

## **TERMS AND CONDITIONS**

### **HASSLE FREE MOVE IN CAMPAIGN** (“Campaign”)

These Terms & Conditions (“Campaign Terms”) govern the HASSLE FREE MOVE IN Campaign organised by **LBS Bina Group Berhad** (“the Organiser”). By participating, purchasers agree to be bound by these Campaign Terms.

### **1. Campaign Period**

The Campaign shall commence on **1st July 2025** and end on **30th September 2025 at 11:59 p.m.** (“Campaign Period”).

The Organiser reserves the right to vary, suspend, extend or terminate the Campaign at its sole discretion without prior notice.

### **2. Eligibility**

To qualify for the Campaign, Purchasers (“**Eligible Purchaser**”) must:

- Be aged eighteen (18) and above.
- Book and purchase a unit (excluding affordable housing units, if applicable) from the following **Participating Projects** during the Campaign Period:
  - **SkyRia** – Type B (850 sq ft) only, limited to the first fifty (50) units
  - **BSP Sutera Apartment** – Type A (850 sq ft) only, limited to the first fifty (50) units.
  - **Prestige Residences** – All unit types excluding affordable housing units. Duly execute and stamp the **Sale and Purchase Agreement (“SPA”)**.
- For Purchasers obtaining a loan, following documents are required to be qualified:
  - obtain loan approval; and
  - accept the loan offer; and
  - duly execute and stamp the loan agreement.
- For cash purchasers: fully settle the purchase price.
- Purchasers shall not rescind the purchase or breached the terms and conditions of the Sales and Purchase Agreement.
- Redemption is on a first-come, first-served basis and while stocks last. **“First-come, first-served”** shall be determined based on the **timestamp of the email submission**

sent to **marcomcredit@lbs.com.my**, indicating the Purchaser's readiness to execute the Sale and Purchase Agreement (SPA), along with the following:

- **For Purchasers obtaining a loan:** \* Email submission must include a signed copy of the bank's Letter of Offer (LO) from the bank as an attachment.
- **For Cash Purchasers:** \* Email submission must clearly state the intended date of SPA signing, indicating their commitment to proceed with the progressive payment schedule in accordance with the construction stage billings stated in the SPA.
- Only complete and valid submissions fulfilling the above conditions will be considered. The email timestamp will be used to determine the order of eligibility.

Employees of LBS, including its subsidiaries, affiliated agencies, partners, and associates, are not eligible to participate in this campaign

### 3. Campaign Offer

Eligible Purchasers will receive a **Fully Furnished Furniture & Fittings Package** ("Furniture Package") with an indicative value of up to RM30,000.00.

The Furniture Package is:

- Strictly **non-transferable, non-refundable, and non-exchangeable for cash.**
- Subject to change: the Organiser reserves the right to substitute any item with another of similar value without prior notice.

### 4. Privacy & Data Protection

Personal data provided by Eligible Purchasers will be collected, processed, and used in accordance with the Organiser's **Personal Data Protection Notice** available at:

<https://lbs.com.my>.

### 5. General

- The Organiser's decisions on all matters relating to the Campaign are **final, conclusive, and binding.**
- The Organiser reserves the right to add, amend, or vary these Campaign Terms at any time without prior notice.
- If any provision herein is found invalid, unlawful, or unenforceable, the remaining provisions shall remain in full force and effect.

### 6. Acceptance

Participation in the Campaign and/or signing of the **Letter of Incentive Package** shall constitute the purchaser's full and unconditional agreement to these Campaign Terms.