

VTEC[®]

VERVEA TRADE &
EXHIBITION CENTRE



ASPEN VISION CITY, BATU KAWAN, PENANG

ELEVATING EXPERIENCES

VTEC will bring international shows, trade fairs and exhibitions to Penang, putting the state on the region's map as the hub for Meetings, Incentives, Conventions and Exhibitions (M.I.C.E). Residents, businesses and visitors to the Northern Region now have more to look forward to.

A pre-function area with a full glass curtain wall offering 180-degree panoramic view of Aspen Vision City

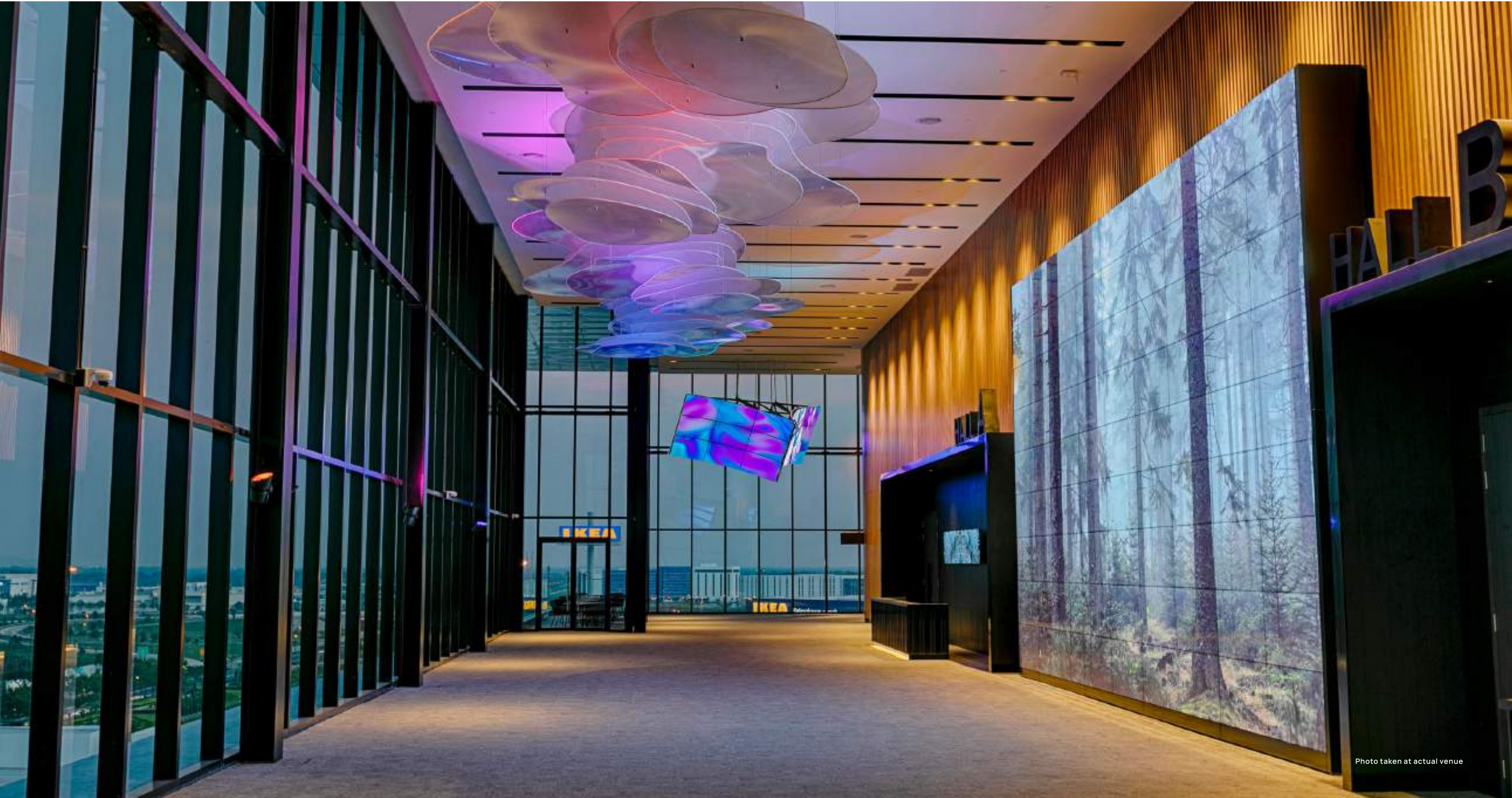


Photo taken at actual venue

PURPOSEFULLY DESIGNED

VTEC is designed and purposefully built in order to bring your event experience to a whole new level. Standing tall and elevated high on the 12th floor, guests attending events are able to enjoy a stunning panoramic view of Aspen Vision City, overlooking vibrant developments.

