



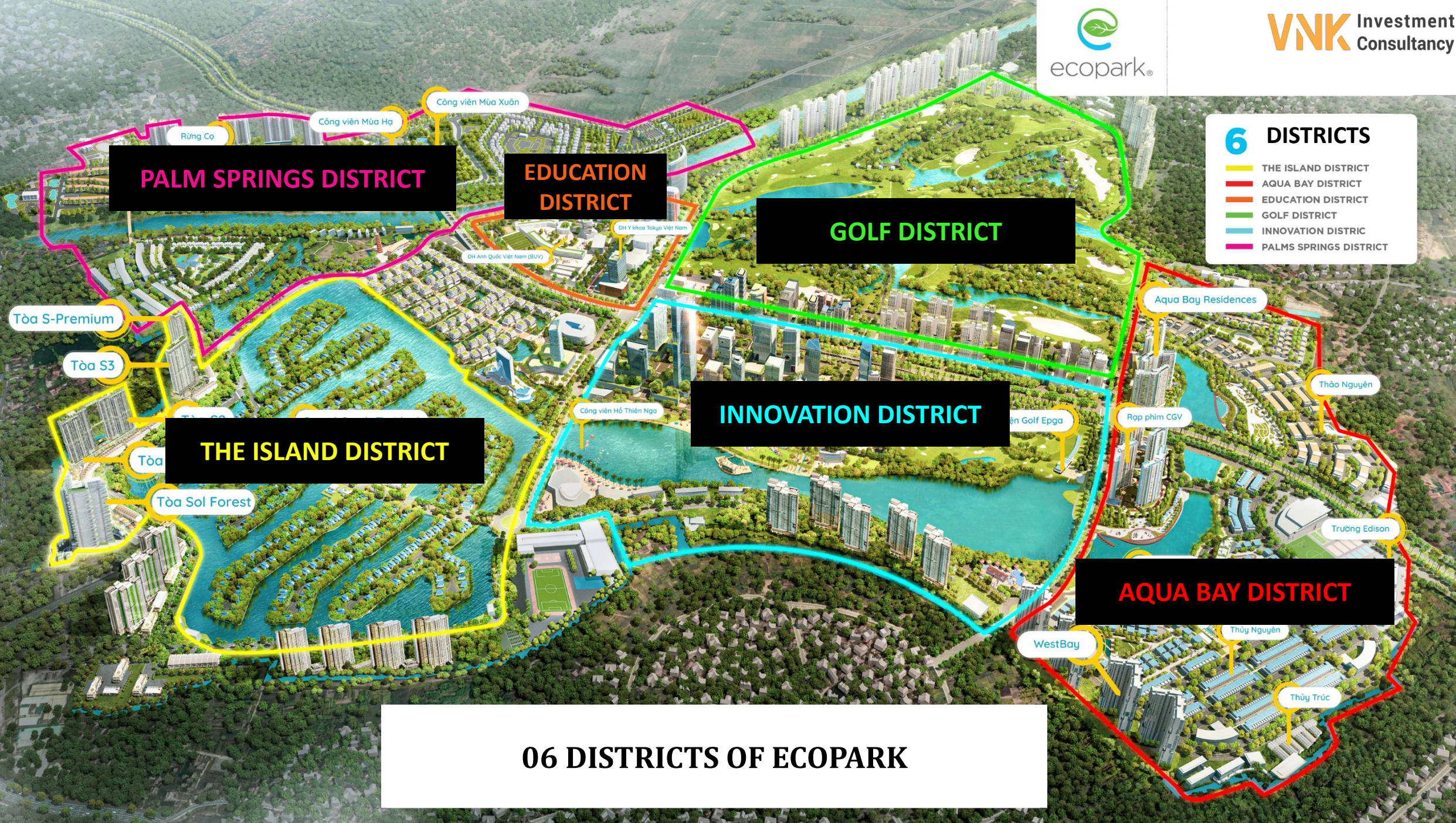
ecopark®

GENERAL INFORMATION



Project Name	Ecopark
Location	Xuan Quan Ward, Van Giang District, Hung Yen Province
Developer	Viet Hung Urban Development and Investment Joint Stock Company (Vihajico)
Landsize	500ha
Density for residences	33.85%
Start Construction	2009, including 6 districts
Complete Construction	Expected 2029
Total Investment value	10 billion USD

The largest ecological urban township in Northern Vietnam gathering the world's leading corporations in the billion dollar SPECIAL FINANCIAL – TECHNOLOGY area with 78ha in area



6 DISTRICTS

- THE ISLAND DISTRICT
- AQUA BAY DISTRICT
- EDUCATION DISTRICT
- GOLF DISTRICT
- INNOVATION DISTRICT
- PALMS SPRINGS DISTRICT

PALM SPRINGS DISTRICT

EDUCATION DISTRICT

GOLF DISTRICT

INNOVATION DISTRICT

THE ISLAND DISTRICT

AQUA BAY DISTRICT

06 DISTRICTS OF ECOPARK

Rừng Cò
Công viên Mùa Hạ
Công viên Mùa Xuân

Tòa S-Premium
Tòa S3

Tòa Sol Forest

DH Y khoa Tokyo Việt Nam
DH Anh Quốc Việt Nam (GUV)

