



**To advent of
SUSTAINABLE HEALTHY LIVING**





OUR PHILOSOPHY

Alset Ehome Inc is the real estate development arm of Alset EHome International Inc (Nasdaq: AEI). Alset Ehome Inc is principally engaged in developing, selling, managing, and leasing residential properties, providing quality designer homes with integrated smart technologies at affordable prices. The focus of the company is on building a sustainable healthy living system, including a real estate investment trust (REIT).

We envision to build sustainable healthy living communities integrated with a clean energy ecosystem encompassing housing, transport, and electricity including an amenity center featuring organic modular/vertical vegetable farming, a café, visitor residences, infant/childcare clubs, and social events venue. Specializing in the development of smart and sustainable home built with energy efficient platforms supporting solar energy, power walls, clean, sterilized airflow and advanced communication systems for state-of-the-art smart home and office platforms.

Our past, current, and future development projects all expressively portray our commitment to not only build structures but to serve people's need for space, security, serenity, and comfort. As a company, we continue to imagine and create homes of quality, creativity, healthy and sustainability integrated with the latest cutting-edge technology that exceed expectations.

With over 50 years of experience and track record, Alset Ehome's management team has built a strong reputation in identifying and undertaking promising investments in real estate development. Our ability and willingness to source, evaluate and execute complex transactions within a short time frame are major competitive advantages as well as recognizing the importance of aligning our interests with our partners.

A Reputation Built on Excellence

We design and build structures that define a new property landscape – distinctively creative and utilizing resources that are eco-friendly and relevant to evolving conditions.

The futuristic approach to property development springs from our deeply rooted commitment to create not just developments with vivid symbols of creativity but green and healthy living that goes beyond the ordinary.

The strength and verve of our spirit has enable us to be a company known for excellence in artistry. We take delight in knowing that our projects influence and serve the places we are planted in. To see people pass by our structures and stop to stare in admiration warms our heart and fuels our passion. To hear our clients and clients commend our services that exceed their expectations inspires us to greater heights in all of our businesses.

Leadership Advantage

Strong foundation is an important catalyst for success. As a company that knows its foundation, values and identity, it is confidently running its course with foresight and verve resulting in promising growth. Our strategic growth plan consists of continuing to tap capital markets while syndicating and participating in future real estate projects in order to widen and diversify our investment and development base. With our advantageous position and strong management team, our track record is a testament to how a strong bond and a shared value for excellence are able to open doors of opportunities, fortify a company's core and solidify its growth.

With our keen eye for opportunities, advantageous position and corporate capability, we raise our standards and strive to deliver beyond creative and business expectations. Within us is a current imagination and initiative that drives us to see possibilities. This is what we are and how we have been working, a company that develops our people and resources, and from there on, develops projects, communities, and cities, bringing a strong and positive impact on the way people conduct their business and live their vibrant lives.

WE BREATHE LIFE INTO BUILDINGS

Every property we create or manage, we put our utmost passion, expertise, and an alignment to today's global trends and standards. A building is not just a home or an office with an amazing design. It has to be a place that engages its occupants. We pay special consideration to being eco-friendly and we strive to implement "healthy" buildings with our latest technology in ventilation, solar energy, etc.

EHOME ECO-SYSTEM





Arturo Roldán Huber
Architect

*"A.R.T. is the sculptor of spaces,
realising the imagination of everyday living.
With a rich history in professional architec
that spans three generations,
our designs encapsulate the everyday needs
while transforming the ordinaries."*



Beginnings

A.R.T. Projects and Architecture was created in 2000 by Arturo Roldán Huber. Conscious that experience is an enormous and incalculable asset, Arturo made his architect father Roldán Garcis, an architect since 1964, a partner in his firm. Roldán Garcis, in turn, was the son of an architect, Arturo Roldán Palomo.

A.R.T. takes great pride in having three generations of architects in the family. Today with more than 1.000.000,00 sqm designed and built, A.R.T. is a fully consolidated enterprise.

Philosophy

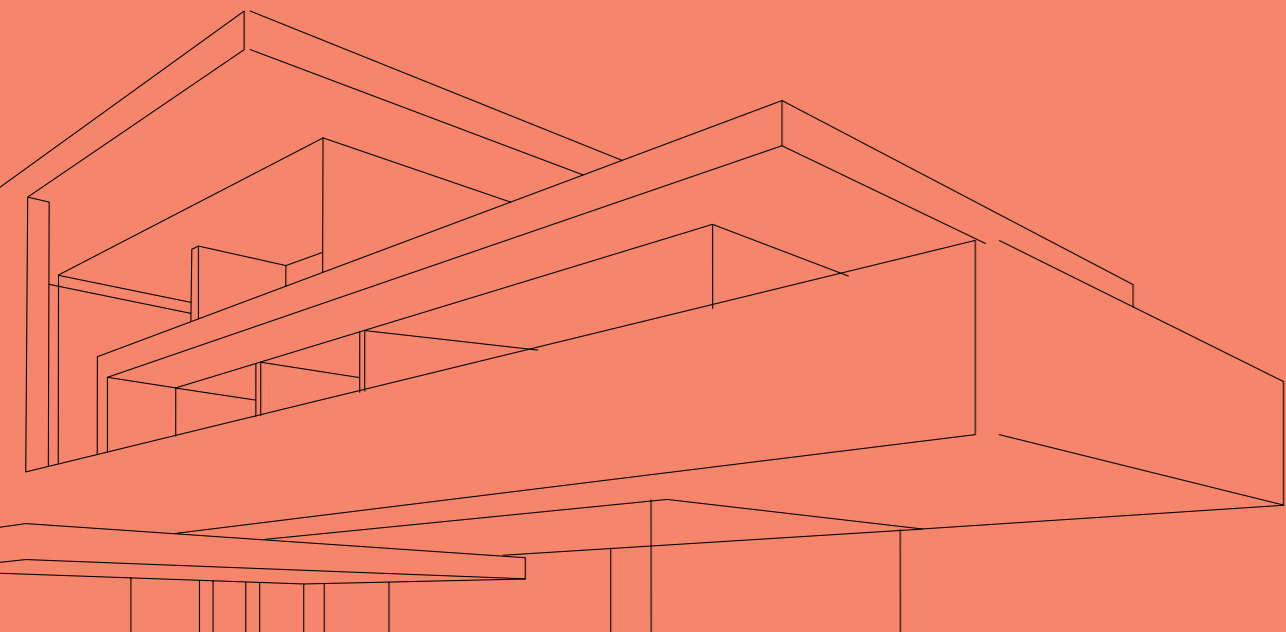
At A.R.T., we've always considered ourselves sculptors of spaces. This philosophy follows a very ingrained tradition in Spain: the architect is responsible for the entire design and construction of the building. Our creative process starts when we imagine a global vision of the building in our minds.

