



A FORCE FOR GOOD



Driving Real Estate as a Value Multiplier

Our Purpose, Driving Real Estate as a Value Multiplier for People, Businesses, Economies and the Planet, empowers us to shape developments that deliver meaningful and lasting impact across all stakeholders. This means creating integrated ecosystems that go beyond the built environment—where communities thrive, businesses grow, and environmental stewardship is embedded in every stage of development. Our refreshed corporate brand identity reflects this enhanced focus, placing our Purpose at the core of how we plan, build, and deliver value. Guided by our TEAM Values—Together we do what's right, We lead with Excellence, We embrace new Approaches, and We Make things happen—we continue to strengthen trust, drive innovation, and deliver outcomes that are both responsible and future-ready. As a responsible developer, we move beyond just building homes to creating balanced ecosystems and acting as a dedicated custodian of the planet's well-being.





Remaining a 'Force for Good'

We remain committed to being a 'Force for Good' by delivering sustainable, long-term value through a responsible and resilient business model. Guided by our Sustainability Strategy and Roadmap 2030 ("SSR2030"), we strive to be at the forefront of driving meaningful impact and positive social outcomes for collective progress and the betterment of society. Complementing this, our ongoing philanthropic and social empowerment efforts aim to uplift underserved communities within and around our townships, helping to narrow social gaps and foster inclusive growth. Through these efforts, we advance real estate as a catalyst for collective progress, balancing business growth with environmental stewardship and positive societal impact.



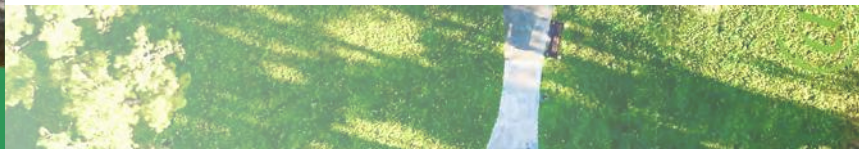
About This Report

[GRI 2-1, 2-2, 2-3]

This Sustainability Report (SR) details the commitment of Sime Darby Property Berhad (the Group) to managing the environmental, social, and governance (ESG) factors that drive our long-term success. It outlines how we govern these matters to create and multiply value for our homeowners, investors, and the communities where we operate.

In its 6th edition, this SR should be read alongside our Integrated Annual Report (IAR) 2025. Together, they provide a complete view of how we integrate sustainability into our township development, risk management, and overall business strategy. Both documents are available on our corporate website to ensure full transparency for all our stakeholders.


Scarlet-backed Flowerpecker, an important seed disperser for small fruits. Taken by Izereen Mukri, Ecologist, Sime Darby Property



REPORTING APPROACH

This Sustainability Report has been prepared with reference to leading sustainability reporting standards and frameworks to provide stakeholders with relevant and transparent information for informed decision-making. The standards and frameworks referenced are as follows:

- Bursa Malaysia's Main Market Listing Requirements on Sustainability Reporting
- National Sustainability Reporting Framework (NSRF)
- Global Reporting Initiative (GRI) Standards 2021
- United Nations Sustainable Development Goals (UN SDGs)
- IFRS® Sustainability Disclosure Standards
 - IFRS S1 General Requirements for Disclosure of Sustainability-related Financial Information (IFRS S1)
 - IFRS S2 Climate-related Disclosures (IFRS S2)

 Please refer to our Sustainability Statement in the IAR 2025 for our IFRS-related disclosures.

REPORTING PERIOD, SCOPE AND BOUNDARIES

Reporting Period

This Sustainability Report presents the sustainability-related strategies, governance, risks, opportunities, initiatives and performance of the Group for the financial year ended 31 December 2025 (FY2025), covering the period from 1 January 2025 to 31 December 2025. The report is prepared on the same reporting basis as the Group's consolidated financial statements and complements the Sustainability Statement disclosed in the Integrated Annual Report (IAR) 2025. All disclosures within this report have been approved by the Board of Directors on 13 April 2026.

Reporting entity, boundary and scope

The reporting entity for this Sustainability Report is the Group and its subsidiaries that are consolidated in the Group's consolidated financial statements for the financial year ended 31 December 2025 (FY2025). The Group has determined the reporting boundary on the basis of financial control, consistent with IFRS Accounting Standards and IFRS 10 Consolidated Financial Statements.

Accordingly, this report provides sustainability-related financial disclosures about sustainability-related risks and opportunities that arise from entities within the consolidated group and, where relevant, from activities and relationships across the Group's value chain. Given the Group's business model as a real estate developer and asset management group, the value chain includes, as applicable: (i) key upstream activities such as land acquisition, planning and design, procurement of construction materials and services, and engagement of construction contractors and other contracted service providers; (ii) activities within the development pipeline, including construction and commissioning of development projects; and (iii) key downstream activities and relationships associated with the Group's completed assets and asset management activities, including tenants and other occupiers, property and facilities management arrangements, capital partners, and investees that are not consolidated. These matters are considered to the extent that the related sustainability-related risks and opportunities could reasonably be expected to affect the Group's enterprise value.

In determining what information to disclose, the Group applies the concept of material information as set out in IFRS S1. Where sustainability-related risks and opportunities arise outside the consolidated group (for example, through investees not consolidated, suppliers, customers or tenants), the Group considers whether those matters could reasonably be expected to affect enterprise value and, where material, includes appropriate qualitative and quantitative information, subject to the availability of reasonable and supportable information at the reporting date.



About This Report

Scope of disclosures within the reporting boundary

Unless otherwise stated, the disclosures in this report cover the consolidated group within the financial control boundary described above. This includes sustainability-related governance, strategy, risk management, metrics and targets relating to:

- Corporate operations, including the Group's governance arrangements, policies, workforce matters and operational sustainability-related risks and opportunities arising from the Group's managed activities; and
- Assets and businesses within the direct investment portfolio that are consolidated within the Group's financial statements, including material sustainability-related risks and opportunities arising from asset ownership and asset management activities.

Items outside the financial control boundary and value chain considerations

Interests that are not consolidated (for example, joint ventures and associates accounted for using the equity method) are outside the Group's financial control boundary. Notwithstanding this, the Group considers sustainability-related risks and opportunities associated with such arrangements, and with activities and relationships in the value chain, when identifying and disclosing material information, where those risks and opportunities could reasonably be expected to affect the Group's enterprise value.

Where information relating to matters outside the consolidated group is material but is not available in full, the Group uses reasonable and supportable information available at the reporting date, applies estimation techniques where appropriate, and discloses material limitations, significant judgements, and key assumptions.

- **Assets without operational control (leased-out assets)**
Certain assets recognised in the Group's consolidated financial statements are leased to third-party tenants under lease arrangements where tenants control day-to-day operations (including their energy consumption, water usage and waste generation). In these circumstances, the Group may not have visibility to the expenses and related operational data required to measure and include the required disclosure metrics at the asset level with reasonable accuracy. As such, disclosure metrics relating to leased-out assets are not included in the Group's disclosed metrics, where applicable.

GHG emissions (metric-specific organisational boundary)

For the purposes of GHG emissions disclosures prepared in accordance with IFRS S2, the Group applies an operational control approach to determine the organisational boundary for Scope 1 and Scope 2 emissions, consistent with the GHG Protocol. Accordingly, emissions from leased-out assets where tenants control operations are excluded from the Group's reported Scope 1 and Scope 2 emissions and are assessed for inclusion within Scope 3 (downstream leased assets), subject to the Group's assessment of materiality and the availability of reasonable and supportable information.

This metric-specific boundary for GHG emissions does not change the Group's reporting entity boundary for sustainability-related financial disclosures under IFRS S1, which remains based on financial control. Leased-out assets remain within the consolidated group and, where relevant, are reflected in connected information provided in this report (for example, disclosures relating to asset values, capital expenditure, revenue, and financial performance).

The Group assesses whether sustainability-related risks and opportunities associated with leased-out assets, including climate-related physical and transition risks, could reasonably be expected to affect enterprise value (for example, through impacts on asset valuation, insurance availability and pricing, capital expenditure requirements, rental income, occupancy, or access to finance and cost of capital). Where such risks and opportunities are material, the Group provides relevant disclosures and explains significant judgements, key assumptions and material sources of estimation uncertainty applied.

The operational control approach is applied to establish the Group's organisational boundary for its emissions. The Group believes that the use of the operational control approach is the most appropriate method to measure its GHG emissions, as this approach best reflects how emissions are managed and controlled across its operations.

Data coverage, limitations and planned improvements

Where information for activities within the reporting boundary is not available, incomplete or subject to measurement limitations (including tenant-controlled leased-out assets), the Group uses reasonable and supportable information available at the reporting date and applies estimation techniques where appropriate. The Group discloses material limitations, including the nature of estimates and any significant assumptions, and will continue to enhance data collection processes and engagement with relevant counterparties to improve coverage and reliability over time. Any material changes to the reporting boundary, measurement methods or estimation approaches will be disclosed and comparative information will be restated where practicable or otherwise explained.



Business Segment	Operating Unit
Property Development	City of Elmina (East & West), Denai Alam, Bukit Jelutong, Bukit Subang, Elmina Business Park, Elmina North, Bandar Bukit Raja, Serenia City, Hamilton Nilai City, Vision Business Park, Bandar Ainsdale, Nilai Impian, Bandar Universiti Pagoh, KLGCC Resort, Ara Damansara, KL East, Taman Melawati, Subang Jaya City Centre, SJ7, Putra Heights and USJ Heights
Leisure	Kuala Lumpur Golf & Country Club, KLGCC Convention Centre, Impian Golf & Country Club
Investment and Asset Management	KL East Mall, Elmina Lakeside Mall, Glades Plaza, KLGCC Mall, Menara KLGCC, Oasis Block F, Oasis Block G, Oasis Square Carpark, Oasis Corporate Park - Carpark, Metrohub - common areas

Statement of Assurance

[GRI 2-5]

In strengthening the credibility of this Sustainability Report, the information disclosed herein has been subjected to the following:

- An internal review by the Group Corporate Assurance Department; and
- Independent limited assurance in accordance with ISAE 3000 (Revised) "Assurance Engagements Other than Audits or Reviews of Historical Financial Information" for selected indicators.

The Group Corporate Assurance Department has reviewed the following subject matter information disclosed as part of the Sustainability Report:

1. Percentage of employees who have received training on anti-corruption by employee category;
2. Percentage of employees by gender and age group, for each employee category;
3. Percentage of directors by gender and age group;
4. Number of work-related fatalities;
5. Lost time incident rate (LTIR);
6. Total hours of training by employee category;
7. Percentage of employees that are contractors or temporary staff, and,
8. Total number of employee turnover by employee category.

In addition, PricewaterhouseCoopers PLT was engaged to provide an independent limited assurance on the following subject matter information reported for 2025, in accordance with ISAE 3000 (Revised) "Assurance Engagements Other than Audits or Reviews of Historical Financial Information":

1. Percentage of operations assessed for corruption-related risks;
2. Total energy consumption;
3. Number of employees trained on health and safety standards;
4. Total waste generated, and a breakdown of the following:
 - Total waste diverted from disposal; and
 - Total waste directed to disposal
5. Scope 1 emissions in tonnes of CO₂e;
6. Scope 2 emissions in tonnes of CO₂e;
7. Scope 3 emissions in tonnes of CO₂e;
 - Category 6: Business Travel; and
 - Category 7: Employee Commuting
8. Total volume of water used;
9. Percentage of existing operations or projects assessed for biodiversity risks; and
10. Total number of International Union for Conservation of Nature (IUCN Red List of Threatened Species) and national conservation list species with habitats in areas affected by the operations of the company.

Please refer to the independent limited assurance report on page 166 to 169 for details on the subject matter information, scope of assurance and the assurance conclusion thereon.

THIS DOCUMENT IS ISSUED BY

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ENQUIRIES

Please direct all enquiries regarding this report or our sustainability disclosures to the Sustainability Team at sustainability@simedarbyproperty.com



Please scan the QR code for this document which is available at:

<https://www.simedarbyproperty.com/investor-relations>



What's Inside



*Collared Kingfisher, a predator of small prey in urban habitats recorded in Taman Subang Ria.
Photo by Izereen Mukri, Ecologist, Sime Darby Property*

Cover Rationale

The layered form on the cover reflects the different dimensions influenced by our work as a developer — people, business, economies and the planet. Together, these layers represent how value is created through real estate when development decisions are made with a long-term and balanced perspective.

We view real estate as a value multiplier, with the potential to generate positive outcomes across these interconnected dimensions. By planning, designing, building and operating with care and intention, development can improve quality of life, support economic activity, enable businesses to grow and respect the natural environment.

This cover expresses our belief that development, when undertaken responsibly, can act as a steady force for good — creating durable value while recognising the broader impacts of our choices.



53rd

ANNUAL GENERAL MEETING
OF SIME DARBY PROPERTY

Wednesday, 10 June 2026

9:30 a.m.

<https://investor.boardroomlimited.com/>
(virtual meeting platform)

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“Our Sustainability Strategy and Roadmap 2030 (SSR2030), launched in May 2025, is our blueprint for creating impact and value. The SSR2030 also paves the way for the business to foster the creation of resilient cities and communities. Through this strategy, we will accelerate our efforts to reduce climate risks”.