Công viên Hồ Thiên Nga

Club Golf EPGA

Aqua Bay Residences

Thảo Nguyên

Rạp phim CGV

Trường Edison

WestBay

Thủy Nguyên

Thủy Trúc

LOCATION



베트남 국립컨벤션

15km 반경

RINGROAD NO.3

10km 반경

HANOI CENTER

RINGROAD NO.3

METRO LINE NO.8
지상철 제8호선

HIGHWAY NO.5A
쿠도 제5호선

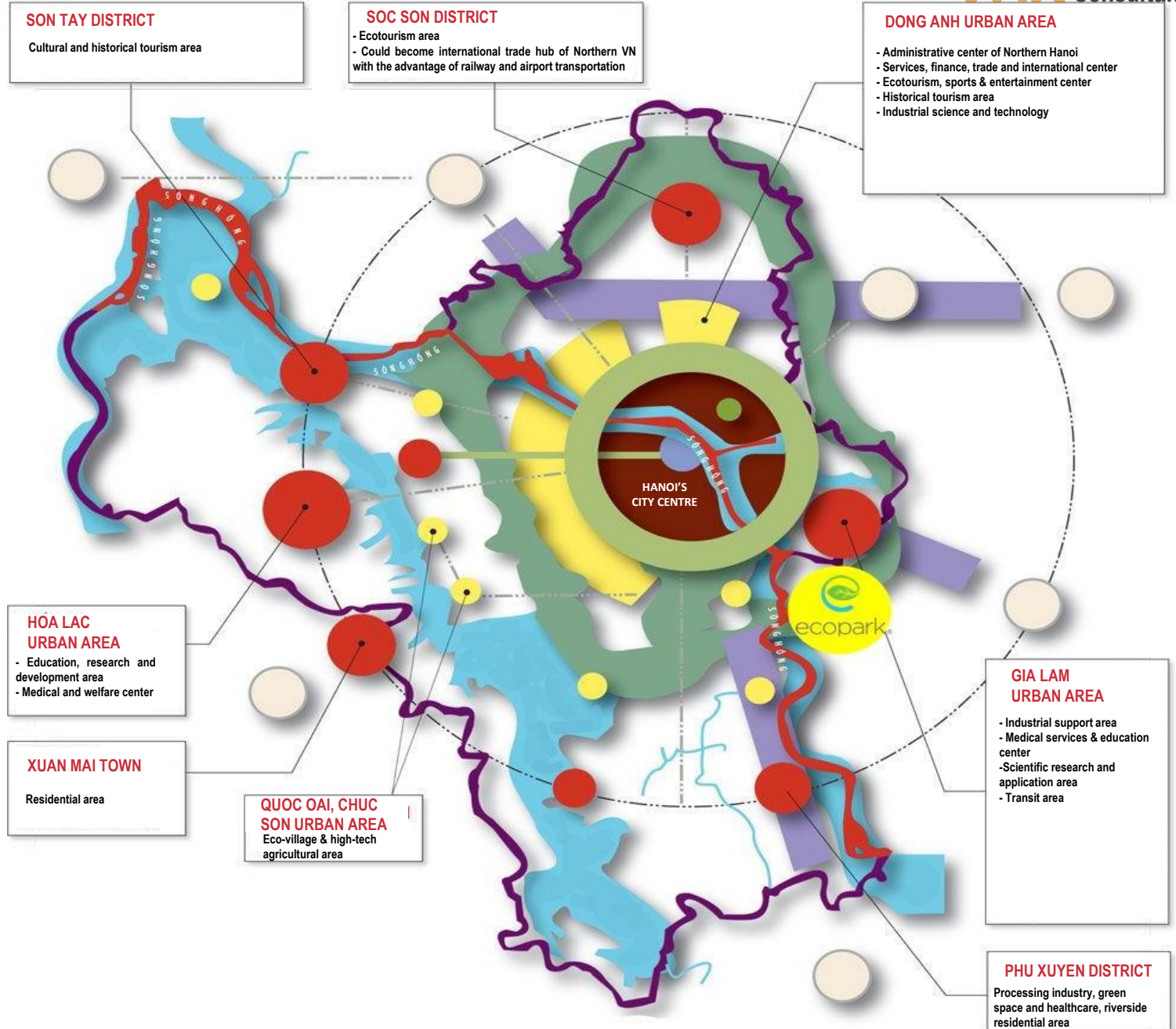
RINGROAD NO.3.5

ecopark.