We imagine how life would be inside it, walking, cooking, sleeping and living. We see designs and we see art, and we also visualise its structure, installation, fixtures, fittings. We then picture how the sculptures we're creating will work for the people living in it, marrying beautiful sculptures with practical functions for the perfect life.

A COLLECTIVE AND
CREATIVE COLLABORATION

ALSET EHOME + A.R.T.

Great ideas emerge when passion and creativity collide. Alset EHome Inc collaborates only with the best architects to bring you quality homes. Our collaboration with A.R.T, a renowned Spanish architect firm with an extensive “know-how” and experience in designer concepts all over Spain, Europe, Africa, North America and Latin America, have since developed smart, designer homes with quality and sustainability.



Creations of the Master's touch in Spain,
Europe, Africa, North America and Asia.



Cabo House • Impressive modern home in Moraira, El Portet , Costa Blanca 2015



Villa Ifach • Modern and original luxury Villa y Calpe , Costa Blanca 2015



Singapore Pareado



Cabo House

Four creations with the Master's touch in Singapore

1. Vermella House



Vermella house was designed with the elements of earth, wind, wood and water; each represented by a specific color and material, in order to bring more harmony into the building. Another important aspect is the integration of water in its environment, as evident in the pool, Koi pond and the waterfall. The energy of water enhances spirituality, inspiration, relaxation and brings prosperity to its dwelling

2. Arenal House



Aesthetics and energy of the house revolves around the water. The harmonious presence of water creates a refreshing energy of ease, purity and freshness. Taking its name from elements of the ocean, Arenal House has an outdoor swimming pool which blends in flawlessly with the surroundings and provides a charming sun deck with an ample BBQ space. It's dominant white colour only serves to harmonise with the colours of nature.

3. Levante House



Levante house was designed with the reference to the wind for a good reason. The façade of the house does not define a closed boundary; it lets energy and wind flow, surrounding inhabitants with natural elements such rock, plants and water. It has a curtain of wooden slats, to suggest continuity, as this creates the perfect harmony between the privacy and natural wind flow.

4. Saona House



Saona house takes its name from one of the most beautiful environments in Formentera, Cala Saona, a place where both color white and wood textures dialogue with the Mediterranean Sea. The dwelling, both outside and inside, boasts immaculate white surfaces with cubic shapes and contemporary design, a stunning contrast that valorizes the typical colours of the countryside land of Formentera.

Building the perfect home for the perfect homeowner



Marina House



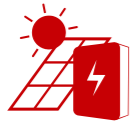
Pla del Mar



Casa Benlloch



HOME FEATURES



SOLAR ENERGY
SYSTEM



SMART HOME



HOME OFFICE



FILTERED WATER

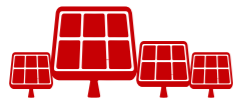


PURIFIED AIR



ELECTRIC VEHICLE

COMMUNITY FEATURES



SOLAR FARM



VEHICLE-TO-GRID



MODULAR ORGANIC FARM

UPCOMING FEATURES



ENERGY EFFICIENT
HEPA FILTERED HVAC



TELEMEDICAL



ROBOTAXI



ALSET
MEMBERSHIP



HWH
MEMBERSHIP



CRYPTO MINING
SYSTEM





Current Projects

Alset at Black Oak Houston Texas



BUILDING OVER
689
ALSET HOMES

- Located near The Woodlands in Houston, Texas
- Approximately 177 acres of land
- Subdivided into a total of 689 buildable lots
- Phase 1 of the project (124 lots) has been sold to Raush Coleman Homes
- The balance lots reserved for Alset EHome Community development.
- The community will feature a clean energy ecosystem and an amenity center that houses organic modular/vertical vegetable farming, a café, visitor residences, infant/childcare clubs, and social events venue.
- EHomes will be built with energy efficient platforms supporting solar energy, power walls, clean, sterilized airflow and advanced communication systems for state-of-the-art smart home and office platforms. Aligning with the vision of building a community founded on a sustainable carbon footprint, each EHome will offer the use of a Tesla vehicle to promote electric vehicles for a sustainable lifestyle.

Ballenger Run Maryland



100%
PRESOLD to
NVR (NYSE-listed)

- Located in Federick County, Maryland USA
- Approximately 197 acres of land
- Total: 689 Units
479 Lots & 210 Multi-family Residential Units
- 100% PRESOLD to NYSE-listed homebuilding company, NVR, #4 Biggest Home Builder in the United States.



Upcoming Projects with California Style

California Style are among some of the most diverse and eclectic in terms of style, function, and overall construction method. A decorating style that majors on neutral, soft colors on furniture and walls, furnishings that are inviting and comfortable, a relaxed boho feel enhanced by natural materials and fabrics, such as leather, wood, wool, cotton and stone.



Northpark Woods Porter Texas

As part of Alset Ehome business strategy to convert existing homes to Ehomes, Alset Ehome will be transforming up to 100 homes within the Northpark Woods community to promote sustainable healthy living system. Every Ehome will come with our iconic home features and a Tesla vehicle.

Strategic location of project site

Northpark Woods community located in Porter, Texas, northeast side of Houston, is a fast-growing unincorporated community boasting a prime location with close proximity to Lake Houston and West Fork San Jacinto River—where locals get to enjoy lakeside activities such as swimming, fishing, boating and skiing along with several golf courses and Lake Houston Wilderness Park. There's also convenient access to the super-regional Deerbrook Mall, George Bush Intercontinental Airport and the Greater Houston area along commuter routes like I-69.

