

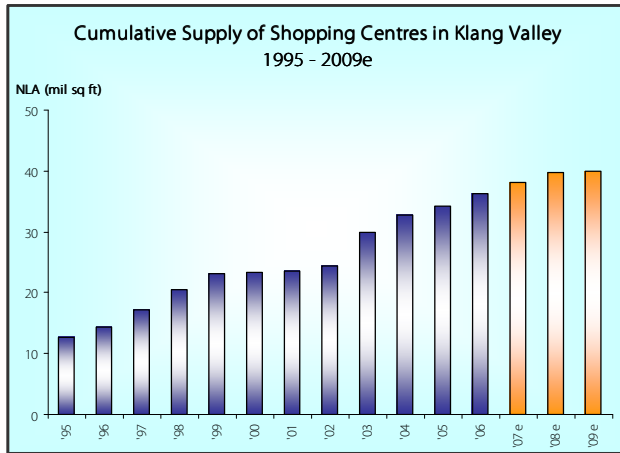
# KLANG VALLEY MARKET

## RETAIL

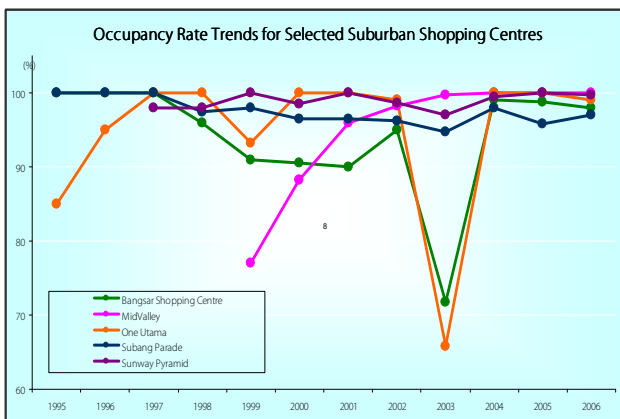
Dec 2006



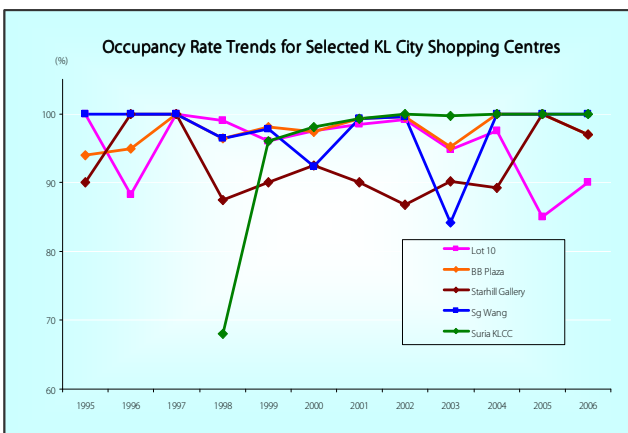
### CUMULATIVE SUPPLY



### OCCUPANCY – SELECTED SUBURBAN CENTRES



### OCCUPANCY – SELECTED KL CITY CENTRES



### Current Supply & Demand

Zone	Total Supply (sq ft)	Occupancy Rate
Klang Valley	36.345 mil sq ft	84 %
Kuala Lumpur	9.669 mil sq ft	88 %
Suburban Klang Valley	26.675 mil sq ft	83 %

### Future Supply (under construction)

Zone	2007	2008	2009
KL	CapSquare KL Pavilion	Suria KLCC Phase 2	Season's Place (NLA unknown)
SUB	The Gardens Pyramid 2 Wangsa Walk AEON Bukit Tinggi MetroPoint Complex Harbour Place Giant Kota Damansara	Tropicana Mall Subang Parade Extension Subang Avenue Promenade Mines Shopping Fair Phase 2	i-City
<b>Total NLA</b>	<b>4.360 mil sq ft</b>	<b>1.520 mil sq ft</b>	<b>n.a.</b>

### Major Transactions 2006

Building Name	Consideration (RM)
<b>Kuala Lumpur</b>	
Plaza Ampang	70 mil
City Square (part of a larger transaction)	170 mil

### PRIME RENTS

Shopping Centre	Rent per sq ft (Concourse/Ground)
<b>Kuala Lumpur</b>	
Bangsar Shopping Centre	20.00 – 28.00
Lot 10	25.00 – 35.00
Bukit Bintang Plaza	3.50 – 35.00
Mid Valley Megamall	51.50 – 55.00
Starhill Gallery	4.00 – 36.00
Sungei Wang Plaza	35.00 – 60.00
Suria KLCC	45.00 – 75.00
<b>Suburban Klang Valley</b>	
One Utama	15.00 – 30.00
Subang Parade	12.00 – 20.00
Sunway Pyramid	15.00 – 25.00