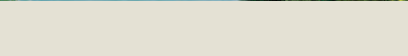

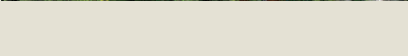









# Keys Investment for Sunshine City Saigon

Present by VNK IC



# Sunshine City Saigon

Property name: Sunshine City Saigon

Developer: Sunshine Group

Location: District 7

Land Area: 99.174m<sup>2</sup>

Expected completion: III 2020

No. of Unit: 3748

Facilities: Park, swimming pool, school, hospital gym, spa, shopping center, restaurant, cafe...

Property type: Residence, Officetel, Service apartment

Ownership: Freehold tenure for Vietnamese, 50 years for foreigner

Price per sqm: \$1.700 - \$2.300

VNK Investment  
Consultancy





**High-rise** development in District 7  
**Sunrise** from Saigon River  
**Sunset** on Phu My Hung  
**Breathtaking** views all around HCMC

**VINK** Investment  
Consultancy



# Sunshine City Saigon Expect Payment Schedule



Handover Condition: Fullyfitted

# Key Investment

Reputation Developer

# FIELD OF ACTIVITIES

## I - INVESTMENT

Based on the key strategy of real estate business, the corporation has been focusing on investment and development of the project in into two main fields: housing projects (high class apartment and social housing) and resort project

## II - CONTRUCTION

Sunshine Group participates into construction activities of projects under the role of master contractor for design and construction; supply of construction materials; installation of interior equipment ...

## III - COMMERCE

Sunshine Group is both an investor and a strategic partner of well-known local and foreign trading corporation in the construction and development of high-end trade centers in residential projects.

## IV - SERVICE

On the foundation of information technology and e-commerce, Sunshine Group has been developing a system of useful services including: management services - building operations; House repairing services; House - office transportation services; Shuttle service children, , etc. to serve the residents at the project.

## V - EDUCATION

The education infrastructure is coordinated by Sunshine Group with strategic partners in Education roles to develop a comprehensive full-range of interlanguage school systems in accordance with international standards, right on the campus of project.