Its high ceiling height and column-free hall space allows you to transform it to cater for different events and conducive for a relaxed atmosphere.



- 1. Grand Lobby furnished with bold sculptures
- 2. Bird's eye view of Vervea and its surroundings
- 3. Curved LED screens display enhanced feeling of depths for viewers





FROM MOTOR SHOWS TO EXHIBITIONS,
Vervea Trade & Exhibition Centre will be the
focus of global organisers.

- 1. Column Free and High Ceiling Height
Exhibition Hall
- 2. Hall Entrance
- 3. VIP Lounge
- 4. Outdoor Viewing Deck
- 5. Grand Lobby



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EXCITING HAPPENINGS

-
- A vertical timeline consisting of 20 horizontal lines, each with a small brown dot centered above it. The dots are arranged in a slightly wavy pattern, representing data points over time.

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ALL GREAT THINGS
HAPPEN UP HERE.

38,000 SQ. FT. OF SPACE

Comprises versatile event halls, organiser room, a VIP lounge, service areas and F&B Hub to cater for all types of events.

270-DEGREE PANORAMIC VIEW

A pre-function area with a full glass curtain wall offering 270-degree panoramic view of Aspen Vision City and its surroundings.

STRATEGIC LOCATION

Strategically located at the landing point of the Penang Second Bridge and North-South Expressway, it is expected to gain catchment of not only Penang but also the neighbouring states.

1,000 SEATING CAPACITY

The event hall boasts a seating capacity of 1,000, where the hall can be easily divided into two separate function halls.

2,500 PARKING BAYS

Easily secure your parking spots with ample parking bays available throughout Vervea and in the multi-storey car park.

ACOUSTIC INSULATION WALL PANEL

Creating aesthetically pleasing and calming environment inside the hall for every event.

COLUMN-FREE
EVENT SPACE

Providing column-free event space with unobstructed view of the whole event area.

TRANSPORT CAR LIFT

Hassle-free system enabling vehicles to be effortlessly hoisted up to the event halls

COVERED DROP-OFF

Two purposefully designed covered drop-off areas for visitors and guests' convenience.

AUDIO & LIGHTING SYSTEM

High-tech incorporated
audio and lighting system
exceeding expectations.