Chairman's Message

To our valued shareholders,

In the world of international finance, there is a clear distinction between a company that is merely active and one that is truly bankable. As I look back on our performance in 2025, my focus remains on the vital balance between short-term value optimisation and long-term resilience. For Sime Darby Property, sustainability is not an optional extra; it is a strategic tool that drives operational excellence and protects our balance sheet.

This commitment to long-term value creation defines how we manage our land bank. I have always believed that our role as a developer is to manage a portfolio of long-term assets, rather than short-term projects. I am reminded of a principle by investor Sir Christopher Hohn: “Investing in a transition to net zero is not just a moral obligation; it is a matter of fiduciary duty and long-term capital preservation.”

Guided by this duty, we recognise that developing land without considering the climate of 2050 is a direct risk to our shareholders. To avoid “stranded assets”—land that loses value because it becomes difficult to build on or insure—we aim to invest every Ringgit with a “future-proof” mindset. This builds a legacy that can withstand market changes and protects long-term returns.

This long-term strategy requires consistent accountability to remain effective. For us, credibility is maintained through independent validation of our performance. In 2025, for the fifth consecutive year, we maintained our AA+IS (Stable) rating for our RM4.5 billion Sukuk Musharakah Programme.

This rating provides the market with a transparent view of our financial stability. Similarly, our inclusion in the FTSE4Good Bursa Malaysia Index and our "B" rating from the CDP serve as important benchmarks. For our investors, these are more than just labels; they are practical indicators of how we manage climate and social risks. We aim to address these challenges with the same discipline and precision that we apply to our financial ratios.

Over the past few years, we have viewed environmental stewardship as a strategic hedge, moving from "setting goals" to "disciplined execution". Our Sustainability Strategy and Roadmap 2030 (SSR2030), launched in May 2025, is our blueprint for creating impact and value. The SSR2030 also paves the way for the business to foster the creation of resilient cities and communities. Through this strategy, we will accelerate our efforts to reduce climate risks.

2025 was a year of tangible action. We completed the installation of rooftop solar panels across nine sites and became the first in Malaysia to implement residential solar at scale through the Community Renewable Energy Aggregation Mechanism (CREAM). By doing this, we are doing more than reducing emissions; we are hedging against energy price volatility, ensuring our townships remain affordable and attractive even if energy costs rise.

While we advance technology, we remain committed to nature. We see nature-positive assets as a competitive advantage. As the first property developer in Asia-Pacific to be certified for ecosystem restoration at Hamilton Biodiversity Park, we view restoration as a proactive business decision. With the global shift towards carbon taxation, integrating these natural assets now helps us manage future costs while protecting the environment that makes our developments unique.

However, our commitment goes beyond our own balance sheet; we believe that for the industry to truly transform, we must lead by example. I am proud to see Sime Darby Property advocating for these initiatives among our peers in the real estate sector. Our recent Urban Biodiversity Conference sent a clear message: protecting nature is a compelling business case for everyone. Our goal is to see the outcomes of this Conference become part of a national agenda, ensuring that by protecting the land today, we collectively prevent the depreciation of our assets tomorrow.

However, true resilience requires more than just a healthy environment; it requires a thriving society. Just as we protect our natural surroundings, we also invest in the people who bring our developments to life. We view social resilience as a 'Value Multiplier' because a company's long-term worth is directly linked to the health of the community it serves. This year, our efforts produced significant social impact, reinforcing the stability required for our townships to flourish. A primary example is our Economic Empowerment Programme, where participants achieved an average monthly income increase of more than 200%. This is the 'Social Multiplier' in action—transforming individual lives while strengthening the local economies that support our business. Simply put, when our residents thrive, our investments are more secure.

Looking forward, we remain committed to a path that ensures our 50-year legacy continues to deliver value for our investors, employees, and communities. As we conclude our SHIFT25 strategy, we are moving into a new era of proactive governance. By aligning with the National Sustainability Reporting Framework (NSRF), we are ensuring that climate-related risks are no longer 'hidden costs', but are instead fully embedded into our core business decisions.

This rigorous approach to governance is the foundation upon which we build our future. Sustainability is undoubtedly a force for good, but it is also a fundamental force for business stability. We remain dedicated to the belief that the value we multiply today—for people, for the planet, and for our shareholders—is the ultimate key to securing our dividends and our legacy for the next 50 years.

Sincerely,

Dato' Rizal Rickman Ramli
Chairman



Group Managing Director & Chief Executive Officer's Message

In 2025, Sime Darby Property was the only property developer to achieve a 'B' rating under CDP, improved our FTSE4Good Bursa Malaysia Index score to 3.50, and received external recognition including a ranking on the Fortune Southeast Asia 500 and TIME's World's Best Companies in Sustainable Growth.

Dear Stakeholders,

Property development is often viewed through the lens of its primary cycles: plan, build, deliver, and repeat. However, my experience in real estate has taught me that long-term resilience requires a more deliberate approach. We have moved beyond simply reacting to market cycles; instead, we are building through them by embedding sustainability directly into our planning, operations, and risk management.

As we pursue sustainable growth, our purpose to be a Value Multiplier remains our North Star, a commitment now formalised through our Sustainability Strategy and Roadmap 2030 (SSR2030), anchored on four pillars—Energy and Carbon, Urban Biodiversity, Climate Resilience, and Community Experience—ensuring the disciplined execution required for true value creation.

In 2025, we reached a pivotal inflection point, transitioning from setting ambitions to accelerating the execution of our decarbonisation plan. This progress was driven by a balanced, fiscally responsible approach to energy management. We expanded our on-site renewable energy capacity to 603 kWp across nine assets, while simultaneously increasing our off-site green energy procurement.

Within our retail and leisure portfolios, we moved beyond infrastructure to focus on the human element, cultivating "good energy habits" and launching internal campaigns to empower our employees as active partners. To ensure this momentum is backed by facts, we have enhanced our emissions tracking and upheld rigorous audit standards, making our sustainability data as credible and actionable as our financial reporting.

One of the most significant milestones of the year was our role in supporting Malaysia's National Energy Transition Roadmap. Through the Community Renewable Energy Aggregation Mechanism (CREAM) in the City of Elmina, we became the first company to implement residential solar generation at scale. To me, this is more than a technical achievement; it is a practical, data-driven model that demonstrates how we can collectively accelerate emissions reductions while staying firmly on track to achieve our 2030 targets.

While these technology-driven approaches are essential, we remain equally dedicated to "slow-cooked", nature-based solutions. We believe that biodiversity and development must go hand-in-hand, a conviction we championed by hosting our inaugural Urban Biodiversity Conference to establish the clear business case for nature-positive development.

This philosophy of integrated growth is visible across our key townships—from the City of Elmina and Bandar Bukit Raja to KL East Park and Hamilton. These areas are master planned with connected wetlands and riparian buffers that serve as vital wildlife corridors while providing cooling benefits for our residents. I am proud to share that we have successfully restored four ecological corridors totalling 18.45 km. At the heart of this effort is the Elmina Rainforest Knowledge Centre (ERKC), which serves as a platform for the ecological education and regeneration necessary to foster long-term behavioural change.

Our commitment to being a force for good is more than just a goal; it is a measurable reality. The recognition we received in FY2025 serves as a powerful testimonial to the positive impact we create for people and the planet. This is reflected in our performance: we were the only Malaysian property developer to achieve a 'B' rating under CDP and improved our FTSE4Good Bursa Malaysia Index score to 3.50. Furthermore, our Top 5 placement in the National Corporate Governance & Sustainability Awards and our inclusion in TIME's World's Best Companies for Sustainable Growth prove that we are leading the way in building a better, more sustainable future.

Ultimately, execution begins with the right culture, and building a capable team is our most important investment. In 2025, we continued to invest in our people through structured learning, clocking nearly 125,000 training hours, while maintaining 36% female representation at the Board level and reaching 44% across our total workforce. However, the year was also marked by two fatalities within our value chain. No one should come to work and pay the ultimate price. We must continuously do better—through stricter enforcement of safety standards, clearer accountability across our operations and partners, and greater vigilance at every level. Zero loss of life is not an aspiration, but a fundamental obligation.

To strengthen our long-term resilience, we have now embedded climate risk and adaptation assessments directly into how we plan, design, and invest. Climate considerations are no longer separate from our business; they are integrated into every decision to protect our assets and communities. By digitalising our sustainability data through a centralised collection tool, we have ensured our reporting aligns with global standards, allowing us to manage risks with greater confidence. As we move forward, our ambition is clear: to be planet-positive while remaining a Value Multiplier for the people and businesses we serve. We are building more than just townships; we are building resilient ecosystems designed to endure for generations to come.

The path ahead of us is not without its complexities; the transition to a low-carbon economy and the shifting needs of our urban populations will require constant adaptation and unwavering discipline. Yet, I am encouraged by the momentum we have built. We are not just participating in a transition; we are actively engineering it.

Our focus remains on the fundamentals—strong governance, operational efficiency, and the deliberate creation of value. As we move into the next phase of our journey, we do so with the confidence that comes from a clear strategy and a team that understands that our success is measured by the legacy we leave behind. Together, we are building more than infrastructure; we are fostering a resilient, sustainable future for all those who call our townships home.

Yours sincerely,

Dato' Seri Azmir Merican
Group Managing Director & Chief Executive Officer

OVER

Who We Are

Sime Darby Property (“the Group”) is a multiple award-winning property developer in Malaysia with over 50 years of experience in developing sustainable, master-planned communities. Beyond building more than 100,000 homes across 27 active townships and developments across the country, we are part of a Malaysian consortium that successfully redeveloped the iconic Battersea Power Station in Central London, the United Kingdom, and recently expanded to Melbourne, Australia, as part of our geographical diversification strategy.

In addition to residential and integrated developments, the Group has a strong foothold in the industrial and logistics sector with facilities across Selangor, Negeri Sembilan, and Johor. As Sime Darby Property transitions into a real estate company, we are expanding our recurring income portfolio under the Investment & Asset Management segment, including into data centres, to diversify income streams and meet the growing demand for institutional-grade digital infrastructure supporting new economy sectors. The Group also wholly owns and operates three retail assets—KL East Mall, Elmina Lakeside Mall and KLGCC Mall—located within our townships, while our Leisure segment includes the Kuala Lumpur Golf & Country Club, a premier lifestyle and sporting destination in the region.

Aligned with our 2030 Sustainability Goals and commitment to achieving Net Zero carbon emissions by 2050, Sime Darby Property continues to integrate responsible practices across our developments and operations, in line with our role as a Force for Good. Deeply committed to making a positive impact on society, we work with our philanthropic arm, Yayasan Sime Darby (“YSD”) on social welfare initiatives to support underprivileged communities within and around our townships.

As of December 2025, the Group holds approximately 12,950 acres of land, primarily in strategic locations along the west coast of Peninsular Malaysia. Within our Investment & Asset Management business, we manage around 7.8 million sq. ft. of net lettable area across retail, commercial/office, industrial and education assets under concession agreements.

MARKET
CAPITALISATION

**RM9.5
billion**

as of
31 December 2025

TOTAL
ASSETS

**RM18.6
billion**

as of
31 December 2025

TOTAL
SALES

**RM4.2
billion**

as of
31 December 2025

Our Purpose

Driving Real Estate as a **Value Multiplier** for People, Businesses, Economies and the Planet.

Our Vision

Advancing real estate as a force for collective progress, in **harmony** with the **planet’s resources**.

Our Mission

To develop, own and manage a **thriving asset portfolio**, creating value for all stakeholders.

