



LBS CLINCHES ASIA'S TOP ISLAMIC REAL ESTATE DEAL AND BEST ASEAN SOCIAL SUKUK AWARDS

- *International recognitions underscore LBS' leadership in sustainable Islamic real estate financing*
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Petaling Jaya, 19 June 2025 – LBS Bina Group Berhad (“LBS” or the “Group”), a leading Malaysian property developer guided by people-first values, is delighted to share that it has been honoured with two prestigious awards in recognition of the Group’s groundbreaking RM200 million ASEAN Social SRI Sukuk Wakalah. These prestigious recognitions underscore LBS’ unwavering dedication to deliver innovative developments that create positive social impact, while aligning with the principles of Islamic finance.

At the 2025 Euromoney Islamic Finance Awards, LBS won Asia's Best Islamic Real Estate Deal. Now in its 20th year, the Euromoney Islamic Finance Awards celebrate excellence in Shariah-compliant financial markets across global, regional, and national levels. It is organised by Euromoney, a trusted provider of financial intelligence for over 50 years.

Meanwhile, at the 2025 Asset Triple A Sustainable Finance Awards, LBS clinched the Best ASEAN Social Sukuk Award. Asset Triple A Sustainable Finance Awards is among Asia’s most prestigious recognitions in the financial and investment sector. It is organised by The Asset, a leading financial publication focused on banking, finance, treasury, investing, capital markets, and sustainable finance.

Commenting on the awards, Tan Sri Dato’ Sri Ir. (Dr.) Lim Hock San, Group Executive Chairman of LBS said, “We are profoundly honoured to receive Asia’s Best Islamic Real Estate Deal from Euromoney and Best ASEAN Social Sukuk Award from The Asset for our innovative Sukuk Wakalah programme, reflecting our unwavering commitment to integrate Shariah-compliant financing with meaningful community-focused development. These awards hold great

significance for LBS, as they do not only reaffirm our strategic direction, but also reinforce our focus on creating inclusive and sustainable communities.”

The RM200 million ASEAN Social SRI Sukuk Wakalah was issued in 2024 and is LBS’ inaugural issuance under its RM750 million Sukuk Wakalah Programme. Rated AA-IS by MARC Ratings Berhad, this pioneering sukuk positions the Group as Malaysia’s first property developer to issue such a financing instrument. The RM200 million sukuk issuance received overwhelming response from the market, achieving a 6.4-times oversubscription rate, surpassing expectations for a first-time rated issuer. Following three rounds of price tightening, the profit rate was fixed at 5%, reflecting strong investor confidence in LBS amid a challenging real estate environment. Proceeds from the sukuk have been utilised for affordable housing and community-focused developments under LBS’ Gold-rated Sustainability Financing Framework.

Tan Sri Lim further commented that the Sukuk Wakalah programme is a pivotal achievement for LBS as it represents a transformative milestone that highlighted the Group’s proactive innovation in financing tools to drive social value and create lasting, positive impact across the nation.

“We are particularly pleased to highlight that following the strong response of our initial RM200 million issuance, we have successfully completed a second issuance of RM400 million in January this year, further reinforcing LBS’ standing in the capital markets and supporting its long-term growth trajectory,” he added.

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