LED SCREENS

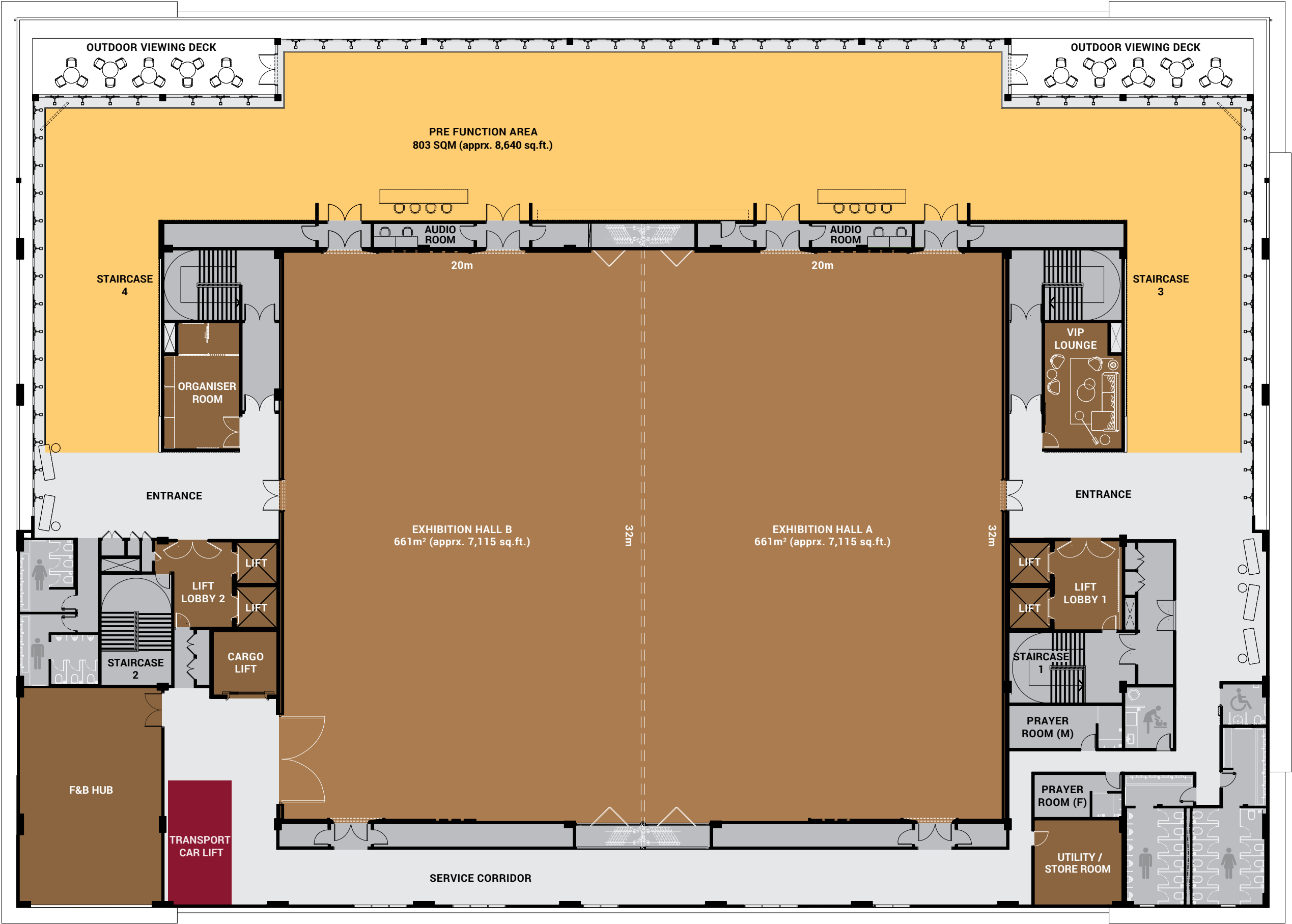
Nine purposeful digital screens strategically placed in the centre including a giant digital screen on the building façade visible after the exit of the Penang Second Bridge.

RECEPTION & PRE-FUNCTION AREA

An area ideal for socialising
before or after your event
filled with natural lighting
and conducive ambience.

TAKE NOTE:

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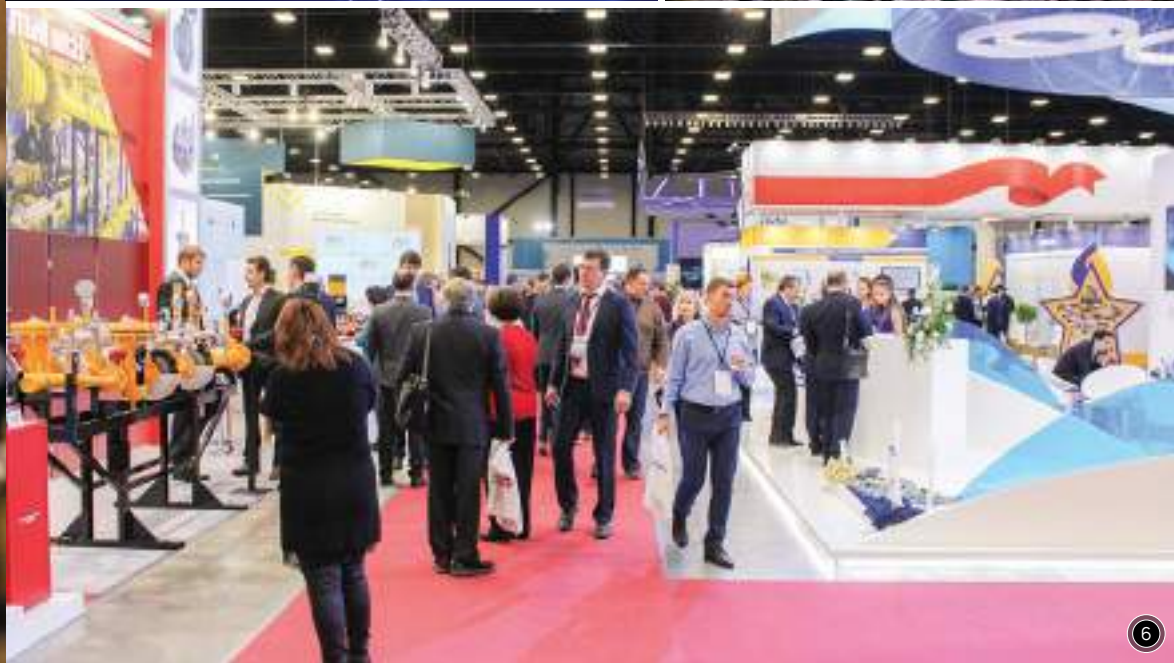
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PLAN YOUR POSSIBILITIES.