OVERVIEW

Introduction

Overview of
Sime Darby Property

Our Sustainability
Approach

Creating Value Through
Innovation

Environmental
Stewardship

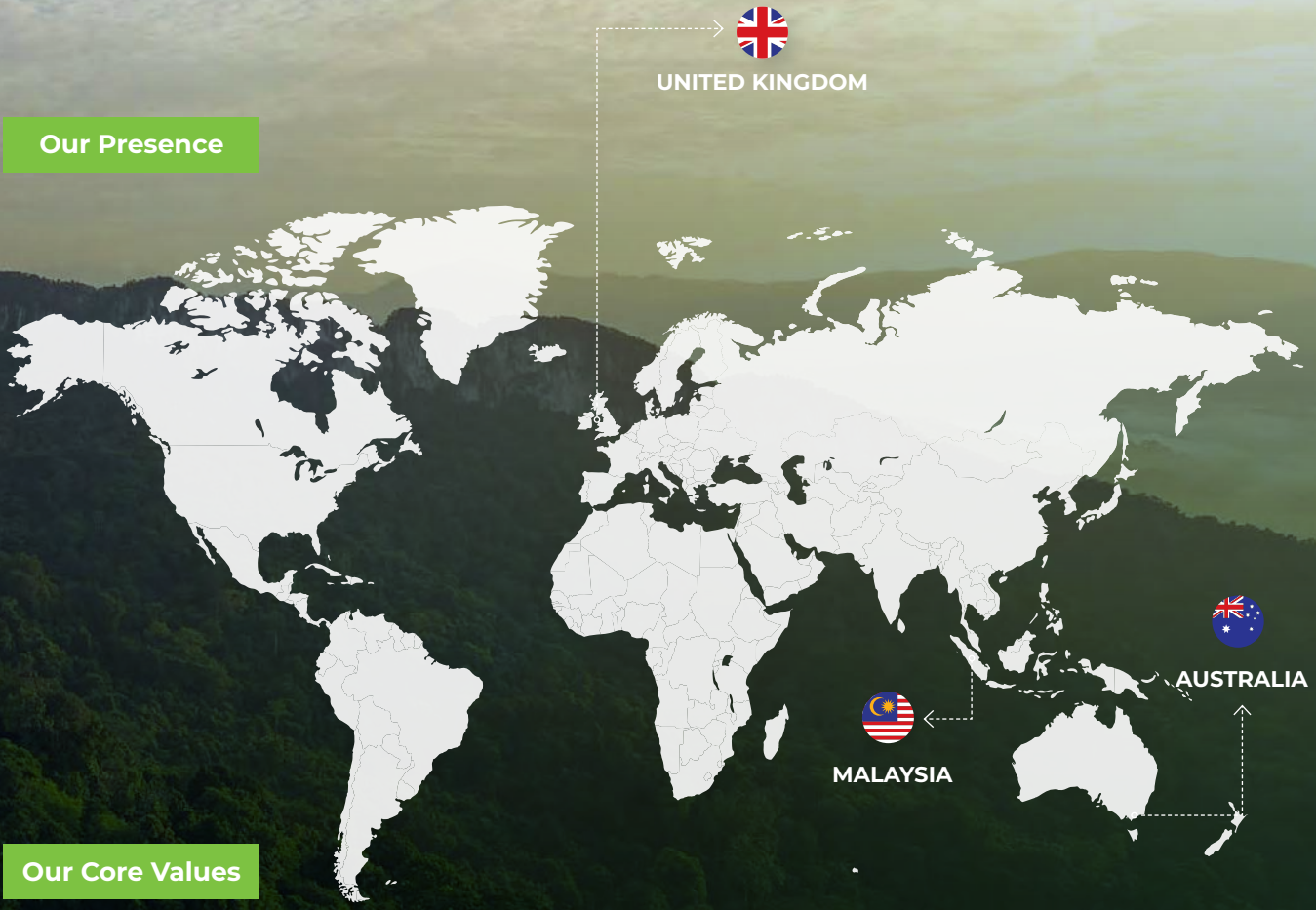
Supporting People and
Communities

Upholding Good
Governance

Appendix

Our Presence

Our Core Values



Together
We Do
What's Right



We Lead
with
Excellence



We
Embrace New
Approaches



We **M**ake
Things
Happen

View of the Quartz Ridge that is ecologically connected to KL East Park

What We Do: Core Business Segments



PROPERTY DEVELOPMENT

CORE FOUNDATIONS

- Leading developer of sustainable communities with 27 active townships across the Klang Valley, Negeri Sembilan and Johor, alongside an international presence in Central London, United Kingdom, with expansion into Melbourne, Australia in the pipeline.
- Extensive land bank of 12,950 acres, supporting a future development pipeline with an estimated gross development value of RM105 billion.
- Strong track record in large-scale township development, delivering well-planned communities that integrate residential, commercial and industrial components, establishing vibrant economic ecosystems.
- Diversified product portfolio spanning from affordable to premium landed homes, high-rise residential developments, commercial properties and industrial assets.
- Expanding presence in industrial and logistics developments, including hyperscale data centres, modern automated warehouses and build-to-suit industrial facilities within strategically located townships.
- Elevating lifestyle and create value to all stakeholders through the ecosystems we build.



Serenia Baleria, Serenia City

OUR PORTFOLIO

CITY OF ELMINA

- One of Sime Darby Property's flagship master-planned townships, integrating residential, commercial and lifestyle components within a sustainable urban environment.
- Ongoing development phases continue to strengthen its positioning as a vibrant and self-sustaining township community.

BANDAR BUKIT RAJA


- Integrated township featuring residential neighbourhoods and Bandar Bukit Raja Business Park, an ESG-focused industrial development hub.
- Includes BBR Wetland Park, a key sustainability initiative enhancing climate resilience and environmental stewardship.

SERENIA CITY

- Strategic township located near KLIA, combining residential developments with industrial and commercial facilities.
- Positioned to capitalise on growing demand for logistics and industrial infrastructure within the southern Klang Valley growth corridor.

SUBANG JAYA CITY CENTRE & KL EAST

- Integrated developments offering high-rise residential, retail and commercial components within well-connected urban locations.
- Designed to support transit-oriented developments ("TOD"), vibrant placemaking initiatives and sustainable urban living.

 For further information and performance in 2025, please refer to our Operations Review in the Integrated Annual Report 2025, pages 172 to 181.

What We Do: Core Business Segments



KLGCC Mall, KLGCC Resort

INVESTMENT & ASSET MANAGEMENT

CORE FOUNDATIONS

- Our Investment & Asset Management (“IAM”) segment is anchored by a recurring income model, driven by the development, ownership and operation of investment-grade real estate assets. This includes stable rental income generated from our portfolio of investment properties, particularly within the retail and industrial segments.
- In parallel, IAM continues to expand its capital platform through strategic acquisitions and the formation of real estate funds, generating sustainable fee-based income. Platforms such as the Industrial Development Fund (“IDF”) demonstrate our ability to partner with institutional investors and scale our investment management capabilities.
- With an established presence across Malaysia, the United Kingdom and Singapore, IAM leverages its regional footprint to originate, execute and manage a diverse range of assets. Our portfolio spans retail, commercial/office, industrial and education assets under concession arrangements, reflecting a balanced and resilient asset mix.
- Over time, IAM is transitioning towards a capital-light, platform-driven model, where growth is increasingly supported by third-party capital alongside the Group’s balance sheet.

OUR PORTFOLIO

REAL ESTATE FUND MANAGEMENT & INDUSTRIAL PLATFORMS

Industrial Development Fund (“IDF”)/ESR Joint Venture

- Raised over RM1 billion for SDP’s inaugural industrial development fund.
- Successfully completed Metrohub 1 and Metrohub 2, both of which have achieved full occupancy.
- Metrohub 4 remains on track for completion in Q3 2026.

For further information and performance in 2025, please refer to our Business Review on pages 182 to 189.

BUILD-TO-SUIT LOGISTICS & NEW ECONOMY ASSETS

Automated Distribution Centre, City of Elmina

- RM450 million build-to-suit-to-lease logistics facility.
- Located on 19.0 acres of prime freehold land with a total built-up area of approximately 786,000 sq. ft.
- Incorporates an automated storage and retrieval system (“ASRS”), expected to increase throughput capacity by approximately 240%.
- Targeted for completion in Q3 2027.

Hyperscale Data Centre Projects, Elmina Business Park

- Secured two build-to-suit lease agreements for the development of hyperscale data centre projects.
- Combined lease value of approximately RM7.6 billion, marking SDP’s entry into the new economy asset class.

RETAIL ASSET OWNERSHIP & OPERATIONS

KLGCC Mall

- Commenced operations on 24 October 2025.
- Achieved 90.0% committed occupancy shortly after opening.

KL East Mall and Elmina Lakeside Mall

- Recorded 100% committed occupancy as at end-2025, reflecting sustained demand for well-curated retail destinations.

INTERNATIONAL & OTHER RECURRING INCOME ASSETS

Battersea Power Station

- Exposure to a landmark investment asset in Central London.

CONCESSION ARRANGEMENT BUSINESS

- Manages campuses within the Pagoh Education Hub, contributing to recurring income through concession-based operations.



Kuala Lumpur Golf & Country Club

LEISURE

CORE FOUNDATIONS

- The Leisure segment represents a diversified income stream in which the Group owns and operates golfing and other sporting facilities as well as conference/events spaces in the Kuala Lumpur Golf & Country Club (“KLGCC”) Resort as well as in Kajang and Klang, Selangor.
- The sports clubs – which include Malaysia’s foremost golf and country club, the iconic Kuala Lumpur Golf & Country Club (“KLGCC”) – regularly host national, regional and international events. KLGCC is a world-class, 36-hole tournament-standard course used for elite golf events including the internationally acclaimed LPGA-sanctioned Maybank Championship.
- Through the Leisure segment, we derive recurring income from membership fees, events hosted and revenue from food and beverages (F&B) outlets.

OUR PORTFOLIO

KUALA LUMPUR GOLF & COUNTRY CLUB (“KLGCC”)

Set across 279 acres within the KLGCC Resort, this prestigious club is a top-tier destination, celebrated for exceptional facilities and the capacity to host high-profile events.

KLGCC CONVENTION CENTRE

Formerly the Sime Darby Convention Centre, this 17,000 sq. ft. venue within the KLGCC Resort features a grand ballroom with a 2,600 pax capacity, supported by 17 flexible function rooms ideal for conferences, weddings and large-scale events.

IMPIAN GOLF & COUNTRY CLUB (“IGCC”)

Situated on the outskirts of Kajang, this picturesque 142-acre golf and country club offers lush, landscaped surroundings and a tranquil retreat for golfers and visitors.

BAYUEMAS SPORTS AND EVENTS COMPLEX (“BAYUEMAS”)

This modern sports complex in Klang boasts a state-of-the-art cricket stadium designed to host local and international tournaments, delivering a world-class sporting experience.

For further information and performance in 2025, please refer to our Operations Review in the Integrated Annual Report 2025, pages 190 to 193.

Who We Are Remaining a Force for Good



Community Tree Planting in Taman Subang Ria

We believe that real estate has a role to play in shaping positive outcomes for society and the environment. Guided by our purpose, vision and mission, we seek to create places that support liveable communities while recognising the need to operate responsibly within the planet’s natural limits. As a long-term township developer, we approach sustainability as an ongoing journey that evolves alongside the communities and environments in which we operate.



MoU signing ceremony between SDP and Tropical Rainforest Conservation and Research Centre (TRCRC) during the Urban Biodiversity Conference 2025

PARTNERSHIP FOR PROGRESS

Partnerships are fundamental to our approach to value creation beyond our developments. Through close collaboration with communities, partners and institutions, we strive to enable outcomes that advance social well-being, environmental stewardship and economic resilience.

ENHANCING URBAN BIODIVERSITY AND EMPOWERING COMMUNITIES

We recognise the importance of integrating nature into the urban environment, particularly within large-scale township developments. Our commitment to urban biodiversity is advanced through strategic partnerships, including with the Tropical Rainforest Conservation and Research Centre (TRCRC), supporting conservation, regeneration and awareness-building initiatives that enhance the resilience of our urban ecosystems.

Beyond infrastructure, our role as a developer extends into the social fabric of the communities we serve. Guided by our “Force for Good” philosophy, we are committed to narrowing social gaps by supporting those most in need. Through our collaboration with Yayasan Sime Darby (YSD), we translate this commitment into measurable action, funding programmes that improve lives and strengthen the social resilience of our townships and surrounding communities.

Credibility in What We Do

ESG RATINGS

External ESG ratings and assessments provide an additional lens through which we understand how our sustainability practices and disclosures are perceived by the market. These ratings offer useful insights into areas of relative strength and opportunities for further improvement as we continue to enhance our sustainability journey.

RECOGNITIONS AND ACHIEVEMENTS IN SUSTAINABILITY



Constituent of the **FTSE Bursa Malaysia Mid 70 Index**



Ranked 285th on the **Fortune Southeast Asia 500 list (2025)**



Rated 'B' by the **Carbon Disclosure Project (CDP)** in 2025



Ranked 75th on TIME & Statista's 2026 **World's Best Companies** in Sustainable Growth 2025



FTSE4Good

Constituent of the:

- **FTSE4Good Bursa Malaysia Index**
- **FTSE4Good Bursa Malaysia Shariah Index**



RM4.5 billion Sukuk Musharakah Programme

AA+IS (Stable) rating retained for the fifth consecutive year (as at 26 January 2025)



Constituent of the **MSCI ACWI Small Cap Index**, with an MSCI ESG Rating of 'BBB'



Elmina Wildlife Park to be restored by replacing the invasive Acacia with native tree species

Credibility in What We Do

PERFORMANCE HIGHLIGHTS

Our sustainability performance reflects the progress we have made across key environmental, social and governance priorities during the reporting year. The highlights presented in this section offer an overview of selected milestones and developments, providing context for the more detailed disclosures set out in subsequent sections of this report.



AWARDS, RECOGNITIONS AND EVENT HIGHLIGHTS

Throughout the year, our developments and operations received various awards, recognitions and certifications. These acknowledgements reflect external recognition of specific initiatives, projects or practices and underscore our ongoing efforts to embed sustainability considerations across our business activities.



The Edge Best Managed & Sustainable Award (BMSPA) 2025 by The Edge Malaysia

The BMSPA, organised annually by The Edge Malaysia, recognises Malaysian property management practices benchmarked against global standards, with an emphasis on the sustainable design, development and management of real estate. The awards aim to encourage continuous improvement and raise industry expectations in this area. In 2025, the Group received three recognitions, including two awards for Bandar Bukit Raja Wetland Townpark. These recognitions reflect the Group's ongoing efforts to incorporate climate-responsive landscape design, nature-based solutions and sustainable landscape planning across its developments.



