

Sentoria to increase accommodation capacity in Bukit Gambang Resort City by 3Q12

- ***Expansion in line with “play and stay” proposition***
- ***En route to Main Market listing with signing of underwriting agreement***

Kuala Lumpur, Malaysia, 16 January 2012 - Sentoria Group Berhad (“Sentoria”; “建乐集团”) is set to increase its accommodation capacity in *Bukit Gambang Resort City* (“BGRC”) by the third quarter of 2012.

Sitting on a 547-acre land, BGRC is one of the largest integrated resort cities in Malaysia featuring multiple attractions in a single location, including the popular *Bukit Gambang Water Park* and *Active Academy*, as well as MICE* facilities and accommodation.

“Barely two years after opening its doors to the public in mid-2009, *Bukit Gambang Water Park* has seen an increasing number of visitors, currently recording more than one million visitors over the past 2 years.

Sentoria will embark on further expansion within BGRC, by increasing its accommodation capacity to attract and cater to even larger crowds.

With this, BGRC would be able to offer a wholesome “play and stay” experience for all.”

Nasiruddin Nasrun
Head of Public and Investor Relations, Sentoria Group Berhad

At present, BGRC has 998 accommodation rooms in *Caribbean Bay Resort*. The Group is currently developing *Arabian Bay Resort* which would increase its room capacity to 1,864 rooms in total.

Arabian Bay Resort has an estimated Gross Development Value of RM92 million and is targeted for completion by September 2012.

Nasiruddin said: “We believe that the increase in accommodation capacity is a timely measures in tandem with BGRC’s rising patronage, not only from guests in the East Coast but also increasingly from the Klang Valley and Singapore.”

“We intend to continue developing BGRC to become one of the preferred leisure and

hospitality destinations in Malaysia,” concluded Nasiruddin.

In conjunction with its upcoming IPO, **Sentoria** recently signed an underwriting agreement with managing underwriter and underwriter AmlInvestment Bank Berhad, and underwriters Inter-Pacific Securities Sdn Bhd, Mercury Securities Sdn Bhd, Kenanga Investment Bank Berhad, and OSK Investment Bank Berhad, for the underwriting of 20 million shares for public balloting, and 10 million shares for eligible directors, employees and business associates of the Group.

Barring any unforeseen circumstances, **Sentoria** is slated to list in the first quarter of 2012.

About Sentoria Group Berhad

Established since 1998, **Sentoria Group Berhad** is the developer and operator of *Bukit Gambang Resort City* (“BGRC”) in Kuantan, Pahang. One of the largest integrated resort cities in Malaysia with 547-acre land area, BGRC features multiple attractions in a single location, including the popular *Bukit Gambang Water Park* and *Active Academy*, as well as MICE* facilities and 998 accommodation rooms for families and corporate groups.

Since its opening in mid-2009, *Bukit Gambang Water Park* has become the 3rd most popular theme park in Malaysia by number of guests, attracting more than 1 million guests so far.

Sentoria has also carved a niche in developing affordable housing primarily in Kuantan, Pahang, with a track record of delivering properties ahead of time and adding development value to acquired land. Over the past 10 years, more than 90% of the properties developed by **Sentoria** were completed ahead of schedule with 59% delivered more than 6 months ahead of schedule. Among the Group’s completed projects are Caribbean Bay Resort and Desa Hijauan within BGRC, and Taman Indera Sempurna 1 and 2 (in Kuantan).

* *MICE: Meetings, Incentives, Conventions and Exhibitions*

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