



Sime Darby Berhad Investor Presentation

Credit Suisse Asian Investment Conference

27 March 2017



Developing
Sustainable Futures

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A Sime Darby's Financial Highlights

B Key Divisional Highlights

C Sime Darby's Pure Play Strategy

A

Half Year ended 31 Dec 2016

RISE

YoY Comparison (Vs. 1HFY2016)

RM millions

	YOY%	1HFY2017	1HFY2016
REVENUE	↑ 2%	22,438	22,002
PBIT	↑ 38%	1,600	1,159
PBT	↑ 66%	1,550	936
PATAMI	↑ 79%	1,087	609
BASIC EPS (sen)	↑ 71%	16.8	9.8

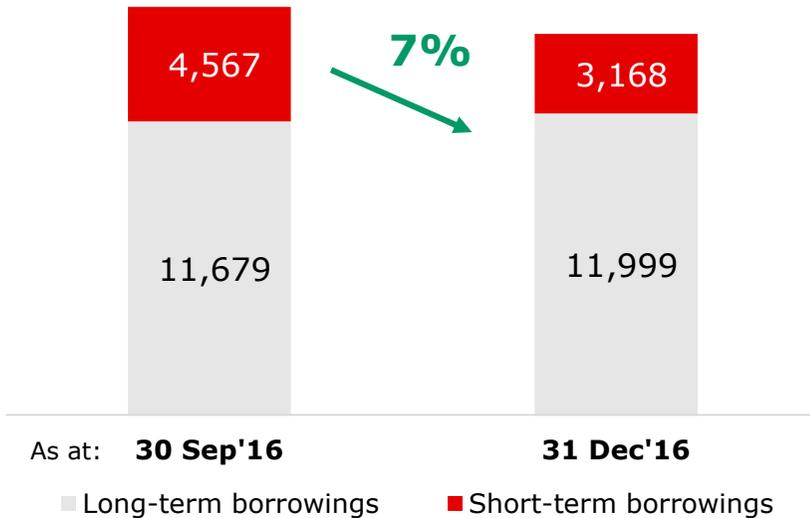
1HFY17 & 2QFY17 Divisional PBIT

QoQ Comparison (Vs. 1QFY17)

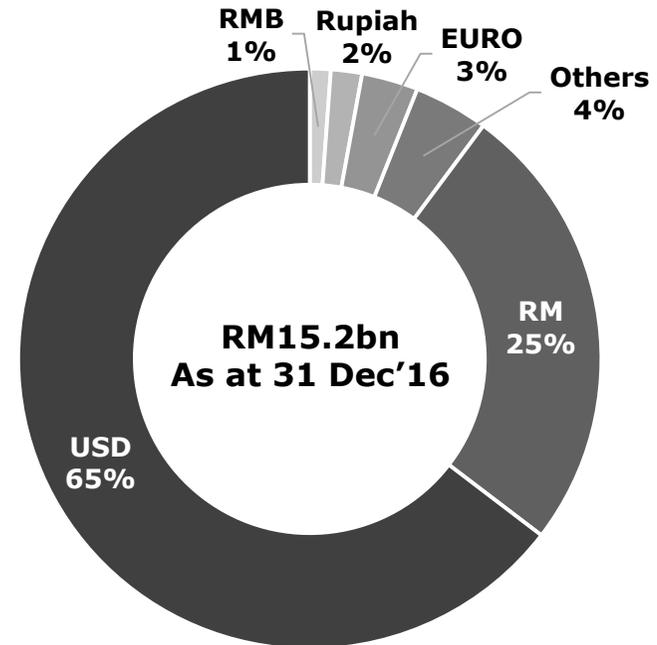
	Vs 1HFY2016 ¹	YoY	Vs 2QFY2016 ¹	YoY	Vs 1QFY2017 ¹	QoQ
PLANTATION	RM841mn 1HFY16: RM461mn	82%	RM568mn 2QFY16: RM159mn	257%	RM568mn 1QFY17: RM273mn	108%
INDUSTRIAL	RM106mn 1HFY16: RM135mn	-22%	RM55mn 2QFY16: RM72mn	-24%	RM55mn 1QFY17: RM51mn	8%
MOTORS	RM266mn 1HFY16: RM231mn	15%	RM136mn 2QFY16: RM146mn	-7%	RM136mn 1QFY17: RM130mn	5%
PROPERTY	RM309mn 1HFY16: RM187mn	65%	RM137mn 2QFY16: RM85mn	61%	RM137mn 1QFY17: RM172mn	-20%
LOGISTICS	RM23mn 1HFY16: RM55mn	-58%	RM11mn 2QFY16: RM38mn	-71%	RM11mn 1QFY17: RM12mn	-8%
OTHERS	RM24mn 1HFY16: RM5mn	380%	RM14mn 2QFY16: RM-1mn	>100%	RM14mn 1QFY17: RM10mn	40%
TOTAL	RM1,569mn 1HFY16: RM1,074mn	46%	RM921mn 2QFY16: RM499mn	85%	RM921mn 1QFY17: RM648mn	42%

Breakdown of long-term borrowings & short-term borrowings (in RM'mn)

RM16.3bn Total borrowings **RM15.2bn** Total borrowings



Breakdown of total borrowings by currencies

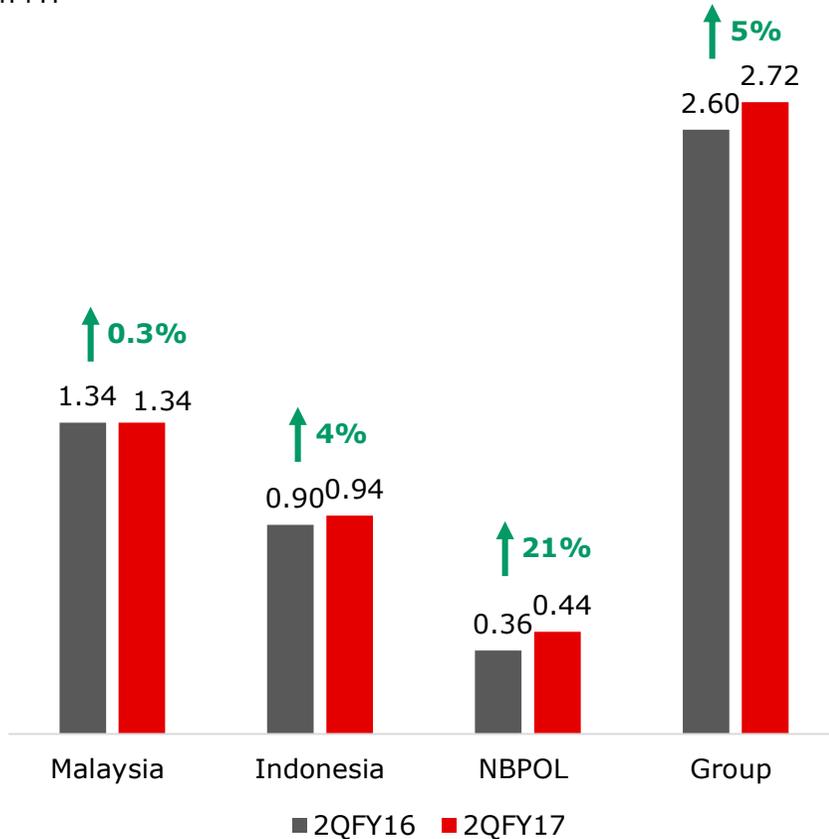


- **Improved Debt/Equity (D/E) ratio of 38% as at 31 Dec'16** from D/E ratio of 44% as at 30 Sep'16
- The bank and cash balances totaled to **RM3,813mn** as at 31 Dec'16

Credit Rating Agency	Rating and Outlook	
	<p>Baa1 Negative <i>*Currently under Rating Watch Negative</i></p>	<p><i>As at 3rd Mar '16</i></p>
	<p>BBB+ Stable <i>*Currently under Rating Watch Negative</i></p>	<p><i>As at 11 Oct'16</i></p>
	<p>AA_{IS} <small>PERPETUAL SUKUK</small> Negative</p> <p>MARC-1_{DD} / AAA_{ID} / Negative <small>ICP/IMTN</small></p>	<p><i>As at 8 Feb'17</i></p> <p><i>As at 8 Feb'17</i></p>

