

CORPORATE PROFILE

Listed on the Main Market of Bursa Malaysia Securities Berhad (Bursa Securities) on 16 July 2010, CapitaLand Malaysia Mall Trust (CMMT) is a shopping mall-focused real estate investment trust in Malaysia with an income and geographically-diversified portfolio of five shopping malls and a complementary office block.

CMMT invests, on a long-term basis, in income-producing real estate which is primarily used for retail purposes and these quality assets are strategically located in key urban centres across Malaysia; Gurney Plaza in Penang; three in Klang Valley – a majority interest in Sungei Wang Plaza in Kuala Lumpur, Tropicana City Mall and Tropicana City Office Tower in Petaling Jaya, The Mines in Seri Kembangan and East Coast Mall in Kuantan, Pahang. The portfolio has a total net lettable area of over 3.1 million square feet. As at 31 March 2017, the total asset size of CMMT is about RM4.1 billion.

CMMT is managed by CapitaLand Malaysia Mall REIT Management Sdn. Bhd. – a joint venture between CapitaLand Limited, one of Asia's largest real estate companies headquartered and listed in Singapore, and Malaysian Industrial Development Finance Berhad. MTrustee Berhad (formerly known as AmTrustee Berhad) is the trustee for CMMT.

KEY STATISTICS (as at 31 May 2017)

Market Capitalisation (RM million)	3,093
NAV per unit ¹ (RM)	1.28
Consensus DPU (FY2017) (sen)	8.30
Distribution Yield ² (%)	5.46
YTD Total Return ³ (%)	4.81

¹ NAV per unit as at 31 March 2017

² Computed based on consensus DPU and unit price as at 31 May 2017

³ For the period from 1 January 2017 - 31 May 2017

SALIENT FEATURES

Investment Objective

The principal investment objective of CMMT is to invest, on a long-term basis, in a portfolio of income-producing real estate primarily used for retail purposes and located primarily in Malaysia or such other non-real estate investments as may be permitted under the Deed, the REITs Guidelines and/or by the Securities Commission Malaysia, with a view to providing Unitholders with long-term and sustainable distribution of income and potential capital growth.

Revaluation Policy

Semi-annual basis

Distribution Policy

- Pay out at least 90.0% of distributable income in each financial year
- Semi-annual basis

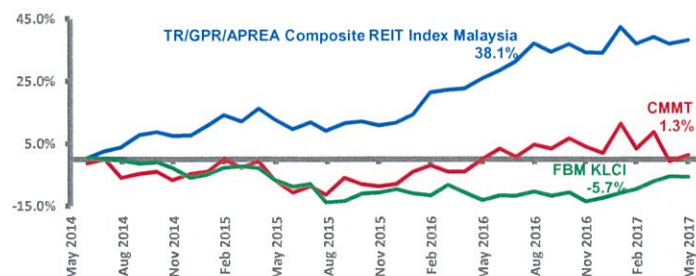
Financial Year End

31 December

TRADING INFORMATION

Stock Name	CMMT
Stock Code	5180
Unit Price (RM) as at 31 May 2017	1.52
52 -week High (RM)	1.72
52 -week Low (RM)	1.45
52 -week Daily Average Trading Volume (Units)	2,309,125

Unit Price Performance (3-year)



Source: Bloomberg

ASSET PORTFOLIO

RETAIL ASSETS



Gurney Plaza, Penang



Sungei Wang Plaza, Kuala Lumpur



Tropicana City Mall & Tropicana City Office Tower, Petaling Jaya



The Mines, Seri Kembangan



East Coast Mall, Kuantan

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