



TAMBUN INDAH LAND BERHAD (Company No: 810446-U)

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PRESS RELEASE

Tambun Indah FY2012 net profit jumps 74% to RM40.8 million

- ***Higher profit on the back of higher revenue recognition***
- ***Poised for strong FY2013; more than RM250.0 million GDV of launches planned for 1H13 alone***
- ***Final dividend of 3.3 sen proposed***

Penang, Malaysia, 21 February 2013 - Leading property developer in Mainland Penang Tambun Indah Land Berhad (Tambun Indah, 恒大置地, Bloomberg: TILB MK, Reuters: TAMB.KL) has seen its net profit for the financial year ended 31 December 2012 (FY2012) rise 74.4% to RM40.8 million from RM23.4 million previously.

This was achieved on the back of higher revenue recognition from the Group's residential and commercial developments in Simpang Ampat and Butterworth, Penang, which helped drive FY2012 topline up by 54.8% to RM296.9 million from RM191.8 million a year ago.

"We are pleased to end FY2012 on a positive note, which was attained in line with the flourishing outlook of Mainland Penang's property market, as reflected in the high average take-up rate of 71.3% for all our ongoing projects.

We believe that we can build upon last year's success, and hope to launch more projects in the first half of FY2013 alone, with an estimated gross development value of RM252.9 million.

With this in mind, coupled with Penang's continuously growing property market, we remain optimistic of a strong performance in FY2013."

Ir. Teh Kiak Seng (鄭克生)
Managing Director, Tambun Indah Land Berhad

Tambun Indah has three residential projects and one commercial development slated to launch over the next two quarters, namely: Camellia Park, Taman Bukit Residence, Seri Permai, and Pearl Avenue, all in Seberang Perai.

Meanwhile, for its fourth quarter ended 31 December 2012 (4Q12), Tambun Indah recorded a 34.5% increase in revenue to RM75.5 million from RM56.1 million in the same period last year. Net profit increased 24.4% to RM11.2 million compared to RM9.0 million in 4Q11.

The Group also proposed a final dividend of 3.3 sen per share, to be approved by shareholders at the Group's upcoming Annual General Meeting (AGM). If accepted, this takes its total FY2012 dividend payout to 5.3 sen per share, or RM16.5 million, constituting 40.4% of the Group's net profit of RM40.8 million. This is in line with its progressive dividend policy of paying 40% to 60% of net profit.



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Financial Summary (Unaudited Consolidated Results)

RM'000	4Q12	4Q11	Change	FY12	FY11	Change
	31.12.12	31.12.11		31.12.12	31.12.11	
Revenue	75,471	56,096	34.5%	296,945	191,844	54.8%
Pre-tax Profit	20,838	16,241	28.3%	78,986	46,761	68.9%
Net profit to shareholders	11,251	8,998	25.0%	40,813	23,379	74.6%
Basic EPS (sen)	3.6	4.1	(11.5%)	13.1	10.7	23.2%

Going forward, the Real Estate and Housing Developers' Association Malaysia (REHDA) has forecasted Penang's property market to maintain sustainable growth levels of between 5% and 10% in 2013, buoyed by increasing foreign direct investment (FDI) and extensive Malaysian Government infrastructure development .

Teh said: "All these factors, together with the rising prices of property projects in Penang Island, would mean a lot of opportunity for Tambun Indah, who has products that are appealing to young families, at the right prices and in the right locations on the mainland."

"As a niche property player - with a recognised track record for developing high-quality and relatively affordable homes - we are more than ready to take advantage of opportunities that are happening within Mainland Penang's property market going forward," Teh concluded.

About Tambun Indah Land Berhad (www.tambunindah.com)

Founded in 1994, **Tambun Indah** has been guided by its key principle to design and develop contemporary and high-quality homes at affordable prices for customers.

Tambun Indah has been the pioneer in bringing innovative property concepts in Mainland Penang, including the first gated and guarded community of Taman **Tambun Indah**, and the first gated strata landed homes of Palm Villas. This has also led to the Group typically enjoying full take-up rates for its properties.

Tambun Indah's portfolio of completed/ongoing projects thus far includes Juru Heights and Pearl City townships, Casa Impian and Casa Permai in Mainland Penang, as well as Scotland Villas in Penang Island. To date, **Tambun Indah** has launched more than 5,600 units of mainly residential properties in Penang, with total GDV exceeding RM1.75 billion.

Issued for and on behalf of TAMBUN INDAH LAND BERHAD by Aquilas Advisory (Malaysia) Sdn Bhd. For media enquiries, please contact:

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