

Guoco Midtown – the City’s Newest Lifestyle Destination

- *A total of 50,000 sq ft of retail space 100% leased*
- *Porsche Studio Singapore to open its doors in January 2024*
- *Debut of several new-to-Singapore F&B brands along with local favourites*
- *Modern European fine dining restaurant Flutes will bring exquisite epicurean experience to Midtown House conservation building*
- *Part of GuocoLand’s plan to transform the precinct into a vibrant Midtown*

SINGAPORE, 17 January 2024 – The transformation of the Beach Road-Bugis area into Singapore’s new ‘Midtown’ continues with the opening of Guoco Midtown’s retail shops that feature new-to-market food and beverage establishments as well as innovative retail experiences.

Guoco Midtown’s 50,000 square feet (“sq ft”) of retail space across the entire mixed-use development (including Midtown Modern) is 100% leased. This retail-lifestyle component is an all-important social heart of GuocoLand’s latest integrated development which also comprises premium offices and luxury residences, all connected to the Bugis MRT interchange station.

Patrons including office workers in the vicinity can look forward to a selection of day-to-night dining options from almost 30 food and beverage establishments including international culinary favourites, local gourmet delights, fine dining destinations as well as drinking holes for after-work gatherings. Guoco Midtown’s restaurants and cafés are set amidst lush greenery and sheltered public spaces, offering patrons both indoor and comfortable alfresco dining experiences.

Ms Valerie Wong, Managing Director (Asset Management) at GuocoLand, said, “Guoco Midtown offers a curated dining and retail experience, combining our tenants’ forward-looking vision with our open retail space design, all set against the backdrop of our prime location. We have also designed our retail and F&B spaces to serve as the social heartbeat of the Beach Road-Bugis area where the community of office executives, residents and visitors converge to dine and socialise.”

One of Guoco Midtown’s anchor retail tenants is the new **Porsche Studio Singapore**, which will open its doors in January 2024. With two storeys of sportscar fascination, an integrated F&B

experience and community exhibition spaces, this new retail concept aims to provide immersive brand experiences for fans of the iconic German sports car brand.

The award-winning restaurant **Flutes** will occupy a prime ground-floor unit at Midtown House (the conserved former Beach Road Police Station). Renowned for offering intimate dining experiences in heritage buildings, Flutes will continue its hallmarks of good food, wine and service at Midtown House when it opens in Q1 2024.

Added Ms Wong, “We are proud that several new-to-market brands have chosen to launch at Guoco Midtown, and equally delighted to welcome existing tenants at Guoco Tower who are expanding their presence with new outlets here. This unique blend of offerings will enhance and diversify the vibrant F&B scene of the Beach Road-Bugis area.”

Among the shops that are already welcoming patrons is **Workspace Grains + Café by Cedele**, serving wholesome grain bowls, pasta, and gourmet coffee to the office crowd at Guoco Midtown’s Network Hub. Following their international expansion into Thailand, **Louisa Coffee**, Taiwan’s largest specialty coffee chain with more than 500 outlets, makes its second international expansion by opening its first outlet in Singapore at Guoco Midtown. Asian fusion restaurant **DaXi (大喜)**, which has an existing outlet at Guoco Tower, opened its sixth and newest outlet at Guoco Midtown.

New-to-Market Brands and Concepts Alongside Heritage Favourites

More exciting choices will be available in the coming months as the F&B units open progressively. Guoco Midtown patrons will be treated to a wide selection of international choices, including new-to-market Japanese brands such as **Mirai Robotayaki & Sushi Restaurant**, wagyu tsukemen restaurant **Mashi No Mashi**, **Umai Artisanal Udon** by the team behind Omote, as well as a new concept by **Ishinomaki Group**.

Other brands opening at Guoco Midtown include **The Telegraph by Olivia & Co.**, **dal.komm COFFEE & COFFEE BAR** with an expanded menu, popular Indian and Western restaurant **British Indian Curry Hut**, **Summer Folks Café and Steakhouse** by The Royals Cafe, which offers Halal options, and **Shu Du Feng**, where patrons will get to enjoy their specialty Sichuan cuisine such as Chinese sauerkraut fish.

