

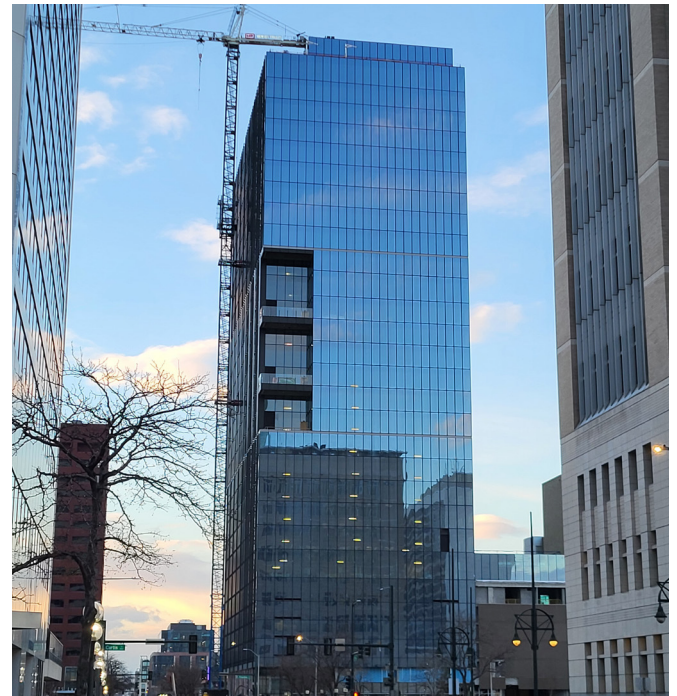
Advanced KONE technology gives developer a competitive edge in Denver market

KONE MiniSpace™ DX elevators

- A state-of-the-art addition to Denver's downtown business district, the 30-story office tower at 1900 Lawrence is expected to change the market dynamic when it is completed later this year. In an area where many Class A properties are 40 years old, 1900 Lawrence offers a full suite of advanced elevator solutions – with cutting edge technology.
- Excellent eco-efficiency – hoisting technology, lighting and standby solutions for energy-efficient operation.
- Superb elevator ride comfort – smooth and silent operation through the latest elevator technology and quality tests performed after each installation.

Located in one of the city's fastest-growing neighborhoods, 1900 Lawrence reflects an evolution in workplace design. As expectations around productivity, healthy building systems and security protocols grow increasingly sophisticated, high-tech, high-flex office properties dominate the discussion.

A dozen KONE MiniSpace™ DX elevators in the property deliver excellent eco-efficiency, versatile elevator design and superb elevator ride comfort. KONE Destination and KONE Lane solutions streamline movement, enhance safety, create friction-less security and offer audio and visual destination projection.



CHALLENGES:

- Need for increased workplace productivity and streamlined movement through new office tower
- Post-pandemic emphasis on touchless, frictionless health and security systems and protocols

KONE SOLUTIONS:

- KONE MiniSpace™ DX elevators: Six low-rise, six high-rise; one service high-rise
- KONE MonoSpace® 500 DX elevators: Two units serving the tower's parking facility
- KONE Destination: Offering shorter time to destination, uncrowded cars and fewer unnecessary stops
- KONE Lane: Six space-efficient turnstiles provide a next generation access and security solution

Ride quality “so smooth they can’t feel the car mov-

Low- and high-rise KONE elevators stream through the tower, helping ensure a smooth and seamless flow of people. The property features six low-rise KONE MiniSpace™ DX elevators (traveling at 1,000 fpm) and six high-rise KONE MiniSpace™ DX elevators (1,200 fpm). An additional KONE MiniSpace™ DX service elevator travels at 800 fpm.