A perfect venue that fulfils your preferences and dreams.

- 1. Conferences & Company Seminars
- 2. Talks & Product Launchings
- 3. Convocations
- 4. Stage Performances & Concerts
- 5. Weddings & Annual Dinners
- 6. Trade Shows
- 7. Competitions & Tournaments (E-Sport Gaming)



THE VERVEA CONNECTION: AN EYE ON THE FUTURE

Consolidated under the concept of 'Internet of Things', the connected infrastructure features smart buildings, intelligent shopping and financial services, smart traffic environment monitoring, smart security and surveillance. Investors, tenants and entrepreneurs can look forward to being connected as soon as they move in to Vervea.

To ensure Vervea becomes the most advanced commercial hub in Malaysia, Aspen formed strategic partnerships with global industry leaders including LG Electronics Inc., Telekom Malaysia and Schindler Group.

As a result, businesses can take advantage of Vervea's comprehensive smart technology infrastructure, supported

by the deployment of high-speed ICT and next generation smart services.

Vervea Trade & Exhibition Centre (VTEC) will also feature smart and connected facilities that will enhance the experience of show goers, organisers and exhibitors alike.



RESERVE YOUR PARKING SPOT.

With more than 2,500 parking bays throughout Vervea, you can easily secure a parking spot.

1. Easy transportation of vehicle via Transport Car Lift
2. Parking bay designs that enhances accessibility and traffic control

ASPEN VISION CITY

A SUSTAINABLE SMART VISION CITY



THE TECHNOLOGICALLY- ADVANCED DEVELOPMENT IN THE NORTHERN REGION

Aspen Vision City is a landmark joint-venture between Aspen and Ikano Retail. It covers 247 acres of prime, freehold land in Bandar Cassia, Batu Kawan, Penang. It has a gross development value of more than RM13 billion, boasting fully connected and integrated smart features while employing holistic construction methods and building materials for sustainability.

Overall, Aspen Vision City is designed as a full-fledged smart city that will attract both local and international investors. It will feature the latest state-of-the-art integrated facilities and amenities, having formed strategic partnerships with global industry leaders to provide second to none services and solutions.

LEGEND

- | | |
|-----|------------------------------------------------|
| 1. | Link to Penang Second Bridge |
| 2. | IKEA Batu Kawan |
| 3. | Klippa Shopping Centre |
| 4. | Vivo Executive Apartment |
| 5. | Versa |
| 6. | Commercial Development |
| 7. | Klippa Drive-Thru |
| 8. | Starbucks Drive-Thru And CALTEX Petrol Station |
| 9. | BP Healthcare Centre |
| 10. | 25-acre Central Park |
| 11. | Viluxe |
| 12. | Vervea Shop Offices |
| 13. | Vervea Trade & Exhibition Centre (VTEC) |
| 14. | Columbia Asia Hospital - Batu Kawan |
| 15. | CALTEX Petrol Station & F&B Drive-Thru |
| 16. | Aspen Vision City Sales Gallery |

BATU KAWAN: REALISING A VISION OF TRANSFORMATION

The development of Batu Kawan is largely due to the federal and state government's vision to develop it into Penang's third satellite city, the commercial hub of the Northern Region. Multinational companies were attracted to the area, creating job opportunities and driving the local economy while the development of better infrastructure including highways and public amenities further fueled this growth.