Alset Villas Houston Texas

Located right next to Alset Black Oak project. Alset Villa seats on approximately 10 acres of land with a total of 69 buildable lots. Another planned development for Alset Ehome Community – every Ehomes will be fitted with our iconic features and comes with a Tesla vehicle.

Strategic location of project site

Situated in North Houston, just two miles from the Exxon Mobile's 385 acre campus being built which is expected to house more than 10,000 employees. Next to the south border of The Woodlands, one of the fastest growing and best planned suburbs of Houston with excellent schools, and an abundance of parks and retail shopping. North of the 600 acre master planned luxury community being developed by the Toll Brothers which is one of the nation's leading builder of luxury homes.



Sorrento Bay Lake Conroe, Willis

A beautiful new home community offering affordable houses off Lake Conroe, giving homeowners the ability to enjoy fresh air and lake life with a wonderful small-town vibe. Residents of Sorrento Bay will have access to a boat ramp directly to Lake Conroe to enjoy boating, jet skiing, fishing, paddle boarding, and a host of other lakeside activities.

Strategic location of project site

The community has easy access to I-45 and located 6 miles away from the center of Willis's shopping, restaurants, and professional services. Located 10 miles from New Waverly, TX, less than 15 miles from Downtown Conroe, and 24 miles from Huntsville, Sorrento Bay's central location offers the perfect mix of convenience and small town country feel while keeping you close to the amenities of Lake Conroe.

Woodland Lakes Houston Texas

Minutes from the water on the east side of Lake Houston, Woodland Lakes boast a beautiful setting with rustic charm in the woods of northeastern Harris County. Residents will enjoy close proximity to Lake Houston, offering boating, fishing and other recreational activities.

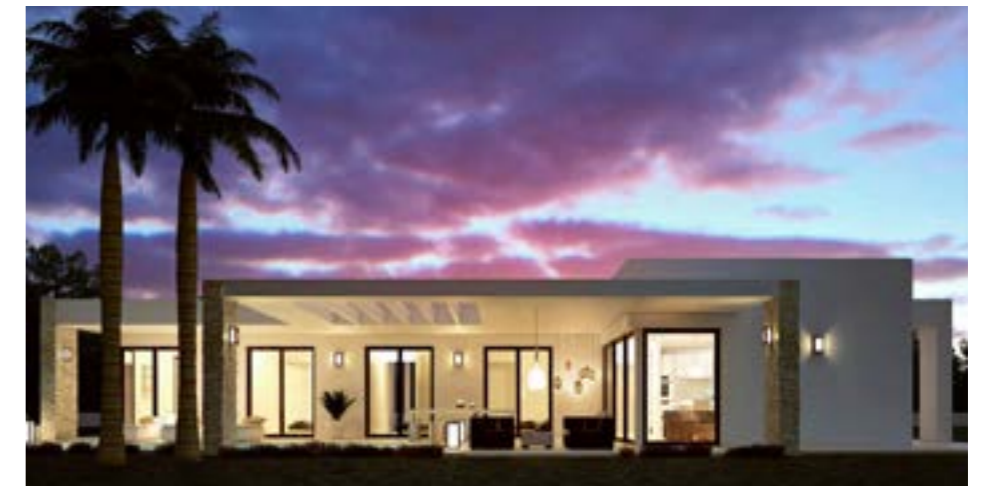
Strategic location of project site

Located northeast of Houston, the unincorporated community of Huffman offers convenient access to a variety of regional attractions. City amenities are within easy reach, with quick routes to downtown Houston, George Bush Intercontinental Airport, the popular Deerbrook Mall and more.

CONCEPT DESIGNS FOR FUTURE DEVELOPMENT

by CHAN HENG FAI

HWH Courtyard for Alset Community



Alset EHome provides Community Facilities for residents

Concept Designer: Mr. Chan Heng Fai
Architect: Z Architects Ltd

Organic
Vegetables &
Food

Hapi Cafe &
Restaurant

Visitor
Residences

Children &
Baby Club

Social
Events

Gym,
Meditation,
Breathe
Yoga Studio

CHAN HENG FAI'S PROPERTY DEVELOPMENT TRACK RECORD **FROM HIS FORMER COMPANIES**

Property Development in Singapore

The following are the four projects in Singapore that HFE executed through SingXpress Land, former companies owned by Mr. Chan Heng Fai.

CITYLIFE@TAMPINES



CityLife@Tampines, Singapore's first luxury-hotel style Executive Condominium is located at Tampines Central 7 in District 18 on a 223,357 sqft site. The project offers 2/3/4/5-bedroom, dual-key, Sky-Suite and penthouse units, bringing EC living to a whole new level with its enviable cross between luxury-hotel dwelling and the familiar comforts of home.

Launched for sale on 29 December 2012, **90% of its 514 units were sold in two days**, with the development sold out by March 2013. It recorded the **highest number of e-applications** ever for an EC development. Completion of this project is in 2016.

[View More](#)

Property Development in Singapore

PASIR RIS ONE



SingXpress embarked on this venture with success as we recently won the bid at S\$123.9m for a DBSS project to be developed on a 16,388.2 sqm site in Pasir Ris Central with a maximum permissible Gross Floor Area (GFA) of 40,970.5 sqm (2.5 times plot ratio), targeted to be comprised of over 450 apartments.

The proposed development is a 5-block, 14-storey DBSS project with 3R, 4R, and 5R unit types inclusive of a child care centre, car park, and all facilities ancillary to the development. Project completion period is 48 months with a lease term of 103 years.

The development site is at the heart of the Pasir Ris town centre with various amenities within its vicinity including the Pasir Ris Town Park, shopping centres, prestigious primary and higher level schools, as well as the Pasir Ris MRT station, the Pasir Ris Bus Interchange, and major expressways.

[View More](#)

Property Development in Singapore

CHARLTON RESIDENCES



Charlton Residences, previously known as Foh Pin Mansion is serenely situated at 1 Charlton Road, Singapore 539548, amid green and peaceful surrounds. The district 19 freehold development is categorised as Cluster Housing with 21 strata units and is estimated to be completed in the year 2013.

