

# Axis Business Park Block C Enhancement - After



# Axis Business Park Block C Enhancement



New ground floor lift lobby



New entrance to lift lobby

# Axis Business Park Block C Enhancement



Drop-off lobby with disabled ramp

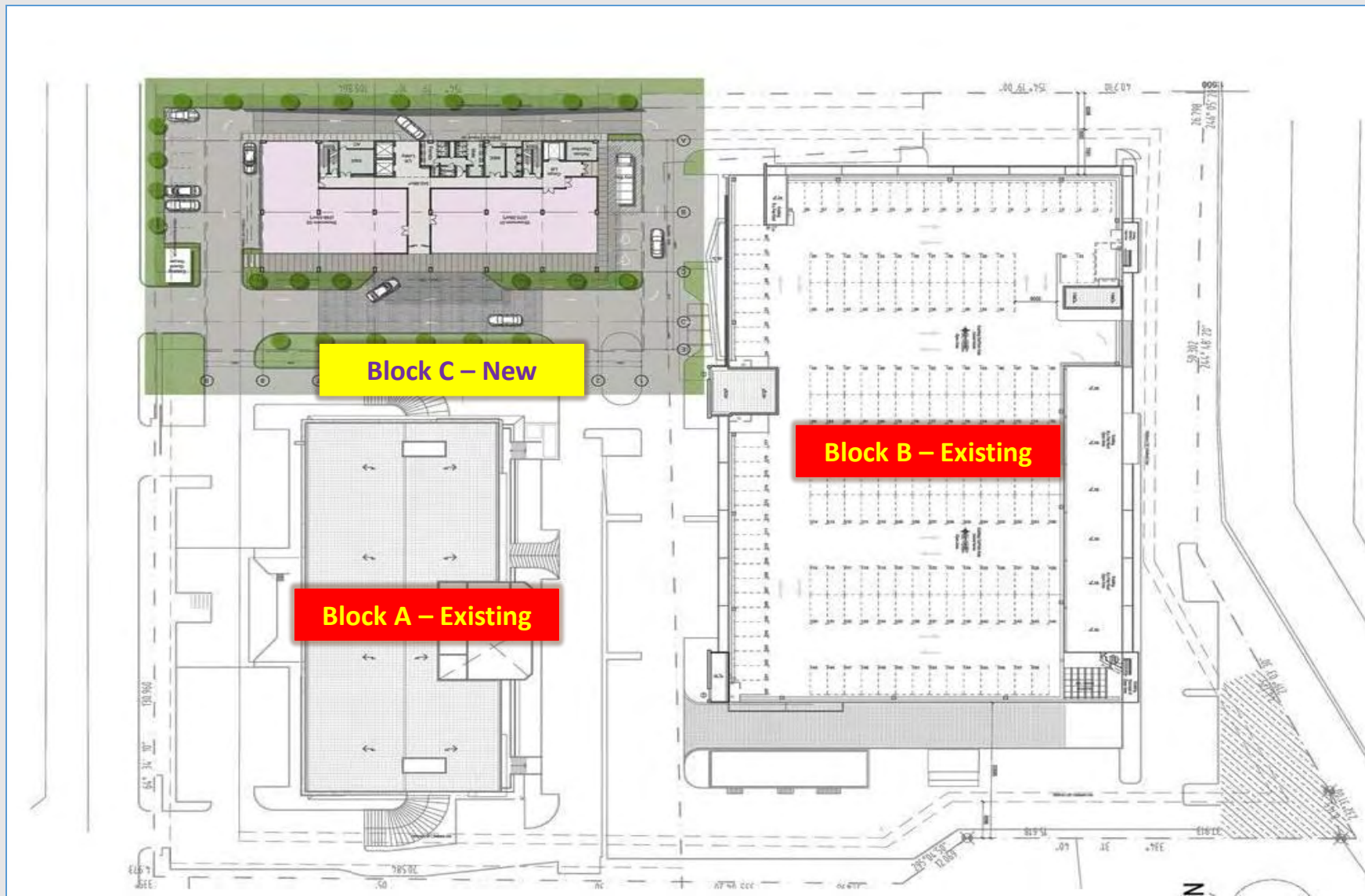


New café area on ground floor

# Enhancement Projects Planned

Project	Remarks	Status
Axis Business Campus (Block C)	Construction of new 6 storey office-warehouse building with 1-level basement carpark at the existing open carpark area.	In the process of finalizing design for DO re-submission and building plan submission concurrently.
The Annex Redevelopment	At submission stage only	All consultants appointed. Regular meetings to finalize technical details for DO submission. Construction to start 2017