More shops will open later in the year at the retail units of Guoco Midtown II (integrated with Midtown Modern). Fans of Chinese *Chuan Chuan* hotpot can look forward to **Malubianbian Chuan Chuan Hotpot (马路边边串串火锅)**, one of the top brands originating from Chengdu in Sichuan, China, with 1,300 outlets in China and in the USA. Also opening at Guoco Midtown II is **Xiang Ju Hunan Cuisine (湘聚湘菜馆)** as well as two new concepts launching in Singapore – **Guizhou Yang Rou Fen (贵州羊肉粉)**, which will serve mutton noodles from Guizhou, and **Shu Yi Shao Xian Cao (书亦烧仙草)**, a brand well-known for its grass jelly tea drinks from Sichuan.

Guoco Midtown II pays homage to Asian and local heritage with home-grown favourites like **Tag Espresso** cafe, **Kopifellas** which owns an outlet in New York City, as well as renowned heritage brands **Jew Kit Hainanese Chicken Rice (友吉海南鸡饭店)** and **Leong Kee (Klang) Bak Kut Teh [梁记(巴生)肉骨茶]**. Other well-known brands include **Five Guys**, **The Daily Cut**, **Qin Ji Rougamo (秦记肉夹馍)** with its popular braised meat baked crispy buns and noodles from Shaanxi, and **KangHoDong BaekJeong** Korean barbeque restaurant by the Korean television host and comedian Kang Ho-dong. Those with a sweet tooth can also look forward to local desserts at **Chow Zan (超赞甜品)**, French confectionery under the brand of **Rive Gauche** and Japanese-inspired desserts served at **Karuizawa Sweet** café, another new-to-market brand opening at Guoco Midtown.

A spokesperson of Flutes said, “At Flutes, we pride ourselves in offering an unparalleled dining experience that seamlessly blends elegance and versatility, catering to both corporate events and intimate celebrations. The historic charm of Midtown House offers the ideal ambience and perfect location to create memorable experiences for our guests and host bespoke private events. We are delighted to be part of the new Guoco Midtown community and contribute to the vibrancy of this lifestyle district.”

Mr Tan Wee Hau, Business Development Manager at dal.komm COFFEE & COFFEE BAR said, “We are thrilled to be part of Singapore’s new ‘Midtown’ in the vibrant Bugis-Beach Road area. With its interesting mix of F&B and retail tenants, as well as the surrounding community of residents and office workers, Guoco Midtown is already becoming a bustling lifestyle destination, and we are looking forward to opening our new cafe and restaurant concept here.”

Guoco Midtown is directly connected to the Bugis MRT interchange station which is served by the East-West Line and Downtown Line. It is also connected to a large catchment of office executives, residents and visitors as it is seamlessly linked to more than four million sq ft of offices and numerous hotels in the vicinity through sheltered linkways, bridges and an underground pedestrian network. With its prime location and connectivity, Guoco Midtown will revitalise the district and become a prime business and lifestyle destination.

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About GuocoLand Limited

GuocoLand Limited (“GuocoLand”) and its subsidiaries (“the Group”) is a leading real estate group that is focused on its twin engines of growth in Property Investment and Property Development. It owns, invests in and manages a portfolio of quality commercial and mixed-use assets providing stabilised, recurring rental income with potential for capital appreciation. The Group has a strong track record in creating distinctive integrated mixed-use developments and premium residential properties that uplift and transform their local neighbourhoods.

The Group’s investment properties – the total value of which stood at \$6.20 billion as at 30 June 2023 – are located across its key markets of Singapore, China and Malaysia, such as Guoco Tower and Guoco Midtown in Singapore, Guoco Changfeng City in Shanghai, and Damansara City in Kuala Lumpur. Iconic residential projects of the Group include Wallich Residence, Martin Modern, Midtown Modern and Lentor Modern.

The Group’s end-to-end capabilities span across the real estate value chain, from planning and design, property investment, property development, and property management to asset management.

GuocoLand is listed on the Mainboard of the Singapore Exchange. The parent company of GuocoLand is Guoco Group Limited, a company listed on the Main Board of The Stock Exchange of Hong Kong Limited. The ultimate holding company of GuocoLand is GuoLine Capital Assets Limited. Both Guoco Group Limited and GuoLine Capital Assets Limited are members of the Hong Leong group of companies.

As of 30 June 2023, the Group has total assets of S\$12.01 billion and total equity attributable to ordinary equity holders of S\$4.27 billion.

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