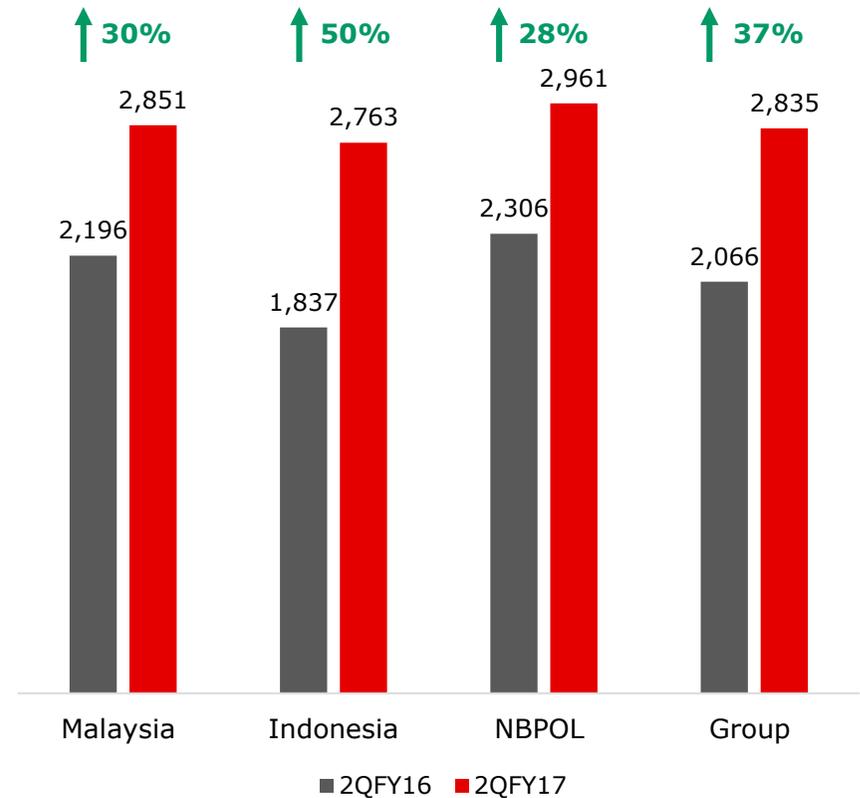
FFB Production (YoY) 2QFY17

Mn MT

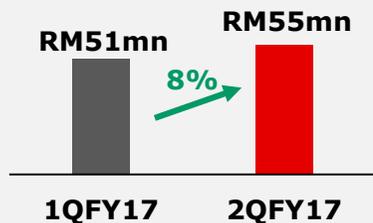


Average CPO Price Realised (YoY) 2QFY17

RM/MT



- Higher FFB production and higher average CPO price realised in 2QFY17

RM1.4bnOrder book as at
31 Dec'16**30:70**Breakdown of
PADE by new
equipment sales
and after-sales in
1HFY17¹**QoQ Improvement****MALAYSIA**

- The construction industry is driven by the government's mega infrastructure projects and an improvement in the domestic economy

AUSTRALIA

- The mining industry has seen an increase in activity recently due to coal price recovery
 - Expect better demand for product support sales

CHINA

- Better demand for small and medium equipment in the construction and mining sectors

SINGAPORE

- Overall weak market sentiment in the oil & gas and offshore & marine shipyard sectors

42,612

(+1% YoY)

Total Units Sold
1HFY17

22,399

(-2% YoY)

Total Units Sold
2QFY17



Zhonghe (New Taipei City) 1S
facility in Taiwan



BMW Shenzhen Bao'an
Showroom in China

New showrooms and models launched in 2QFY17



KIA Morning Facelift in Taiwan



Hyundai Ioniq in Malaysia

RM831 million

Gross Sales Value as at 31 Dec'16
vs RM300mn as at 31 Dec'15

RM1.5 billion

Unbilled sales as at 31 Dec'16
vs RM1.2bn as at 31 Dec'15

50%

Take-up rate as at 31 Dec'16
vs 50% as at 31 Dec'15

742 units

Total units launched in 1HFY17
vs 538 units launched in 1HFY16

865 units

Total units sold in 1HFY17
vs 501 units sold in 1HFY16

UPCOMING LAUNCHES IN 2HFY2017



Phase BA4A, Bandar Ainsdale

- 45 units of DSLH
- Estimated GDV of RM 30mn



Phase G3B, Elmina East

- 67 units of DSLH
- Estimated GDV of RM76mn



**Rumah Selangorku,
Bukit Jelutong**

- 944 units of apartments
- Estimated GDV of RM178mn



Phase NU3A3, Nilai Impian

- 138 units of DSLH
- Estimated GDV of RM63mn

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journey**

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**Our strengths
& aspirations**

3

**Rationale for
Pure Play
strategy**

4

**The way
forward
& Financials**

5

**Project governance
& Transaction
structure**

Journey to date

A long and proud heritage

Humble beginnings

1800 - 1900s

- Pioneering British entrepreneurs and planters established trading businesses in Singapore and rubber plantations in Malaya



Proudly driving Malaysia's growth

1900s - 2007

- Growth through **international expansion**
- Acquired **Caterpillar** dealership in 1929
- Partnered with **BMW** in 1987
- Diversified into property development in the 1980s



Synergy Drive

2007

- Merger of Kumpulan Sime Darby Berhad, Kumpulan Guthrie Berhad and Golden Hope Berhad
- Became the **world's largest listed oil palm plantation player**

Strengthening global footprint and focusing on core businesses

2010 - 2016

- **Industry leading Plantation brand** and world's largest producer of Certified Sustainable Palm Oil
- **Global footprint** across 25 countries and 4 territories



Cultural transformation through RISE and the 6 winning mindsets

2015 onwards

- Deliver results
- Customer first
- Value talent
- Build trust
- Continuous improvement
- Empowered decisions

Journey to date

A long and proud heritage

**Proudly a
Malaysian
global
champion**

Present in

25

countries and
4 territories
across
the world

**Industry
leaders**

#1-2

in all our key
sectors and
geographies in
Plantation,
Property, Motors,
Industrial and
Logistics

**We are truly proud of how far we have
come and how much we have achieved**

Note:

Sime Darby Plantation is the world's largest producer of Certified Sustainable Palm Oil

Sime Darby Industrial is one of the largest Caterpillar dealers in the world

Sime Darby Motors is No.2 BMW dealer globally

Sime Darby Property is Malaysia's largest property developer by land bank

Sime Darby Logistics is the largest multi-purpose port in Yellow Delta River in the Shandong Province

Journey to date

A long and proud heritage

Setting the standard on palm oil sustainability

RSPO certified in nearly

100%

of strategic operating units

85% of all the oil traded is traceable

A major contributor towards national development and the Malaysian economy

51,047

employees in Malaysia out of 123,293 employees worldwide

RM253mn

of scholarships awarded to 3,357 students to date

The Sime Darby brand

Stands for **integrity, respect & responsibility, enterprise and excellence** to deliver sustainable futures for all stakeholders

Our strengths & aspirations

Over the years, Sime Darby has developed key strengths in core business sectors



PLANTATION

#1

World's largest listed oil palm plantation company by planted area

#1

Global producer of Certified Sustainable Palm Oil (CSPO)

#1

First company in the world to fully sequence, assemble and annotate the Oil Palm Genome

Our strengths & aspirations

Over the years, Sime Darby has developed key strengths in core business sectors

PROPERTY

#1

Malaysia's largest property developer by land bank

Strategic land bank within and around the Malaysia Vision Valley and the Kuala Lumpur-Singapore High Speed Rail

Strategic joint ventures and partnerships e.g. Battersea Power Station with SP Setia and EPF

Our strengths & aspirations

Over the years, Sime Darby has developed key strengths in core business sectors

Motors, Industrial, Logistics & other businesses

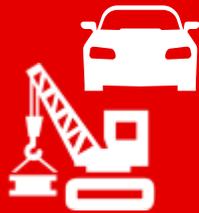
Longstanding partnerships with world-leading brands

