

## AMANAH 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 seven (7) properties 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").

#### 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 1 November 2016 was carried out as an update to the revaluation which was carried out last year on 25 November 2015.

#### 3. DETAILS OF REVALUATION

The details of the revaluation are set out below:

No	Real Estate	Carrying Value October 2016 (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	144,845,996	140,850,000	(3,995,996)	W.M. Malik & Kamaruzaman 1 November 2016
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 1 November 2016

### 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	13,360,000	60,000	W.M. Malik & Kamaruzaman 1 November 2016
4	No. 30, Jalan Wan Kadir 4, Taman Tun Dr. Ismail, Kuala Lumpur	4,000,000	4,000,000	-	W.M. Malik & Kamaruzaman 1 November 2016
5	Ground and first floors, Lot 55, Block G, Asia City, Kota Kinabalu, Sabah	1,650,000	1,650,000	-	W.M. Malik & Kamaruzaman 1 November 2016
6	No. 224, Jalan Negara 2, Taman Melawati, Kuala Lumpur	1,900,000	1,900,000	-	W.M. Malik & Kamaruzaman 1 November 2016
7	Mydin Hypermarket/Mall Lot 31156, Persiaran S2/B7, Seremban 2, Negeri Sembilan	241,278,605	240,000,000	(1,278,605)	W.M. Malik & Kamaruzaman 1 November 2016
	<b>Total</b>	<b>453,674,601</b>	<b>448,460,000</b>	<b>(5,214,601)</b>	

### 4. EFFECTS OF REVALUATION

Based on the audited results as at 31 December 2015, upon the incorporation of the revaluation deficit of RM5,214,601, the net asset value of AHP will be RM154,331,968 or RM1.55 per unit. The total revalued amount shall be incorporated into the accounts of AHP for the period ending 30 November 2016.

### 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 24 November 2016.