Award Category



Sime Darby Property:

The Edge Malaysia's Responsible Developer: Building Sustainable Development Award



Bandar Bukit Raja (BBR) Wetland Townpark:

- *Editor's Choice Award for Excellence in Green-Blue Infrastructure*
- *The Edge Malaysia-ILAM Sustainable Landscape Award for Landscape Planning (Gold)*



The Star ESG Positive Impact Award 2025 by The Star Media Group

The ESG Positive Impact Awards, organised by The Star Media Group and judged by ESG experts, recognise Malaysian companies whose initiatives deliver positive outcomes for communities. The Group received recognition for the restoration of the Elmina Urban Biodiversity Corridor, an initiative that connects, conserves and regenerates township ecosystems. The Elmina Rainforest Knowledge Centre (ERKC) supports this effort as a nature-based learning centre focused on rainforest conservation and biodiversity education.



Award Category



Sime Darby Property's Elmina Urban Biodiversity Corridor:
Biodiversity Conservation (Large Companies) (Silver)

Credibility in What We Do



GreenRE Sustainable Development Awards (SDA) 2024/2025 by GreenRE

The GreenRE Sustainable Development Awards recognise projects that demonstrate strong performance in energy and water efficiency, environmental management and green design, supporting Malaysia's transition towards a low-carbon and resilient built environment. This recognition reflects the Group's continued focus on integrating sustainable design and construction practices across its townships, and our ongoing efforts to improve environmental performance through innovation and responsible development.

Award Category

- City of Elmina:**
Best Township (Provisional)



NACGSA National Corporate Governance & Sustainability Awards (NACGSA) 2025 by the Minority Shareholders Watch Group (MSWG)

The NACGSA organised by the MSWG, recognises Malaysian public-listed companies that demonstrate strong performance in corporate governance, sustainability practices and transparency. The awards serve as a benchmark for encouraging higher corporate standards, strengthening transparency and supporting investor confidence in the Malaysian capital market.

Award Category

- Top 5 for the Overall Excellence Award*
- Industry Excellence Award (Property)*



BMCC Business Excellence Award 2025 by The British Malaysian Chamber of Commerce (BMCC)

The BMCC Business Excellence Awards, established in 2018, recognise companies that contribute to and strengthen long-standing business relations between the United Kingdom and Malaysia, across a range of achievement categories. The awards acknowledge organisations that demonstrate sustained progress and sound business practices within both markets. This recognition reflects the Group's ongoing efforts to advance environmental stewardship, deliver positive social impact and uphold strong governance practices.

Award Category

- ESG Excellence Award 2025**
Second Runner-up

Urban Biodiversity Conference



Members of Sime Darby Property Board with D.Y.T.M. Tengku Amir Shah and Professor Mariana Mazzucato at the Urban Biodiversity Conference

The inaugural Urban Biodiversity Conference (UBC) 2025, held on 5 August 2025, brought together close to 500 participants from across government, industry, academia, civil society and communities to advance biodiversity as a core consideration in urban development. Held under the theme “Coexistence: Shared Environments for Balance and Resilience”, the conference called for nature to be placed at the centre of planning, design and investment to strengthen climate resilience, economic progress and liveability.

The conference was graced by Duli Yang Teramat Mulia Raja Muda Selangor Tengku Amir Shah Ibni Sultan Sharafuddin Idris Shah Alhaj and brought enriching insights from prominent figures including renowned economist and best-selling author Professor Mariana Mazzucato. In his royal address, His Royal Highness emphasised that urban biodiversity is not about returning cities to the forest, but about intelligently designing built environments to work in tandem with natural systems. Professor Mariana added to this through her keynote, which challenged conventional thinking by positioning climate, biodiversity and water as central to public value, while calling for stronger cross-sector innovation and investment to tackle urgent environmental challenges.

Moving forward, UBC will be a recurring platform to benchmark progress and scale impact, while aligning with Malaysia's built environment and biodiversity targets. Through dedicated platforms like UBC, the call for policies, investments and designs that place nature at the heart of resilient, future-ready cities reinforces the need for collective action in today's challenging landscape of balancing urbanisation and biodiversity.

“As developers, it may seem counterintuitive to talk about biodiversity, but that’s precisely why we must. What we build is important, but how we build it matters just as much. If we are to meet the demands of growing cities while addressing climate and ecological realities, nature must be part of the plan, not an afterthought.”

Dato’ Seri Azmir Merican,
Group Managing Director & Chief Executive Officer in his opening address at UBC 2025



Professor Mariana Mazzucato of University College London speaking on collaborative economic models

Credibility in What We Do

Safety and Sustainability Day



Employees and management at the 2025 Safety and Sustainability Day.

Safety & Sustainability Day 2025 was held to reinforce leadership commitment, strengthen Health, Safety, Security and Environment (HSSE) management, and promote energy efficiency and carbon reduction across the Group. The programme encouraged employees to adopt safe and environmentally responsible practices, both in the workplace and in their daily lives.

Under the theme “Every Action – Safe & Sustainable”, the programme demonstrated how small, consistent actions can collectively create meaningful impact. Each individual action was framed as a proactive barrier—helping to prevent harm, reduce risk and minimise environmental impact. Safety and sustainability were positioned not merely as compliance requirements, but as outcomes shaped by everyday decisions, particularly in high-risk environments.

The event attracted 556 participants from across the organisation and was attended by Board member Dato’ Mohamed Ridza Mohamed Abdulla, Dato’ Seri Azmir Merican, and members of senior management, reflecting leadership support for strengthening a culture of safety and sustainability.

Key highlights included the launch of the Group’s Sustainability Strategy and Roadmap 2030 (SSR2030), the Safety & Sustainability Awards, interactive engagement activities, and workshops focused on energy management.

Held annually, Safety & Sustainability Day reinforces shared responsibility and collective action, supporting the continued development of a safer, more sustainable and resilient workplace.

INDUSTRY AFFILIATIONS AND STRATEGIC PARTNERSHIPS

We engage with industry associations and strategic partners to support collaboration, knowledge exchange and collective progress and impact on matters relevant to our business and sustainability priorities. These affiliations and partnerships complement our internal efforts and enable us to contribute to broader industry and stakeholder dialogues.

Impact-driven Affiliations and Partnerships

Climate Governance Malaysia (CGM)



Climate Governance Malaysia (CGM), the local chapter of the World Economic Forum's Chapter Zero Alliance, empowers leaders and diverse stakeholders to drive effective climate transitions. By building practical leadership skills, the network helps members guide companies towards long-term sustainability and financial resilience. As a corporate friend of CGM, Sime Darby Property continued its support this year by renewing its membership, joining a collaborative effort across industry and government to strengthen climate leadership.

CEO Action Network (CAN)



Sime Darby Property participates in the CEO Action Network (CAN), a group of over 60 corporate leaders working to improve sustainability practices in Malaysia. The network helps different industries adopt ESG principles and develop modern business models. Representing the company, BSC Chairman Dato' Seri Johan Raslan serves on the Steering Committee to support these nationwide sustainability initiatives.

Tropical Rainforest Conservation & Research Centre (TRCRC)



Sime Darby Property strengthened its environmental commitment in August 2025 by signing a five-year memorandum of understanding with the Tropical Rainforest Conservation & Research Centre (TRCRC). Building on the success of the Elmina Rainforest Knowledge Centre, this partnership focuses on large-scale biodiversity restoration and conservation. By protecting rare and endangered tree species, the initiative aims to create resilient ecosystems and foster a sustainable environment in the City of Elmina.

Asia ESG Summit



The Asia ESG Summit 2025 serves as a regional platform for leaders to drive cross-border collaboration and transition from simple regulatory compliance to long-term sustainability. As the event's Urban Biodiversity Partner, Sime Darby Property demonstrates its leadership by sharing a strategic framework for building resilient communities and integrating ESG principles into the real estate sector. The company's involvement underscores a commitment to moving beyond mandatory disclosures towards genuine innovation and collective action that benefits both the environment and society.

British Malaysia Chamber of Commerce (BMCC)



Sime Darby Property is a member of the British Malaysian Chamber of Commerce (BMCC), supporting its engagements and projects in the United Kingdom. Through this membership, the Group connects with Malaysian and British business communities, facilitating the exchange of insights on sustainable urban development and international standards. The network provides a platform for ongoing engagement across both markets, supporting the Group's efforts to align its real estate practices with global best practices.

Real Estate and Housing Developers' Association Malaysia (REHDA)



Sime Darby Property participates in the REHDA ESG Committee to support sustainability within the Malaysian property sector. Through this membership, the company helps localise international ESG standards, stays updated on policy changes, and engages with the government on new regulations. This collaboration with other industry players helps the real estate value chain stay resilient and aligned with global practices.

Our Sustainability Approach



Our sustainability approach is built on responsible leadership and a long-term strategy. We prioritise the environmental and social issues that define our impact, working with stakeholders to create meaningful value for our business and society.



Leadership in Sustainability

SUSTAINABILITY GOVERNANCE [GRI 2-9, 2-14, 3-3] IFRS S1 27(a)(b) IFRS S2 6(a)(b)

Strong governance underpins our approach to sustainability. We recognise that effective oversight, clear accountability and structured decision-making are essential to integrating ESG considerations into our business and operations. Our sustainability governance framework is designed to support the identification, management and monitoring of sustainability-related risks and opportunities, and to ensure that these considerations are embedded into strategic planning and operational processes.

The Group's sustainability governance arrangements form an integral part of its overall corporate governance framework and are subject to the same principles of accountability, transparency and performance evaluation applied across the Board and Management. We reinforce our commitment by tying ESG Key Performance Indicators ("KPIs") to the remuneration of our C-suite executives, underlining the significance we place on emissions reduction and sustainable practices at the leadership level.

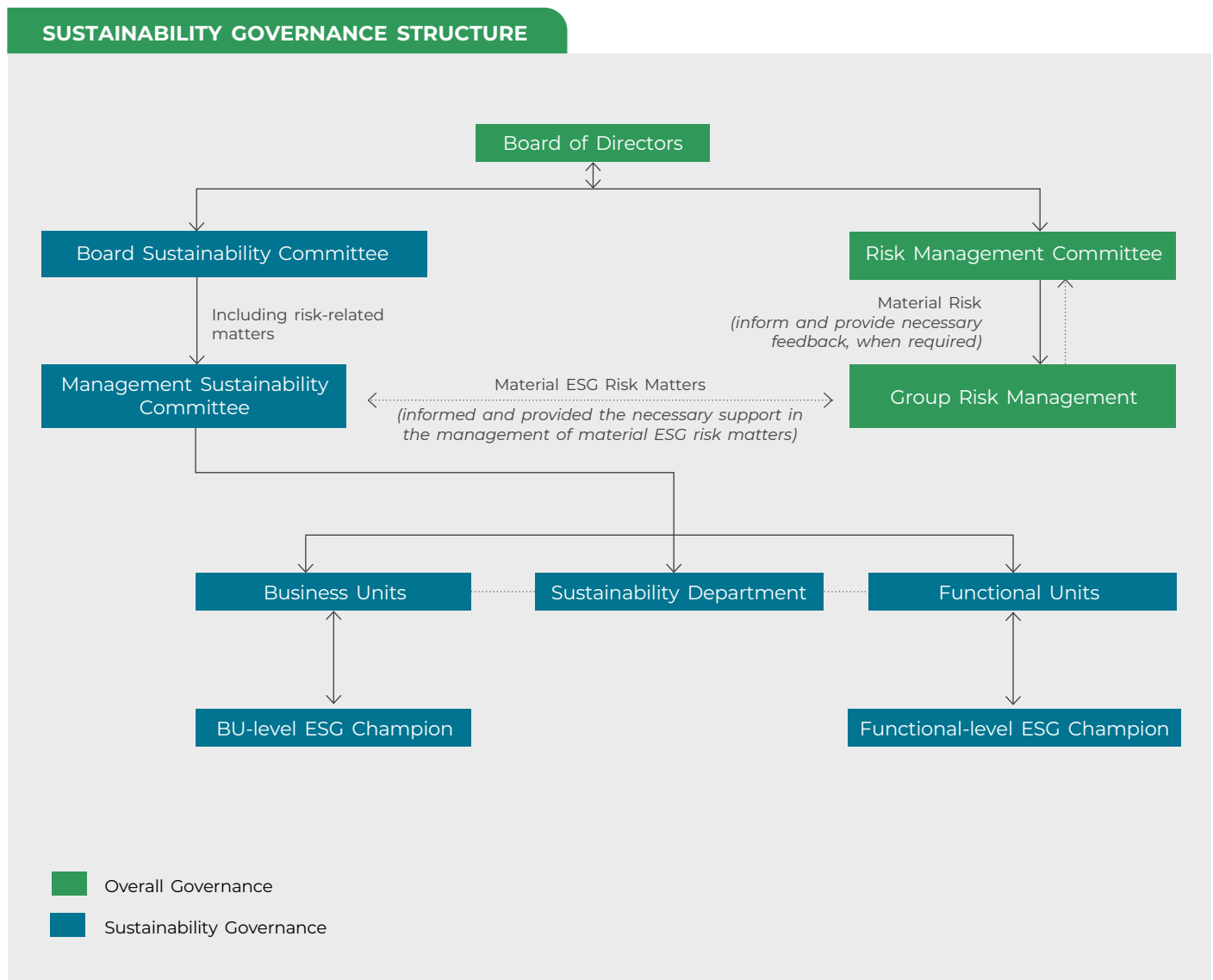


Figure 1: SDP's Sustainability Governance Structure

THE BOARD

[IFRS S1]

