

AMANA HARTA TANAH PNB (“AHP”)

REVALUATION OF REAL ESTATES (ANNOUNCEMENT PURSUANT TO PARAGRAPH 9.43(1)(e) OF THE MAIN MARKET LISTING REQUIREMENTS)

1. INTRODUCTION

Pelaburan Hartanah Nasional Berhad (PHNB), as the Manager of Amanah Harta Tanah PNB (AHP), is pleased to announce that a revaluation of all six (6) real estates in the portfolio of AHP (hereinafter referred to as "Revaluation") have been carried out pursuant to Clause 10.03 of the Guidelines on Real Estate Investment Trust ("SC REIT Guidelines") and the incorporation of the revaluation surplus into the financial statements of AHP for the year ended 31 December 2015 pursuant to Paragraph 9.43(1)(e) of the Main Market Listing Requirements.

2. PURPOSE OF REVALUATION

The revaluation was conducted to determine the fair value of the real estate investment of AHP to comply with Clause 10.03 of the SC's REIT Guidelines where the real estates were required to be revalued once in every three (3) years and in line with the requirements of the Malaysian Financial Reporting Standards ("MFRS") 140 for Investment Property, where real estates are to be stated at fair value at each balance sheet date. This revaluation is not subject to SC's approval. The revaluation dated 25 November 2015 was carried out as an update to the revaluation which was carried out last year on 1 December 2015.

3. DETAILS OF REVALUATION

The details of the revaluation are set out below:

No	Real Estate	Carrying Value December 2015 (RM)	Revaluation (RM)	Revaluation Surplus/ (Deficit) (RM)	Valuation Firm and Date of Valuation
1	Plaza VADS, No. 1, Jalan Tun Mohd Fuad, Taman Tun Dr. Ismail, Kuala Lumpur	103,883,460	113,150,000	9,266,540	W.M. Malik & Kamaruzaman 25 November 2015
2	Bangunan AHP, No. 2, Jalan Tun Mohd Fuad 3, Taman Tun Dr. Ismail, Kuala Lumpur	46,700,000	46,700,000	-	W.M. Malik & Kamaruzaman 25 November 2015

3. DETAILS OF REVALUATION (CONTD.)

No	Real Estate	Carrying Value December 2015 (RM)	Revaluation (RM)	Revaluation Surplus/ (Deficit) (RM)	Valuation Firm and Date of Valuation
3	Sri Impian, No. 24-31, Jalan Setiawangsa 8, Taman Setiawangsa, Kuala Lumpur	13,300,000	13,300,000	-	W.M. Malik & Kamaruzaman 25 November 2015
4	No. 30, Jalan Wan Kadir 4, Taman Tun Dr. Ismail, Kuala Lumpur	4,000,000	4,000,000	-	W.M. Malik & Kamaruzaman 25 November 2015
5	Ground and first floors, Lot 55, Block G, Asia City, Kota Kinabalu, Sabah	1,650,000	1,650,000	-	W.M. Malik & Kamaruzaman 25 November 2015
6	No. 224, Jalan Negara 2, Taman Melawati, Kuala Lumpur	1,900,000	1,900,000	-	W.M. Malik & Kamaruzaman 25 November 2015
	Total	171,433,460	180,700,000	9,266,540	

4. EFFECTS OF REVALUATION

Based on the audited results as at 31 December 2015, upon the incorporation of the revaluation surplus of RM9,266,540, the net asset value of AHP will be RM159,546,569 or RM1.59 per unit.

5. DOCUMENTS AVAILABLE FOR INSPECTION

The valuations reports are available for inspection during normal office hours from Monday to Friday (except for public holidays) for a period of three (3) months from the date of this announcement at the office of the Manager at 31st. Floor, Menara PNB, 201-A Jalan Tun Razak, 50400 Kuala Lumpur.

This announcement is dated 2 February 2016.