# Axis Business Campus Block C – Concept Design



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# Axis Business Campus Block C – Concept Design



# The Annex Redevelopment - Current





# The Annex Enhancement – Proposed



# Sustainability Initiatives

# Initiatives Carried Out Up To Q1 2015

- ✓ Sustainability policy drafted and implemented
- ✓ Attended various trainings and conferences
- ✓ Energy audit completed for Crystal Plaza
- ✓ With the acquisition of Axis Shah Alam DC2, Axis REIT portfolio has more roof space rented out for solar energy harvesting.

Property	Lettable Area (sq. ft.)	Monthly Rental (RM)
Axis Eureka	16,145	3,000.00
Axis Shah Alam DC3	297,311	61,898.75
Axis MRO Hub	40,000	8,000.00
Axis Shah Alam DC2	145,312	30,375.00
<b>TOTAL</b>	<b>498,768</b>	<b>103,273.75</b>

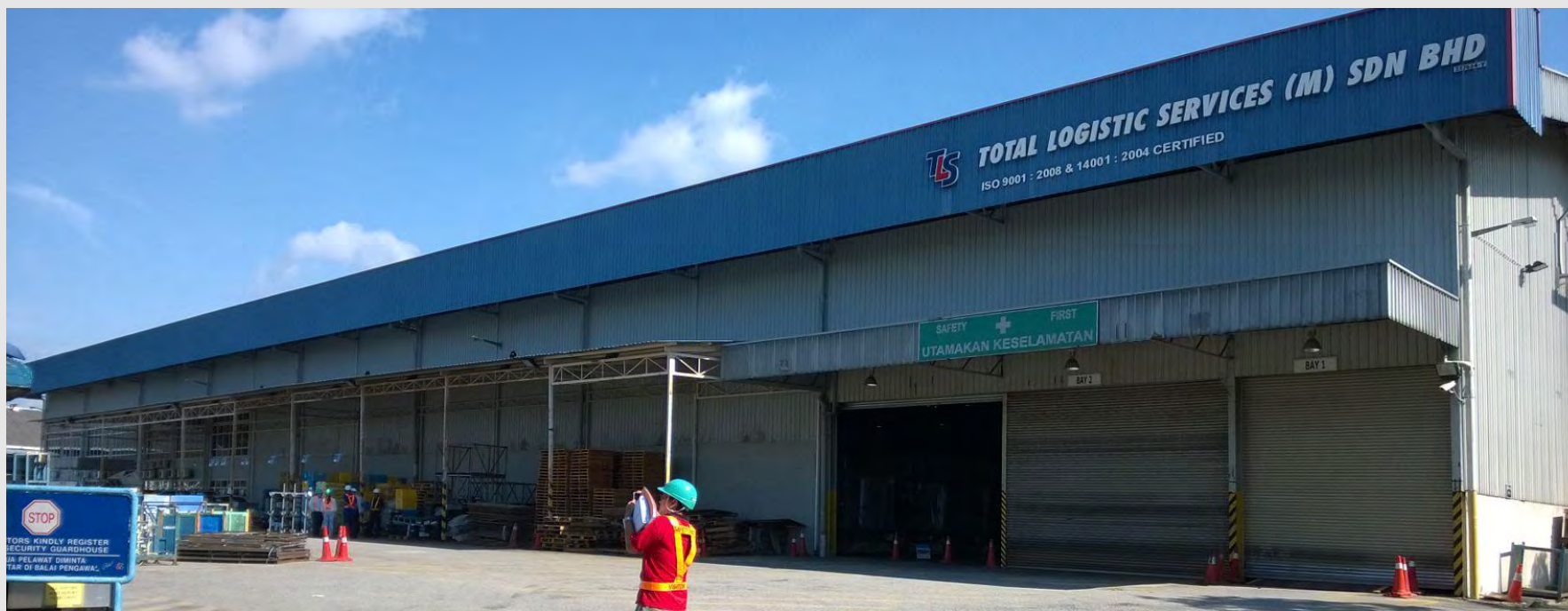
- ✓ Currently working on rental of 16,145 sq. ft. of roof space for installing solar panels at Wisma Kemajuan