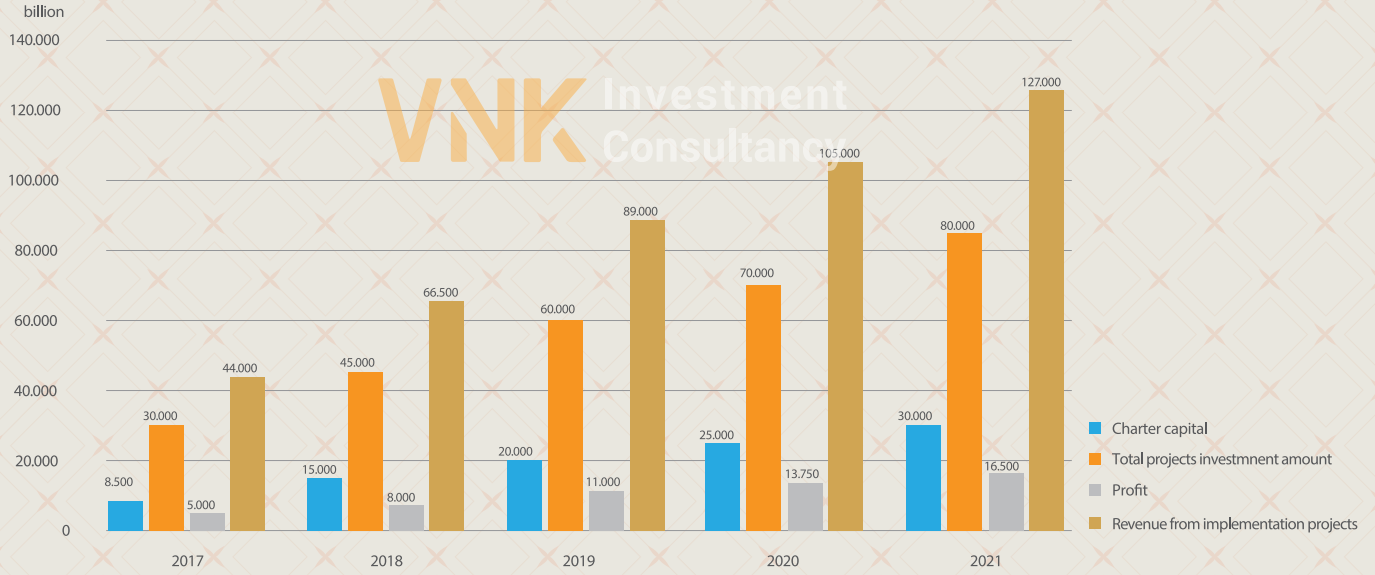
## VI - MEDIA/COMMUNICATION

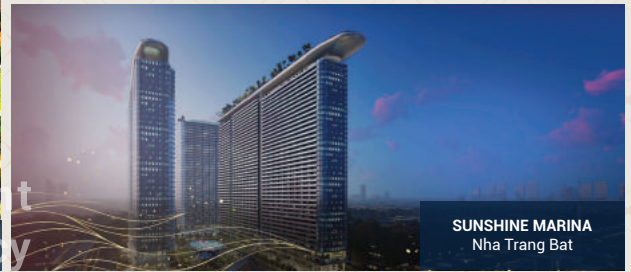
Sunshine Group are working in all field to become the strength in the communications sector of the corporation: Branding, Events, E-information, Website about Development and Investment and Trading Real Estate.

# FINANCIAL REPORT

## SUMMARY IN 2017 AND FORECASTS

### 2018, 2019, 2020, 2021





## SUNSHINE GROUP

PRESTIGE - CREATE - STRENGTH

"We do what we said to create the real value".  
Sunshine Group has become the top trusted conglomerate in real estate industry.





**SUNSHINE EMPIRE** | Hà Nội



**SUNSHINE BOULEVARD** | Số 2 - Khuất Duy Tiến  
Thanh Xuân - Hà Nội



**SUNSHINE VILLA** | Hà Nội



**SUNSHINE RIVERSIDE** | Phú Thượng  
Tây Hồ - Hà Nội



**SUNSHINE CENTER** | Phạm Hùng  
Nam Từ Liêm - Hà Nội

**VNK** Investment  
CONSULTANCY  
Dịch vụ tư vấn và phân tích đầu tư

# Key Investment

High Rental Return

# Key Location in District 7 - Phu My Hung



## RETAIL

Big C  
Crescent Mall  
SC Vivo City  
Lotte Mart

## HEALTHCARE

FV Hospital  
Tam Duc Hospital  
Victoria Healthcare International Clinics

## EDUCATION

Renaissance International School Saigon (RISS)  
Vietnam Australia International School (VAS)  
Japanese School in Ho Chi Minh City (JSHCM)  
Taipei School in Ho Chi Minh City (TSHCMC)  
Korean International School, HCMC (KISHCMC)  
Canadian International School  
Lawrence S. Ting School  
Saigon South International School  
British Vietnamese International School  
RMIT Vietnam University  
Ton Duc Thang University  
VStar School



## WHERE EXCELLENCE EDUCATION

- 1,4km** Renaissance International School
- 1km** Japanese International School
- 1,2km** Taipei International School
- 1,4km** Korean International School
- 2,6km** Canadian International School



2 mins



Big C

Vietnam Australia International School (VAS)

