

MALAYSIA'S REIT FORUM 2022

M-REITs AND THE ROAD AHEAD

The Malaysian real estate investment trust (M-REIT) industry kicked off the past decade with a bang. It saw rapid growth in the first half of that 10 years, with its market capitalization almost quadrupling from RM9 billion in 2010 to RM38 billion as at 31 March 2022. With 18 listed real estate investment trusts (REITs) in Malaysia, REITs have become a significant component of the listed capital markets.

Malaysia's REIT industry has provided investment diversification, stakeholders income stability, inflation protection, delivering long-term performance of lower risk and volatility. M-REITs saw a landmark development with the launch of the Bursa Malaysia REIT Index in October 2017, increasing the visibility of M-REITs in the capital market.

The Malaysian REIT Managers Association (MRMA) is now excited to bring back Malaysia's much awaited REIT forum in 2022, which we invite the CEOs of M-REITs and various industry experts to tackle interesting topics! Here is a list of activities that you can expect for the event.

- Malaysia Economic Landscape in 2023
- The Impact of a Global Recession on the Southeast Asian Economies
- ESG and what it means for REITs
- Meet the M-REITs – C-Suite management of various REITs will be sharing insight of their companies and views on their current stance and future outlook.
- Networking Session – Engage with each REIT's CEO from 12.30 pm and get answers to your burning questions.

MRMA was established in May 2010 as a collective representation of the Malaysian real estate investment sector and to establish an environment for more investments into high quality real estate in Malaysia.

As Malaysia stays on track to move the nation towards becoming a high-income economy, the growth of Malaysia's middle-class will continue to fuel demand for all real estate classes.

Capitalising on global mega trends, such as e-commerce, industry 4.0, digitalisation, healthcare, education amongst others, REITs are poised to benefit from these trends.

In this environment, REITs will continue to serve as a tool to power growth and satiate the demand for new real estate in Malaysia. As a socio-economic development engine, REITs will be one of the key drivers to sustain prosperity and progress for the country by:

- attracting new flows of foreign direct investments into Malaysia.
- monetising and raising capital for real estate and infrastructure development.
- generating stable returns for sovereign wealth funds, pension funds and insurance companies, institutional funds and retail investors
- enabling Malaysians to own a share of quality real estate, thus empowering wealth creation.

With the impact of the COVID-19 pandemic compounded by the war in Ukraine, Chinese lockdowns, rising interest rates and fears of stagflation — low growth, high inflation for 2022:

- How would the global uncertainty affect M-REITs and what does it spell for investors?
- How would the rising interest rate environment affect M-REITs?
- What is the outlook for 2023 and what can we look forward to from each of the M-REITs?

By attending this forum, participants will get an overview of the M-REIT landscape and find out what's in store. Join us now to meet and engage with the CEOs of M-REITs and various industry experts to tackle these questions! *Mark your calendar!*

**MALAYSIA'S REIT FORUM 2022
M-REITs & THE ROAD AHEAD**

Date : 18 October 2022

Time : 9.00 am – 5.30 pm

Venue : Pavilion Ballroom
Pavilion Hotel Kuala Lumpur

Participants' Fee : RM500

Sponsorship : Platinum – RM50,000 (8 Complimentary tickets)
Gold – RM25,000 (5 Complimentary tickets)
Silver – RM10,000 (3 Complimentary tickets)

Who Should Attend : A. Retail Investors
B. CEOs, CFOs, C-Suites, Senior Management of the targeted sectors:

- Property
- Banks
- Accounting
- Legal
- Fund administration
- Investment/Asset Management
- Private Equity
- Government Agencies/Regulators
- Property Managers/Valuers
- Fund Managers & Analysts