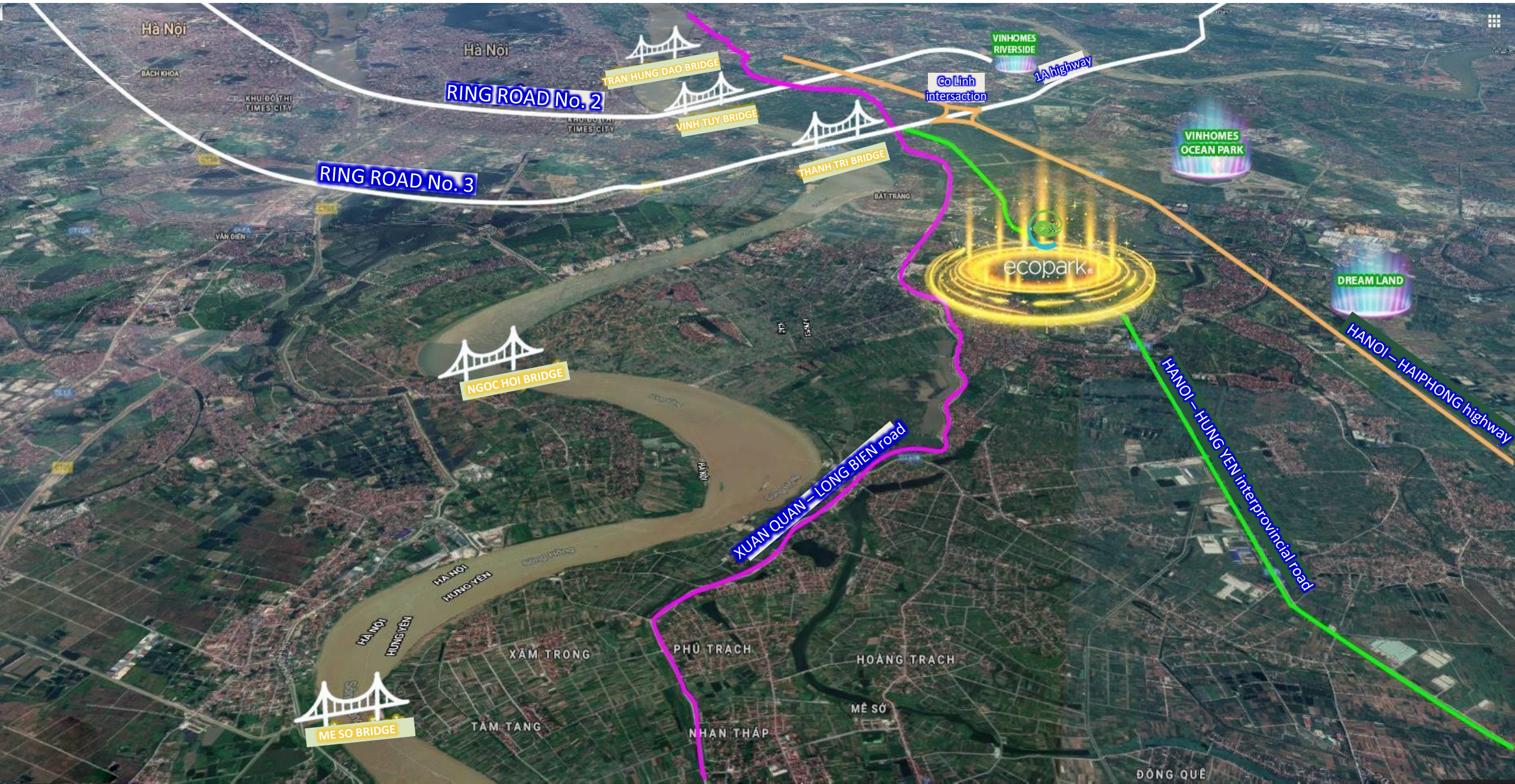
LOCATION



ECOPARK
IS LOCATED IN THE
SATELLITE URBAN AREA OF
HANOI



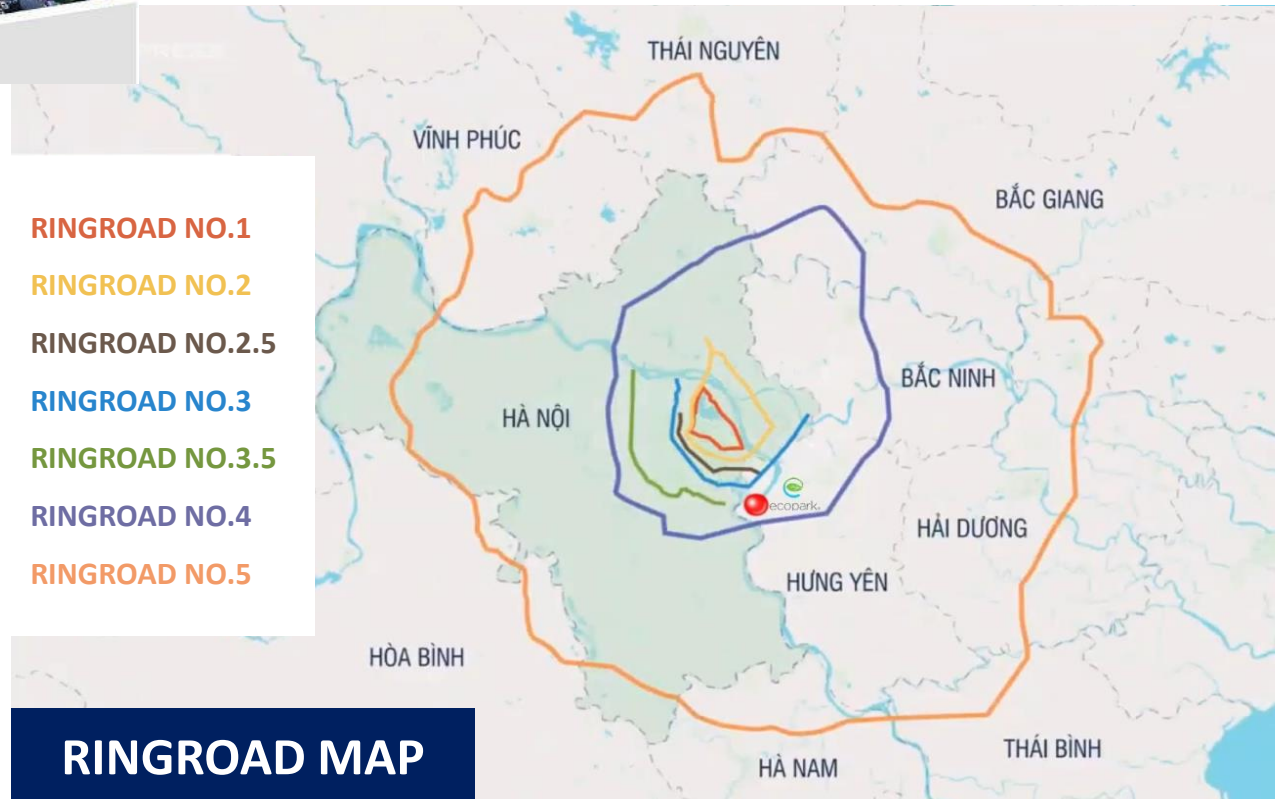
ECOPARK – THE EAST COST CENTER OF HONG RIVER



