



FOR IMMEDIATE RELEASE

**Park Ventures Ecoplex Set to Open
On Positive Note Despite Flooding Woes
Property Positioned to Lead “Green Building” Sector,
Expected to Reach 100% Occupancy in 2012**

Park Ventures - The Ecoplex on Witthayu, a world-class, 7 billion baht complex in the center of the new premium business landmark Ploenchit City, is set to open on schedule despite continued flooding in parts of Bangkok and much of the country. Positioning itself at the vanguard of the eco-building trend, Park Ventures has leased out over 30% of office space and expects to reach 100% occupancy in 2012.

(Bangkok – November 29, 2011) Real estate developer **Univentures Plc.** today announced at a press conference that its new development, **Park Ventures Ecoplex**, is ready to open in the heart of Bangkok’s Central Business District (CBD). Located at the corner of Ploenchit and Witthayu, with convenient transport links and direct connection with BTS Ploenchit Station, the complex boasts a large green space and a full range of state-of-the-art facilities including an eco-friendly smart building control system providing maximum energy savings by today’s standards. As such, Park Ventures is equipped to meet tenants’ existing and future expansion needs while also being able to ensure uncompromised living quality.

Univentures President Orruedi Na-Ranong said: “As part of our strategy to become a leading property developer with revenue from office space sales and long-term rentals, we have completed construction of office space at Park Ventures. We are immediately ready to accommodate the business expansion of leading conglomerates and investors from Thailand and overseas. This part of our business is expected to generate a steady revenue stream for the company in the near future, with revenues from office and shop rentals projected to exceed 300 million baht in 2012.

“Defying the downward economic trends that have dominated much of this year, we have earned the trust of our target groups and have as a result leased out over 30% of space before



PARK VENTURES

THE ECOPLEX ON WITTHAYU

opening - or about 7,000 sq.m. out of total available rental space of 26,000 sq.m. - at an average price of 800 baht per sq.m. per month. Our tenants include such world-class companies as **Club 21** and serviced office provider **ServCorp**, among many others. Our target clients are multinational corporations and other businesses that place a high value on being green and eco-friendly, just as we do through our Ecoplex.

“Our retail space is fully leased out and will provide added color and vitality to the complex. Our retail tenants span many categories, from **Dean & DeLuca** café to health and beauty specialist **Boots** to **7-Eleven** convenient store to **K-Bank** and **iStudio**. All are slated to open by year end and will provide our office tenants with enhanced convenience while also attracting more foot traffic.”

Univentures Managing Director Thanapol Sirithanachai said: “Park Ventures Ecoplex has completed construction of its rental office space right on time and on budget. We are confident that our high-potential location combined with our energy-saving, eco-friendly design and state-of-the-art facilities will allow our tenants to conduct their business efficiently. The part of the complex taken by the **Okura Prestige**, a leading hospitality brand from Japan, will be ready to open early next year.”

‘**Park Ventures – The Ecoplex on Witthayu**’ is a new, energy-saving complex located in the center of **Ploenchit City**. It is situated on more than 5 rai of prime land, with total area of 81,400 sq.m. comprising 26,000 sq.m. of premium office space on the 8th through 22nd floors; a five-star hotel, **The Okura Prestige Bangkok**, with 240 rooms on the 23rd through 34th floors, and 1,000 sq.m. of retail space on the 1st and 2nd floors. A new breed of building with a distinctive architecture inspired by the graceful Thai *Wai* and the lotus flower, the complex conveys a sense of graceful national identity, modernity and sophistication. An Eco Driven Building in the heart of Bangkok’s Central Business District, Park Ventures has been developed from the philosophy of balancing innovative construction and the living quality of tenants.

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