Speakers : International and local industry thought leader

CPE Points : 10 CPE Points Has Been Approved for the Forum

MALAYSIA'S REIT FORUM 2022 – M-REITs AND THE ROAD AHEAD

Programme

0830 – 0900	Registration and Welcome Remarks
0900 – 0910	<p>Welcome address:</p> <p>Dato' Philip Ho Chairman, Malaysian REIT Managers Association (MRMA) Chief Executive Officer of Pavilion REIT Management Sdn Bhd</p>
0910 – 0930	<p>Keynote Address:</p> <p>What is Bursa Malaysia's role in promoting the M-REITs Industry.</p> <p>Keynote Speaker: Azhar Mohd Zabidi, Director, Origination & Listings, Bursa Malaysia Berhad</p>
0930 – 1000	<p>Presentation: Malaysia Economic Landscape in 2023</p> <ul style="list-style-type: none"> ○ Impact of the pandemic on the Malaysian Economy ○ IMF and World Bank Growth projections ○ Fiscal policy of the Malaysian Government ○ Interest rate projections and the impact on consumer spending ○ GDP growth forecast ○ Overview of the Malaysian property sector <p>Speaker: Suhaimi Ilias, Chief Economist, Maybank Investment Bank Berhad</p>
1000 – 1040	<p>Presentation: The Impact of a Global Recession on the Southeast Asian Economies</p> <ul style="list-style-type: none"> ○ Overview of world economy impacted by the pandemic and high inflation ○ Is a global recession imminent ○ Are we at risk of the Ukraine war with Russia spilling over to Europe ○ The Chinese economy is slowing down – how will it affect Asian economies ○ Will Asia outperform the world markets again ○ Will property outperform bonds this time

	<p>Speaker: Professor Douglas McWilliams, Deputy Chairman, Centre for Economics & Business Research, Cebr (one of the UK's leading specialist economics consultancies)</p>
1040 – 1100	<p>Morning refreshments</p>
1100 – 1130	<p>Plenary One – Panel Discussion</p> <p>How would Global Uncertainties affect Malaysia and M-REITs</p> <ul style="list-style-type: none"> ○ The world view of Malaysia as an investment destination given the political instability ○ What can we do to correct this image ○ Will the global REIT market lead us out of the current recession ○ What changes in policy will improve Malaysia rankings with the global investment world <p>Moderator: Stephen Hagger, Chief Executive Officer, Credit Suisse (Malaysia)</p> <p>Panelists: Azhar Mohd Zabidi, Director, Origination & Listings, Bursa Malaysia Berhad Professor Douglas McWilliams, Deputy Chairman, Centre for Economics & Business Research, Cebr (one of the UK's leading specialist economics consultancies) Suhaimi Ilias, Chief Economist, Maybank Investment Bank Berhad</p>
1130 – 1230	<p>Plenary Two: Panel Discussion</p> <p>ESG – An overview</p> <ul style="list-style-type: none"> ○ ESG and what it means for REITs ○ How do you organize the sustainability function within a business? What does good sustainability governance look like? ○ Does sustainability need centralized controls or should it be delegated throughout the business? What kind of dedicated sustainability team is needed? ○ How does a sustainability team measure its own success? ○ The importance of Boards in driving ESG agendas ○ Experiences and challenges faced in companies starting the ESG journey ○ The impact of ESG on our manufacturing export market and what we need to do to ensure continued compliance from their customers. <p>Moderator:</p>