The design incorporates total privacy, vitality, and only the finest comforts with its contemporary style complemented with a lap pool, clubhouse, and gym that promote fitness and wellness. It is where a luxuriously relaxing retreat need not be a rare occasion but lived out as a gratifying and inspiring lifestyle. Charlton Residences also offers excellent space and efficient unit layout for generally bigger families. Fitted with high quality contemporary interior finishes with branded fittings, it provides dwellers with maximum style and convenience.

The development is only a 5 min. walk to Kovan MRT, Heartland Mall and Kovan City and a 15 min drive to Orchard shopping belt and the CBD (central business district) area. Its accessibility to major expressways, the vicinity it shares with various amenities, and its privacy and comfort make it an ideal residence of choice for families. All these positively indicate the development’s high potential for good rental yield and capital appreciation.

[View More](#)

Property Development in Singapore

COSMO LOFT



CosmoLoft is a designer conceived, loft style residence in the city fringe residential hotspot of Balestier. A 17-storey architectural landmark towering above central Singapore skyline, CosmoLoft offers 56 units of luxury pads characterised by sleek interiors and branded fittings. A new benchmark in city living, CosmoLoft is where contemporary lifestyles and investment values are maximised.

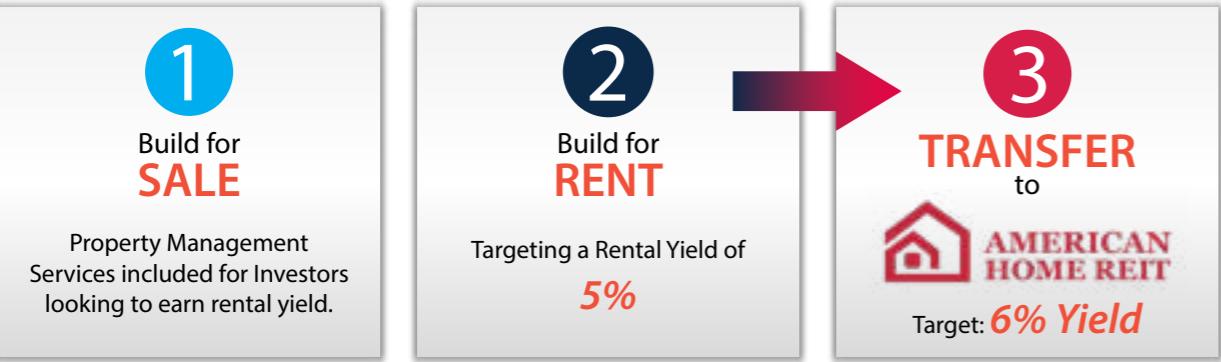
Tastefully designed, fully furnished interiors looking sleek and stark High ceilings up to 5m with full glass windows overlooking city skylines Fully fitted kitchen with branded appliances; European brand bathroom fittings Iconic architectural design with sky gym and infinity pool Underground carpark for weather proof access.

A unique city fringe location with a mix of heritage and modern charm Novena MRT, crossroads of CTE & PIE within easy accessibility Novena shopping mall, Balestier Plaza and Zhong Shan Park and many malls nearby, Short drive to city centre commercial hubs of Suntec City, Orchard Road and Marina Bay Integrated Resort Upcoming developments such as the Thomson MRT Line and Novena Medical Hub will be an infrastructural boost.

[View More](#)

ALSET EHOME BUSINESS MODEL

Alset EHome focus on building a Sustainable Healthy Living System including a REIT for long-term income.



[Watch Video](#)

REAL ESTATE INVESTMENT TRUST



American Home REIT Inc. (AHR)

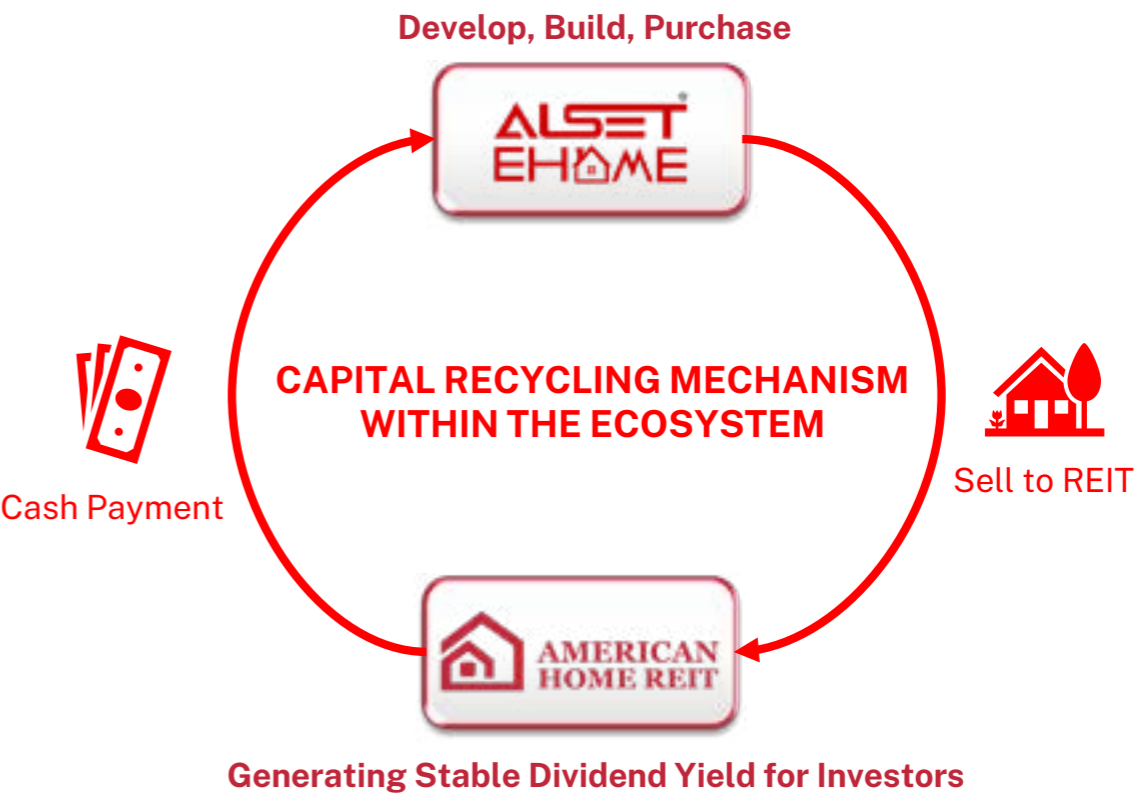
AHR actively source for and manage value-add, high yielding real estate in the United States. AHR engages in bulk purchases of large gated Single-Family Homes (SFHs) communities that meet the investment requirements. This includes an existing organic pipeline from the parent company that holds Lakes at Black Oak, Houston. AHR will further acquire other developed land areas from other developments. AHR seeks to generate high and stable rental returns for unit holders.

