capitalise on the most significant secular trends in APAC. ESR is the largest sponsor and manager of REITs in APAC with a total AUM of US\$46 billion. Our purpose – *Space and Investment Solutions for a Sustainable Future* – drives us to manage sustainably and impactfully and we consider the environment and the communities in which we operate as key stakeholders of our business. Listed on the Main Board of The Stock Exchange of Hong Kong, ESR is a

¹ <https://govt.chinadaily.com.cn/s/202210/28/WS635b721a498ea274927a6d72/qingbaijiang-district-now-a-major-transport-hub-in-belt-and-road.html>

constituent of the FTSE Global Equity Index Series (Large Cap), Hang Seng Composite Index and MSCI Hong Kong Index.

For more information on ESR, please visit www.esr.com.

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