	<p>Esther An, Chief Sustainability Officer, City Developments Limited, Singapore</p> <p>Panelists:</p> <p>Arina Kok, Partner, Climate Change and Sustainability Services, Ernst & Young Consulting Sdn Bhd</p> <p>Ong Pang Yen, Executive Director of Chairman’s Office, Sunway Group</p> <p>Phang Oy Cheng, Executive Director, Head of Sustainability Services, KPMG</p> <p>Raja Amir Shah Raja Azwa, Chief Executive Officer, HSBC Amanah Malaysia Berhad</p> <p>Sharifah Bakar Ali, Head, Strategic Business and Market Development, UEM Edgenta Berhad</p>
1230 – 1400	Networking lunch hosted by M-REITs CEOs and selected sponsors
1400 – 1430	<p>Presentation: M-REITs – Outlook in 2023</p> <ul style="list-style-type: none"> ○ Overview of M-REIT performance 2022 ○ Revenue and NPI – Year On Year (YoY) ○ Is a rising OPR a threat to performance ○ Gearing analysis ○ Trends in the various sectors ○ Yield spreads 2022 /2023 <p>Speaker:</p> <p>Sharizan Rosely, Director, Senior Equities Analyst, CGS-CIMB Securities</p>
1430 – 1515	<p>Plenary Three: Panel Discussion</p> <p>Meet the REITs (Office)</p> <ul style="list-style-type: none"> ○ Outlook on results performance ○ Acquisition pipeline ○ Rising interest rate environment ○ Expectations for a pre-pandemic recovery <p>Moderator:</p> <p>Foo Gee Jen, Chairman, CBRE-WTW</p> <p>Panelists:</p> <p>Antony Barragry, Chief Executive Officer, IGB REIT Management Sdn Bhd</p> <p>Derek Teh Wan Wei, Chief Executive Officer, Sentral REIT Management Sdn Bhd</p> <p>Hafidz Mohd Zihim, Chief Executive Officer, Pelaburan Hartanah Nasional Berhad</p>

	<p>Md. Shah Mahmood, Chief Executive Officer, KLCC REIT Management Sdn Bhd Noorbaizura Hermeyney, Chief Executive Officer, GLM REIT Management Sdn Bhd YM Raja Nazirin Shah Raja Mohamad, Chief Executive Officer, AmREIT Managers Sdn Bhd</p>
1515 – 1545	<p>Plenary Three: Panel Discussion</p> <p>Meet the REITs (Hospitality, Healthcare, Education)</p> <ul style="list-style-type: none"> ○ Outlook on results performance ○ Acquisition pipeline ○ Rising interest rate environment ○ Expectations for a pre-pandemic recovery <p>Moderator: Previndran Singhe, Chief Executive Officer, Zerin Properties</p> <p>Panelists: Ho Say Keng, Group Head of Finance/Company Secretary, YTL Group Dato’ Jeffrey Ng, Chief Executive Officer, Sunway REIT Management Sdn Bhd Shireen Iqbal, Chief Executive Officer, Alpha REIT Managers Sdn Bhd</p>
1545 – 1600	<p>Tea break</p>
1600 – 1630	<p>Plenary Three: Panel Discussion</p> <p>Meet the REITs (Industrial)</p> <ul style="list-style-type: none"> ○ Outlook on results performance ○ Acquisition pipeline ○ Rising interest rate environment ○ Expectations for a pre-pandemic recovery <p>Moderator: Siva Shanker, Chief Executive Officer, Real Estate Agency, Rahim & Co International</p> <p>Panelists: Chan Wai Leo, Chief Executive Officer, I REIT Managers Sdn Bhd Leong Kit May, Chief Executive Officer, Axis REIT Managers Berhad Tan Choon Siang, Chief Executive Officer, CapitaLand Malaysia REIT Management Sdn Bhd</p>
1630 – 1730	<p>Plenary Three: Panel Discussion</p> <p>Meet the REITs (Retail)</p>

	<ul style="list-style-type: none"> ○ Outlook on results performance ○ Acquisition pipeline ○ Rising interest rate environment ○ Expectations for a pre-pandemic recovery <p>Moderator: Amy Wong, Executive Director, Research and Consultancy, Knight Frank Malaysia Sdn Bhd</p> <p>Panelists: Antony Barragry, Chief Executive Officer, IGB REIT Management Sdn Bhd Dato' Jeffrey Ng, Chief Executive Officer, Sunway REIT Management Sdn Bhd Dato' Philip Ho, Chief Executive Officer, Pavilion REIT Management Sdn Bhd Tan Choon Siang, Chief Executive Officer, CapitaLand Malaysia REIT Management Sdn Bhd Zarina Halim, Executive Director & Chief Corporate Officer, Hektar Asset Management Sdn Bhd</p>
1730	Ends