AHR Management Inc.

AHR Management Inc. is a REIT management company that sets the strategic vision and formulate investment strategies for American Home REIT Inc. It manages the REIT assets and liabilities and provide recommendations to on acquisition and divestments in accordance with the investment strategies.

[View Website](#)

CAPITAL RECYCLING - UNLIMITED GROWTH



LEVERAGING ON ALSET EHOME RENTAL UNITS

- Recurring income streams
- Ensures quality control
- Economies of scale(Cost-effective management)

[Watch Video](#)

CHAN HENG FAI'S REAL ESTATE INVESTMENT TRUST TRACK RECORD IN HOMES



Single Family Homes + Senior Homes

8%
annualised yield quarterly



Click to view brochure



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CHAN HENG FAI'S REAL ESTATE INVESTMENT TRUST TRACK RECORD IN HOSPITALS



NYSE Listed

IPO Price: \$10 per share
Current Price: **\$15+**

Annualized Yield of **8%** at IPO

Added into **MSCI US REIT** Index
MSCI

Market Cap: > **\$900 Million**



Click to view brochure

TOP 10 Best REITs
for the Rest of 2021

[Read More](#)

CONCEPT DESIGNS FOR FUTURE DEVELOPMENT

by CHAN HENG FAI

Alset Tower



Alset Tower has been envisioned to add a new dimension to contemporary city living, contouring Singapore skyline with smart engineering and aesthetic design. This green residential and office skyscraper design is intended to help preserve the environment while creatively providing a wholesome living and working environment.

Accordingly, Alset Tower seeks to have a single 50 storey block comprising large units of approximately 12,000 sqft fitted with the latest energy efficient building features and technologies in line with Singapore green sustainability agenda.

Besides having a mechanical cross ventilation system to lessen chilled air consumption in the building, natural energy will be harnessed from the environment by installing solar panels on the roof as well as photo-electrical sensors.

Complementing this will be a Alset Club “office living room” that will provide an inviting array of exclusive facilities for tenants such as a café, swimming pool, a gymnasium for sports and yoga, guest houses, and conference rooms.

The Group is presently looking for opportunities to build globally.

Concept Designer: Mr. Chan Heng Fai
Architect: Z Architects Ltd

Tree Tower



An iconic design that celebrates an ancient Asian concept of nature bounty, the Tree Tower has been envisioned to deliver a first-of-its-kind luxury apartment block in Singapore.

Built like a tree trunk, symbolizing a popular concept of life and spiritual learning, the 50-storey high building will effectively weave in natural elements of sunlight and wind through its unique circular lay-out. A total of more than 200 luxury apartment units with generous balconies and sunshades will provide panoramic views for each unit.

Equally integral to the Tree Tower design is green sustainability. Displaying extensive planters on the facade and solar panels and rainwater reservoirs, the Tree Tower design aims to set a new benchmark in green living.

The Group is presently looking for opportunities to build globally.

Concept Designer: Mr. Chan Heng Fai
Architect: Z Architects Ltd

Disclaimer
Future Projects are for informational purposes only. These projects are still at a very early stage of design conceptualisation. The final development of these projects is dependent on securing appropriate land tenders and financing.

CHAN HENG FAI'S PROPERTY DEVELOPMENT & CONSTRUCTION TRACK RECORD FROM HIS FORMER COMPANIES

Development and Construction

Over the last 40 years, HFE, a company formerly owned by Mr. Chan Heng Fai has built up a solid track record for property development and construction:

HONG KONG
PUBLIC HOUSING ESTATES AND HOME OWNERSHIP SCHEMES ("H.O.S")

- Butterfly Estate, Phase V, H.O.S.
- Cheung Ching Estate Phase II Extension
- Cho Yiu Estate
- Choi Wan Estate, Phase IIA
- Choi Wan Estate, Phase IIB
- Choi Wan Estate, Phase III
- Choi Wan Estate, Phase IV
- Fu Shan Estate
- Kwun Tong Central H.O.S.
- Lower Wong Tai Sin Estate, Phase III
- Po On Market & H.O.S.
- R.A.F. Kai Tak Estate, Phase I & II
- Shek Wu Hui Estate, Phase I
- Sun Chui Estate, Phase III
- Tai Yuen Estate, Phase I
- Tsing Yi Estate, Phase I, H.O.S.
- Tsing Yi Tiger's Head Village Resite
- Tung Tau Estate, Phase I
- Wang Tau Hom Estate, Phase I
- Wo Che Estate
- Wong Kong Shan Estate, Phase I
- Wong Kong Shan Estate, Phase III

COMMERCIAL

- Dao Heng Bank Building
- Tai Lee Building
- Tak Yan Commercial Building
- Choi Wan Estate Community Centre
- Fire Services Headquarter, Tsim Sha Tsui East
- Judiciary Building, Gascoigne Road
- Kai Tak Airport, 747 Nose-in-pier No. 1 & 2 & Bus Docks
- Kai Tak Airport Terminal Building, Extension
- Kai Tak Airport Terminal Building, Fitting Out work
- Kwai Chung N.T.S.D. Garage
- Ngau Tau Kok Housing / Marketing Complex
- Red Cross Blood Transfusion Centre
- Secondary School, Area 3D, Shatin
- Shatin Lawcourt
- Shun Lee Estate, Secondary School & CommunityCentre
- To Kwa Wan Market and Government Office
- Tsuen Wan Multi-storey Carpark & Transport Interchange