LOCATION

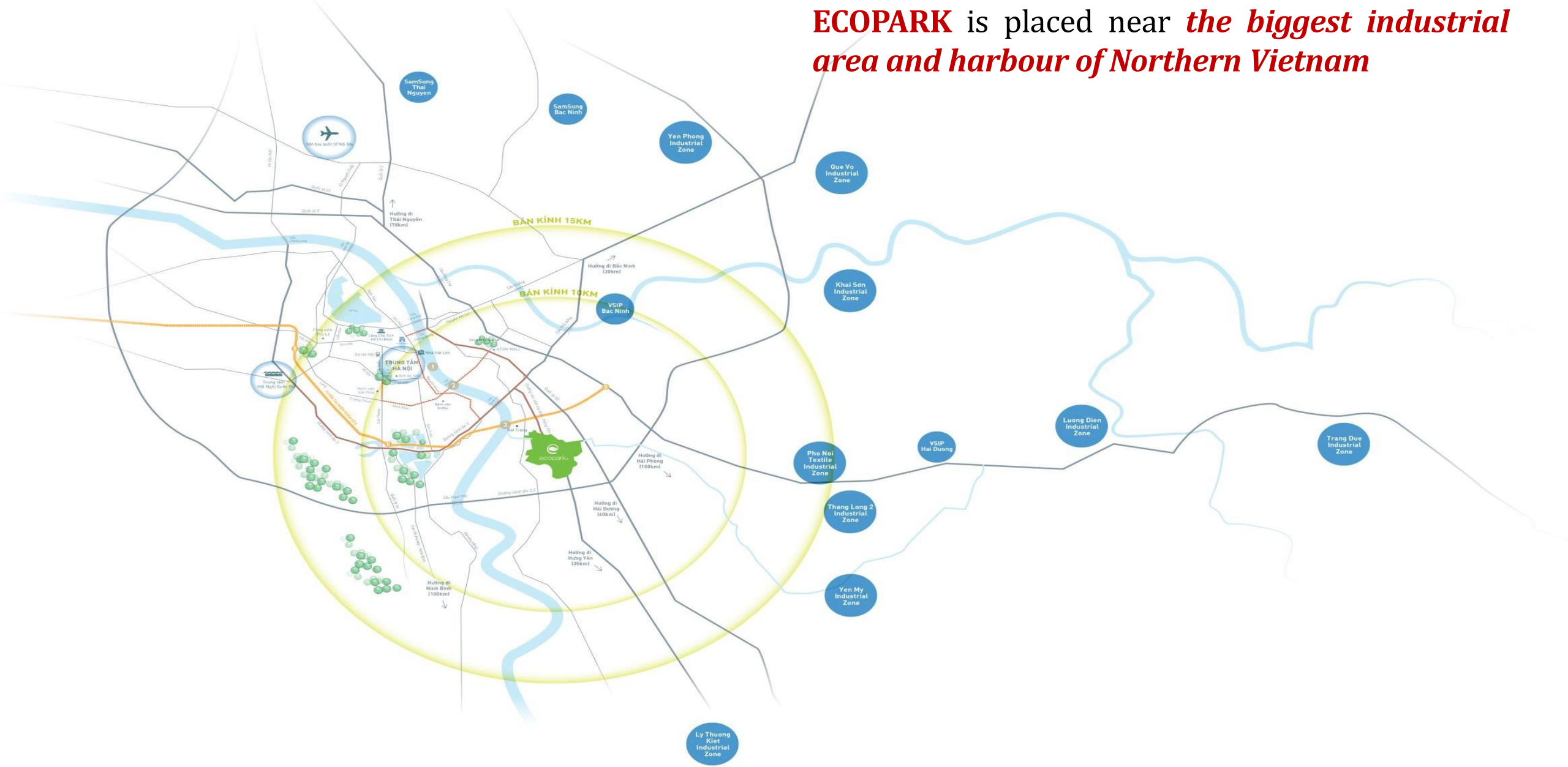


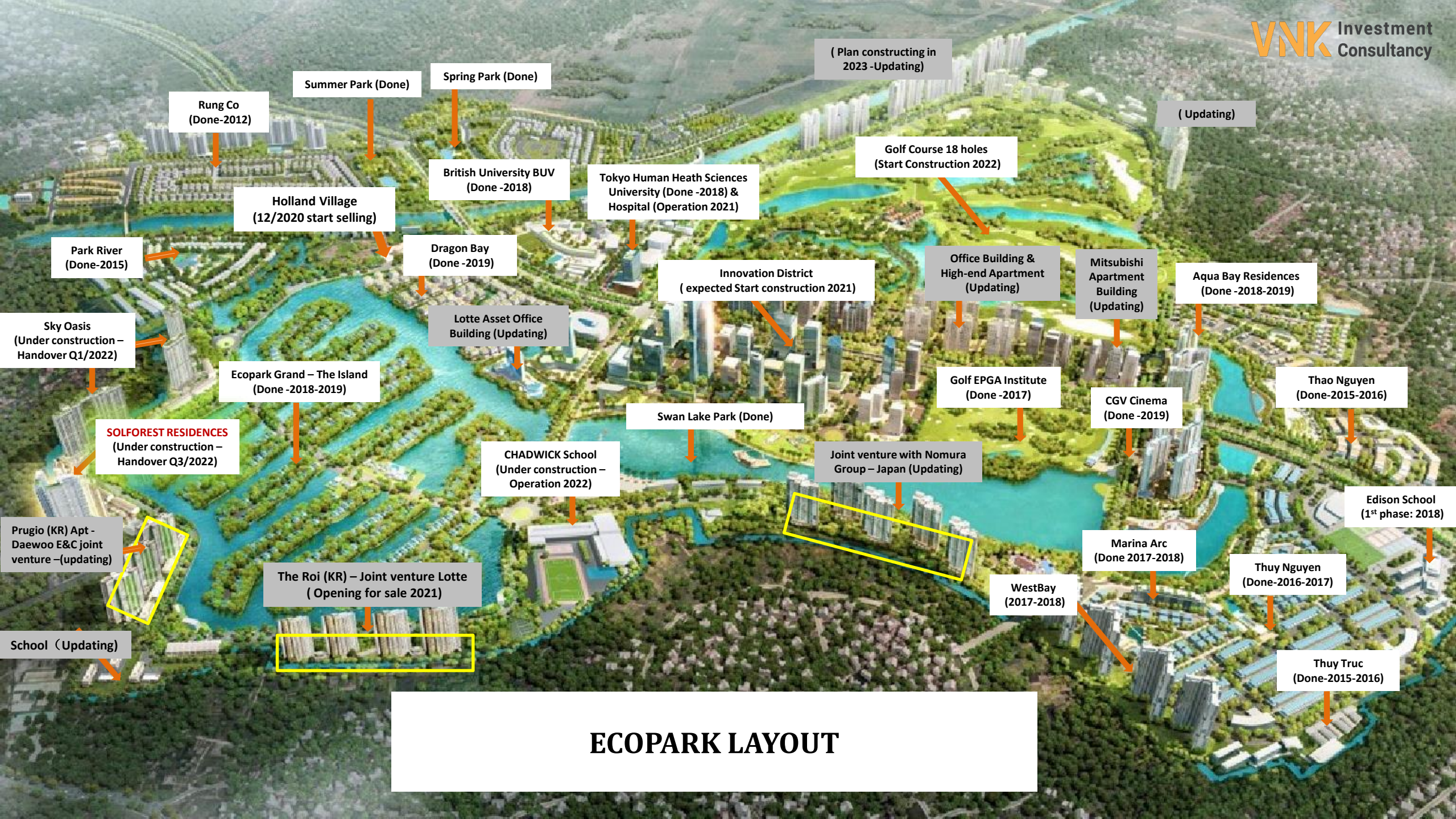
ECOPARK is located in *the most important ring road system* of Hanoi, easily connected to surrounding areas.



LOCATION

ECOPARK is placed near *the biggest industrial area and harbour of Northern Vietnam*





(Plan constructing in 2023 -Updating)

(Updating)

Rung Co (Done-2012)

Summer Park (Done)

Spring Park (Done)

Holland Village (12/2020 start selling)

British University BUV (Done -2018)

Tokyo Human Health Sciences University (Done -2018) & Hospital (Operation 2021)

Golf Course 18 holes (Start Construction 2022)

Park River (Done-2015)

Dragon Bay (Done -2019)

Innovation District (expected Start construction 2021)

Office Building & High-end Apartment (Updating)

Mitsubishi Apartment Building (Updating)

Aqua Bay Residences (Done -2018-2019)

Sky Oasis (Under construction – Handover Q1/2022)

Ecopark Grand – The Island (Done -2018-2019)

Lotte Asset Office Building (Updating)

Golf EPGA Institute (Done -2017)

CGV Cinema (Done -2019)

Thao Nguyen (Done-2015-2016)

SOLFOREST RESIDENCES (Under construction – Handover Q3/2022)

Swan Lake Park (Done)

CHADWICK School (Under construction – Operation 2022)

Joint venture with Nomura Group – Japan (Updating)

Edison School (1st phase: 2018)

Prugio (KR) Apt - Daewoo E&C joint venture –(updating)

The Roi (KR) – Joint venture Lotte (Opening for sale 2021)

Marina Arc (Done 2017-2018)

Thuy Nguyen (Done-2016-2017)

School (Updating)

WestBay (2017-2018)

Thuy Truc (Done-2015-2016)

