

ISSUE 187

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CORPORATE  
REAL ESTATE HIGHLIGHTS

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# Mobilia to acquire land in Johor for RM9.25m to expand manufacturing facilities

Mobilia Holdings Bhd is planning to acquire land in Muar, Johor, for RM9.25 million to increase its manufacturing facilities in the future as part of its business expansion, according to a filing on Friday (March 18).

The 4.49-ha freehold development land is located within an industrial-use zone, about 700 metres away from Mobilia's existing plant in Muar, Johor, according to the filing.

The land was purchased by H&S Usaha Jati Sdn Bhd (H&S) on Aug 10, 2020 for RM5.95 million but H&S has yet to complete the transfer of land title.

Mobilia said it has entered into a conditional sale of shares agreement (SSA) with H&S' shareholders Tay Ah Hwa, Salim Laham and Tay Khee Siah to acquire the entire equity interest in H&S and the land for RM9.25 million. [READ MORE](#)



# Exsim to launch RM4b worth of projects this year

Exsim Group plans to launch projects worth RM4 billion this year, of which about half, or RM2.05 billion, will come from its crown jewel development, Central Park Damansara in Damansara Perdana, Selangor.

Exsim head of corporate communications Michelle Siew said other launches include projects in Old Klang Road, Bukit Jalil and Puncak Jalil. The developer also plans to venture into Perak and Kelantan this year with the development of hospitality buildings, which will offer small units that can be used for short-term stays such as Airbnb.

The developer first ventured outside Kuala Lumpur and Selangor with 22 Macalisterz @ George Town in Penang last year. The RM270 million project is a hospitality building, offering 418 units sized from 340 to 497 sq ft. It is now 75% sold. [READ MORE](#)



EXSIM

NEW AGE INGENUITY

# LYC Healthcare ventures into dental industry via acquisitions of three clinics in Klang Valley

LYC Healthcare Bhd said it is venturing into the dental industry through the acquisitions of three dental clinics in the Klang Valley for a total of RM3.18 million.

In a statement filed with Bursa Malaysia on Wednesday, the healthcare service provider said its wholly-owned subsidiary, LYC Dental Group Sdn Bhd, has signed agreements with Dr Beh Wee Ren to acquire the KL Dental outlets in Kiara 163 and SS15 Courtyard.

LYC Dental signed another agreement with Dr Beh and Dr Andy Ooi Yet Lee to acquire the KL Dental outlet in Taman Connaught, the group said.

The acquisitions will be paid for via a mixture of cash and shares in LYC Dental, resulting in 70% of the dental firm being owned by LYC Healthcare and 30% by Dr Beh. [READ MORE](#)



# IHH Healthcare's RM5.67b offer for Ramsay Sime Darby seems fair, reasonable — analysts

Investment analysts believe that IHH Healthcare Bhd's RM5.67 billion offer price to buy Ramsay Sime Darby Healthcare Sdn Bhd (RSDH) is fair and reasonable.

IHH on Tuesday (March 22) submitted a confidential, conditional, non-binding and indicative offer to acquire 100% of RSDH on a cash-free and debt-free basis. RSDH, an Asian joint venture equally owned by Ramsay Health Care and Sime Darby Holdings Bhd, has agreed to a four-week exclusivity period to allow IHH to conduct due diligence and negotiate a purchase agreement.

Philip Wong, an analyst at UOB Kay Hian Research, said IHH's offer price appears reasonable at this stage, but requires more information, particularly on its operations in Indonesia which could operate under difficult macroeconomic conditions. [READ MORE](#)



# MITI: RCEP comes into force for Malaysia on March 18, 2022

The Regional Comprehensive Economic Partnership (RCEP) agreement has come into force for Malaysia on Friday (March 18), paving the way for the country to integrate into the world's largest free trade agreement (FTA) that involves 15 countries, with a total population of more than 2.2 billion.

The RCEP represents a significant milestone in the vibrant growth and revitalisation of economies, said the International Trade and Industry Ministry (MITI).

Anchored on the rules-based multilateral trading system, it will enable Malaysia to enjoy the global trade and investment ecosystem, benefiting from the eventual elimination of around 90% of tariff among members. [READ MORE](#)



# Sime Darby to unveil final phase of The Serenade at The Glades, Putra Heights

Sime Darby Property Bhd is now previewing The Serenade, its final condominium offering within the township of The Glades in Putra Heights, Selangor.

The Serenade forms part of The Glades, a 56-acre master planned development with a low density of only eight units per acre. The freehold, gated-and-guarded enclave has good connectivity and accessibility to commercial hotspots, hospitals, international schools, and public transportation hubs.

Previously, The Glades' first condominium development, The Alcove achieved a 100% take-up for all 72 units amid the Covid-19 pandemic. The low density, 6-storey development resonated well with families and 'down-sizers' looking for a balance of nature and convenience with a tropical resort lifestyle. [READ MORE](#)



# Abu Dhabi-based supermarket operator Lulu Group plans RM420 mil investment in Melaka

Abu Dhabi-based Lulu Group International plans to invest RM420 million to open a chain of supermarkets and export centres in Melaka within three years.

Lulu chief operating officer Saleem V I said the investment includes the cost of several hypermarkets and supermarkets throughout Melaka in the next two or three years.

He said the export centre would buy agricultural products and other goods in Melaka for sale to the conglomerate's worldwide network.

"In Melaka, we will invest US\$100 million (RM420 million) for not only a retail chain but also a logistics centre to export agricultural products. A team from Lulu will visit Melaka soon to look at suitable locations," he said in a report published by the Melakahariini.my portal today.

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# Gamuda Land's Gamuda Cove receives five-diamond recognition

Gamuda Land has received a five-diamond recognition for its Gamuda Cove masterplan design at the Low Carbon City 2030 (LCC2030) Challenge ceremony held in Hotel EQ, Equatorial Plaza, Kuala Lumpur on March 22.

The Southern Klang Valley township is also the first private township to receive this recognition from the Environment and Water Ministry in collaboration with the Malaysian Green Technology and Climate Change Centre (MGTC).

In a statement, Gamuda Land chief operating officer Chu Wai Lune said that this recognition underscores Gamuda Land's approach to environmental, social and governance (ESG) principles under the Gamuda Green Plan 2025 and is also a testament that the developer is on the right track in its sustainability efforts. [READ MORE](#)