INDUSTRIAL

- Cheung Sha Wan, Flatted Factory
- Fo Tan Yeuk, Flatted Factory
- Keng Fong Industrial Building
- Kowloon Bay, Flatted Factory
- Kwai Chung Industrial Building
- Kwong Luen Tai factory
- Tuen Mun Area 9, Flatted Factory

RESIDENTIAL

- 217-223 Shanghai Street
- 222-224 Queen's Road West
- Cedar Apartments
- Chea Jun House
- Inverness Villas
- Kin Fook Mansions
- King Lam Apartments
- Moreton Terrace
- Rhenish Mansions
- Tak Yan Mansion
- Townhouses at 26 Shouson Hill Road
- Tung Shan Villas
- Villa Dorado
- Y.Y. Mansions
- Yik Kwan Villas

SINGAPORE

RESIDENTIAL

- Charlton Residences, 1 Charlton Road
- Pasir Ris One, Pasir Ris Central
- CityLife@Tampines, Tampines Central Ave 7/9
- CosmoLoft, 235 Balestier Road
- Charlton Residences, 1 Charlton Road
- Pasir Ris One, Pasir Ris Central
- CityLife@Tampines, Tampines Central Ave 7/9
- CosmoLoft, 235 Balestier Road

Development and Construction

In addition to property development and construction, HFE, formerly owned by Mr. Chan Heng Fai has a strong track record of investment. Below are the recent investments realized, some of which represent entire developments whilst some are selected units.



HONG KONG

COMMERCIAL

- Island Place Tower, North Point
- SUP Tower, North Point

INDUSTRIAL

- No. 326 Kwun Tong Road, Kwun Tong, Kowloon
- Good Luck Industrial Building, Kwun Tong, Kowloon

RESIDENTIAL

- Amoy Gardens, Kowloon
- Parkland Villas, Tuen Mun, N.T.
- Beneville, Tuen Mun, N.T.
- Affluence Garden, Tuen Mun, N.T.
- Tsuen Wan Centre, Tsuen Wan, N.T.
- Tsuen Tak Gardens, Tsuen Wan, N.T.
- Tak Bo Garden, Kowloon
- Shaukeiwan Centre, Shaukeiwan
- The Platinum, Mongkok
- Tai Hing Gardens, Tuen Mun
- Baguio Villa, Pokfulam

LAND

- Lot No. 1210 and 1211, Demarcation District (No. 316, Lantau Island, N.T.)
- Nos. 28-30 Kai Tak Road, Kowloon City, Kowloon
- Nos. 16-20 Baker Street, Hung Hom, Kowloon

SINGAPORE

RESIDENTIAL

- The Arcadia
- Dakota Residences
- The Sail

COMMERCIAL

- Textile Centre
- The Central
- Suntec Tower 2
- Southbank SOHO

UNITED STATES OF AMERICA

COMMERCIAL

- Northeast Corner of Tustin Avenue and Katlla Avenue, Orange City, Orange Country, California

CANADA

COMMERCIAL

- 981 Nelson Street, Vancouver, British Columbia
- 53rd Street Delta, British Columbia

RESIDENTIAL

- 1281 Alberni Street, Vancouver

JAPAN

COMMERCIAL

- Hotel Plaza Miyazaki, Miyazaki City

CHAN HENG FAI'S PROPERTY DEVELOPMENT & INVESTMENT TRACK RECORD FROM HIS FORMER COMPANIES

Investment Project Returns



* The average IRR excluding Suntec City Tower (IRR of 199%) is 39%.

REALIZED INVESTMENT	
Textile Centre Singapore Commercial property Entry in 2007	<ul style="list-style-type: none">• 36% Investor IRR realised• 3.1 times investment multiple realized• Exit gross value of S\$18 million
The Arcadia Singapore Residential property Entry in 2006	<ul style="list-style-type: none">• 30% Investor IRR realised• 4.3 times investment multiple realized• Exit gross value of S\$11 million
Hong Kong Apartment Portfolio* Hong Kong Residential property Entry in 2009	<ul style="list-style-type: none">• 58% Investor IRR realised• 2.5 times investment multiple realized• Exit gross value of S\$19 million

REALIZED INVESTMENT	
Island Place Tower Hong Kong Commercial property Entry in 2004	<ul style="list-style-type: none">• 30% Investor IRR realised• 5.1 times investment multiple realized• Exit gross value of S\$23 million
The Sail Singapore Residential property Entry in 2004	<ul style="list-style-type: none">• 30% Investor IRR realised• 4.3 times investment multiple realized• Exit gross value of S\$3 million
Suntec City Tower Singapore Commercial property Entry in 2004	<ul style="list-style-type: none">• 199% Investor IRR realised• 5.4 times investment multiple realized• Exit gross value of S\$26 million
Southbank* Singapore Residential/Commercial property Entry in 2011	<ul style="list-style-type: none">• 56% Investor IRR realised• 2.6 times investment multiple realized• Exit gross value of S\$12 million
The Central* Singapore Commercial property Entry in 2010	<ul style="list-style-type: none">• 49% Investor IRR realised• 3.2 times investment multiple realized• Exit gross value of S\$34 million
CityLife@Tampines Singapore Residential property Entry in 2010	<ul style="list-style-type: none">• 24% Investor IRR realised• 2.2 times investment multiple realized• Total development value of S\$528 million
Wyndham Place Hong Kong Commercial property Entry in 2009	<ul style="list-style-type: none">• 35% Investor IRR realised• 3.7 times investment multiple realized• Current gross value of S\$20 million
Dakota Residences Singapore Residential property Entry in 2010	<ul style="list-style-type: none">• 47% Investor IRR realised• 4.1 times investment multiple realized• Current gross value of S\$19.5 million
35 North Canel Road Singapore Commercial Shophouse Entry in 2000	<ul style="list-style-type: none">• 23% Investor IRR realised• 9.5 times investment multiple realized• Current gross value of S\$6.8 million
South Bank Singapore Residential/Commercial property Entry in 2009	<ul style="list-style-type: none">• 47% Investor IRR realised• 4.1 times investment multiple realized• Current gross value of S\$55 million

* These investment properties were deemed to be realized upon disposal of holding company. Property developments were 100% pre-sold and IRR estimated.