Renaissance International School Saigon

Japanese, Taipei and Korean International school

5 mins



Crescent Mall

FV Hospital

SECC

10 mins



Lawrence S. Ting School

Saigon South International School

Canadian School

SC VivoCity

15 mins



Lotte Mart

20 mins



District 1



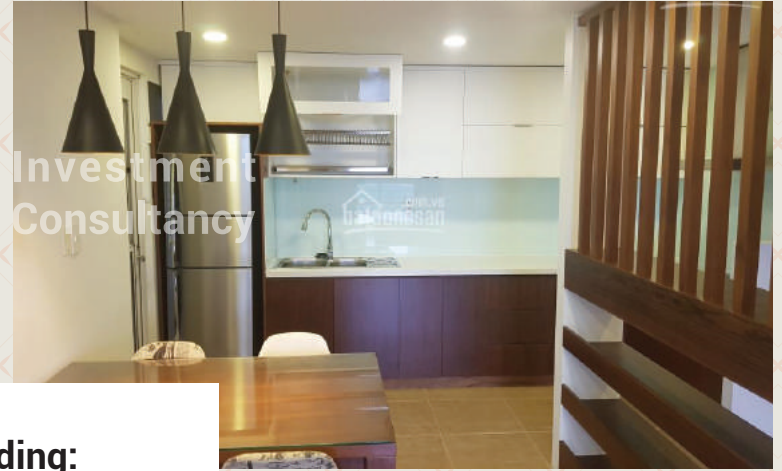
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The most Worth-living  
\_\_\_\_\_ Urban Area in Vietnam!



**Trending:**  
Tenant moving from...



Low ceiling  
Downgraded apartments  
Poor quality in construction

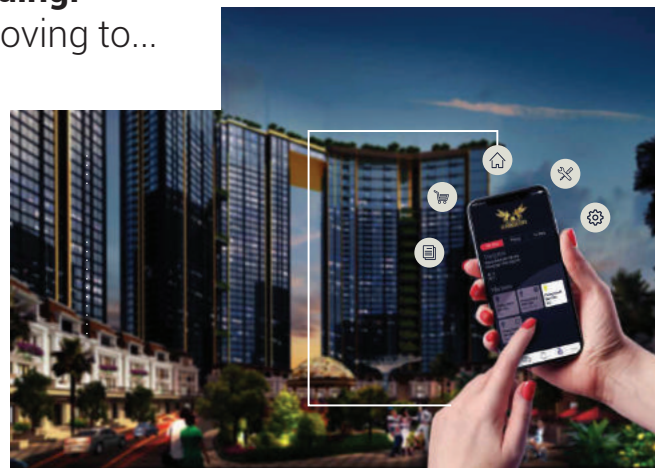


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**Trending:**  
Tenant moving to...

Smart Residence Card - Superpower Card particularly for "Sunshine's Residents"

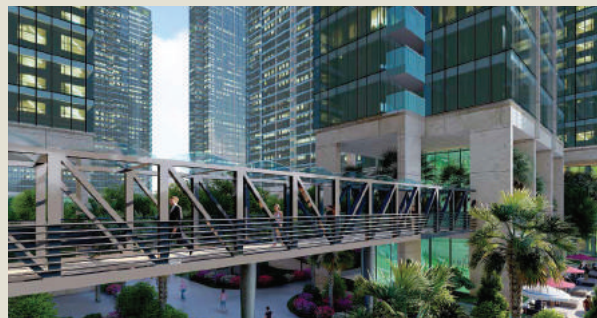
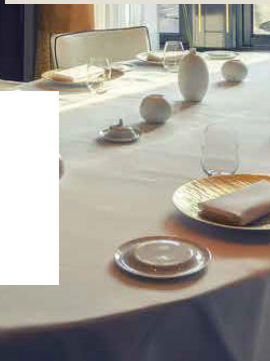
- All common services and banks' services integrated
- Allowing owners to use all services and utilities of any project of Sunshine Group both nationwide and worldwide.