ECOPARK LAYOUT

THÀNH PHỐ XANH ECOPARK

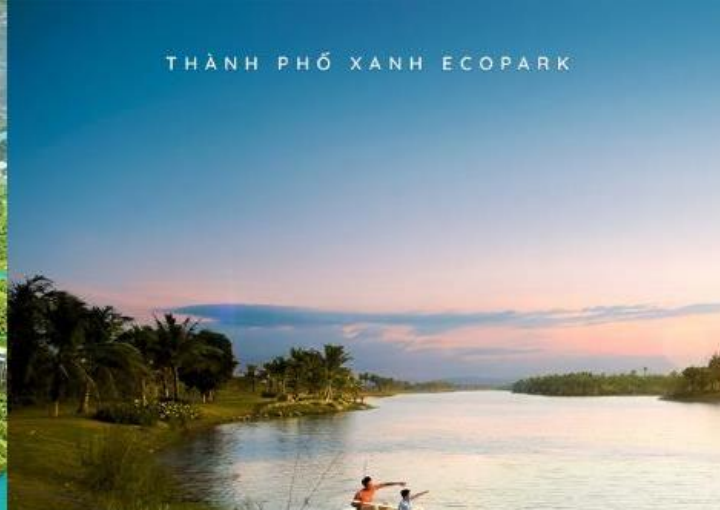


ecopark®

**BEST INTERNATIONAL
RESIDENTIAL LANDSCAPE
ARCHITECTURE**

ONLY 25 MINUTES TO HOAN KIEM LAKE

THÀNH PHỐ XANH ECOPARK



ecopark®

**AIR QUALITY EQUIVALENT
TO NEW ZEALAND**

**NEW ZEALAND – THE CITY WITH THE
CLEANEST AIR IN THE WORLD**

VNK Investment
Consultancy



ECOPARK – THE PROJECT GAINS THE MOST AWARDS IN VIETNAM

33 AWARDS

**BEST HIGH-RISE
RESIDENTIAL
DEVELOPMENT
IN VIETNAM**

Proved by
ASIA PACIFIC
PROPERTY AWARDS



**BEST MIXED
USE
RESIDENCE
IN VIETNAM**

Proved by
ASIA PACIFIC
PROPERTY
AWARDS



**BEST
INTERNATIONAL
RESIDENTIAL
LANDSCAPE
ARCHITECTURE**

Proved by
INTERNATIONAL
PROPERTY
AWARDS



INTERNATIONAL
PROPERTY
AWARDS

**BEST URBAN
AREA
PROJECT**

Proved by
PROPERTY GURU
VIETNAM
PROPERTY
AWARDS



**SPECIAL
RECOGNITION
FOR BUILDING
COMMUNITIES**

Proved by
PROPERTY GURU
VIETNAM
PROPERTY
AWARDS



ECOPARK – THE PROJECT GAINS THE MOST AWARDS IN VIETNAM

33 AWARDS

**TOP 3 DEVELOPER
IN VIETNAM**

*Proved by
VIETNAM
REPORT*



**BEST GREEN
PROJECT IN
SOUTHEAST ASIA**

*Proved by
ASIA PACIFIC
PROPERTY
AWARDS*



**BEST TOWNSHIP
DEVELOPMENT
(ASIA)**

*Proved by
ASIA PACIFIC
PROPERTY
AWARDS*



**BEST LIVABLE
URBAN TOWNSHIP
IN VIETNAM**

*Proved by
VCCI*



**BEST RESIDENTIAL
LANDSCAPE
ARCHITECTURE IN
VIETNAM**

*Proved by
ASIA PACIFIC
PROPERTY AWARDS*



INTERNATIONAL STANDARD AMENITIES



**2.5 km pedestrian – The biggest shopping paradise –
Food court – Entertainment – Check-in in Northern
Vietnam.**

The first 2,5km light park in Hanoi.

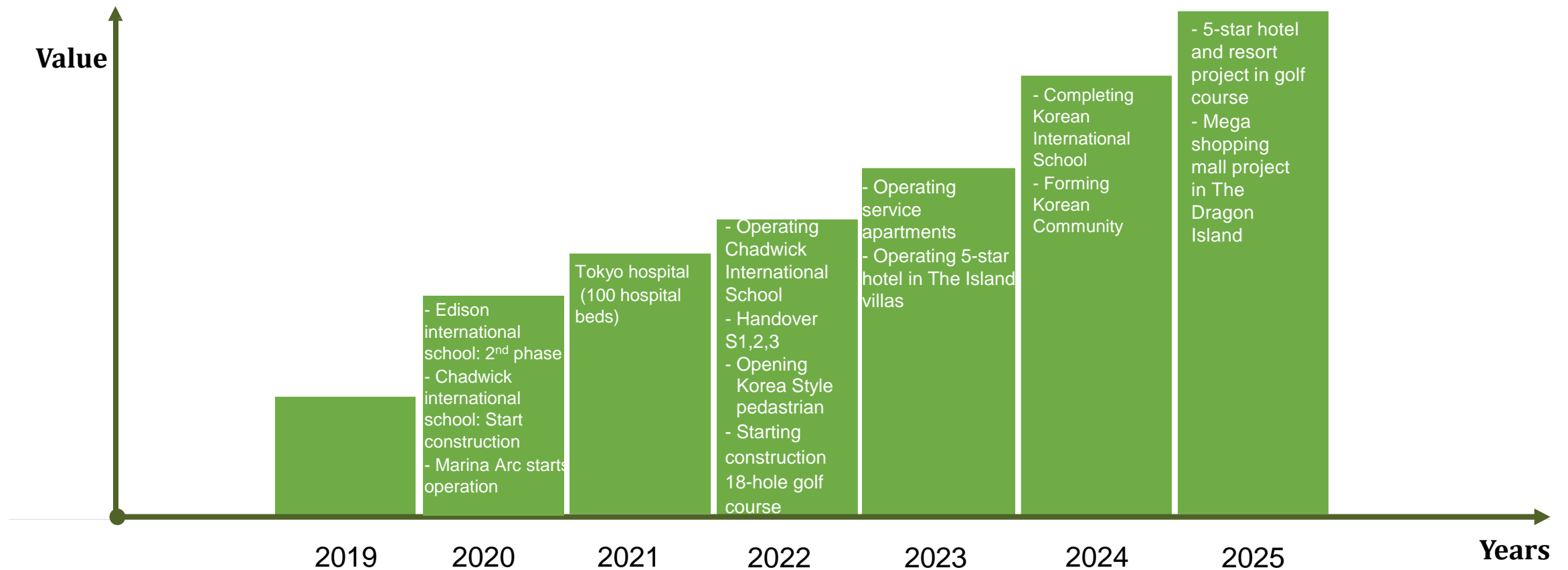
INTERNATIONAL STANDARD AMENITIES



THE ONLY URBAN AREA in Vietnam
owns two ELS international
standard GOLF courts.

THE ONLY URBAN AREA in Northern Vietnam owns
international standard education system.