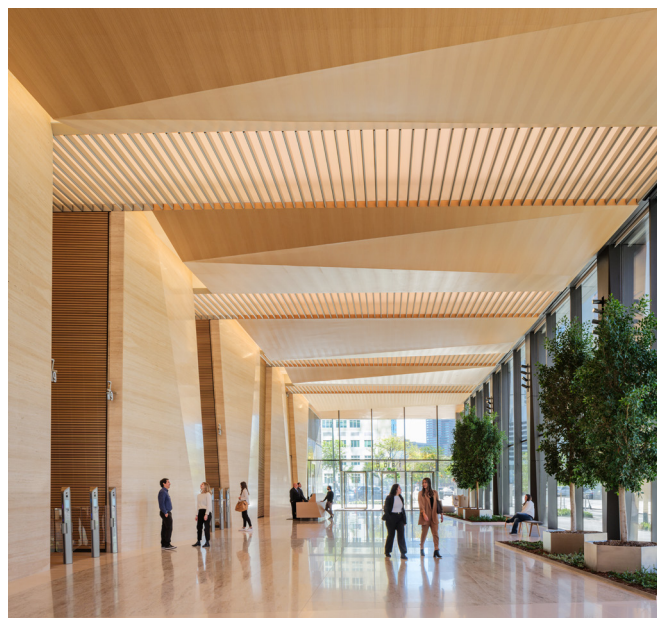
Space- and energy-efficient, KONE MiniSpace™ DX elevators need less overhead machine room space than traditional traction elevators while providing superior ride quality, a definite tenant

“Tenants really like elevators that travel at 1,200 fpm with pickup speeds of less than 10-25 seconds,” says Chris Payne, Executive Vice President and Regional Principal for Riverside Investment & Development, owner of 1900 Lawrence. “The ride quality is so smooth they can’t even feel the car moving. Most buildings in Denver can’t accommodate that kind of new technology.” reports they provide, and in fully transparent testing.”

Positioned at the forefront of technology

Touchless systems like KONE Destination and KONE Lane further streamline movement through the property. Considered the most advanced dispatch system of its kind, KONE Destination can create a significant reduction in employee trip times during peak hours.

Six compact turnstiles deliver friction-less security at 1900 Lawrence. A KONE Office Flow solution, KONE Lane provides smooth, personalized access for an enhanced user experience. With a slim profile 90 percent smaller than most turnstiles, this modular connected solution offers an elegant complement to modern architecture.



FAST FACTS:

- 30 stories; 400 feet tall
- 700,000 rentable square feet
- 10,000 square feet ground-floor retail space
- Developer/Owner: Riverside Investment & Development
- General Contractor: Hensel Phelps

KONE Lane's next generation sensors make people flow smooth and can be augmented with facial recognition. Digitally projected floor guides and audio prompts help users reach their destination quickly

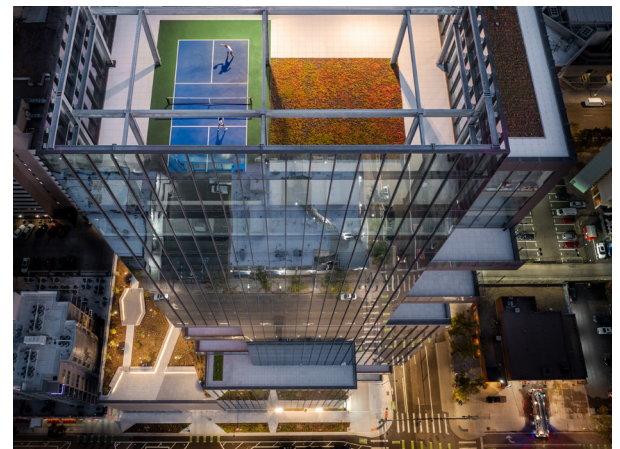
"There's so much new technology that allows us to help create a safe, secure experience," Payne says. "When we work with KONE, we know we'll be at the forefront of technology. We also appreciate KONE sharing ideas that are in the pipeline. That allows us to lend our perspective and, ultimately, we're able to introduce new technology to our tenants."



Working with KONE, "we have peace of mind"

Advanced technology helps bring tenants in, but that's just part of the story. "KONE's commitment to quality dovetails very closely with our goals," Payne says. "With all of our partners, we prioritize quality over everything else."

"When we work with KONE, we have peace of mind," he adds. "We know KONE will provide cutting edge technology and we know it will work."



"Whether the project is big or small, KONE always gives us the attention we need. Projects like these involve complex challenges. I give KONE a lot of credit. If we have a problem, they always help us solve it. I recommend KONE to colleagues, contractors and other developers. KONE is always top of mind for us."

At KONE, our mission is to improve the flow of urban life. As a global leader in the elevator and escalator industry, KONE provides elevators and escalators as well as solutions for maintenance and modernization to add value to buildings throughout their life cycle. Through more effective People Flow®, we make people's journeys safe, convenient and reliable, in taller, smarter buildings. In 2023, KONE had annual sales of EUR 11.0 billion, and at the end of the year over 60,000 employees. KONE class B shares are listed on the Nasdaq Helsinki Ltd. in Finland.