Distinctive distribution capabilities

#3 Caterpillar dealer globally

#2 BMW dealer globally

Strong partnerships and foothold across the region in Logistics and Healthcare businesses



Our Vision

To create
3 pure plays
bearing the
Sime Darby
brand



Sime Darby Plantation

"The next 100 years"

- Plantation company of the future with **operational excellence, innovation and sustainability**
- **Leading in agricultural R&D and innovative technology**
- Strong growth through **expansion across the value chain**



Sime Darby Property

"Unlocking full potential of Malaysia's largest Property pure play"

- **Award winning** integrated property developer
- **Strengths through strategic partnerships and alliances**
- **Drive for operational excellence** and enhance capabilities



Sime Darby Berhad

"The global champion in motors, industrial, logistics and healthcare sectors"

- **Preferred partner of leading brands** such as BMW and Caterpillar
- Growth through strong and longstanding partnerships
- **Unlock value** in all investments

“ Each business will **bear the Sime Darby brand name** and will **continue the rich heritage of the 106-year-old Malaysian icon** to develop and nurture **industry champions** which are capable of competing on the global stage...

– Tan Sri Dato' Seri Mohd Bakke Salleh, *PGCE*”

Rationale - Pure Play strategy to unlock value



1

Focus and agility to pursue distinct aspirations and strategies

- **Sime Darby Plantation** as fully-integrated world-leading player in sustainable palm oil
- **Sime Darby Property** as Malaysia's largest premier community and property developer
- **Sime Darby Berhad** as *champion in motors, industrial and logistics and healthcare sectors*



2

Unlock value for all shareholders

- Achieve **full potential of businesses** to maximise shareholder value
- **Enhance business profiles** as 3 global champions



3

Accelerate growth through governance and equity market benefits

- Enhance **organisational focus, discipline and transparency**
- **Enhance funding flexibility**
- Provide opportunity to undertake **tailored capital management initiatives**



4

Human resources development

- Develop **talent with specific skill sets and expertise for each business**
- **Improve execution capacity**

The way forward

3 international and regional champions

Strategy for each Pure Play:



Strengthen leading position in upstream

- Achieve **operational excellence**, maximise yield and cost efficiency
- Mobilise **market-leading technology** for strategic operational benefits and growth

Ride on growth momentum of “integrated play”

- Expand presence in **high-margin products and attractive mid and downstream markets**
- Leverage sustainability and expand **strategic partnerships**



Unlock full potential as leading Malaysian property developer

- Leverage core strengths in **township development** to deliver distinctive successful communities
- Realise value of land bank along the **High Speed Rail** and **Malaysia Vision Valley**

Explore long-term strategic shifts to unlock value

- Explore **new segments, partnerships** and expand **business portfolio**
- Implement best in class **operational excellence** and **cost optimisation initiatives**



Leverage distinctive capabilities to optimise businesses

- Enhance operational performance through position as trusted partner of **world-leading brands** with distinctive **distribution and logistics capabilities**

Turbocharge market presence to deliver growth

- Explore new opportunities across the **value chain** and **new geographies**
- Explore **new strategic growth opportunities**

Financial Data: Sime Darby Plantation **RISE**



For FY2016 and 1HFY2017

In RM/MT	Audited		Unaudited	
	FY2015	FY2016	1HFY2016	1HFY2017
Revenue	10,286.4	11,892.6	6,047.3	6,709.1
PBIT	1,382.6	1,285.2	499.2	829.0
PATAMI	850.5	987.5	171.8	420.2
	FY2015	FY2016	1HFY2016	1HFY2017
FFB Production (000' MT)				
<i>Malaysia</i>	5,937	5,257	2,987	2,601
<i>Indonesia</i>	3,051	2,745	1,691	1,509
<i>PNG / SI</i>	650	1,616	749	757
<i>Liberia</i>	-	2	-	6
Total	9,638	9,620	5,427	4,873
CPO Price Realised (RM/MT)				
<i>Malaysia</i>	2,222	2,321	2,169	2,743
<i>Indonesia</i>	2,113	2,019	1,839	2,703
<i>PNG / SI</i>	2,387	2,410	2,326	2,815
<i>Liberia</i>	-	2,028	-	2,072
Group	2,193	2,242	2,076	2,739

As at 30 June 2016	Audited
	(RM'mn)
Share Capital	600.0
Reserves	566.0
Retained Earnings	8,352.8
NA attributable to owners of the company	9,518.8
Non-controlling interests	453.6
Total Equity	9,972.4
No of Sime Darby Plantation shares in issue ('000)	600,000
NA per Sime Darby Plantation Share (RM)	15.86
Total borrowings	13,044.1
Total bank balances, deposits & cash	636.3
Gearing (times)	1.31
Net gearing (times)	1.24

Financial Data: Sime Darby Property

For FY2016 and 1HFY2017

	Audited	
In RM/MT	FY2015	FY2016
Revenue	10,286.4	11,892.6
PBIT	1,382.6	1,285.2
PATAMI	850.5	987.5
	FY2015	FY2016

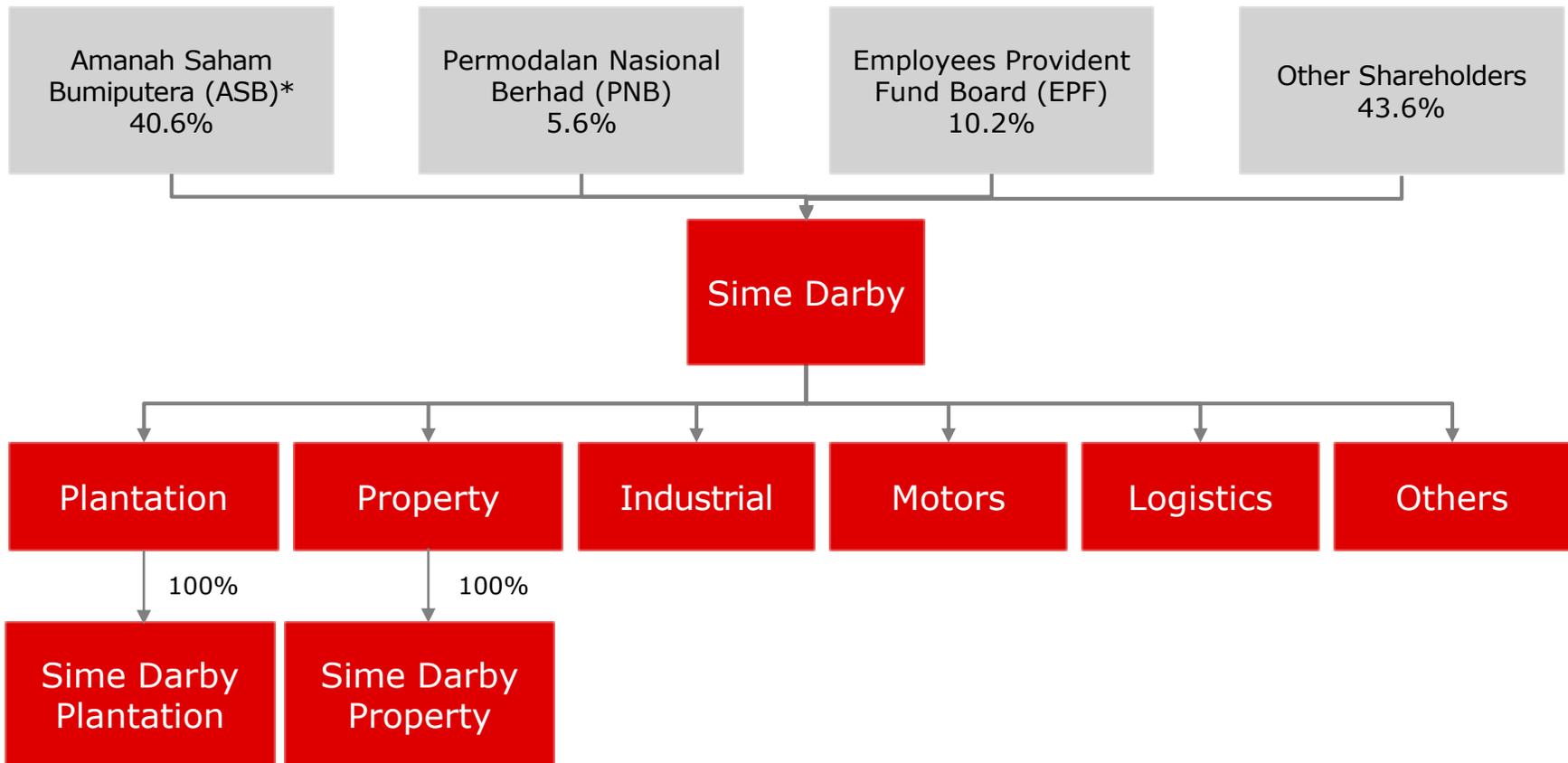
	Unaudited	
In RM/MT	1HFY2016	1HFY2017
Revenue	6,047.3	6,709.1
PBIT	499.2	829.0
PATAMI	171.8	420.2
	1HFY2016	1HFY2017