Q1 2015

Business

Development

Report



## Axis Shah Alam DC 2 - Section 16 Shah Alam

Completion Date	:	31 March 2015
Land Area	:	Approx. 6 acres
Net Lettable Area	:	164,400 sq ft
Land Tenure	:	Leasehold expiring 8 August 2066
Occupancy	:	100%
Solar Panel Leases	:	Approx. 145,000sf of roof space
Purchase Price	:	RM45 million
Valuation	:	RM46 million
Net Property Yield	:	7.0%
WALE	:	3 years

# Axis Shah Alam DC 2 - Section 16 Shah Alam



# Prospective Acquisition Targets

The Manager is currently undergoing assessments for the following assets as future acquisition targets:

1. An industrial facility at Bayan Lepas, Penang
2. An industrial facility in Seberang Prai, Penang
3. A warehouse in Seberang Prai, Penang
4. An industrial facility in Port Klang, Selangor
5. An industrial facility in Nilai, Negri Sembilan
6. A warehouse in Senai, Johor
7. A warehouse in Tebrau, Johor

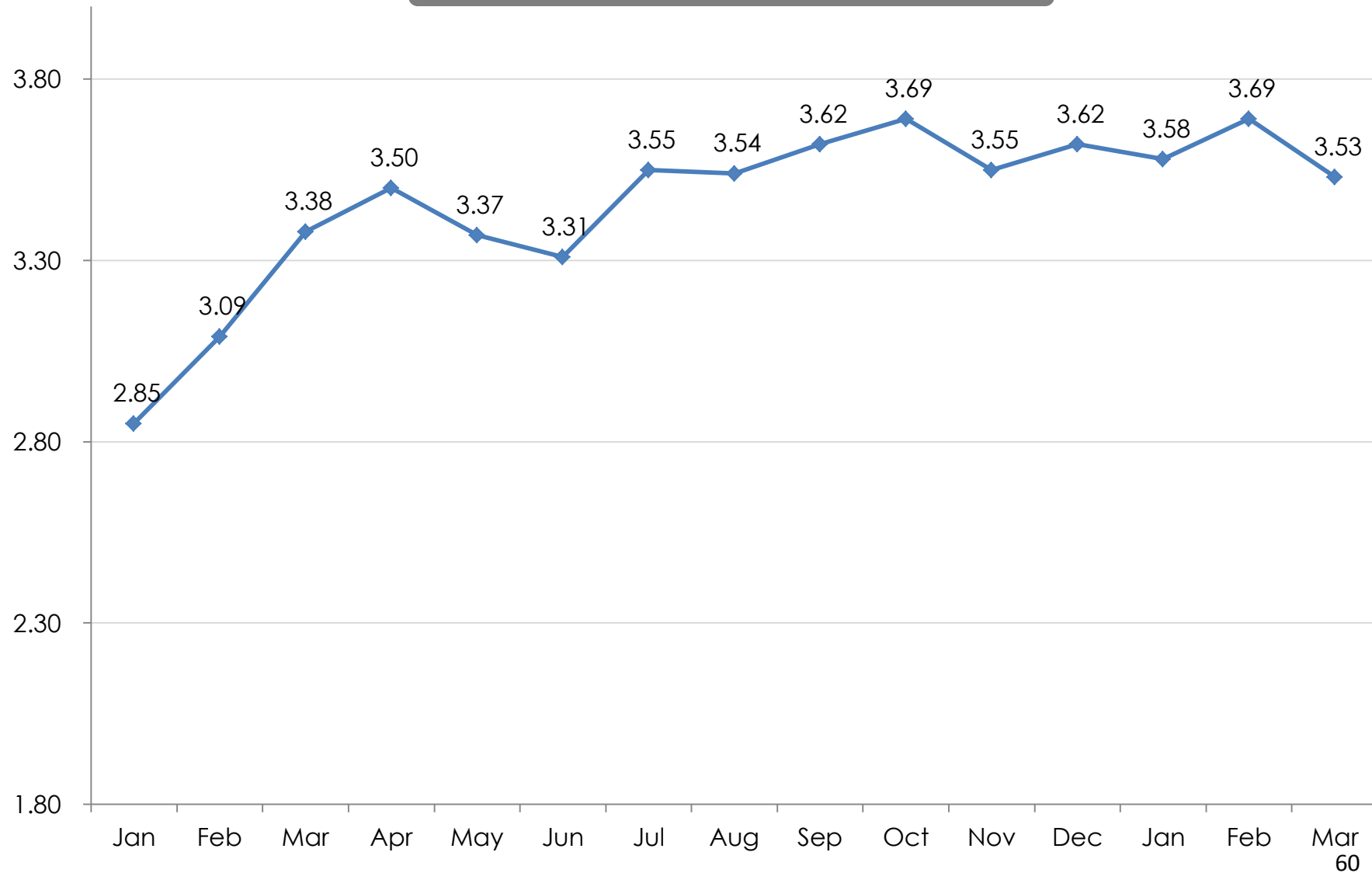
**Total Estimated Value of RM270 million**