- Retains overall accountability for the governance of sustainability and climate-related risks and opportunities, ensuring their integration into the Group's strategy, risk management, capital allocation, financial planning and long-term value creation.
- Sets the Group's sustainability direction, approves sustainability strategies, priorities and targets, and oversees material sustainability and climate-related risks and opportunities.
- Oversees the approval and periodic review of significant external sustainability commitments and public positions, with support from the BSC, to ensure they remain credible, achievable and aligned with the Group's strategy and capabilities.
- Oversees sustainability governance through the Board Sustainability Committee (BSC), Risk Management Committee (RMC) and Management Sustainability Committee (MSC), and receives regular updates from the BSC and MSC supported by the Sustainability Department, to support informed deliberation and decision-making.
- Ensures climate-related risks are integrated into the Group's Enterprise Risk Management framework and considered as part of the Board's oversight of principal risks.
- Reviews climate-related risk assessments with the support of RMC and BSC, including potential financial, operational and environmental impacts, and considers these risks within the Group's risk appetite.
- Ensures sustainability and climate considerations are integrated into strategic planning, capital allocation and annual business planning and budgeting processes, and evaluates sustainability and climate-related trade-offs, with input from BSC, RMC and Management, where considerations involve balancing environmental, social and financial objectives, and within the Group's risk appetite and strategic objectives (e.g. flood adaptation measures, nature-based solutions, renewable energy infrastructure, emissions reduction initiatives and adoption of green construction materials).
- Monitors and endorses performance against sustainability objectives and climate commitments, including sustainability-linked metrics such as the carbon emission reduction as a component embedded in the GMD & CEO's corporate scorecard and Long-Term Incentive Plans for Senior Management.
- Periodically reviews the effectiveness of the Group's sustainability governance arrangements, including the roles and interactions between the Board, Board Committees and Management, and considers sustainability-related competencies in Board and senior management succession planning, with support from the Nomination and Remuneration Committee (NRC), to ensure alignment with regulatory expectations and the Group's strategic priorities.
- Oversees the integrity and credibility of sustainability-related disclosures.

THE BOARD SUSTAINABILITY COMMITTEE

[GRI 2-9, 2-14, 2-17, 3-3, 405-1]

- Supports the Board in overseeing the Group's sustainability strategy, priorities, performance and governance framework.
- Reviews and challenges Management's proposals, and makes recommendations to the Board on sustainability and climate-related matters including sustainability strategy, targets, policies, external commitments and positioning on emerging sustainability issues.
- Works in coordination with the Risk Management Committee (RMC) to review sustainability and climate-related risks and ensure their integration into the Group's Enterprise Risk Management (ERM) framework alongside other material risks.
- Escalates material climate-related matters with potential implications for strategy, risk appetite or capital allocation to the RMC and subsequently to the Board for consideration where applicable.
- Reviews management's application of climate-related scenario analysis, together with the RMC, and provides recommendations to the Board on the resilience of the Group's strategy and operations under different climate pathways.
- Reviews significant climate-related trade-off initiatives and monitors progress before submission to the Board for approval where applicable.
- Reviews the robustness of processes underpinning climate-related reporting to support credible sustainability disclosures.
- Coordinates with the Audit Committee and relevant assurance functions to support decision-useful disclosures aligned with applicable regulatory and reporting standards.
- Keeps abreast of evolving Bursa Malaysia, regulatory and international sustainability requirements and oversees management's readiness to support ongoing Board compliance and governance effectiveness.
- Beyond the meeting rooms, the BSC leads directors' visits to project sites and workers' quarters with focus on the health and safety aspect for workers, providing constructive input and engaging with Management, BU team leaders and contractors on the areas for improvement.

Introduction

Overview of
Sime Darby Property

Our Sustainability
Approach

Creating Value Through
Innovation

Environmental
Stewardship

Supporting People and
Communities

Upholding Good
Governance

Appendix

Leadership in Sustainability

Board Sustainability Committee



**Dato' Seri Ahmad Johan
Mohammad Raslan**
Committee Chairman

**Date of
Appointment:**
1 January 2023

**Meeting
attendance in
2025** 6/6

Qualifications:

- Bachelor of Economics (Hons) in Economics and Accountancy, University of Hull, United Kingdom
- Fellow, Institute of Chartered Accountants in England and Wales (ICAEW)
- Member, Malaysian Institute of Certified Public Accountants (MICPA)
- Member, Malaysian Institute of Accountants (MIA)

With his background in governance and financial oversight, Dato' Seri Johan seeks to ensure the integrity of our sustainability initiatives and compliance with regulations. His other roles include:

- Chairman, Audit Oversight Board of Securities Commission Malaysia
- Council Member, Climate Governance Malaysia
- Steering Committee Member, CEO Action Network



Datin Norazah Mohamed Razali
Committee Member

**Date of
Appointment:**
1 January 2023

**Meeting
attendance in
2025** 5/6

Qualifications:

- Master of Business Administration (MBA), Imperial College Business School, University of London, United Kingdom
- Diploma in Management, Imperial College, London, United Kingdom
- Bachelor of Laws (Hons), International Islamic University Malaysia
- Admitted to the Malaysian Bar (1994)

Focusing on ESG governance and risk management, Datin Norazah prioritises transformation and growth with an emphasis on ESG governance and risk management. Her experience ensures that our products and operations adhere to high ESG standards, pushing the Group towards sustainable development and ethical practices.



Dato' Hamidah Nazadin
Committee Member

**Date of
Appointment:**
1 January 2023

**Meeting
attendance in
2025** 6/6

Qualifications:

- Bachelor of Laws, University of Wolverhampton, United Kingdom
- Certificate in Personnel Management, Malaysian Institute of Personnel Management
- Certified in-house Facilitator
 - Franklin Covey's the 7 Habits of Highly Effective People for CIMB Group

Focusing on strategic HR and community development, Dato' Hamidah brings expertise in strategic HR and leadership experience to the committee, primarily from one of ASEAN's leading universal banking groups. Her expertise in putting in place effective people strategies in driving human capital agenda coupled with her passion in fostering community development via the CIMB Foundation, significantly enhances our overall talent development agenda and sustainability efforts. With her efforts and steer towards incorporating a robust sustainability dimension, Sime Darby Property's cultural transformation continues to cultivate a sustainable mindset as part of our T.E.A.M values and behaviours.



Dr. Lisa Lim Poh Lin
 Committee Member

Date of Appointment:
 1 January 2023

Meeting attendance in 2025

6/6

Qualifications:

- Doctor of Philosophy (PhD), Masters and Bachelor in Engineering, University of Cambridge, United Kingdom
- Chartered Financial Analyst

Dr. Lisa brings over two decades of experience across academia, investment management, and board advisory roles, with a focus on sustainable investing. She advises investment committees on sustainability matters and advocates best practice corporate governance and sustainable business practices.



Thayaparan Sangarapillai
 Committee Member

Date of Appointment:
 1 April 2026

Meeting attendance in 2025

N/A

Qualifications:

- Fellow of the Institute of Chartered Accountants in England and Wales (ICAEW)
- Member of the Malaysian Institute of Certified Public Accountants (MICPA)
- Member of the Malaysian Institute of Accountants (MIA)

Thayaparan brings over 35 years of experience in audit, assurance and business advisory services across a wide range of industries, including the property development sector. His experience enhances the Board Sustainability Committee's assurance-focused and independent oversight of sustainability reporting, governance and sustainability-related risk matters, in alignment with the Group's long-term value creation objectives.



Nur Farahbi Shaari
 Committee Member

Date of Appointment:
 1 September 2023

Meeting attendance in 2025

6/6

Qualifications:

- Bachelor of Science (Economics), University of Warwick
- Certificate Shariah, International Islamic University Malaysia

Focusing on sustainable investments, Farahbi introduces an investor's perspective, crucial for aligning our sustainability efforts with global market trends and investor expectations. With over 14 years of experience in developing value-creation strategies in real estate, Farahbi's insights ensure our sustainability strategies are both impactful and aligned with investment priorities.

Leadership in Sustainability

During 2025, the BSC convened six times to provide oversight of the Group's sustainability agenda. The Committee reviewed and provided guidance on strategy, performance and governance, supporting alignment between sustainability considerations and the Group's business strategy.

KEY ACTIVITIES DELIBERATED:

Reviewed, provided input and recommended to the Board for approval on:

- Sustainability Strategy and Roadmap 2030 (SSR2030), including alignment with corporate strategy, energy transition, carbon reduction and climate risk initiatives, defined actions, resources, timelines and areas of leadership, with challenge on the robustness of emissions forecasts and initiatives to consistently narrow the gap against the Net Zero Pathway, as well as embedding a sustainability culture across the organisation.
- Governance-related policy updates, including revisions to the Human Rights Policy and Vendor Code of Business Conduct.
- Sustainability Statement for Annual Report 2024, ensuring conciseness, consistency with prior Sustainability Statements and minimal duplication.
- Sustainability Report for FY2024, including the level of disclosure on initiatives, impacts and serious site incidents, with emphasis on transparency, progress and continuous improvement.
- Updates to the BSC Terms of Reference.
- Proposed emissions-related short- and long-term performance targets linked to Management's reward framework, including deliberation on the robustness of targets and treatment of Green Electricity Tariffs (GETs).

Reviewed:

- Quarterly sustainability performance updates and progress against SSR2030, with focus on the effectiveness of initiatives to close the gap between emissions forecasts and the Net Zero Pathway.
- Health, Safety, Security and Environment (HSSE) matters, including serious site incidents and investigation findings, and Management's improvement actions to strengthen contractor governance, safety compliance and accountability.
- Group Energy and Carbon Emissions Guidelines, with emphasis on implementation alignment with the sustainability strategy.
- Climate-related transition risks and opportunities assessments, including reports by external consultants and Group Risk Management, and the need for baselining and financial impact evaluation.
- Environmental studies and ecological assessments supporting development planning and conservation measures.
- Sustainable procurement initiatives, including enhancements to tender requirements and contractor obligations.
- Results of ESG risk assessments, with a request to incorporate human rights-related risks.
- Limited assurance findings by PricewaterhouseCoopers PLT and Group Corporate Assurance for the FY2024 Sustainability Report, and progress on management action plans.
- IFRS S1 and S2 gap assessment and roadmap, with quarterly monitoring of gap closure progress.
- Urban biodiversity communication initiatives.

Provided input on:

- Scope of limited assurance for the FY2025 Sustainability Report.
- Sustainability-related training for Board members, aligned with focus areas identified under the Board Effectiveness Evaluation (BEE) for FY2024.
- External communications on environmental and biodiversity matters, emphasising balanced development, protection of sensitive areas and proactive, transparent stakeholder engagement.

Oversaw

- Held one private session with PricewaterhouseCoopers PLT and the Head of Corporate Assurance, without Management present, to support independent oversight.

RISK MANAGEMENT COMMITTEE

- Supports the Board in fulfilling its oversight responsibilities over the Group's Enterprise Risk Management framework, including the identification, assessment and management of material sustainability and climate-related risks and opportunities.
- Reviews the integration of sustainability and climate-related risks into the Group's risk universe and assesses their implications on the Group's risk appetite, resilience and strategic decision-making processes.
- Reviews management's assessment of risk exposures, mitigation measures and the effectiveness of controls and governance arrangements relating to such risks, and makes recommendations to the Board where changes to risk appetite or risk tolerance are warranted.
- Reviews sustainability and climate-related risks arising from major investment and project proposals, including potential implications on funding options, costs, investment returns and capital allocation, and provides recommendations to the Board prior to approval.

- Considers the implications of sustainability and climate-related developments on the Group's resilience, strategy and long-term value creation, and ensures that material sustainability and climate-related risk matters, including risks outside approved tolerance levels or those with significant strategic or financial implications, are escalated to the Board for deliberation and decision in a timely and transparent manner.