	As at 30 June 2016	Audited (RM'mn)
Ordinary Share Capital		1,000.0
Redeemable preference shares		10.4
Share premium		1,030.5
Contribution from immediate holding company		1,500.0
Reserves		(523.3)
Retained earnings		2,490.3
NA attributable to owners of the company		5,507.9
Non-controlling interests		175.5
Total Equity		5,683.4
No of Sime Darby Property shares in issue ('000)		1,000,000
NA per Sime Darby Property Share (RM)		5.51
Total borrowings		4,314.5
Total bank balances, deposits & cash		906.0
Gearing (times)		0.76
Net gearing (times)		0.60



Transaction structure – dividend in specie

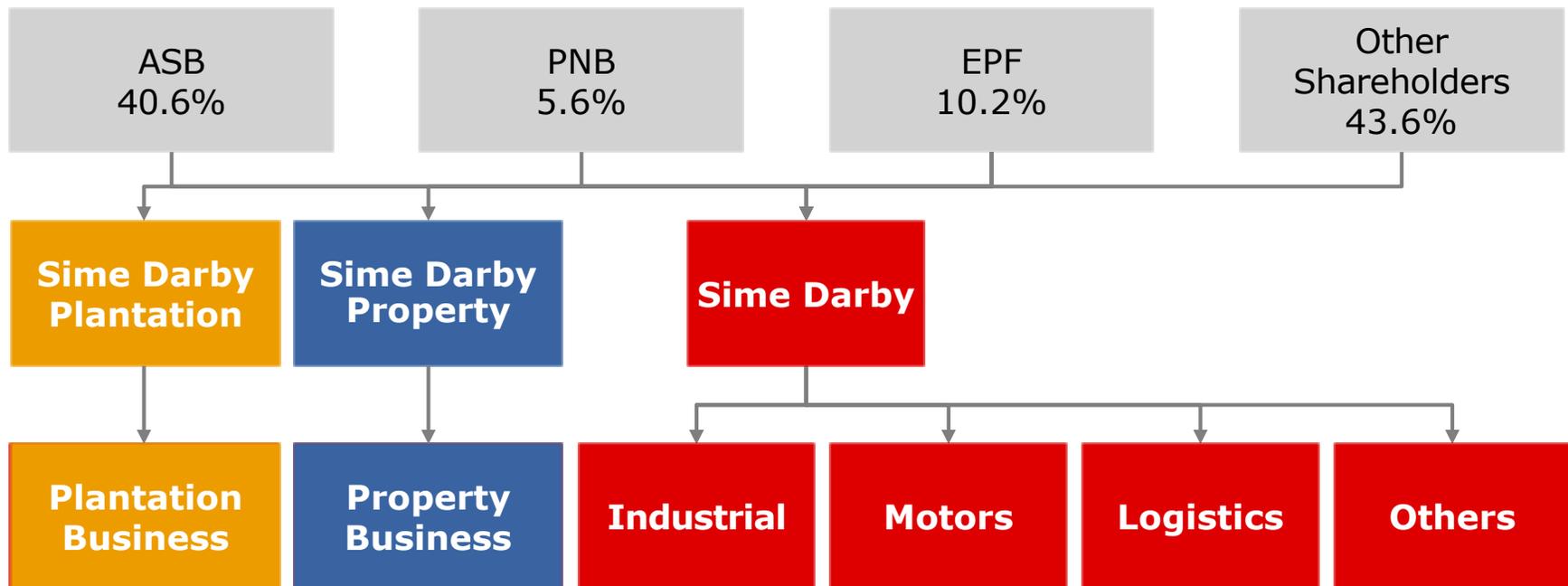
CURRENT STRUCTURE



* AmanahRaya Trustees Berhad - Amanah Saham Bumiputera (ASB)

Transaction structure – dividend in specie

STRUCTURE POST PURE PLAY STRATEGY



- Transaction will be done through a dividend in specie
- Shareholding structure of 3 entities will remain the same as current structure of Berhad
- The proposed listing of Sime Darby Plantation and Sime Darby Property maybe implemented together or at different times

Key areas to ensure optimal capital structure for Pure Play entities



Transfer of certain assets within the Group

- Assets such as **land bank to be transferred** to the Pure Play entities to **fuel future development**



Restructuring of Group's borrowings

- Reallocation of Group's and inter-company borrowings to ensure an **optimal and sustainable capital structure** of **3 standalone entities**
- Engage with stakeholders such as rating agencies and creditors



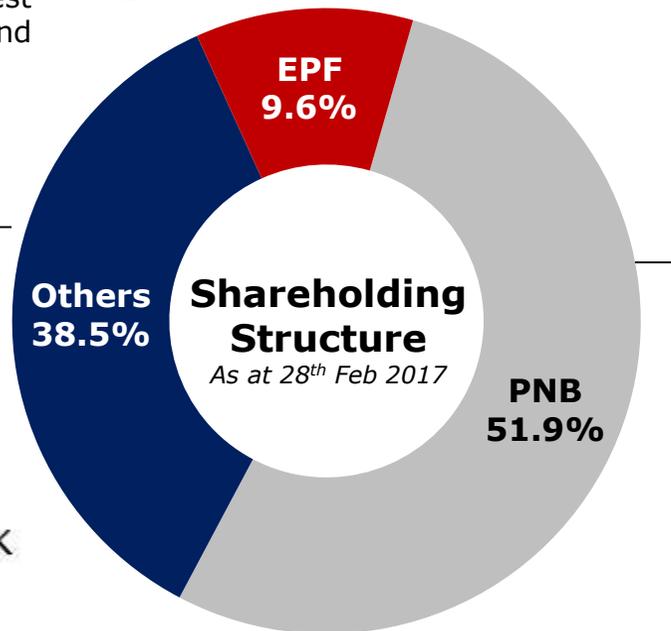
Capitalisation of inter-company loans

APPENDICES

- 1. Group**
- 2. Plantation**
- 3. Industrial**
- 4. Motors**
- 5. Property**
- 6. Logistics**

Broad Mix of Strong & Reputable Shareholders

Employees Provident Fund – Malaysia’s largest pension fund



Shareholding Structure

As at 28th Feb 2017

PNB
51.9%

Others
38.5%



Malaysia’s biggest fund management company

RM9.30

Share Price

As at 21st Mar 2017

RM62.8 billion

Market Capitalisation

As at 21st Mar 2017

14.3%

Foreign Shareholding

As at 28th Feb 2017

RM2.2bn

NET EARNINGS TARGET

6.4%

**RETURN ON AVERAGE
SHAREHOLDERS' EQUITY
TARGET**

Key Parameters

- ❑ Average CPO price of RM2,650/MT
- ❑ Subdued demand for engines from the oil & gas, marine and shipyard sectors
- ❑ Weaker Ringgit Malaysia resulting in higher cost of imported inputs
- ❑ Strict lending policies and cautious consumer sentiment