INCREASING IN ECOPARK VALUE OVER THE NEXT 05 YEARS





Solforest

RESIDENCES

THE ISLAND BAY



GENERAL INFORMATION

Project Name	SolForest Residences
Developer	Ecopark Corporation Joint Stock Company
Location	The West of Ecopark Urban Area
Architect	Dewan Architects
Structure	41-floating buildings (02 blocks) with 02 floors for commercial services; 02 basements for parking.
Total units	1194 units
Density	18.3%
Units type	Studio, Apartment 1-2-3 Br from 29m ² to 100m ² , Garden (3 rd F), Mezza (20 th F,) Sky Villa(40 th F), Penthouse.
Handover	Q3/2022
Average price	1.600USD/m ² - 2.000USD/m ² (Included VAT)
Ownership	Freehold for Vietnamese 50 years SPA for foreigners



LOCATION

SolForest is located at the heart of Ecopark the Island Bay

- Spectacular view: 50ha green area and water surface of the Island Bay
- Located on the center of the 2.5km pedestrian street, easy to connect with neighboring areas and facilities such as schools, golf courses, cinemas, ...





With hundreds of vertical gardens in the height of nearly 200m of 2 towers, Sol Forest is the new Ecopark symbol of 2020.

Architect:

DEWAN ARCHITECTS + ENGINEERS

Chosen by billionaires to create symbols in Dubai, Qatar ... with 6-7 star hotel buildings and billion dollar residences.



Specially engineered to withstand the changing climate of northern Vietnam.

Ecopark handover the garden package to special balcony apartments and provides tree care and tree watering services to the customers.



Four hundred vertical gardens have been incorporated into the facade of two towers.





AMENITIES



INFINITY SKY POOL

AMENITIES



TROPICAL WATERFALL



RESORT SQUARE

AMENITIES



PINE FOREST PARK



PEDASTRIAN AND SHOPPING MALL STREET

FLOOR LAYOUT

SolForest set a new standard in eco-architecture with 2 apartment buildings



FLOOR LAYOUT





SO1-09 3PN+2WC	
05A	79.32 m ²
10	71.21 m ²
11	79.32 m ²
18	71.83 m ²
24	79.32 m ²
39	72.45 m ²

SO1-10 Studio	
05A	31.43 m ²
10	28.03 m ²
11	31.43 m ²
18	28.29 m ²
24	31.43 m ²
39	28.55 m ²

SO1-11 2PN+1WC	
05A	57.42 m ²
10	52.71 m ²
11	57.42 m ²
18	52.84 m ²
24	57.42 m ²
39	52.97 m ²

SO1-12 2PN+1WC	
05A	57.44 m ²
10	52.72 m ²
11	57.44 m ²
18	52.85 m ²
24	57.44 m ²
39	52.98 m ²

SO1-S12A 2PN+2WC	
05A	80.38 m ²
10	72.43 m ²
11	80.38 m ²
18	73.04 m ²
24	80.38 m ²
39	73.65 m ²

SO1-S05 3PN+2WC	
05A	108.99 m ²
10	99.07 m ²
11	108.99 m ²
18	99.72 m ²
24	108.99 m ²
39	100.37 m ²

SO1-06 Studio	
05A	32.99 m ²
10	29.51 m ²
11	32.99 m ²
18	29.64 m ²
24	32.99 m ²
39	29.77 m ²

SO1-08A 1PN+1WC	
05A	49.05 m ²
10	44.94 m ²
11	49.05 m ²
18	45.07 m ²
24	49.05 m ²
39	45.20 m ²

SO1-08 Studio	
05A	33.00 m ²
10	29.47 m ²
11	33.00 m ²
18	29.60 m ²
24	33.00 m ²
39	29.73 m ²



2PN+2WC	
05A	61.78 m ²
10	57.11 m ²
11	61.78 m ²
18	57.24 m ²
24	61.78 m ²
39	57.37 m ²

SO1-16 2PN+2WC	
05A	61.78 m ²
10	57.06 m ²
11	61.78 m ²
18	57.33 m ²
24	61.78 m ²
39	57.60 m ²

SO1-15 Studio	
05A	32.62 m ²
10	29.18 m ²
11	32.62 m ²
18	29.45 m ²
24	32.62 m ²
39	29.72 m ²

SO1-S15A 2PN+2WC	
05A	84.74 m ²
10	76.39 m ²
11	84.74 m ²
18	76.99 m ²
24	84.74 m ²
39	77.59 m ²

SO1-S05A 3PN+2WC	
05A	103.31 m ²
10	93.84 m ²
11	103.31 m ²
18	94.49 m ²
24	103.31 m ²
39	95.14 m ²

SO1-03 2PN+2WC	
05A	68.97 m ²
10	62.51 m ²
11	68.97 m ²
18	62.96 m ²
24	68.97 m ²
39	63.41 m ²

SO1-02 2PN+2WC	
05A	69.00 m ²
10	62.86 m ²
11	69.00 m ²
18	63.31 m ²
24	69.00 m ²
39	63.76 m ²

SO1-S01 3PN+2WC	
05A	103.10 m ²
10	94.04 m ²
11	103.10 m ²
18	94.67 m ²
24	103.10 m ²
39	95.30 m ²

Typical A floor of SO1 tower
5A, 8, 12, 16, 25, 29, 33, 37



SO1-S09 3PN+2WC	
05A	90.09 m ²
10	82.04 m ²
11	90.09 m ²
18	82.66 m ²
24	90.09 m ²
39	83.28 m ²

SO1-10 Studio	
05A	31.43 m ²
10	28.03 m ²
11	31.43 m ²
18	28.29 m ²
24	31.43 m ²
39	28.55 m ²

SO1-11 2PN+1WC	
05A	57.43 m ²
10	52.72 m ²
11	57.43 m ²
18	52.85 m ²
24	57.43 m ²
39	52.98 m ²

SO1-12 2PN+1WC	
05A	57.46 m ²
10	52.71 m ²
11	57.46 m ²
18	52.84 m ²
24	57.46 m ²
39	52.97 m ²

SO1-12A 2PN+2WC	
05A	70.28 m ²
10	62.31 m ²
11	70.28 m ²
18	62.92 m ²
24	70.28 m ²
39	63.53 m ²

SO1-S05 3PN+2WC	
05A	109.06 m ²
10	98.98 m ²
11	109.06 m ²
18	99.63 m ²
24	109.06 m ²
39	100.28 m ²

SO1-06 Studio	
05A	33.00 m ²
10	29.51 m ²
11	33.00 m ²
18	29.64 m ²
24	33.00 m ²
39	29.77 m ²

SO1-08A 1PN+1WC	
05A	49.05 m ²
10	44.94 m ²
11	49.05 m ²
18	45.07 m ²
24	49.05 m ²
39	45.20 m ²

SO1-08 Studio	
05A	33.01 m ²
10	29.47 m ²
11	33.01 m ²
18	29.60 m ²
24	33.01 m ²
39	29.73 m ²



SO1-18A 2PN+2WC	
05A	61.78 m ²
10	57.03 m ²
11	61.78 m ²
18	57.16 m ²
24	61.78 m ²
39	57.29 m ²

