



First Sponsor and ICD Property's City Tattersalls Club Redevelopment Progresses Ahead with the Appointment of Richard Crookes Constructions

The development team led by Singapore-listed First Sponsor and Melbourne based ICD Property have appointed local Sydney firm, Richard Crookes Constructions, as the builders to Sydney's high-profile redevelopment of the 125+ year old City Tattersalls Club, located at 194 – 204 Pitt Street.

First Sponsor and ICD Property worked intimately with project managers Deloitte PDS Group to maximise the sites potential through both planning and design development. Having achieved development consent in November 2021 by the Central Sydney Planning Committee, the site's permit allows for major upgrades to the heritage ground floor plus construction of an entirely new 50-storey tower above comprising 241 luxury residences and a circa 110-room high-end boutique hotel, seamlessly connected by an elegant podium.

Breathing new life into the iconic heritage landmark, Richard Crookes Constructions will work alongside project architects fjmt and BVN Architecture to deliver the carefully curated guest rooms and residences that pay homage to the site's heritage significance, evidenced in contextual cues such as carefully selected materials and colour patterns.

"Richard Crookes' robust standing within Sydney's construction landscape coupled with their proven track record of delivering award-winning, luxury residential and mixed-use projects make them a perfect fit to deliver this unique project," commented ICD Property CEO Matt Khoo.

"This is a major milestone for everyone involved, and one that will have an everlasting impact on the future residents, neighbouring community, and wider city of Sydney. We couldn't be prouder to be partnering with the Richard Crookes team on this city defining project and look forward to delving deeper into conversations regarding innovative construction methodology, particularly those concerned with improving efficiency and reducing our carbon footprint which are values that we felt were in close alignment between us and Richard Crookes." Khoo continued.

Other projects in Richard Crookes Constructions' portfolio include Sydney's Sirius apartments currently in construction and Opera Residences completed in 2021 which recently received an honourable mention at the 2022 International Architecture Awards by the Chicago Athenaeum, evidencing the firm's unwavering capabilities to deliver high-end luxury residences.

First Sponsor's Group CEO Neo Teck Pheng said of the development's latest milestone, "The City Tattersalls Club redevelopment has advanced from strength to strength despite market conditions. The recent appointment of Richard Crookes Constructions is yet another huge win for the development that is soon to become one of Sydney's premier towers and prime real estate offerings. Located directly in the heart of Pitt Street, only moments away from Westfield's entertainment, dining, and shopping precinct, as well as the calming sanctuary of Hyde Park, these residences will offer it all - connection, amenities, location, uninterrupted water views. We left no stone unturned during the design of these residences, wanting them to join the ranks of the world's most highly regarded homes."



“We are incredibly proud to be the construction partner for the redevelopment of the iconic City Tattersalls Club. The project is expected to support more than 1,600 jobs during construction and create significant long-term economic benefits once completed. We look forward to working with the consortium led by First Sponsor and ICD Property to unlock additional value and opportunities throughout the construction journey to ensure the success of this landmark project, leaving a positive legacy for Sydney” says Jamie Crookes, Richard Crookes Constructions Managing Director.

The City Tattersalls Club redevelopment represents one of the very last major residential opportunities of its kind in Sydney’s CBD. The successful appointment of Richard Crookes Constructions signals the project’s strength and confidence to proceed ahead confidently. The premium apartments occupying the top floors of the tower will offer impressive, unobstructed views over Sydney’s city skyline, Hyde Park, and harbour. Residents will also have access to exclusive amenities including several multipurpose rooms, private dining lounges, and a luxurious outdoor deck with BBQ and entertainment rooftop facilities, with the added benefit of the hotel and ground-floor facilities as well.

Interested buyers can register their expression of interest by emailing sales@icdproperty.com.au

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About First Sponsor

First Sponsor Group Limited (“First Sponsor”, and together with its subsidiaries, associated companies and joint ventures, “Group”) is a public company listed on the Main Board of the Singapore Exchange Securities Trading Limited since 22 July 2014. The principal business activities of the Group are property development, property holding and property financing. The Group’s property development projects include offices, retail, residential and hotel developments in the Netherlands, Australia and the People’s Republic of China (the “PRC”). The Group’s property portfolio comprises commercial properties (including hotels) in the Netherlands, Germany and the PRC. The Group provides property financing services mainly in the Netherlands, Germany, Australia and the PRC. The Group is supported by both its established key controlling shareholders, the Hong Leong group of companies, through its shareholding interests in City Developments Limited, and Tai Tak Estates Sendirian Berhad, a private company with a long operating history, which was incorporated in Singapore in 1954.

About ICD Property

ICD Property is an internationally recognised Melbourne-grown property development group devoted to delivering exceptional and innovative projects in the residential and commercial property sectors. Possessing a long list of accolades in the categories of architecture, high-rise, urban development, and innovation – ICD Property works closely with a strong global network, leveraging close relationships with tier-one consultants worldwide to create beautifully designed buildings that contribute to their surrounding community. The company’s unique advantage is its blend of international connections and independent local knowledge.