# Q1 2015 Investor Relations Report



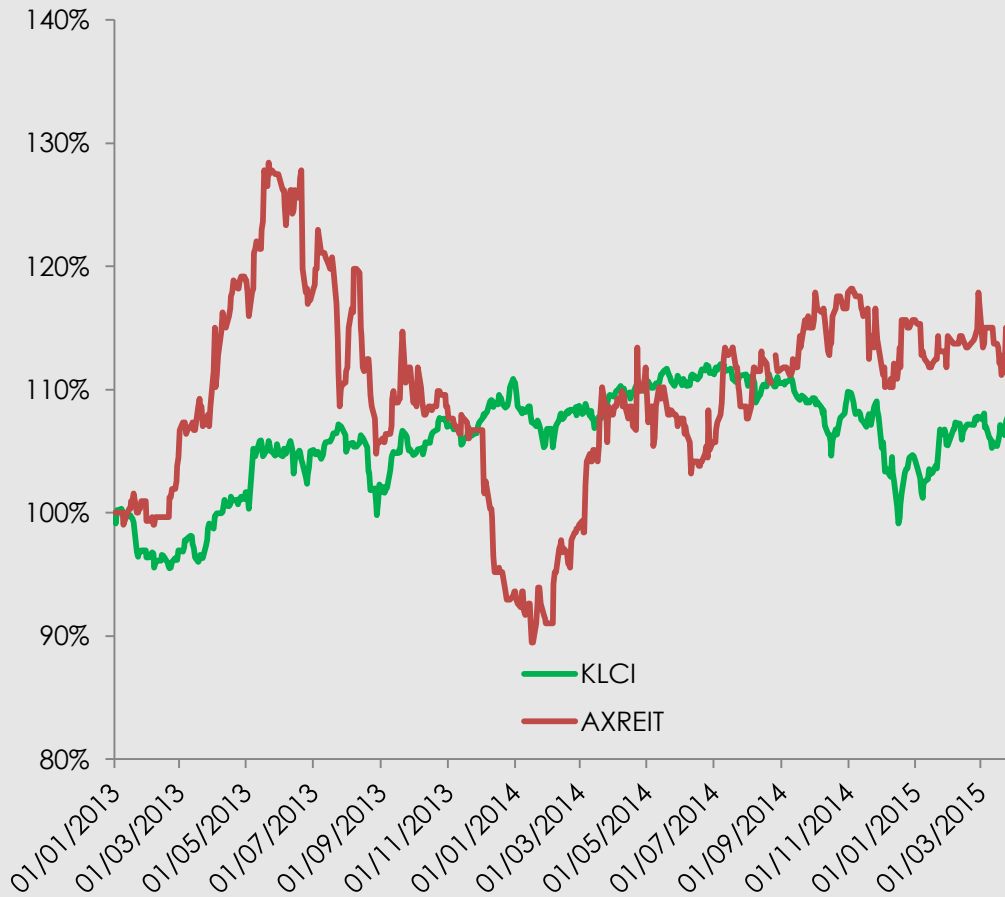
# Unit Price Performance YTD 2015

AXREIT: 1 Jan 2014 – 31 March 2015



# Unit Price Movement YTD 2015

## AXREIT vs KLCI: 1 Jan 2013 – 31 March 2015

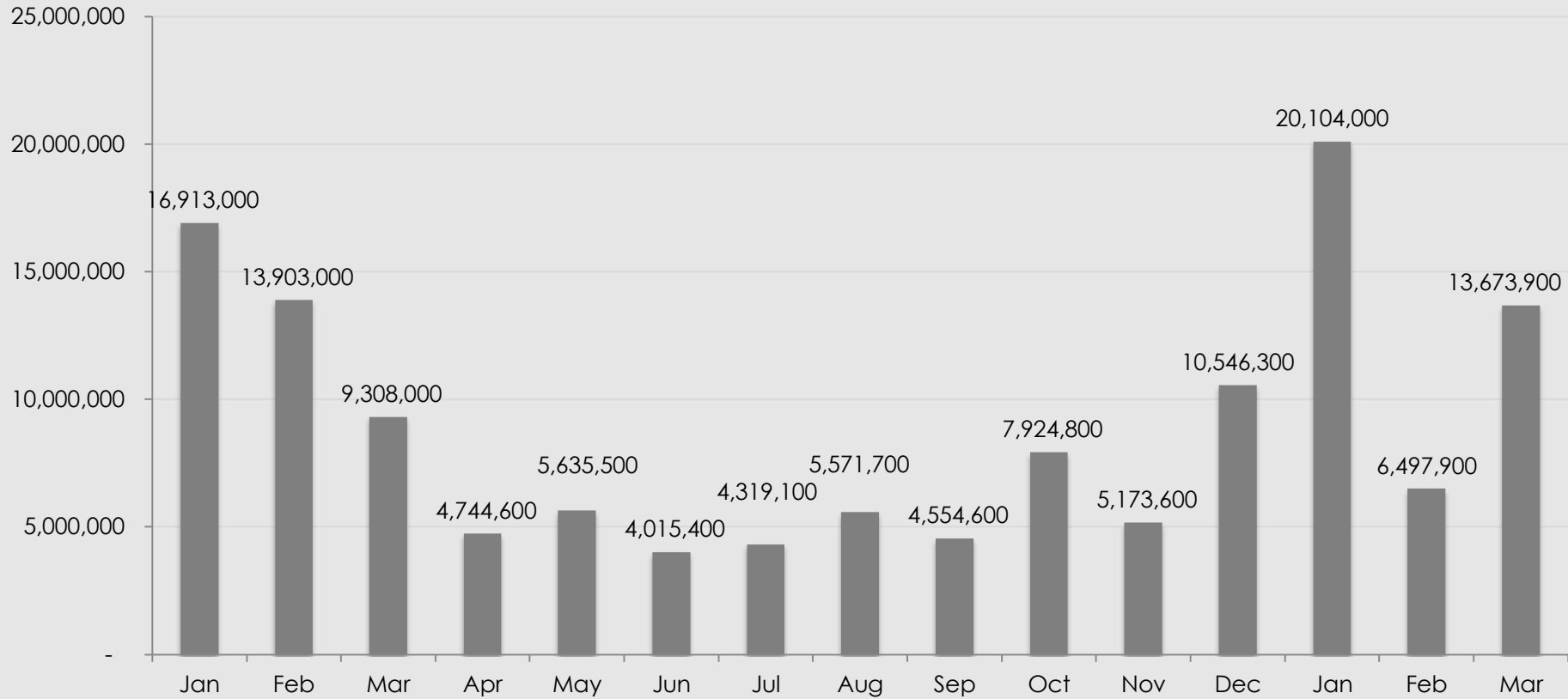


## Price & Volume Statistics

Q1 2015: Unit Price @ 31 Mar 2015	RM 3.53
Q4 2014: Unit Price @ 31 Dec 2014	RM 3.62
Highest Price: YTD 2015 (February)	RM 3.69
Lowest Price: YTD 2015 (March)	RM 3.48
Average Monthly Volume (1 Jan 2014 - 31 Mar 2015)	8,859,027
Highest Monthly Volume (January 2015)	20,104,000
Lowest Monthly Volume (February 2015)	6,497,900

# Share Volume YTD 2015

## AXREIT: 1 Jan 2014 – 31 March 2015



Average Monthly Volume  
(1 Jan 2014 - 31 Mar 2015)

8,859,027

Highest Monthly Volume  
(January 2015)

20,104,000

Lowest Monthly Volume  
(February 2015)