Second Quarter ended 31 Dec 2016



YoY Comparison (Vs. 2QFY2016)

RM millions

	YOY%	2QFY2017	2QFY2016
REVENUE	↑ 4%	12,339	11,829
PBIT	↑ 68%	927	552
PBT	↑ 94%	921	475
PATAMI	↑ 126%	644	285
BASIC EPS (sen)	↑ 111%	9.7	4.6

Second Quarter ended 31 Dec 2016



QoQ Comparison (Vs. 1QFY2017)

RM millions

	QoQ%	2QFY2017	1QFY2017
REVENUE	↑ 22%	12,339	10,099
PBIT	↑ 38%	927	673
PBT	↑ 46%	921	629
PATAMI	↑ 45%	644	443
BASIC EPS (sen)	↑ 39%	9.7	7.0

Breakdown of External Revenue



In RM'mn	1HFY17	1HFY16	%	2QFY17	2QFY16	%
Plantation						
Upstream & Others	2,757	2,587	7%	1,640	1,355	21%
Midstream & Downstream	3,944	3,455	14%	2,270	2,027	12%
	6,701	6,042	11%	3,910	3,382	16%
Industrial						
Malaysia	644	473	36%	322	219	47%
SE Asia ex Malaysia	253	605	-58%	124	335	-63%
China/HK	1,127	1,199	-6%	641	656	-2%
Australasia	2,494	2,566	-3%	1,267	1,247	2%
	4,518	4,844	-7%	2,354	2,458	-4%
Motors						
Malaysia	1,623	1,594	2%	902	847	7%
SE Asia ex Malaysia	2,513	2,293	10%	1,307	1,280	2%
China/HK	4,380	4,257	3%	2,492	2,435	2%
Australasia/NZ	1,672	1,603	4%	858	774	11%
	10,188	9,747	5%	5,559	5,336	4%
Property						
Property Development	777	1,060	-27%	383	486	-21%
Property Investment	78	120	-35%	38	63	-39%
	855	1,180	-28%	421	548	-23%
Logistics						
Ports	114	120	-5%	59	63	-6%
Water	31	28	11%	16	14	14%
	145	148	-2%	75	77	-3%
Others	27	38	-29%	18	26	-31%
<i>Elimination/Corporate Expenses</i>	4	3		2	1	
TOTAL	22,438	22,002	2%	12,339	11,829	4%

Breakdown of PBIT



In RM'mn	1HFY17	1HFY16	YoY	2QFY17	2QFY16	YoY
Plantation						
Upstream & Others	720	358	101%	485	88	451%
Midstream & Downstream	121	103	18%	83	71	17%
	841	461	82%	568	159	257%
Industrial						
Malaysia	39	30	30%	24	15	60%
SE Asia ex Malaysia	1	65	-99%	3	34	-91%
China/HK	36	42	-14%	19	20	-5%
Australasia	30	(2)	>+100%	9	3	200%
	106	135	-22%	55	72	-24%
Motors						
Malaysia	45	31	45%	25	24	4%
SE Asia ex Malaysia	77	101	-24%	45	69	-35%
China/HK	104	69	51%	48	40	20%
Australasia/NZ	40	30	33%	18	13	38%
	266	231	15%	136	146	-7%
Property						
Property Development	167	183	-9%	141	83	70%
Property Investment	142	4	>+100%	(4)	2	<-100%
	309	187	65%	137	85	61%
Logistics						
Ports	11	46	-76%	5	34	-85%
Water	12	9	33%	6	4	50%
	23	55	-58%	11	38	-71%
Others	24	5	>+100%	14	(1)	>+100%
TOTAL¹	1,569	1,074	46%	921	499	85%

1 Excluding corporate expense and elimination

Plantation - Operational Statistics



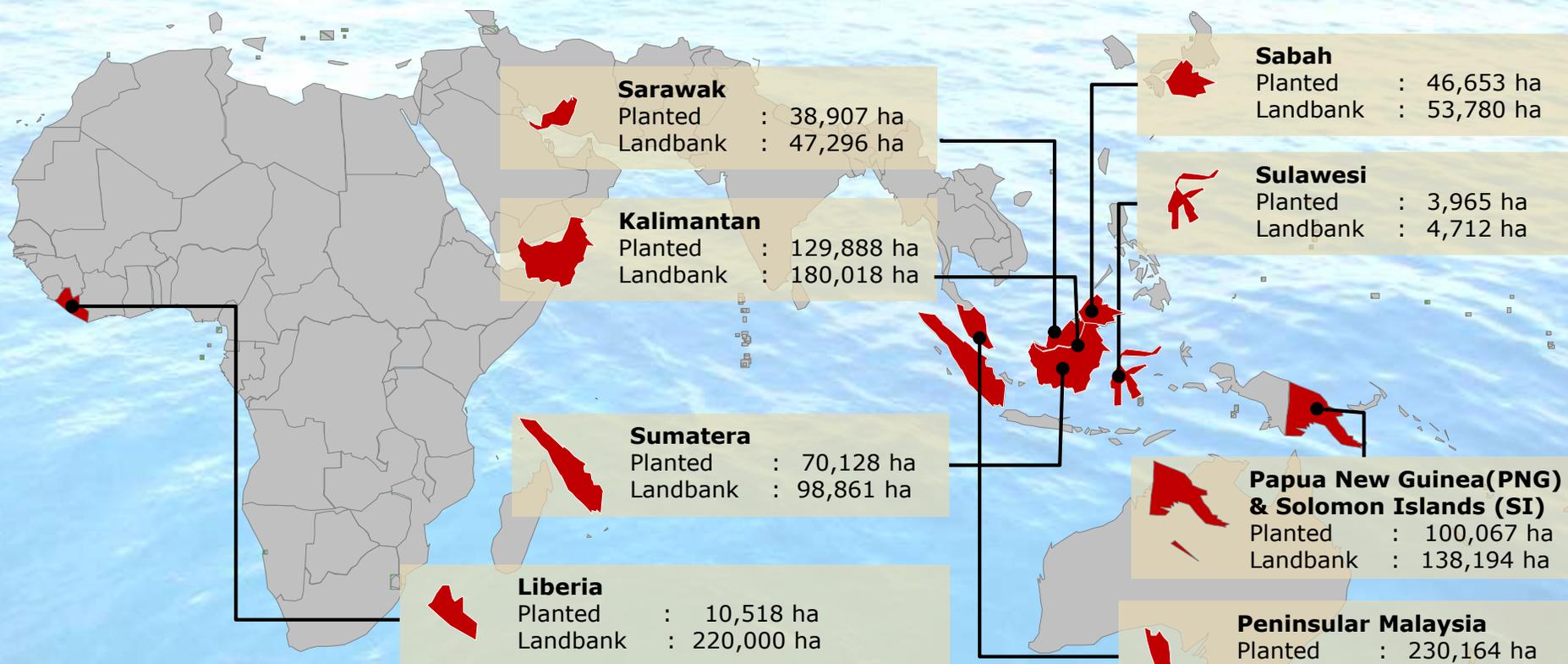
	MALAYSIA		INDONESIA		PNG	LIBERIA	TOTAL	
	1HFY17	1HFY16	1HFY17	1HFY16	1HFY17	1HFY17	1HFY17	1HFY16
FFB Production (mn MT)	2.60	2.99	1.51	1.69	0.76	6,369 ¹	4.87	5.43
FFB yield per mature ha (MT/ha)	10.14	11.40	8.91	9.32	10.07	1.57	9.65	10.50
CPO Production (mn MT)	0.58	0.68	0.40	0.47	0.23	1,314 ¹	1.22	1.38
PK Production (mn MT)	0.13	0.16	0.09	0.10	0.06	-	0.28	0.32
CPO Extraction Rate (%)	20.79	21.47	21.18	22.51	22.89	20.64	21.29	22.00
PK Extraction Rate (%)	4.82	5.07	4.64	4.85	5.75	-	4.92	5.12
Average CPO selling price (RM)	2,743	2,169	2,703	1,839	2,815	2,072	2,739	2,077
Average PK selling price (RM)	2,678	1,457	2,212	1,055	-	-	2,564	1,345