**Trending:**  
Tenant moving to...



# Key Investment

High Capital Gain



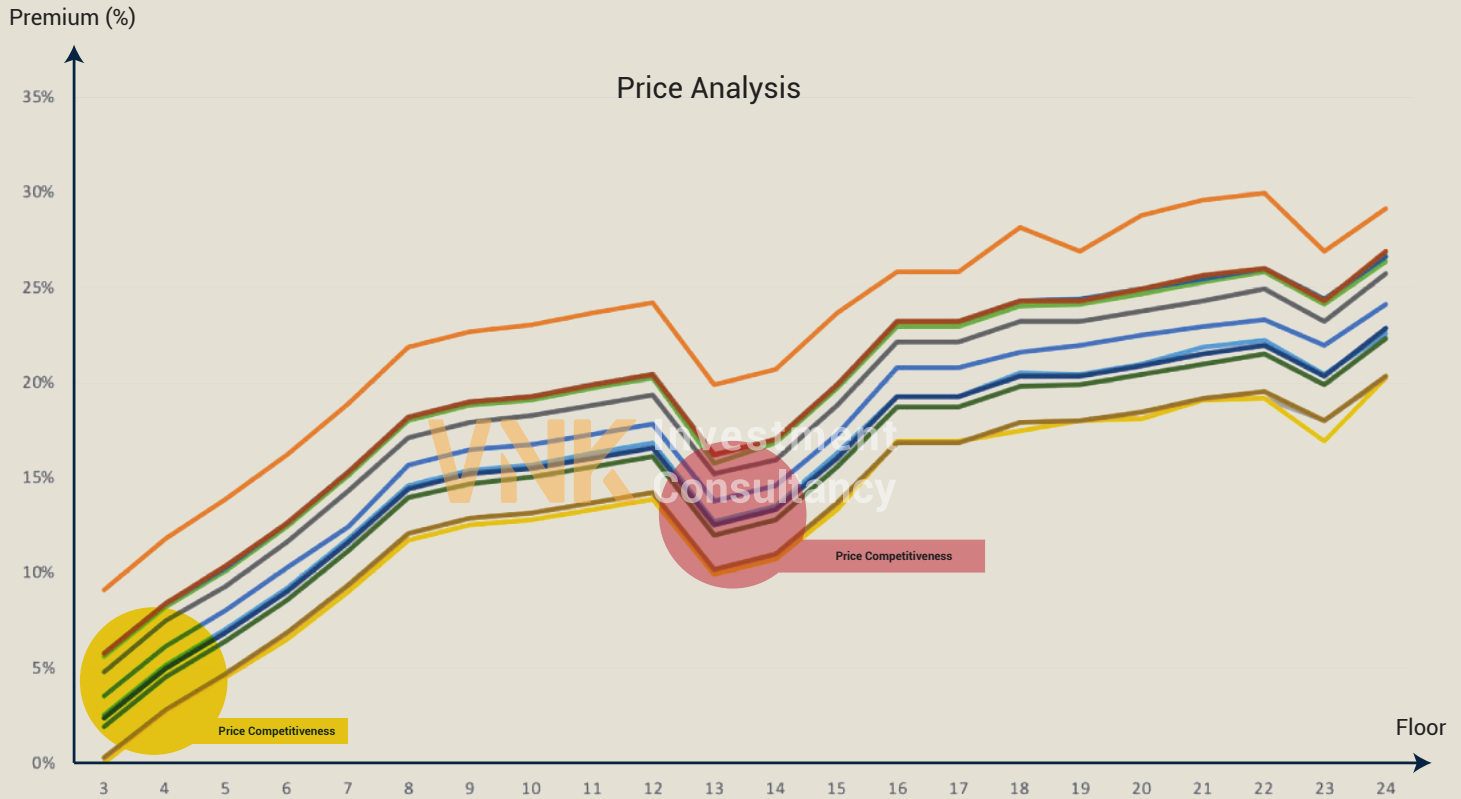
\* Price in Q2-2015 by Phat Dat Developer