MANAGEMENT SUSTAINABILITY COMMITTEE

- Coordinates the implementation of the Group's sustainability strategy and delivery of sustainability and climate-related targets.
- Supports the BSC by translating Board-approved sustainability strategy, priorities and targets into actionable plans and overseeing the effective implementation across BUs.
- Provides enterprise-wide coordination to integrate sustainability considerations into operational decision-making and supports the identification, assessment and management of sustainability and climate-related risks and opportunities, in alignment with the Group's Enterprise Risk Management framework.
- Monitors progress against key sustainability and climate-related commitments, reviews performance outcomes across current, short (up to FY2030) and long-term (up to FY2050) time horizons, and prioritises actions based on risk materiality, strategic relevance, and delivery timelines.
- Identifies and communicates assumptions, estimates or inherent uncertainty associated with sustainability and climate-related information through the governance process.
- Monitors the achievement of sustainability and climate-related targets and Key Performance Indicators, including those embedded in the GMD & CEO's scorecard and the Long-Term Incentive Plans.
- Coordinates remedial actions across business units and facilitates cross-functional problem-solving where performance risks or execution challenges are identified.
- Ensures sustainability and climate-related information provided to the BSC and RMC is timely and reliable and supported by appropriate management processes.
- Supports the implementation of actions arising from climate-related scenario analysis and transition planning, coordinates management responses, and monitors progress, escalating significant implications to the BSC and RMC, as appropriate.
- Oversees management readiness to deliver sustainability and climate-related commitments, including the adequacy of resources, capabilities and cross-functional coordination required to achieve approved targets.
- Reviews lessons learned from sustainability performance outcomes and implementation challenges and incorporates these insights into future planning and execution.
- Reviews and deliberates on sustainability-related proposals, progress and outcomes prior to submission to the BSC for further recommendation to the Board, where applicable.

- Monitors evolving sustainability-related regulatory and reporting requirements and assesses implementation readiness, with significant implications and resourcing needs escalated to the BSC and the Board for oversight.

SUSTAINABILITY DEPARTMENT

- Supports Management, including the MSC, by providing technical, analytical and coordination support for the Group's sustainability and climate-related initiatives, including undertaking research, monitoring the implementation of sustainability and climate action plans, and engaging in relevant industry and stakeholder forums.
- Coordinates cross-functional working groups and supports the conduct of physical and transition climate risk assessments and scenario analysis with relevant business, finance and risk management functions, and consolidates the results for reporting to the MSC, with relevant matters escalated to the BSC and RMC where appropriate.
- Supports the implementation of the Group Sustainability Strategy 2030, including tracking and monitoring measurable sustainability targets embedded within business planning and operational processes, and consolidating performance data for review by the MSC prior to submission to the BSC and the Board for inclusion in the Group's public disclosures.
- Supports the consistency, reliability and traceability of sustainability and climate-related information through established data collection, validation and documentation processes, and works with relevant assurance and governance functions to support disclosures aligned with applicable regulatory and reporting standards.

BU LEVEL AND FUNCTIONAL LEVEL ESG CHAMPIONS

At both BU and functional levels, ESG Champions are responsible for driving the practical implementation of the Sustainability Strategy and managing related risks within daily operations. They embed ESG considerations into decision-making and operational activities, ensure alignment with the Group's ESG objectives, and support the effective and successful delivery of projects. Embedding ESG in Leadership.

BUILDING EXPERTISE IN SUSTAINABILITY

Building internal capability is critical to effective sustainability governance and implementation. In 2025, members of the Board collectively undertook 405 hours of sustainability-related training, covering key areas such as Risk and Internal Control, Cybersecurity and Technology Innovation, Governance, and sustainability as a whole.

These continuous learning initiatives support ongoing capability building and ensure that the Board remains well-informed and equipped to provide effective oversight of sustainability-related matters, in line with evolving regulatory expectations and emerging risks.

Foundations of Sustainability

[GRI 2-22]

SUSTAINABILITY FRAMEWORK

Sustainability is integrated into the way we plan, operate and make decisions across the Group. Our approach is guided by a structured Sustainability Framework, which underpins the identification of priorities, the management of risks and opportunities, and the tracking of progress across key ESG areas. The framework is implemented through six key imperatives across three pillars under our sustainability agenda, reinforced through alignment with the United Nations Sustainable Development Goals (UN SDGs).

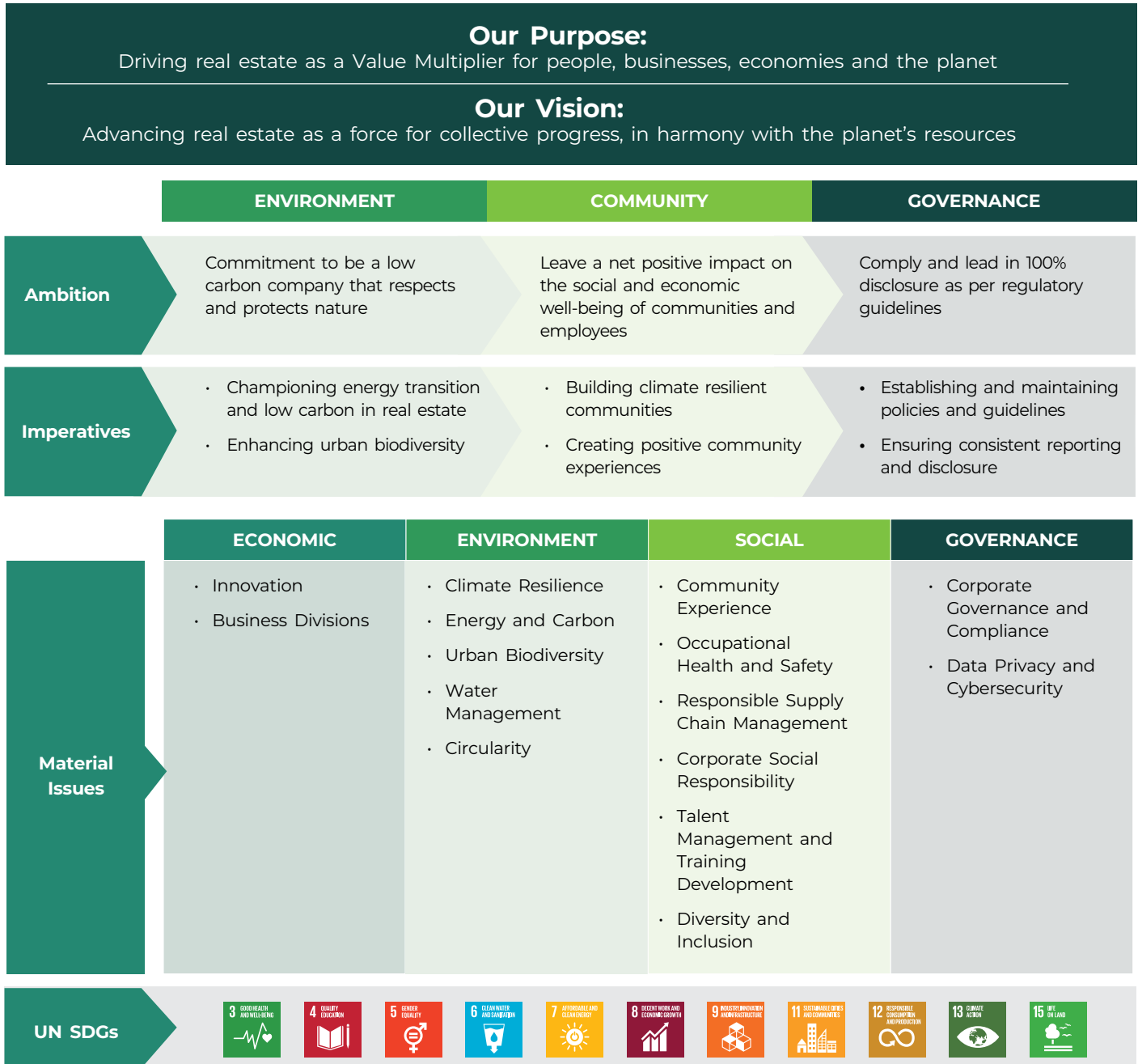


Figure 2: SDP's Sustainability Framework.

SUSTAINABILITY STRATEGY AND ROADMAP 2030 (SSR2030)

In June 2025, we launched our SSR2030 at the Safety & Sustainability Day. Outlining our actions for the next five years, the strategy reinforces sustainability as both a strategic enabler and a firm commitment to unlock value for our people, business, economies and the planet.

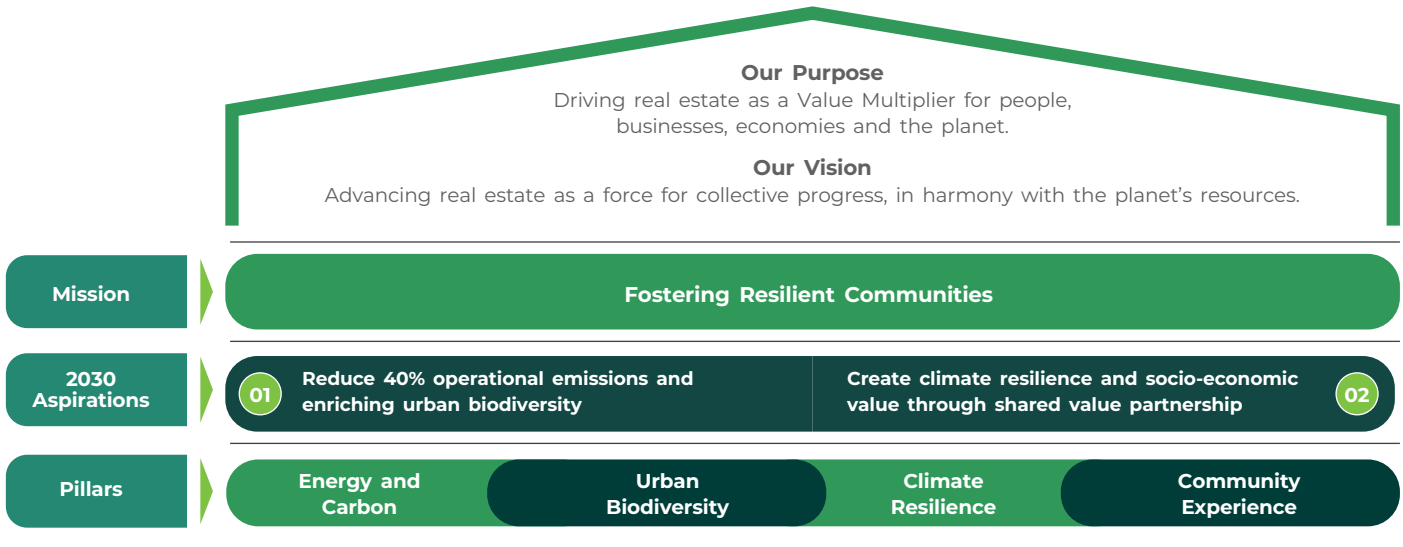


Figure 3: SSR2030

Under the strategic theme of Fostering Resilient Communities, the strategy brings together the Group's purpose and long-term vision through an integrated approach to environmental, social and economic priorities across township developments and asset stewardship. Anchored on four strategic pillars, SSR2030 sets out the Group's 2030 ambitions and provides a clear framework to guide initiatives and performance metrics across the organisation.

THE FOUR PILLARS OF SSR2030 AND THEIR AMBITIONS	
<p>Energy and Carbon</p>	Reduce Scope 1 and 2 emissions by 40%
<p>Urban Biodiversity</p>	Achieve net biodiversity positive status through avoidance, regeneration and conservation efforts
<p>Climate Resilience</p>	Establish climate adaptation and resilience plans for high-risk assets
<p>Community Experience</p>	Deliver positive community experiences through social value integration

These pillars are further supported by the 15 material matters identified from our 2023 double materiality assessment. These material matters provide a structured basis for prioritising initiatives, setting targets, and allocating resources, ensuring that our sustainability efforts remain focused on areas pertinent to the Group and its stakeholders.









Foundations of Sustainability

VALUE CREATION AND STAKEHOLDER ENGAGEMENT [GRI 2-16, 2-29, 3-3]

Our approach to value creation is anchored in innovation and digital transformation, with process optimisation playing a central role in driving long-term stakeholder value. We remain focused on developing vibrant and sustainable townships that support community well-being while maintaining ecological balance. Our developments are further enriched through investments in affordable housing and community programmes designed to meet the needs of diverse segments of society.

For more details on our value creation model, please refer to Our Value Creating Business Model section within our IAR2025 from pages 46 to 49.

Collaboration and transparent communication are vital enablers of our value creation approach, ensuring our efforts remain inclusive and outcome-driven. Through active engagement with our stakeholders, we translate our strategy into tangible impact, reinforcing our commitment to advancing the national sustainability agenda.

Stakeholder Group	Method of Engagement
 Customers	Engagement through property offerings tailored to market needs, homebuyer experiences, and integration of digital solutions for seamless transactions.
 Employees	Engagement for workforce development, skills enhancement, and alignment with corporate goals through training, leadership programmes, volunteerism, and safety initiatives.
 Vendors	Focus on responsible supply chain labour standards, and sustainable sourcing practices.
 Investors and Analysts	Regular updates on financial performance, strategic growth, and ESG progress to ensure transparency and investor confidence.
 Media	Collaboration to (a) communicate the company's achievements and initiatives, and developments, and (b) form strategic communication partnerships to amplify pressing sustainability messages to a wider audience.
 Debt Providers	Collaboration to communicate Sime Darby Property's sustainability achievements and initiatives effectively, amplifying their impact and reaching a broader audience through strategic media partnerships.
 Regulators and Government Bodies	Compliance with local and international regulations, participation in national initiatives like the NETR, and alignment with sustainability frameworks.
 Community Groups	To engage communities to gather feedback on our efforts, resolve conflicts (if they arise), and to deliver community activation programmes to enrich the lives of children and adults across our townships.