SO1-S16 2PN+2WC	
05A	72.21 m ²
10	67.58 m ²
11	72.21 m ²
18	67.85 m ²
24	72.21 m ²
39	68.12 m ²

SO1-15 Studio	
05A	32.62 m ²
10	29.18 m ²
11	32.62 m ²
18	29.45 m ²
24	32.62 m ²
39	29.72 m ²

SO1-15A 2PN+2WC	
05A	74.61 m ²
10	66.28 m ²
11	74.61 m ²
18	66.88 m ²
24	74.61 m ²
39	67.48 m ²

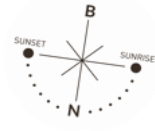
SO1-S05A 3PN+2WC	
05A	103.30 m ²
10	93.80 m ²
11	103.30 m ²
18	94.45 m ²
24	103.30 m ²
39	95.10 m ²

SO1-S03 2PN+2WC	
05A	79.41 m ²
10	72.95 m ²
11	79.41 m ²
18	73.40 m ²
24	79.41 m ²
39	73.85 m ²

SO1-02 2PN+2WC	
05A	69.00 m ²
10	62.86 m ²
11	69.00 m ²
18	63.31 m ²
24	69.00 m ²
39	63.76 m ²

SO1-S01 3PN+2WC	
05A	103.11 m ²
10	94.00 m ²
11	103.11 m ²
18	94.63 m ²
24	103.11 m ²
39	95.26 m ²

Typical B floor of SO1 tower
5, 9, 12A, 18A, 26, 30, 34, 38



SO1-09 3PN+2WC	
05A	79.32 m ²
10	71.21 m ²
11	79.32 m ²
18	71.83 m ²
24	79.32 m ²
39	72.45 m ²

SO1-10 Studio	
05A	31.43 m ²
10	28.03 m ²
11	31.43 m ²
18	28.29 m ²
24	31.43 m ²
39	28.55 m ²

SO1-11 2PN+1WC	
05A	57.43 m ²
10	52.72 m ²
11	57.43 m ²
18	52.85 m ²
24	57.43 m ²
39	52.98 m ²

SO1-12 2PN+1WC	
05A	57.43 m ²
10	52.72 m ²
11	57.43 m ²
18	52.85 m ²
24	57.43 m ²
39	52.98 m ²

SO1-S12A 2PN+2WC	
05A	80.38 m ²
10	72.43 m ²
11	80.38 m ²
18	73.04 m ²
24	80.38 m ²
39	73.65 m ²

SO1-S05 3PN+2WC	
05A	109.02 m ²
10	99.09 m ²
11	109.02 m ²
18	99.74 m ²
24	109.02 m ²
39	100.39 m ²

SO1-06 Studio	
05A	33.00 m ²
10	29.51 m ²
11	33.00 m ²
18	29.64 m ²
24	33.00 m ²
39	29.77 m ²

SO1-08A 1PN+1WC	
05A	49.05 m ²
10	44.94 m ²
11	49.05 m ²
18	45.07 m ²
24	49.05 m ²
39	45.20 m ²

SO1-08 Studio	
05A	33.00 m ²
10	29.47 m ²
11	33.00 m ²
18	29.60 m ²
24	33.00 m ²
39	29.73 m ²



Sảnh thang máy

SO1-18A 2PN+2WC	
05A	61.78 m ²
10	57.02 m ²
11	61.78 m ²
18	57.15 m ²
24	61.78 m ²
39	57.28 m ²

SO1-16 2PN+2WC	
05A	61.78 m ²
10	57.07 m ²
11	61.78 m ²
18	57.34 m ²
24	61.78 m ²
39	57.61 m ²

SO1-15 Studio	
05A	32.62 m ²
10	29.18 m ²
11	32.62 m ²
18	29.45 m ²
24	32.62 m ²
39	29.72 m ²

SO1-S15A 2PN+2WC	
05A	84.74 m ²
10	76.40 m ²
11	84.74 m ²
18	77.00 m ²
24	84.74 m ²
39	77.60 m ²

SO1-S05A 3PN+2WC	
05A	103.32 m ²
10	93.86 m ²
11	103.32 m ²
18	94.51 m ²
24	103.32 m ²
39	95.16 m ²

SO1-03 2PN+2WC	
05A	68.98 m ²
10	62.52 m ²
11	68.98 m ²
18	62.97 m ²
24	68.98 m ²
39	63.42 m ²

SO1-02 2PN+2WC	
05A	69.00 m ²
10	62.86 m ²
11	69.00 m ²
18	63.31 m ²
24	69.00 m ²
39	63.76 m ²

SO1-S01 3PN+2WC	
05A	103.11 m ²
10	94.04 m ²
11	103.11 m ²
18	94.67 m ²
24	103.11 m ²
39	95.30 m ²

Typical C floor of SO1 tower
6, 10, 15A, 18, 27, 31, 35, 39



SO1-S09 3PN+2WC	
05A	90.09 m ²
10	82.06 m ²
11	90.09 m ²
18	82.68 m ²
24	90.09 m ²
39	83.30 m ²

SO1-10 Studio	
05A	31.43 m ²
10	28.03 m ²
11	31.43 m ²
18	28.29 m ²
24	31.43 m ²
39	28.55 m ²

SO1-11 2PN+1WC	
05A	57.44 m ²
10	52.72 m ²
11	57.44 m ²
18	52.85 m ²
24	57.44 m ²
39	52.98 m ²

SO1-12 2PN+1WC	
05A	57.43 m ²
10	52.72 m ²
11	57.43 m ²
18	52.85 m ²
24	57.43 m ²
39	52.98 m ²

SO1-12A 2PN+2WC	
05A	70.27 m ²
10	62.33 m ²
11	70.27 m ²
18	62.94 m ²
24	70.27 m ²
39	63.55 m ²

SO1-S05 3PN+2WC	
05A	108.37 m ²
10	98.37 m ²
11	108.37 m ²
18	99.02 m ²
24	108.37 m ²
39	99.67 m ²

SO1-06 Studio	
05A	33.00 m ²
10	29.51 m ²
11	33.00 m ²
18	29.64 m ²
24	33.00 m ²
39	29.77 m ²

SO1-08A 1PN+1WC	
05A	49.05 m ²
10	44.94 m ²
11	49.05 m ²
18	45.07 m ²
24	49.05 m ²
39	45.20 m ²

SO1-08 Studio	
05A	33.00 m ²
10	29.47 m ²
11	33.00 m ²
18	29.60 m ²
24	33.00 m ²
39	29.73 m ²



SO1-18A 2PN+2WC	
05A	61.78 m ²
10	57.02 m ²
11	61.78 m ²
18	57.15 m ²
24	61.78 m ²
39	57.28 m ²

SO1-S16 2PN+2WC	
05A	72.12 m ²
10	67.47 m ²
11	72.12 m ²
18	67.74 m ²
24	72.12 m ²
39	68.01 m ²