6,497,900

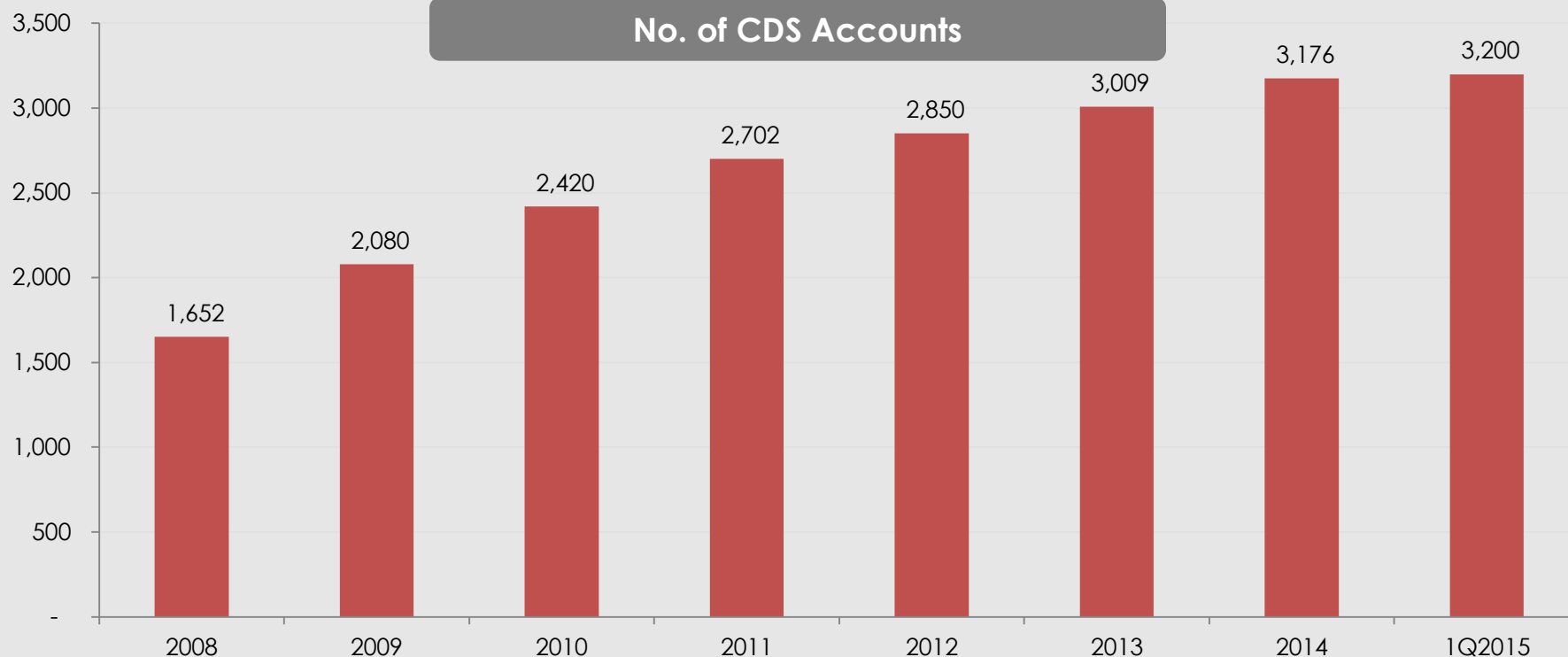
# Top 10 Unitholders YTD 2015

1	EMPLOYEES PROVIDENT FUND
2	SKIM AMANAH SAHAM BUMIPUTERA
3	KUMPULAN WANG PERSARAAN (DIPERBADANKAN)
4	TEW PENG HWEE @ TEOH PENG HWEE
5	ALEX LEE LAO
6	EXEMPT AN FOR AIA BHD.
7	ABAS CARL GUNNAR BIN ABDULLAH
8	LEMBAGA TABUNG HAJI
9	PERMODALAN NASIONAL BERHAD
10	AMANAH SAHAM 1MALAYSIA

## Top unitholders' holdings breakdown

	Total Units in Issue
Top 5 Unitholders	36%
Top 10 Unitholders	51%
Unitholders with > 1 million unitholdings	87%

# Investor Visibility and Liquidity YTD 2015



✓ Quarter-on-quarter, total number of CDS accounts increased by 24 to 3,200.

	Units Held
Total foreign holdings	13.52%
Foreign holdings – related-party	7.48%
Foreign holdings – non-related-party	6.04%
Promoters	13.79%

# Analyst Coverage Q1 2015

Coverage	Rating	Target Price (RM)	Published Date
Affin Hwang	Buy	3.90	21 Jan 2015
Alliance DBS	Hold	3.60	22 Jan 2015
CIMB Bank	Buy	3.85	21 Jan 2015
Hong Leong IB	Hold	3.57	4 Mar 2015
Kenanga	Sell	3.27	4 Mar 2015
Maybank	Hold	3.37	21 Jan 2015
MIDF	Hold	3.50	4 Mar 2015
RHB	Hold	3.75	4 Mar 2015
<b>Consensus</b>	<b>Hold</b>	<b>3.63</b>	<b>17 Apr 2015 (S&amp;P Capital IQ)</b>

Recommendation	Movement	Q1 2015	Q4 2014
Buy	↔	2	2
Hold	↑	5	4
Sell	↔	1	1

THANK  
YOU