Batu Kawan Industrial Park was launched in line with the government's initiative to develop Batu Kawan into an economic hub for the Northern Region. To date, it has attracted substantial investment from international organisations, including some of the Fortune 500 companies.

BATU KAWAN INDUSTRIAL PARK 1 AND BANDAR CASSIA TECHNOLOGY PARK

(As at September 2023)

- 1. Boston Scientific
- 2. Broadcom
- 3. Celestica Electronics
- 4. CG Solutions Engineering
- 5. ClassA Industrial Malaysia
- 6. Dexcom
- 7. DHL Express
- 8. Eclipse Automation
- 9. FedEx Malaysia
- 10. Flextronics Systems
- 11. Greatech Integration
- 12. Haemonetics Malaysia
- 13. Hewlett-Packard Malaysia Manufacturing
- 14. Honda
- 15. Hotayi Electronics
- 16. Inari Technology
- 17. Jabil Circuit
- 18. Koike Malaysia
- 19. Lam Research International
- 20. Marc16 Equipment Manufacturing
- 21. Marelli Automotive Lighting
- 22. Micron Memory
- 23. Penang Automation Cluster
- 24. Pentamaster Technology
- 25. PKT Logistics
- 26. QDOS Flexicircuits
- 27. Robert Bosch Semiconductor Manufacturing
- 28. Sustio Simmtech Holdings
- 29. Smith & Nephew Operations
- 30. Sunningdale Tech Penang
- 31. T & H Stainles Steel Works
- 32. TF AMD Microelectronis
- 33. Towam
- 34. Ultra Clean Holding
- 35. UWC Industrial
- 36. VAT Manufacturing Malaysia
- 37. Venture Electronics Services
- 38. Vitrox
- 39. Western Digital
- 40. Osram Opto Semiconductor

*Map is not to scale, for illustration purposes only


FACTS & FIGURES

Vervea


The largest gated and guarded commercial precinct in Penang, Vervea comprises a vibrant collection of versatile commercial shop offices complemented with a host of business-centric features.

Setting new standards in large-scale, holistic commercial developments, Vervea consists of 434 units of 3 and 4 storey shop offices with the


added edge of business-enhancing amenities, record-setting 300-metre covered High Street, strategically positioned external linkages and many more. Nestled in the heart of this commercial precinct is Vervea Trade and Exhibition Centre (VTEC), as well as The Upper House Hotel, an encapsulated modern boutique hotel that acts as an exclusive haven offering comfort at its best to both business and leisure travelers.




RM998.5 million
Total Gross Development Value (GDV)




35 acres
Total Land Area




2,008,147 sq.ft.
Gross Floor Area



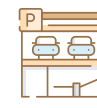
434 units
of 3 and 4 storey Shop Offices




300 metres
Record-setting covered High Street




More than
2,500
Car Park Bays




11-storey
Multi-storey Car Park



23,000 sq.ft.
Event Space



89 rooms
The Upper House Hotel




1 Private Lift
for Every Commercial Unit

Aspen Vision City


RM28.06 billion
State Government's Total Investment Value for Batu Kawan (Penang's Third Satellite City)

- Industrial Sector - RM10 billion
- Business Sector - RM17.8 billion
- Housing Sector - RM262 million


More than
RM13 billion
Total Gross Development Value (GDV)




247 acres
Total Land Area



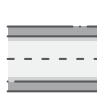
6.7 million
Population in the Northern Region (As at 2022)




RM15 billion
Worth of Construction and Investment Value from various private organisations in Batu Kawan




RM4.5 billion
Investment Value for Penang Second Bridge




RM6.3 billion
Investment Value for North-South Expressway linking to Bandar Cassia




25,000
Job Opportunities at Batu Kawan (as at March 2021)




RM20 million
Investment Value for Jalan PSPN (Penang Science Park North) 2 - An alternative route to enable traffic from Batu Kawan and Bukit Tambun to continue to Juru using the passage way to the Bukit Tambun toll plaza.




149 Multinational and Local Factories
at Batu Kawan Industrial Park



50,225
Residential Units by 2023



25-acre
Green Lung - Central Park



Disclaimer: The information contained above is provided as is for informational purposes only and is subject to change according to new facts, figures and/or data. We give no assurance or warranty that information contained above is current and we take no responsibilities for any matters arising from any changed circumstances, information and/or materials which may affect the accuracy or currency of the information contained above.

