

CORPORATE PROFILE

Listed on the Main Market of Bursa Malaysia Securities Berhad (Bursa Malaysia) 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 in Kuala Lumpur, 3 Damansara (formerly 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 2.9 million square feet. As at 31 December 2018, 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 is the trustee for CMMT.

KEY STATISTICS

(as at 28 February 2019)

Market Capitalisation (RM million)	2,249
NAV per unit ¹ (RM)	1.27
Consensus DPU (FY2019) (sen)	7.20
Distribution Yield ² (%)	6.55
YTD Total Return ³ (%)	15.46

¹ NAV per unit as at 31 December 2018

² Computed based on consensus DPU and unit price as at 28 February 2019

³ For the period from 1 January 2019 – 28 February 2019

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

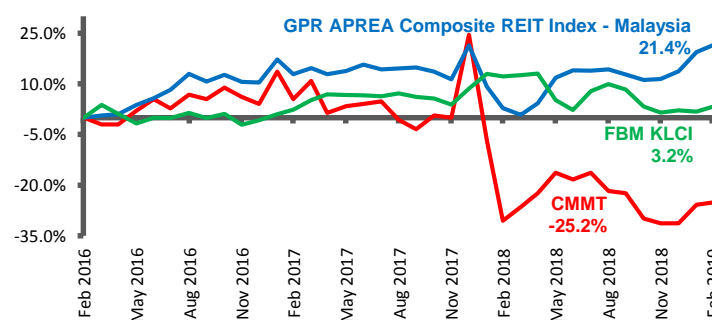
Financial Year End

31 December

TRADING INFORMATION

Stock Name	CMMT
Stock Code	5180
Unit Price (RM) as at 28 February 2019	1.10
52-week High (RM)	1.39
52-week Low (RM)	0.98
52-week Daily Average Trading Volume (Units)	1,072,393

Unit Price Performance (3-year)



Source: Bloomberg

ASSET PORTFOLIO

RETAIL ASSETS



Gurney Plaza, Penang



Sungei Wang Plaza
Kuala Lumpur



3 Damansara (formerly Tropicana
City Mall) & Tropicana City
Office Tower, Petaling Jaya



The Mines, Seri Kembangan



East Coast Mall, Kuantan

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