Plantation Landbank as at 31 December 2016

As at 31/12/16	Malaysia	Indonesia	Liberia	PNG	Solomon Islands	Group
Total Land bank (ha)	348,364	283,385	220,000	129,890	8,304	989,943
Total Oil Palm Planted Area (ha)	304,867	202,796	10,411	78,475	6,764	603,314
Total Rubber Planted Area (ha)	10,594	1,185	107	-	-	11,886

¹ In MT

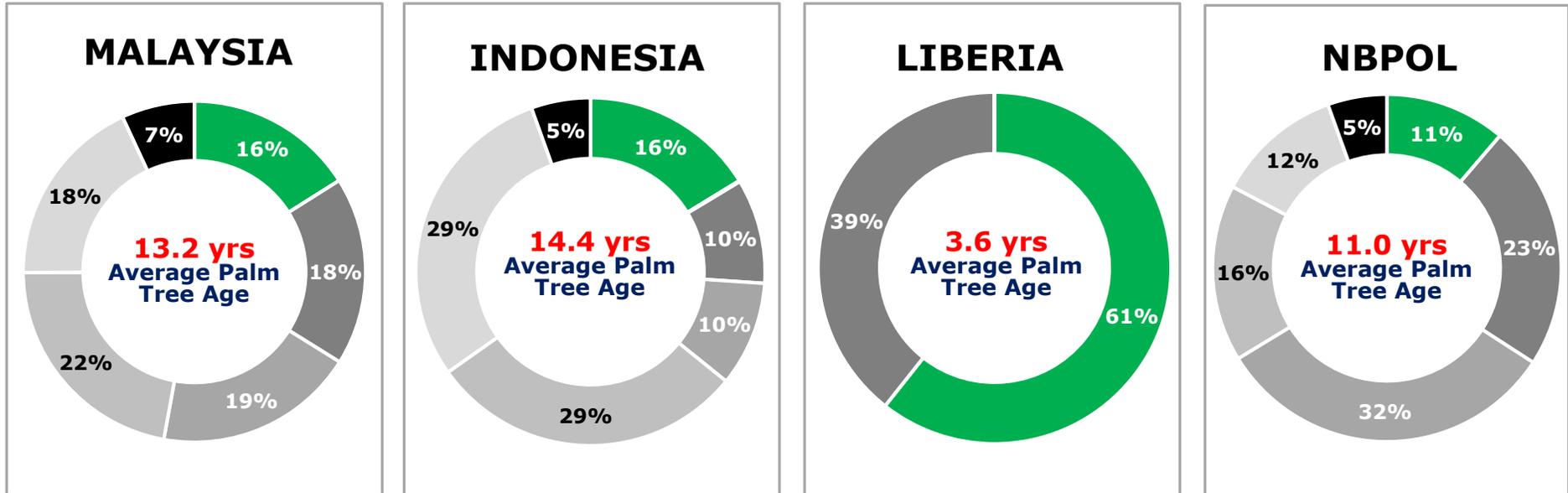
Plantation – Upstream Geographical Coverage



As at 31 Dec'16 (ha)	Malaysia	Indonesia	Liberia	PNG	Solomon Islands	Group
Total Land bank	348,364	283,385	220,000	129,890	8,304	989,943
Total Oil Palm Planted Area	304,867	202,796	10,411	78,475	6,764	603,314
Total Rubber Planted Area	10,594	1,185	107	-	-	11,886
Other Planted Area	263	-	-	259	-	522

Plantation – Oil Palm Age Profile

(As at 30 Sep 2016)



13.1 yrs Group's Weighted Average Palm Tree Age

■ Immature
 ■ 4-8 Years
 ■ 9 - 14 Years
 ■ 15 - 18 Years
 ■ 19 - 22 Years
 ■ Above 22 Years

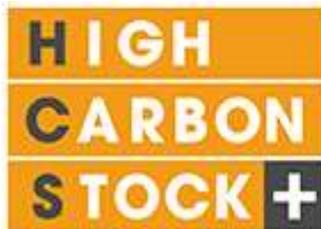
Sime Darby has 602,806 ha of oil palm planted area of which 84% is mature and 16% is immature

Plantation – Key Sustainability Achievements

RSPO Certification Status

Status (as at 31 Dec'16)	Malaysia	Indonesia	NBPOL	Liberia	Total
Certified	34/34	23 /24	12/12	0/1	69/71
% of completion	100%	96%	100%	-	97%

High Carbon Stock (HCS) Study

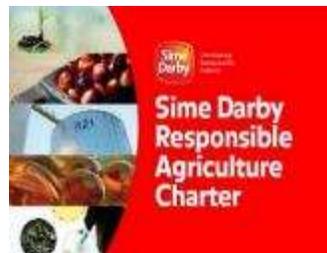


As a signatory to the Sustainable Palm Oil Manifesto, Sime Darby Plantation **is carrying out findings from its landmark HCS study in its Liberian operations**

Responsible Agriculture Charter (RAC)

Launched in Dec'16 with Sime Darby's focused commitments on:

- **Human rights & social development**
- **The environment, and**
- **Corporate integrity**



Constituent of Environmental, Social & Corporate Governance (ESG) Indices

Since 2015 :

S&P Dow Jones Indices

Dow Jones Sustainability Emerging Markets Index (DJSEMUP)



FTSE4GOOD Bursa Malaysia (F4GBM) Index

In 2016 :

FTSE Russell

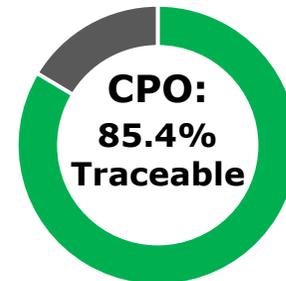
FTSE4Good Emerging Index (Newly launched in Dec'16)

Open Palm Traceability



Open Palm online dashboard provides SDP customers with **access to key data on the origin of all palm products** that **go through SDP refineries** from its various oil palm mills, plantations and third party plantations

Percentage of oils traceable to mills:



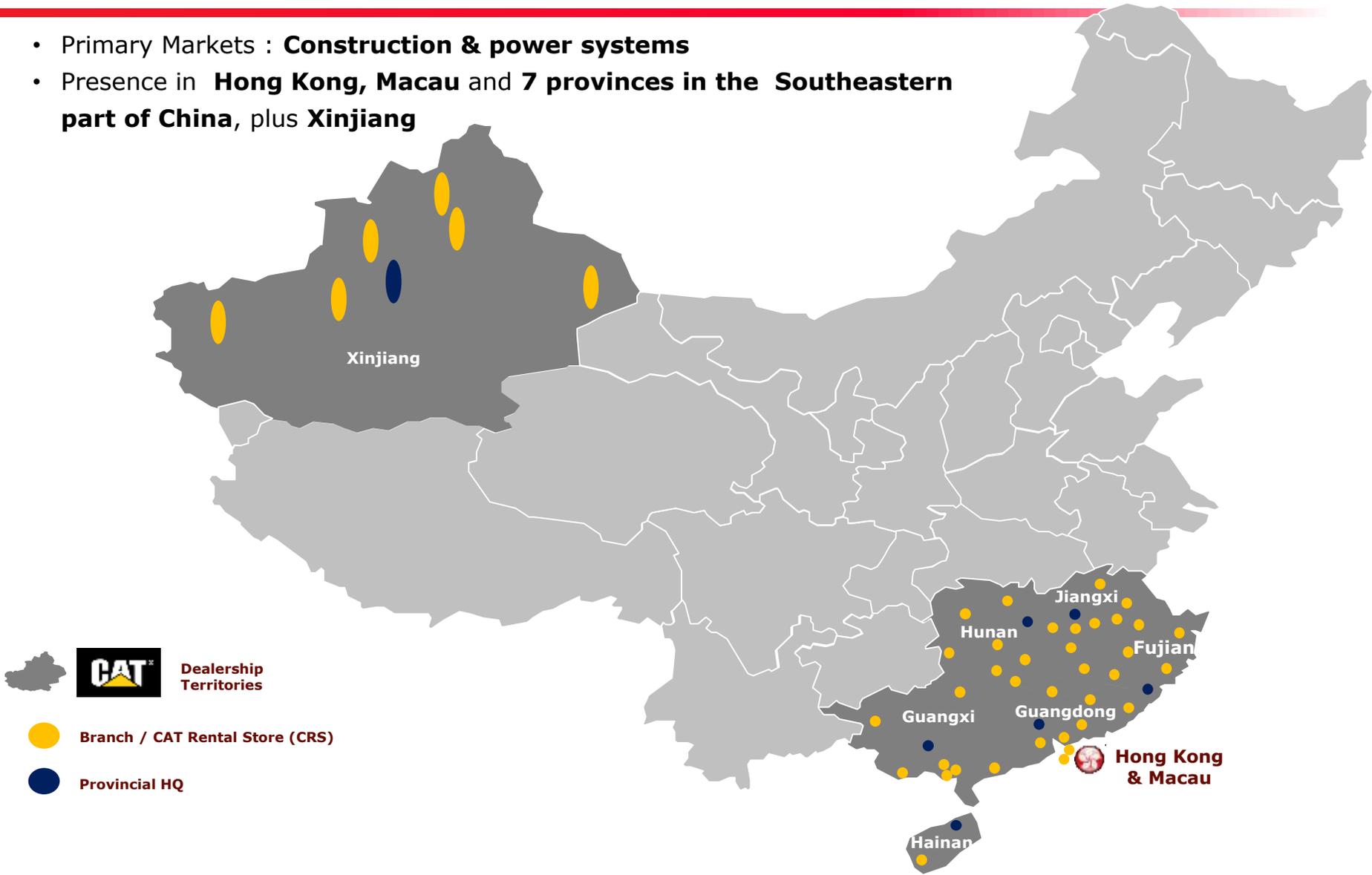
Hotspot Management

The Sime Darby Hotspot Dashboard **tracks and reports hotspots occurring within our concession areas** where we **respond immediately** to contain and put out the fire



Industrial – Investments in China

- Primary Markets : **Construction & power systems**
- Presence in **Hong Kong, Macau** and **7 provinces in the Southeastern part of China**, plus **Xinjiang**



Motors – Marques by Region

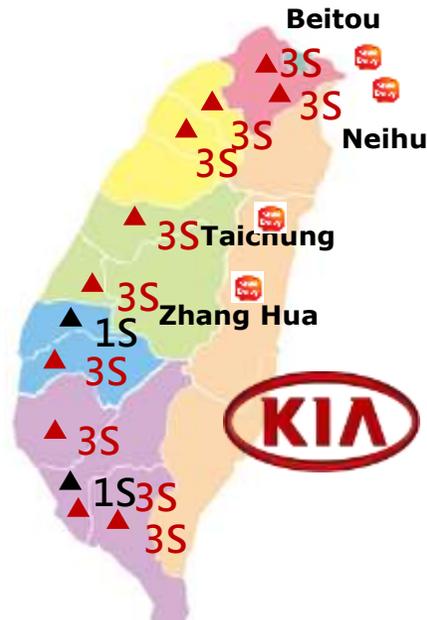
MALAYSIA	SINGAPORE	THAILAND	CHINA	HONG KONG	MACAU	AUSTRALIA	NEW ZEALAND	VIETNAM
Distributor & Dealer	Distributor & Dealer	Dealer	Dealer	Distributor & Dealer	Distributor & Dealer	Distributor	Distributor & Dealer	Distributor & Dealer
Assembly (INOKOM)	Rental					Dealer		
Rental						Rental	Dealer	TAIWAN
								Distributor & Dealer / Assembly

Expansion in KEY MARKETS in the last THREE years

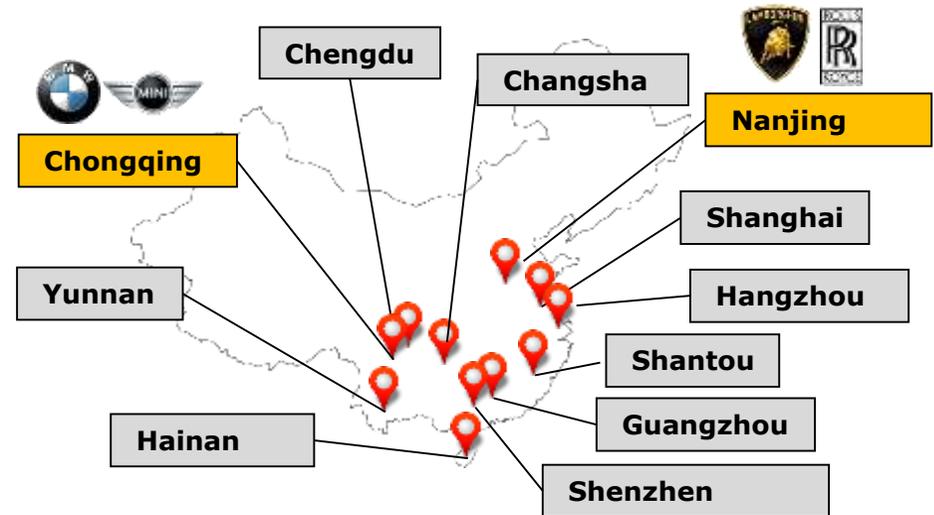
1. Vietnam (BMW & MINI)



2. Taiwan (Kia)



2. China (Nanjing & Chongqing)



4. Brisbane, Australia (BMW & MINI, Ferrari)



Property – Existing and Future Townships

To-date, the Division built **23 township** developments and has **over 28,000 acres** of land bank in four main corridors spanning from Johor to Penang, which includes 10,800 acres earmarked for future development.

SELANGOR

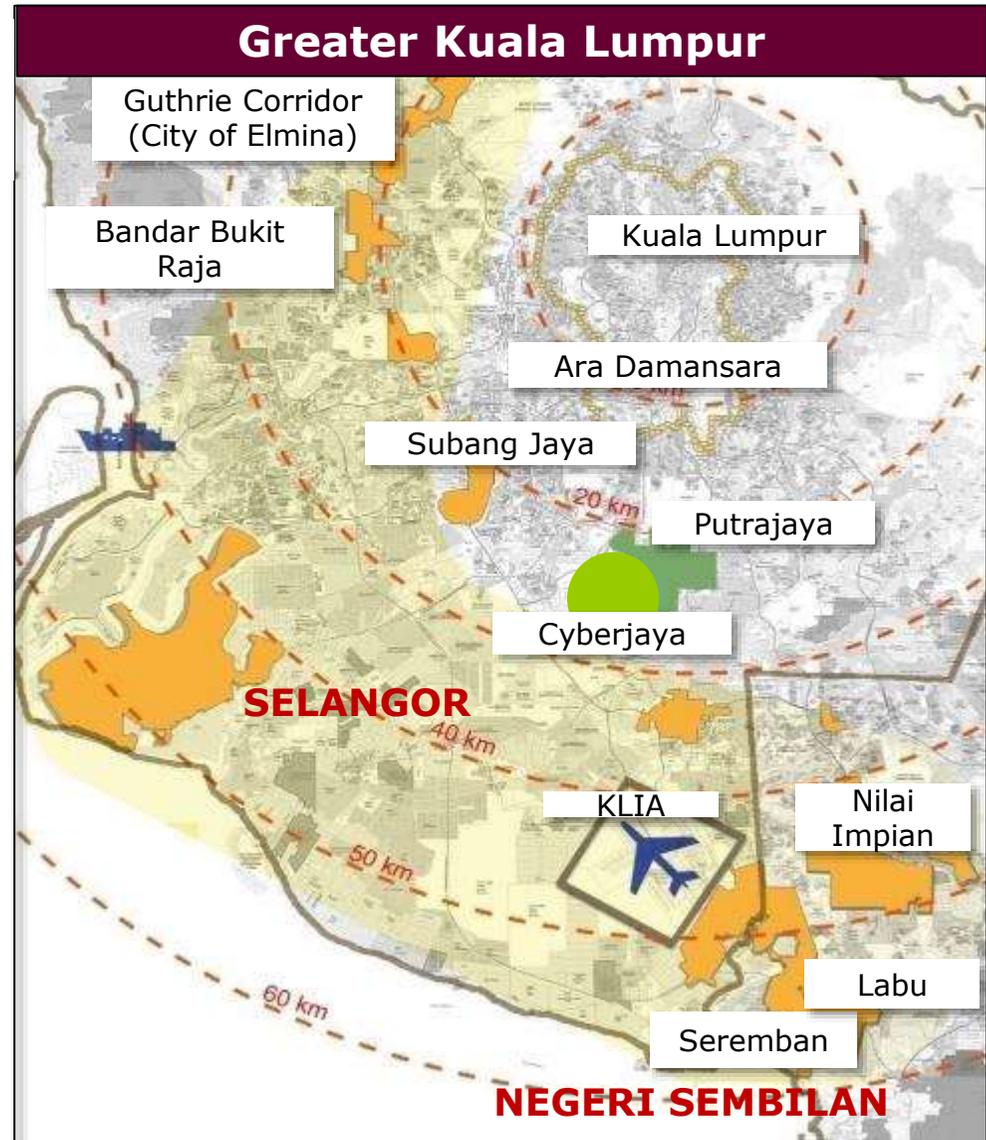
1	Ara Damansara	12	Rumah Selangorku
2	Bandar Bukit Raja 1	13	Subang Jaya
3	Bukit Jelutong	14	Taman Melawati
4	Bukit Subang	15	USJ Heights
5	Bukit Tunku	16	<i>Bandar Bukit Raja 2 & 3</i>
6	Denai Alam	17	<i>Kota Elmina</i>
7	Elmina East	18	<i>Lagong</i>
8	Elmina West	19	<i>Serenia City</i>
9	KL East		
10	KLGCC Resort		
11	Putra Heights		