SO1-15 Studio	
05A	32.62 m ²
10	29.18 m ²
11	32.62 m ²
18	29.45 m ²
24	32.62 m ²
39	29.72 m ²

SO1-15A 2PN+2WC	
05A	74.63 m ²
10	66.28 m ²
11	74.63 m ²
18	66.88 m ²
24	74.63 m ²
39	67.48 m ²

SO1-S05A 3PN+2WC	
05A	103.33 m ²
10	93.79 m ²
11	103.33 m ²
18	94.44 m ²
24	103.33 m ²
39	95.09 m ²

SO1-03 2PN+2WC	
05A	69.00 m ²
10	62.52 m ²
11	69.00 m ²
18	62.97 m ²
24	69.00 m ²
39	63.42 m ²

SO1-S02 2PN+2WC	
05A	79.45 m ²
10	73.32 m ²
11	79.45 m ²
18	73.77 m ²
24	79.45 m ²
39	74.22 m ²

SO1-S01 3PN+2WC	
05A	103.13 m ²
10	94.00 m ²
11	103.13 m ²
18	94.63 m ²
24	103.13 m ²
39	95.26 m ²

Typical D floor of SO1 tower
8A, 11, 15, 19, 24, 28, 32, 36

TYPICAL UNITS

AREA OF EACH TYPICAL UNITS

1. Studio: 29m²
2. 1Br+1: 45m²
3. 2Br: 52m²-66m²
4. 3Br: 72-100m²

SUPERIOR VALUE OF ECOPARK TYPICAL UNITS:

- Optimal design, open space.
- Multi-using apartment with a reasonable price.
- Glass aluminum door from floor to ceiling bringing unlimited view.
- Glass railing with luxurious exterior façade.
- Handover with premium air conditioner: Ceiling-air-conditioner & Daikin 2-way air conditioner with Kohler sanitary ware.



SPECIAL UNIT

SYMBOL OF SOLFOREST

- The balcony is 10m² wide with an automatic watering system which operates on an hourly basis for each type of tree and direction of each apartment.
- Plant anti-mosquito & insect plants.
- The drainage system is designed exclusively for the planted balconies
- Soil and shelves are selected to retain humidity even in high place

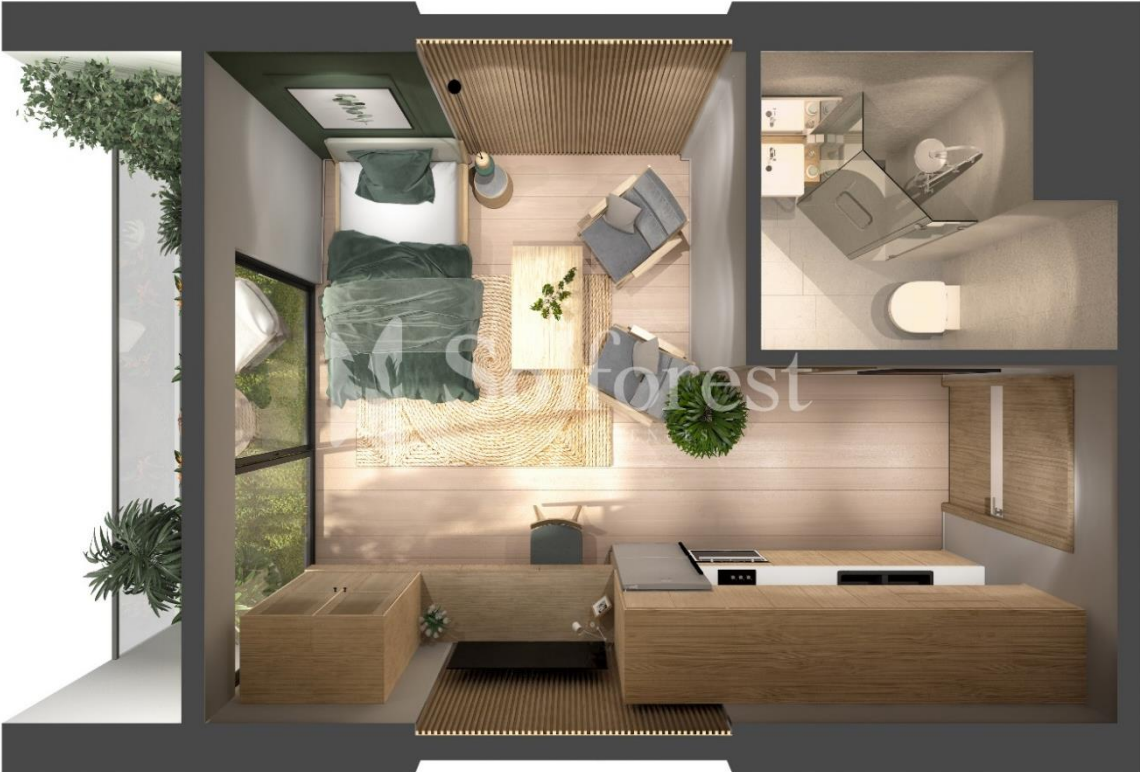


SALES POLICY (For reference)

DEPOSIT PROGRESS	PAYMENT
1 st Deposit: Sign Deposit Agreement	50.000.000 VND/unit
2 nd Deposit: Within 15 days from the signing date DA	10% of selling price (Included VAT+ 1 st Deposit)

PROGRESS	PAYMENT
1 st Installment : Sign SPA Expected on 15/03/2021	10% of selling price (Included VAT+ Included Deposit if any)
2 nd Installment :20/05/2021	15% of selling price (Included VAT)
3 rd Installment :20/07/2021	15% of selling price (Included VAT)
4 th Installment :20/09/2021	05% of selling price (Included VAT)
5 th Installment :20/11/2021	05% of selling price (Included VAT)
6 th Installment :20/01/2022	05% of selling price (Included VAT)
7 th Installment :20/03/2022	05% of selling price (Included VAT)
8 th Installment :20/05/2022	05% of selling price (Included VAT)
9 th Installment :20/07/2022	05% of selling price (Included VAT)
10 th Installment : Handover expected on 09/2022	25% of selling price (Included VAT) + 2% MF + VAT of 11 th Installment)
11 th Installment : On the date the Developer hands over the LURC to the Buyer	05% of selling price (Excluded VAT)

APARTMENT LAYOUT



STUDIO



01 BEDROOM

APARTMENT LAYOUT



02 BEDROOMS - 1WC



02 BEDROOMS - 2WC

APARTMENT LAYOUT



02 BEDROOMS - 2WC WITH GARDEN



03 BEDROOMS - 2WC

APARTMENT LAYOUT



03 BEDROOMS - 2WC WITH GARDEN



03 BEDROOMS - 2WC WITH GARDEN



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