CHAN HENG FAI PERSONAL ACHIEVEMENTS

From just **5 out of 35** previously restructured companies,

Approx. Current Market Cap over
USD 19.9 Billion
and growing

Bringing in Profits of over
USD 1 Billion
per annum

2020/2021 Financial Update of 5 companies




USD 18.1 Billion

2020/2021 Profits approximately

USD 1.4 Billion

[View Latest Financial Update](#)

5 COMPANIES' TRACK RECORD

	ZH INTERNATIONAL LIMITED Formerly known as Heng Fai Enterprises	RETURN MULTIPLE 53X
	GLOBAL MEDICAL REIT New York Stock Exchange Listed Founded and Funded from Ground Zero	Annualised Yield of 8% at IPO (USD 10.00 a share)
	SINGHAIYI LTD Formerly known as SingXpress Land	RETURN MULTIPLE 4.7X
	CHINA GAS HOLDINGS LTD Hong Kong Stock Exchange Listed Restructured from the verge of Bankruptcy	RETURN MULTIPLE 20X
	AMERICAN PACIFIC BANK NASDAQ Listed Recapitalized from the verge of Bankruptcy	RETURN MULTIPLE 63X

CHAN HENG FAI

CORPORATE TRACK RECORD

INTERASIA TRAVEL LIMITED



InterAsia Travel Limited was a global travel company founded by Mr. Chan Heng Fai in 1969 with £100 capital when he was in college studying in London, U.K. The company was headquartered in London with fourteen offices worldwide - including London, Sydney, Melbourne, Perth, Paris, Amsterdam, New York, Toronto, Kuala Lumpur, Penang, Singapore, Jakarta, Bangkok and Hong Kong – to provide an affordable alternative for Hong Kong and Malaysian students to travel home during summer vacation. The Company grew into an international long-distance charter service with regular flight schedules, providing chartered, free and easy tours and wholesale hotel sales operations. It was one of the most successful low-cost travel operators in the early 1970s with over three hundred staff. The agency was eventually sold to Singapore Banking Company in 1972, marking Mr. Chan's departure from the travel industry.

AMERICAN PACIFIC BANK



Mr. Chan acquired the full service U.S. commercial bank of bankruptcy for US\$0.25 per share in 1987. He re-capitalized and grew the bank's operations. Under his leadership, American Pacific Bank became a U.S. NASDAQ high asset quality bank, with zero loan losses for over 5 consecutive years before it was ultimately sold for US\$12 per share. Prior to its sale, American Pacific Bank achieved a ranking of #21 for performance among all U.S. listed banks in 1997 and was ranked #13 by the Seattle Times "Annual Northwest's Top 100 Public Companies" for 2003, ahead of names such as Nike, Microsoft, Costco, AT&T Wireless and Amazon.com.

CHINA GAS HOLDINGS LIMITED



Mr. Chan acquired the failing Japanese fashion listed in Hong Kong at HK\$0.50 (US\$0.06) per share in 1997. He restructured the company to focus on clean energy and it became one of the biggest gas distributor in China. China Gas is now a trading at approximately HK\$13.90 (US\$1.79) and its market cap is worth HK\$69.7 billion (US\$9 billion).

GLOBAL MED TECHNOLOGIES, INC.



Mr. Chan financed the U.S. start-up which designs and develops information management software products for blood banks, hospitals and centralized transfusion centres since 1998. Under his guidance, the company's software sales grew from zero to become an overall leader in the U.S. with a 28% market share. In 2010, it was bought over by Haemonetics Corp, a major U.S. - listed healthcare company and the global leader in blood management solutions for US\$60 million.

SINGHAIYI GROUP LTD



Mr. Chan took over Singapore - listed SingXpress Land Limited as Chairman and Managing Director in 2008. SingXpress Land was an unsuccessful travel company and was restructured to focus on property development. Under his management, the company grew from a market cap of S\$4 million (US\$3.2 million) to over S\$500 million (US\$400 million) within three years before a change in controlling ownership and corporate identity to SingHaiyi Group in 2013.

SKYWEST AIRLINES



In 2004, Mr. Chan successfully orchestrated and financed a local minority shareholder in Perth with a 25% ownership to conduct a hostile takeover of Skywest Airlines. It was described by some as the "most hostile takeover ever" due to the number of times disputes had to go to arbitration between the conflicting parties. The disposal of Skywest's stake was completed in August 2006 after accepting an off-market from Advent Air Limited for all the fully paid ordinary shares in Skywest.

HENG FAI ENTERPRISES LIMITED



Heng Fai Enterprises Limited
恒輝企業控股有限公司
Hong Kong Stock Exchange: 185

Mr. Chan took over Heng Fai Enterprises Limited ("HFE") as Managing Chairman in 1995. HFE was a construction company listed in Hong Kong and under Mr. Chan's directorship, the company was transformed to focus on restructuring and investment holding activities. The company's market cap has since grown from HK\$3 million (US\$3.8 million) in 1992 to over HK\$1.6 billion (US\$205 million) in march 2014.



MANAGEMENT TEAM

With over 40 years of experience and track record, Alset EHome Inc management team has built a strong reputation in identifying and undertaking promising investments in real estate development. The ability and willingness to source, evaluate and execute complex transactions within a short time frame are major competitive advantages as well as recognizing the importance of aligning our interests with partners.



Chan Tung Moe
Group Executive Director & Chief Executive Officer

- Currently director of the Toronto Stock Exchange – listed RSI International Systems Inc.
- Previously Chief Investment Officer of Heng Fai Enterprises, responsible for the overall management of the Investment Division of the Group
- Former Executive Director and Chief of Project Development of SGX-listed Singhaiyi Group Ltd, overseeing its property development projects worth over \$1 billion Singapore Dollars



Charles W.S. MacKenzie
USA Chief Executive Officer

- More than 19 years of real estate experience in residential, office/flex, retail, industrial, land and redevelopment projects.
- Involved in more than 42 partnerships and also as a limited partner in over 2 million square feet of office, retail and flex projects within various limited partnership.
- Specializes in site selection, contract negotiations, marketing and feasibility analyses, building design, construction and management oversight and investor relations.
- Developed over 650,000 square feet of office and retail projects totalling more than US\$80 million.