NEGERI SEMBILAN

20	Bandar Ainsdale	23	<i>Malaysian Vision Valley</i>
21	Nilai Impian		
22	Planters Haven		

Existing Townships
 Future Townships

Note: Data as at 19 Oct'16



Property – Battersea Power Station Project Development



Battersea Power Station (BPS) :
Established in Jul'12

JOINT VENTURE **40:40:20**
SD Property: SP Setia : EPF

10-15 Years to project completion

Site Area **42 acres**

Estimated GDV **~£8bn**

Vauxhall Nine Elms Battersea Opportunity Area
Strong capital growth expected, as it will be part of the largest urban redevelopment area in central London

Dec 2016 onwards Handover of keys for Phase 1's residential units

The **sustainable mixed development** comprising residential and commercial units at Battersea Power Station was **well received** since its inaugural launch in Sep'14



Phase 1

The take-up rate of **99% with 862 units sold**, locked in sales of £771.9mn, where the remaining 5 units unsold are penthouses

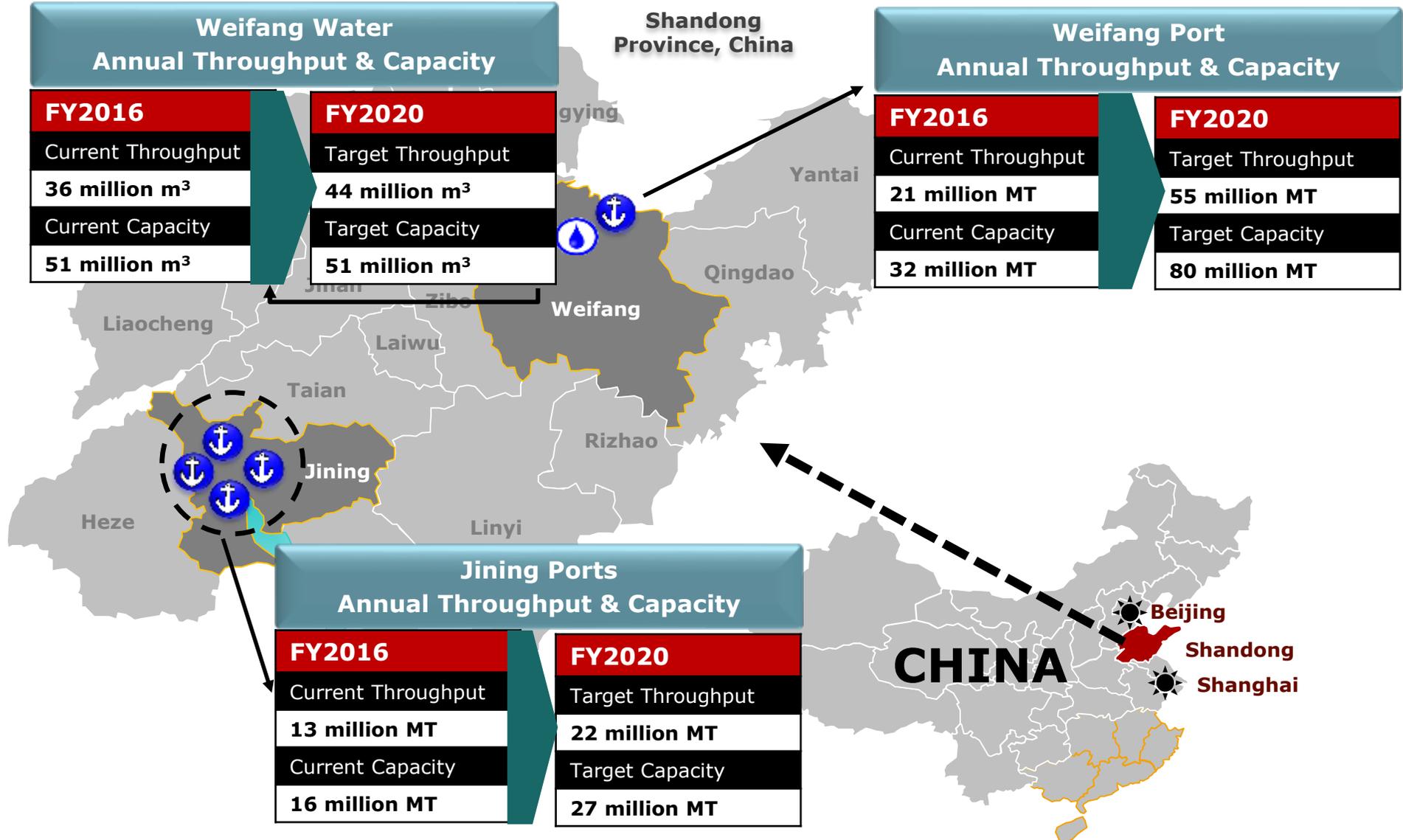
Phase 2

The take-up rate is at **91% with 227 units reserved** which represents sales of £552.4mn

Phase 3

The take-up rate is currently at **60% with 292 units sold**, which is equivalent to GDV of £411.5mn

Logistics - Overview



As at 30 June 2016

Weifang Port

- Total capacity of **32 million MT per annum**
- Has **23 berths** with a total berth length of **4,085 metres**
- Cargoes such as raw salt, soda, grain, aluminum ore, coal, bauxite, petroleum, liquid products and container handling

Jining Ports

- Total capacity of **16 million MT per annum**
- Comprise of **3 ports** namely Jining North, Jining Longgong and Jining Taiping ports
- Cargoes such as sand, coal, porcelain clay and other general cargo

TOTAL COMBINED CAPACITY

48 MILLION MT PER ANNUM

Expected the full completion of Weifang Port's 5-Year Expansion Plan by FY2020



Multipurpose Zone

- 3 x 30,000DWT dry bulk terminal (Completed in Nov 2016)
- 3 x 30,000DWT general cargo terminal

CAPACITY
26.3 million MT



Container Zone

- 2 x 30,000DWT container
- 2 x 20,000DWT container

CAPACITY
0.7 million TEU



Liquid Zone

- 4 x 50,000DWT liquid terminal
- 500,000m³ tank storage area

CAPACITY
11.2 million MT

Target full completion by mid-2019

TOTAL COMBINED CAPACITY

~100 MILLION MT PER ANNUM

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Developing
Sustainable Futures