 For further details on Sime Darby Property's stakeholder engagement, please refer to Stakeholder Engagement & Value Creation within our IAR2025 from pages 50 to 58.

MATERIAL MATTERS

MATERIALITY PROCESS AND OUTCOMES [GRI 3-1, 3-2]

Materiality is the foundation of our sustainability reporting, allowing us to focus on the issues that most impact our business and stakeholders. The Group undertook a double materiality assessment in 2023 to identify and prioritise sustainability and climate-related matters that are material from both a financial impact perspective and an impact-on-society and the environment perspective. This assessment supports informed decision-making, effective risk management and credible sustainability disclosures.

The assessment considered the perspectives of a broad range of internal and external stakeholders, including employees, senior management, the Board, investors, customers, business partners, suppliers, regulators, local communities, industry affiliations and subject-matter experts. Stakeholder inputs were obtained through a combination of engagement sessions, surveys, internal workshops, industry benchmarking and reviews of regulatory, market and peer developments.

The materiality of the impacts were assessed based on their significance to the Group (financial position, performance, strategic impact, regulatory requirements and long-term impact) and its influence to stakeholders (seriousness of the impact to the stakeholders). The identified matters were assessed, prioritised and validated through internal governance processes, including Management-level review and oversight by the relevant Board Committees.

Based on the findings of the double materiality assessment, we identified 18 material topics that are most relevant to our business and stakeholders. In 2025, the Group reviewed the continued relevance of this assessment, considering our present organisational boundaries, operations and corporate structure. We have consolidated four topics, namely Investment & Asset Management, Land Bank Management, Marketing & Communication and Property Development into one topic – Business Divisions – making a total of 15 material topics. This leaner materiality will allow us to track compliance to regulatory requirements within the Business Unit's purpose of business more efficiently. Among these 15 topics, nine of them have been identified as critical drivers in shaping our overall sustainability performance.

Sime Darby Property's Materiality Assessment Process

1. Identify & Engage Stakeholders



Key stakeholders are identified and categorised based on their relevance to our operations, with assessments validated through multiple perspectives.

2. Determine Potential Sustainability Matters



Sustainability topics are assessed against GRI, industry practices, the UN SDGs and Bursa Malaysia's Sustainability Reporting Guide to identify the most impactful areas for the business and stakeholders in line with global standards.

3. Define Impacts, Risks & Opportunities



The assessment is expanded to include environmental and social impacts, enabling the determination of the materiality of each issue.

4. Assess Environmental & Social Impact (Inside-out)



Environmental and social impacts are quantified to identify areas for improvement as well as positive contributions.

5. Evaluate Financial Risks & Opportunities (Outside-in)



Financial risks arising from regulatory changes are examined, and external sustainability impacts on the business are assessed.

6. Draft Materiality Overview and Conduct Validation with the Management and Board



The double materiality assessment is finalised, and the identified material matters are approved and adopted.

Foundations of Sustainability

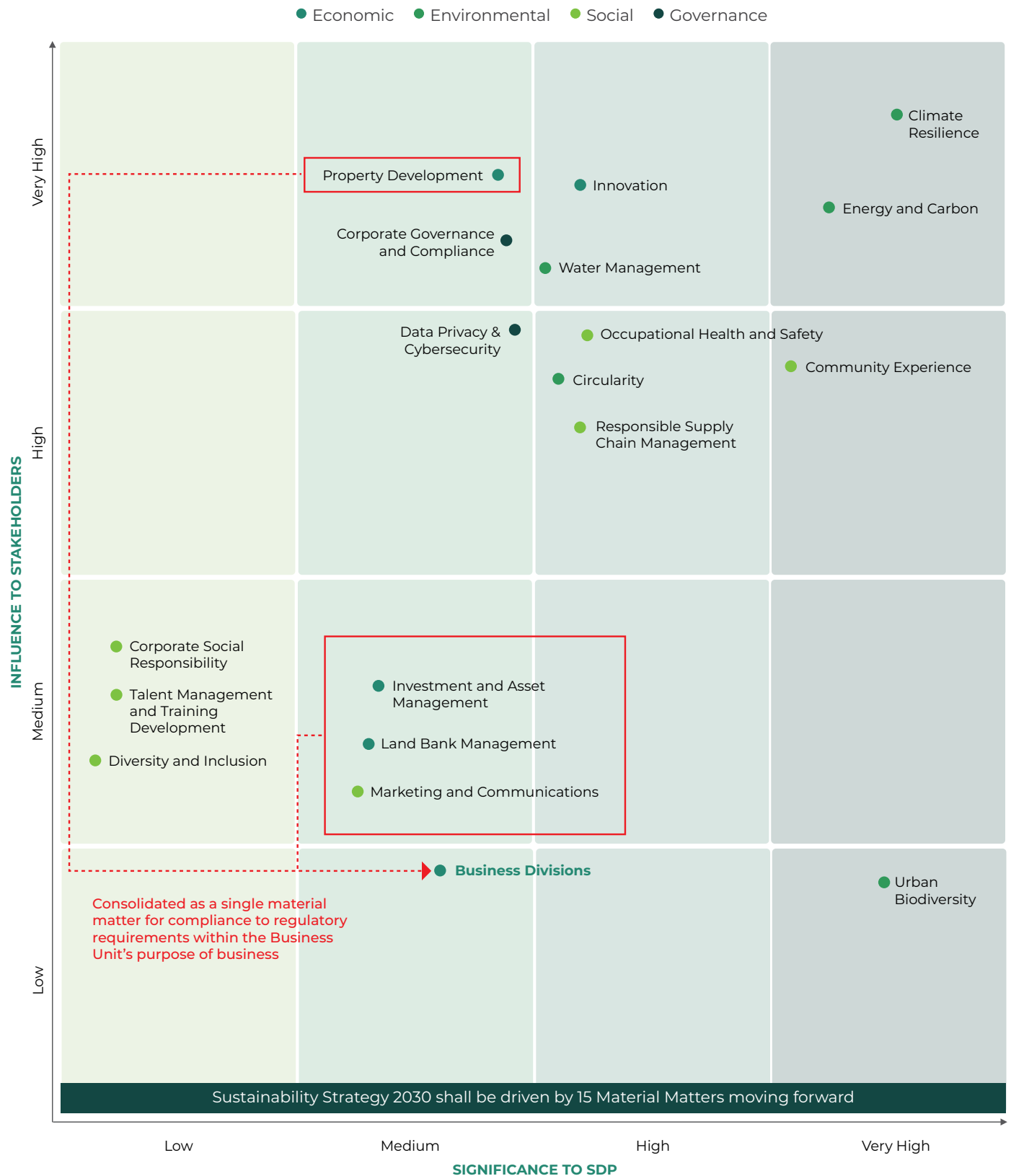


Figure 4: SDP's Materiality Matrix

Material Matter	Description	Location of Our Disclosures
ECONOMIC		
 Innovation	We drive our business competitiveness, enhance customer experiences and improve work efficiency through technology and digitalisation.	<p>Page 42 of our Sustainability Report.</p> <p>Page 64 of our Integrated Annual Report.</p>
 Business Divisions	We implement initiatives in accordance with our SHIFT25 business plan and strategic roadmap.	<p>Page 12 to 15 of our Sustainability Report.</p> <p>Page 26 to 29 of our Integrated Report.</p>
ENVIRONMENTAL		
 Energy and Carbon	We manage our GHG by reporting across various scopes, setting reduction targets and initiating strategies such as reducing energy demand through the adoption of good energy practices, improving energy efficiency and adopting renewable energy sources, including rooftop solar PV panels.	<p>Page 53 to 58 of our Sustainability Report.</p> <p>Page 62 of our Integrated Annual Report.</p>
 Urban Biodiversity	We strive to minimise the impact of our development on urban biodiversity and mitigate these impacts through conservation and regeneration efforts. By incorporating various initiatives, we aim to enhance urban biodiversity and their ecosystem services.	<p>Page 59 to 74 of our Sustainability Report.</p> <p>Page 63 of our Integrated Report.</p>
 Circularity	We embed circular principles throughout our value chain by prioritising recycling, reuse, composting, procuring recycled materials, sustaining low-waste construction processes and managing waste to minimise landfill contributions.	<p>Page 75 to 78 of our Sustainability Report.</p> <p>Page 65 of our Integrated Report.</p>
 Water Management	We optimise water usage by incorporating water considerations into our designs, reducing water intensity, ensuring proper treatment and providing adequate access to water for our employees, contractors and tenants.	<p>Page 79 to 80 of our Sustainability Report.</p> <p>Page 65 of our Integrated Report.</p>
 Climate Resilience	We assess and mitigate risks from the physical impacts of climate change (e.g., urban flood, sea-level rise) in our project design, development and management.	<p>Page 81 to 91 of our Sustainability Report.</p> <p>Page 63 of our Integrated Report.</p>

Foundations of Sustainability

Material Matter	Description	Location of Our Disclosures
SOCIAL		
<p>Community Experience</p>	<p>We foster positive community engagement by collecting and addressing feedback, providing infrastructure and employment opportunities and prioritising the health and safety of our tenants.</p>	<p>Page 94 to 103 of our Sustainability Report.</p> <p>Page 64 of our Integrated Report.</p>
<p>Occupational Health and Safety</p>	<p>We commit to providing a safe and healthy work environment by adhering to health and safety laws, regulations and standards to prevent job-related injuries and aim for zero fatalities.</p>	<p>Page 104 to 107 of our Sustainability Report.</p> <p>Page 66 of our Integrated Report.</p>
<p>Responsible Supply Chain Management</p>	<p>We work with our supply chain partners to advance on ESG imperatives, including reducing GHG emissions and upholding human rights throughout the procurement process.</p>	<p>Page 116 to 118 of our Sustainability Report.</p> <p>Page 66 of our Integrated Report.</p>
<p>Corporate Social Responsibility</p>	<p>We foster inclusive environments for local communities by addressing their needs through financial and non-financial support, reflecting our commitment to community well-being in our portfolio of affordable homes and demonstrating our dedication to meeting diverse societal needs.</p>	<p>Page 94 to 103 of our Sustainability Report.</p>
<p>Talent Management and Training Development</p>	<p>We offer training programmes to bridge skills gaps and enable continuous professional growth, and we provide competitive compensation and benefits while cultivating a supportive work environment that recognises employee contributions, fostering long-term engagement and retention.</p>	<p>Page 112 to 113 of our Sustainability Report.</p>
<p>Diversity and Inclusion</p>	<p>We promote diversity and inclusion as core aspects of our corporate identity, embracing talents of different ages and ethnicities to enrich perspectives and contribute to our success.</p>	<p>Page 108 to 113 of our Sustainability Report.</p> <p>Page 67 of our Integrated Report.</p>
GOVERNANCE		
<p>Corporate Governance and Compliance</p>	<p>We uphold good corporate governance through effective boards, board independence, and diversity, ensuring transparency, accountability, and stakeholder engagement, while complying with all relevant laws and regulations through robust internal controls.</p>	<p>Page 119 to 125 of our Sustainability Report.</p>
<p>Data Privacy and Cybersecurity</p>	<p>We prioritise our stakeholders' data privacy, continuously strengthening our cybersecurity measures and elevating our information technology security standards.</p>	<p>Page 126 to 127 of our Sustainability Report.</p> <p>Page 68 of our Integrated Report.</p>

CONTRIBUTIONS TO THE UN SDGs

- Sime Darby Property supports 11 United Nations Sustainable Development Goals by embedding sustainability considerations across its operations and developments.
- Our initiatives related to worker health and safety, technical and vocational education, and gender diversity, including 36% female Board representation contribute to **Good Health and Well-being (Goal 3)**, **Quality Education (Goal 4)** and **Gender Equality (Goal 5)**.
- Our efforts under **Clean Water and Sanitation (Goal 6)** include water quality monitoring, water efficiency initiatives and rainwater harvesting. We advance **Affordable and Clean Energy (Goal 7)** through energy efficiency updates and championing solar adoption, while supporting Industry, Innovation and Contribution to the **UN SDGs Infrastructure (Goal 9)** through the delivery of eco-certified, energy-efficient homes across six townships and developments.
- Our commitment to **Decent Work and Economic Growth (Goal 8)** is reflected in the protection of labour rights across our operations and supply chain. Through integrated township planning, we contribute to **Sustainable Cities and Communities (Goal 11)** by incorporating green spaces and nature-based solutions that support biodiversity, climate resilience and community well-being, aligned with our **Climate Action (Goal 13)** ambition to achieve Net Zero by 2050.
- Our circular economy initiatives contributed to **Responsible Consumption and Production (Goal 12)**, including diverting 69% of our waste. Through our urban biodiversity regeneration and conservation efforts, Sime Darby Property contributes to **Life on Land (Goal 15)**. This is exemplified by the planting of 190,000 trees across our developments, creating functional urban biodiversity habitats and supporting endangered, rare and threatened species, alongside landscape-scale restoration initiatives such as the Elmina Urban Biodiversity Corridor and Hamilton Biodiversity Park.