\*\* Price in Q4-2018 by Sunshine Group

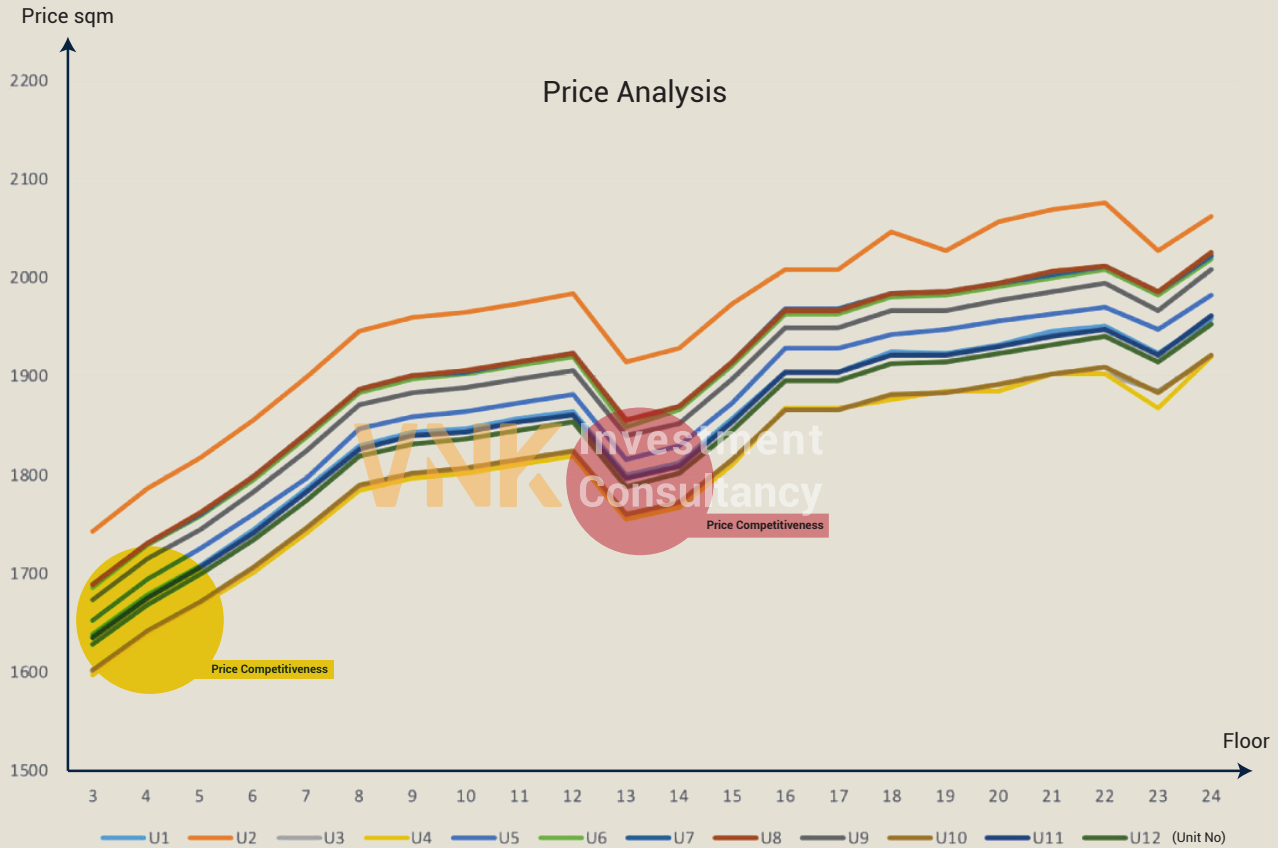
(Source VNK IC)

# Key Investment

Price Analysis



**Price Premium by Floor and View**



**Price Difference by Floor and Unit**

The logo for VNK Investment Consultancy features the letters 'VNK' in a bold, orange, sans-serif font. To the right of 'VNK', the words 'Investment' and 'Consultancy' are stacked vertically in a bold, black, sans-serif font.

# **VNK** Investment Consultancy

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