BATU KAWAN MIXED DEVELOPMENTS & INDUSTRIAL PARK

1. ASPEN VISION CITY

- 247-acre Freehold land, Mixed Development
- Commercial Hub within Batu Kawan
- IKEA Batu Kawan, Klippa Shopping Centre, Vervea Shop Offices, Columbia Asia Hospital - Batu Kawan, Condominiums, Aloft Hotel, Bungalows, Offices, 25-acre Central Island Park, Transportation Hub, etc.

2. IKEA BATU KAWAN

- Opened on 14 March 2019
- Gross Development Value (GDV) of RM 6.5 million
- Built-up Area of over 400,000 sq.ft.
- First IKEA store in the Northern Region
- World's largest home furnishing retailer

3. KLIPPA SHOPPING CENTRE

- Gross Leasable Area of 1,600,000 sq.ft.
- Will be housing over 300 brands

4. UTROPOLIS BY PARAMOUNT

- A university metropolis with UOW Malaysia KDU Penang University College, catering for approximately 4,000 students. Expecting 1,500 students in first two years
- Suasana Residential Suites (completion in Q1 2021)

5. PENANG DESIGN VILLAGE BY PE LAND

- 40-acre Mixed Development
- 24-acre Outlet Mall with 150 stores and Tropical Garden (opened in November 2016)
- 16-acre Mixed Development (hotel, serviced apartment and high-end condominiums)

6. HIJAU E-KOMUNITI BY PDC

- 11,800 units of Affordable Houses
- Phase 1 - Suria 1 (6.4 acres, 520 units)
- A green lung spanning across 40 acres
- Amenities - Football field, basketball court, jogging and bicycle tracks, etc.

7. DEDAUN BUNGALOW VILLAGE BY PDC

- 127-acre exclusive bungalow development featuring a lake
- Sale of net land with development conditions
- 223 units built and a remaining of 294 more units to be developed

8. ECO HORIZON BY ECOWORLD

- 300-acre Residential development integrating commercial projects
- Phase 1 - Ashton (704 units of 2-storey link houses).

9. BOON SIEW HONDA

- Joint venture between Honda Motor Co. Ltd and Oriental Holdings Bhd.
- Began operations in September 2008
- Manufacturing and wholesale business of Honda motorcycle products in Malaysia

10. BOSTON SCIENTIFIC MEDICAL DEVICE FACTORY

- 375,000 sq. ft. facility on a 20-acre site
- Innovator of a wide range of medical solutions (heart, digestive, pulmonary, vascular, urological, women's health and chronic pain conditions)

11. SANDISK STORAGE MALAYSIA SDN BHD

- Shareholder - Western Digital Technologies Inc
- Produces flash memory storage devices for computers

12. FLEXTRONICS SYSTEM (PG) SDN BHD

- Established in Malaysia in mid 2013
- Researcher and innovator of unique sound solutions, including entertainment and home, aviation, automotive, commercial and other sound solutions

13. HP MALAYSIA MANUFACTURE SDN BHD

- Offers worldwide IT transformation, technology and enterprise products, solutions and services
- HP facility in Batu Kawan produces ink print supplies using patented HP technology in water fabrication and circuit integration

14. HOTAYI ELECTRONICS (M) SDN BHD

- Opened in 2018 (Phase I)
- RM 1 billion investment
- Creating 1000 new job opportunities
- Designs and manufactures electronic equipment for automotive, storage device, consumer, communications & industrial equipment

15. SME VILLAGE BY PDC

- 150-acre multi-stage development
- Phase 1 - 4 semi-detached units and 40 terrace units
- Phase 2 - 4 semi-detached light industrial units and 40 terrace units
- Phase 3 - service centre
- Phase 4A - 20 semi-detached factory units

16. PKT LOGISTICS GROUP

- Offers end-to-end design, implementation and operation of logistics solutions

17. VITROX TECHNOLOGIES SDN BHD

- Founded in 2000
- Designs and manufactures automated vision inspection equipment and system-on-chip embedded electronics devices for the semiconductor and electronics packaging industries



WHAT ARE YOU WAITING FOR

MARK YOUR PRESENCE, ELEVATE YOUR BRAND.

**ASPEN HEAD OFFICE**

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***T&Cs APPLY**

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Ikano Retail
An IKEA retailer