MANAGEMENT TEAM



Danny Lim
Executive Director / SVP

- Mr Lim is involved in front-line work on all aspects of business development works. He does intensive research work on potential M&As and investments in companies.
- He is responsible for identifying new projects and presents proposal to the Board on appropriate terms of investment or joint venture. Mr Lim focuses on restructuring efforts and strategic positioning planning and execution for the group.
- He graduated from Singapore Nanyang Technological University with a bachelor's degree with Honours in Business, specializing in Banking and Finance.



Anthony Chan
Chief Operating Officer

- Mr. Anthony S. Chan is a certified public accountant registered with the State of New York and a seasoned executive with over 30 years of professional experience in auditing, financial reporting and business advisory. Since November 15, 2021, Mr. Chan has been serving as the Chief Financial Officer of Sharing Services Global Corp. (OTC: SHRG).
- Prior to that, Mr. Chan has served, since 2014, as President and Co-founder of CA Global Consulting, Inc. and, since 2020, as Director of Assurance and Advisory Services of Wei, Wei & Co., LLP, a PCAOB-registered public accounting firm with offices in Queens, New York, Los Angeles, California, and Beijing, China. Previously, Mr. Chan served as Chief Financial Officer of several public companies, including Sino-Global Shipping America, Ltd (NASDAQ:SINO), Helo Corp. (OTC:HLOC) and SPI Energy Company, Ltd. (NASDAQ:SPI).



Alan Lui
Chief Financial Officer

- Mr. Alan Lui oversaw the Group's financial and management reporting focusing on financing operations and treasury investment. He managed all financial forecasts and planning; and he evaluated new investment opportunities in ad-hoc basis. Mr. Lui was also responsible to develop and recommend overall financial strategy for the Group so as to capture maximum value for its stakeholders. He also took charge of assessing the operating effectiveness and internal control of the Group.
- Mr. Lui began his career in a well-known department store as an accountant for three years. Prior to joining SeD, He worked with ZH International Holdings Limited, a Hong Kong listed company, as Financial Controller for the period from 1997 to 2016.
- In 1993, he graduated from the Hong Kong Baptist University with a Bachelor Degree in Business Administration (major in Accounting); and he is also a Certified Practising Accountant in Australia.



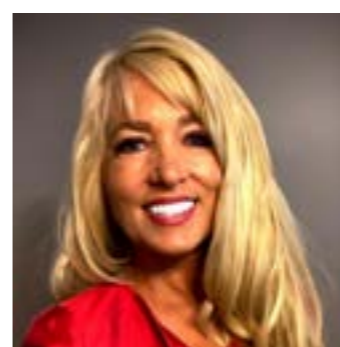
Ronald Wei
USA Chief Financial Officer

- Finance & Accounting professional with more than 15 years working experiences in several multi-billion dollar Public and private corporations.
- As the Chief Financial Officer, he is responsible for oversight of all finance, accounting, reporting, and taxation activities. Developed US career from entry level finance & accounting position to the senior management step by step.
- Worked as an Equity Analyst in Hongyuan Security, in Beijing, China, concentrating on industrial and public company research and analysis.
- Active Certified Public Accountant and received MBA from University of Maryland and Master of Business Taxation from University of Minnesota. Master Business degree from Tsinghua University and Bachelor degree from Beihang University.



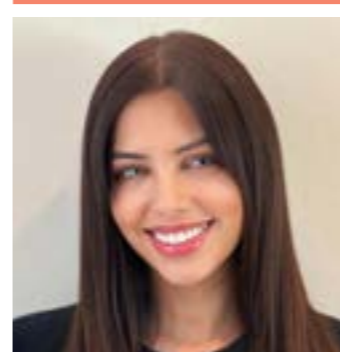
Michael Gershon
Chief Legal Officer

- Mr. Gershon has extensive experience representing public and privately held businesses from around the world in corporate and securities law matters.
- In addition to advising clients as a law firm Corporate and Securities Associate, Mr. Gershon has also served as an Attorney Adviser with the Division of Corporation Finance at the U.S. Securities and Exchange Commission.
- Mr. Gershon received a Bachelor of Arts in economics from Boston College and a Juris Doctor from Georgetown University Law Center.



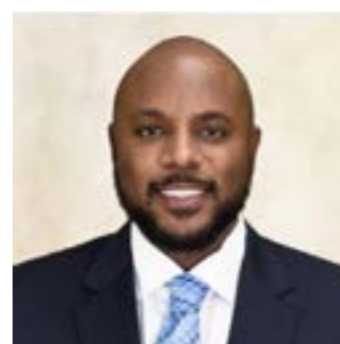
Melissa K. Sims
Advisor

- Precedent setting environmental attorney bringing environmental justice to disadvantaged communities for 26 years.
- Partner at top international law firm managing the firm's worldwide environmental practice.
- Co-lead chair of the American Association of Justice (AAJ) litigation groups on climate change and environmental justice. Frequent speaker on clean energy and impacts of climate change.



Farah Selena
Advisor

- With expertise in marketing, public relations and strategic sales along with a foundation in technology and travel. Farah is International having lived all over the globe managing business relationships in Australia, Singapore, India, Dubai and is currently in the USA.
- Extensive experience in building and managing long-term relationships within the global luxury travel industry, specialising in high net worth clientele.
- Formerly director of international partnerships for 'Investment Reports' at Forbes Magazine; handling sponsorship in emerging markets and consistently achieving top advertising sales for four consecutive years.



Sharmar O'Bryant
COO Land Development

- Having more than 13 years of experience in residential land sourcing, due diligence, creative financing, feasibility modeling and lot purchase and sales contracts.
- A licensed professional engineer in the State of Texas, Mr O'Bryant has extensive experience in engineering and architectural design management, as well as budget and construction management.
- Formerly held the position of VP of Land at SeD Home Texas, VP of Land at Signorelli Company and Project Manager at Friendswood Development Company.
- Graduated with a Bachelor of Science degree in Civil Engineering from Texas A&M University.



Bringing Alset EHome to the world.

Alset takes a long-term approach to building communities in the U.S.A. for today and tomorrow. With an unmatched network of resources, and expertise in capital and assets management, Alset, today, is a formidable global development bridge that connects U.S.A. to the rest of the world.



www.alsetehome.com



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