

ANNEXURE B: OUR MATERIAL PROPERTIES AND MATERIAL EQUIPMENT

B.1 MATERIAL PROPERTIES OWNED BY OUR GROUP

As at the LPD, our Group does not own any properties.

B.2 MATERIAL PROPERTIES TENANTED BY OUR GROUP

As at the LPD, details of the material properties tenanted by our Group are as follows:

| No. | Name of landlord/tenant /Postal address | Description of property/ Existing use | Date of issuance of CCC or equivalent | Built-up area (approximate) | Period of tenancy | Annual rental (RM'000) |
|-----|---|---|--|--------------------------------|---|---------------------------|
| 1. | LH KD Property (landlord) / Loob Holding (tenant) No. 14 (Block C & Block E), Jalan Teknologi, Taman Sains Selangor 1, Kota Damansara, 47810 Petaling Jaya, Selangor | Two (2) blocks of 2-storey office buildings / HQ and food analysis laboratory | 18 January 2013 | 36,200 sq. ft. | Three (3) years commencing from 1 December 2023 to 30 November 2026 | 999 |
| 2. | LH KD Property (landlord) / Hakata Asia (tenant) Mezzanine Floor, No. 14 (Block D), Jalan Teknologi, Taman Sains Selangor 1, Kota Damansara, 47810 Petaling Jaya, Selangor | Mezzanine floor of a single-storey building / Office | 18 January 2013 | 535 sq. ft. | Three (3) years commencing from 1 December 2024 to 30 November 2027 | 13 |
| 3. | Sim Poi Kon and Chee Fah Ken ⁽¹⁾ (landlord) / Loob Holding (tenant) Lot No. 2, First Floor, Lido Plaza, Jalan Nosoob Hungab, Kampung Hungab, 88300 Penampang, Sabah | First floor of a three-storey office block / Office and training centre | 29 January 2014 | 1,046 sq. ft. | Three (3) years commencing from 1 March 2024 to 28 February 2027 | 26 |

ANNEXURE B: OUR MATERIAL PROPERTIES, PLANTS AND EQUIPMENT (Cont'd)

| No. | Name of landlord/tenant /Postal address | Description of property/ Existing use | Date of issuance of CCC or equivalent | Built-up area (approximate) | Period of tenancy | Annual rental (RM'000) |
|-----|--|---|--|--------------------------------|--|---------------------------|
| 4. | Nucoz ⁽²⁾ (principal tenant) / Loob Holding (tenant) Mezzanine Floor, The Northbank, Block 12, Muara Tebas Land District, 93350 Kuching, Sarawak | Mezzanine floor of a single-storey stand-alone detached building / Office | 28 August 2020 | 810 sq. ft. | Three (3) years commencing from 24 June 2024 to 23 June 2027 | 35 |
| 5. | Gan Poh Beng (landlord) / Loob Integrated (tenant) 38-02, Jalan Perjiranan 4/1, Bandar Dato Onn, 81100 Johor Bahru, Johor | Second floor of a three-storey building / Training centre | 27 March 2019 | 1,540 sq. ft. | Three (3) years commencing from 1 February 2025 to 31 January 2028 | 19 |

Notes:

(1) *Sim Poi Kon and Chee Fah Ken are the proxy owner of the property on behalf of BCCM Rainfield Church.*

(2) *Nucoz has rented this demised premises from the landlord, Ibraco Berhad as a Tealive drive through store at a monthly rental of RM17,325.*

None of the above properties are in breach of any land use conditions and/or are in non-compliance with current statutory requirements, land rules or building regulations which will have a material adverse impact on our operations or the utilisation of our assets on the said properties. No valuations have been conducted on any of the properties disclosed above.

B.3 MATERIAL PLANTS AND EQUIPMENT

As at the LPD, our Group does not own any material plants and equipment.