1 NO POVERTY	2 ZERO HUNGER	3 GOOD HEALTH AND WELL-BEING
4 QUALITY EDUCATION	5 GENDER EQUALITY	6 CLEAN WATER AND SANITATION
7 AFFORDABLE AND CLEAN ENERGY	8 DECENT WORK AND ECONOMIC GROWTH	9 INDUSTRY, INNOVATION AND INFRASTRUCTURE
10 REDUCED INEQUALITIES	11 SUSTAINABLE CITIES AND COMMUNITIES	12 RESPONSIBLE CONSUMPTION AND PRODUCTION
13 CLIMATE ACTION	14 LIFE BELOW WATER	15 LIFE ON LAND
16 PEACE, JUSTICE AND STRONG INSTITUTIONS	17 PARTNERSHIPS FOR THE GOALS	

We contribute to 11 UN SDGs

Creating Value through Innovation



We grow our business by putting innovation at the centre of our strategy. By translating new ideas into better designs and smarter products, we create sustainable value and lead the way in modern property development.



Innovation hub

Innovating with a Purpose

Innovation is at the heart of how we plan, build, and grow. It is a core capability that drives our resilience, quality, and long-term value. We channel our innovation through three distinct engines: Property Development, Investment and Asset Management (IAM), and Experimental Bets. This structure allows us to meet market demands while testing and scaling future-ready ideas. Our Design, Quality and Solutions (DQS) division is the bridge between strategy and action. By providing technical expertise, sustainability integration, and quality management, they ensure that innovation is applied purposefully across every stage of the development lifecycle.

Our Purpose, Vision and Mission

SHIFT25

TRANSFORMATION JOURNEY

Our Purpose

Driving Real Estate as a Value Multiplier for People, Businesses, Economies and the Planet

Our Vision

Advancing real estate as a force for collective progress, in harmony with the planet's resources



Our Mission

To develop, own and manage a thriving asset portfolio, creating value for all stakeholders



01

Pure-Play Property Developer

02

Real Estate Company



Master Developer



Community Builder



Investment & Asset Manager

ENGINES OF GROWTH



ENGINE 1

Property Development

This engine optimises our core operations. It represents our established business activities that drive steady growth and cash flow. We aim to unlock more value from our core operations by advancing our integrated developments and scaling our presence in the Industrial & Logistics market.



ENGINE 2

Investment & Asset Management

This engine is about expanding and diversifying our business. It focuses on developing new business models and exploring industries related to our core expertise. By improving our asset performance and entering new markets, we aim to increase our recurring revenue and ensure long-term financial stability.



ENGINE 3

Experimental Bets

Engine 3 is our space for innovation and new ventures. We use this engine to test future-ready technologies and explore entirely new business segments that can transform the way we work and deliver value in the future.

SHIFT25 Strategy Roadmap



Engine 1 ▶ Property Development

Property Development continues to be the primary contributor to the Group's growth and remains central to its business activities. Within this core segment, innovation supports the Group's progression beyond a conventional developer towards a more diversified real estate platform. This approach is informed by strategic and resilient design considerations, guided by two complementary frameworks: the Group's SHIFT25 corporate strategy and SSR2030. Together, these frameworks provide a consistent reference point for developments across the Group's portfolio of landed residential homes, high-rise residences, and industrial and business parks, with an emphasis on efficiency and longer-term adaptability.

The Group enhances its core business through the application of technology across key stages of the development lifecycle. The adoption of Industrialised Building Systems (IBS) and digital construction modelling supports more efficient project planning and delivery. These practices contribute to improved operational coordination and project management outcomes. This focus on the digital value chain supports greater operational agility and resource efficiency, while contributing to efforts to manage emissions and strengthen the resilience of the Group's assets over time.



Carbon mineralised concrete

Sustainable Design and Market Alignment

Our innovation is driven by the evolving needs of our customers. From the master planning stage, we integrate sustainable living concepts, smart home solutions, and green infrastructure. This ensures every development provides lasting value to the communities we serve. Key initiatives include:



Low-Carbon Materials

Through the EG23 pilot project, we evaluated lower-carbon building materials for double-storey homes in collaboration with selected suppliers. Learnings from the pilot will inform future adoption across the portfolio and support ongoing efforts to reduce emissions within the built environment.



Future-Ready Infrastructure

We embed smart technology directly into our designs. For example, Jendela Residences features smart home controls, while projects like Reya, Park One, and Serasi Residences are equipped with dedicated EV charging infrastructure.



Collaboration with Cradle Fund and GenAI Fund under the Bengkel Inovasi GLC (BIG) Programme

Digital Safety and Workforce Protection

We collaborate with startups to pioneer digital safety solutions that protect our workforce. As part of this journey, we use on-site cameras to detect safety non-compliance in real-time. To ensure full understanding and inclusion, safety instructions are translated into the native languages of our workers, ensuring a secure environment for everyone.

Innovating with a Purpose

Engine 2 ▶ **Investment & Asset Management (IAM)** [GRI 3-3]

The IAM segment remains firmly committed to advancing sustainability across all areas of its operations. With a strategic emphasis on innovative energy-efficiency solutions, enhanced resource optimisation, and responsible waste management practices, the segment continues to strengthen its efforts to improve its environmental footprint while supporting long-term operational resilience. These initiatives underscore our dedication to creating meaningful environmental impact, enhancing regulatory compliance, and contributing to a more sustainable future for the communities we serve.



KLGCC Convention Centre

Energy & Carbon Management

Scope 1 and 2 emissions increased by 13.6% compared to 2024 due to boundary expansion. Despite the increase, decarbonisation initiatives continued to strengthen operational efficiency and reduce underlying carbon intensity. We advanced our transition from fossil fuel-dependent assets to electric solutions, complemented by the implementation of energy efficiency programmes and the continued adoption of renewable energy.

Solar energy deployment

This included the installation of 603 kWp of onsite solar capacity across our operating assets via a zero capex financing model, enabling us to rapidly deploy renewable energy across our portfolio.

Operational performance & ACMV optimisation:

Continued efforts were undertaken to enhance energy efficiency across Air Conditioning and Mechanical Ventilation (ACMV) and lighting systems in headquarters. Key initiatives included the refurbishment of Air Handling Unit (AHU) fans, comprehensive duct cleaning, the lifecycle replacement of variable speed controllers as well as upgrading of LED lights.

Leisure segment decarbonisation

KLGCC delivered energy efficiency improvements across its Leisure operations through chiller optimisation, increased electrification of golf equipment to reduce fossil fuel consumption, and ongoing staff engagement to promote consistent energy-efficient practices.

Enhanced data visibility

To ensure data-driven decision-making, we also expanded sub-metering across our assets, enabling more proactive energy monitoring.



At KL East Mall, food waste is managed through BiobiN to improved segregation practices

A Circular Model for Waste

We use innovation to move towards a circular model. In this model, we treat “waste” as a valuable resource rather than trash. This approach helps us lower the environmental impact of our retail and leisure businesses while making our operations more efficient. For example, KL East Mall (KLEM) demonstrates innovation in managing waste through simple, effective actions:

Separating Waste

We require all shop tenants to separate food waste from other trash.

Modern Technology

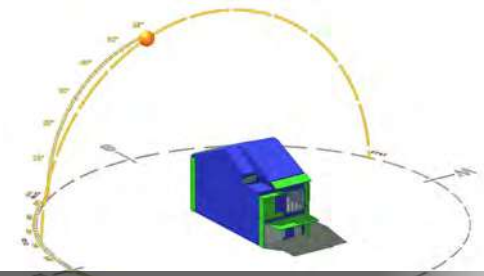
We utilise the BiobiN food waste machine to process this waste on-site.

The results:
Food waste generated from operations is sustainably managed through conversion into raw organic compost, resulting in the complete diversion of food waste from landfill and supporting a zero food waste-to-landfill outcome.

Engine 3 ▶ Experimental Bets

Through Experimental Bets, we push the boundaries of what is possible in real estate by testing bold new ideas—from advanced low-carbon materials to smart-home ecosystems that anticipate future needs. We are not just building houses; we are prototyping the future of living. By selectively testing these “bets” in our townships today, we ensure that the sustainable, high-tech communities of tomorrow are resilient, adaptable, and designed for ultimate well-being.

Net Zero Energy Initiative Home



Net Zero Energy Home simulation considering building orientation, shading, and materials

As part of its innovation initiatives, Sime Darby Property is exploring Net Zero Energy Home concepts that integrate energy-efficient building design with on-site renewable energy solutions. The exploration focuses on reducing operational energy demand at the home level, with insights intended to inform future residential product design and support the Group’s broader sustainability ambitions.


Innovation Hub



Project rendering of the Innovation Hub

Located at the heart of Innovation Park, the Innovation Hub serves as a collaborative platform for piloting solutions with industry partners, startups and stakeholders, including the exploration of alternative materials and technologies. It supports learning, experimentation and solution demonstration, with a focus on sustainable materials, energy-efficient technologies and scalable applications.

New Typology Exploration



Computer simulation of the marketplace at the Innovation Hub

New housing typologies are being explored to assess alternative design and layout configurations that respond to evolving customer needs, site conditions and functional requirements. The initiative provides a structured platform to test new residential concepts, including a Net Zero Home prototype, informing development planning, product positioning and future housing design through prototyping and stakeholder feedback.

Alternative Construction Materials and Technology (ACMT)



Autoclaved aerated concrete (AAC) Wall Panels in use at the Innovation Hub

The Alternative Construction Materials and Technology (ACMT) initiative explores materials and construction solutions that improve buildability, efficiency and durability, while supporting the reduction of embodied carbon. It assesses alternative wall systems and protection technologies to enhance construction quality, structural performance and long-term asset resilience.

Our Engines In Action

SUSTAINABLE SOLUTIONS AND QUALITY DESIGN

We embed sustainability and quality design as core decision-making principles across our developments to strengthen resilience, enhance liveability and protect long-term value. Moving beyond intent, 2025 marked a shift from planning to execution — with energy-efficient, nature-positive and future-ready features now systematically integrated across our townships. By applying smart technologies, circular practices and performance-driven design, we optimise resource use, reduce environmental impact and create healthier living environments for our communities.



Damayan Residences, Putra Heights

01 Passive & Active Design

To improve thermal performance and reduce energy demand, advanced roof insulation has been implemented across the Elmina residential portfolio. This is complemented by passive design strategies, including maximised natural daylight and naturally ventilated lift lobbies at Damayan. The use of low-VOC materials and high-efficiency water fittings further supports healthier indoor environments while improving resource efficiency and occupant well-being.

02 Renewable Energy & Storage

We are advancing integrated energy solutions within our residential developments. At Elmina Ridge (Phases 1 and 2), selected homes are equipped with rooftop solar photovoltaic systems and battery storage, supporting greater energy self-sufficiency and reducing reliance on grid electricity.



Elmina Ridge 1 & 2



EV Charging facility at Elmina Lakeside Mall

03 Electric Mobility Enablement

To support the transition to low-emissions transport, electric vehicle charging infrastructure has been deployed across selected sales galleries and development products. This ensures our townships are progressively equipped to meet future mobility needs.

04 Performance Analytics & Command Centre (PACC)

After one year of operations, the Command & Contact Centre (CCC) has strengthened a proactive quality and defect management across developments through centralised monitoring and data-driven insights. This has helped identify recurring defects, reduce rework and minimise material wastage, supporting more efficient resource use. Building on this foundation, CCC is evolving into a Performance Analytics and Command Centre (PACC) to further enhance organisation-wide, data-driven decision-making and operational performance.



Performance Analytics and Command Centre (PACC)

STRATEGIC PLANNING: THE 15-MINUTE TOWNSHIP

Our commitment to sustainable solutions and quality design is extended through strategic township planning. At Bandar Bukit Raja, we apply the 15-minute township concept to create a walkable and well-connected environment, supported by integrated green corridors, linear parks and pedestrian-friendly pathways linking key activity nodes. This approach reduces vehicle dependency, enhances liveability and fosters stronger community connections. As development advances into BBR3, the expansion of the green network reinforces our intent to place nature, mobility and daily conveniences within minutes of residents' homes.

This approach is further supported by GreenRE-certified developments, providing independent third-party verification of building performance and responsible development practices. Energy-efficient technologies and sustainable systems are integrated to optimise resource use and reduce environmental impact. In 2025, GreenRE provisional certification was achieved across our launched high-rise residential projects.

Project	Certificate
City of Elmina	GreenRE Provisional Platinum (Township - v1.0)
East 1, SJCC	GreenRE Provisional Gold (RES v3.2)
Ara Bloc Residences, Ara Damansara	GreenRE Provisional Gold (RES v3.3)
Trybe Residence, SJ7 Sentral	GreenRE Provisional Silver (RES v3.3)
Damayan, Putra Heights	GreenRE Provisional Bronze (RES v3.2)

PARTNERSHIPS FOR INNOVATION



Sime Darby Property hosted the Midpoint Check-In for the BIG Programme, fostering collaboration and innovation

Innovation for Construction Safety

As part of our innovation efforts, we are piloting digital solutions to strengthen construction safety and support more effective risk management. Through a strategic partnership under the Bengkel Inovasi GLC (BIG) Programme, bringing together Cradle Fund and GenAi Fund, selected tools are being tested to improve safety communication and enhance real-time site monitoring. These include SafePass AI, which supports multilingual safety documentation, and Guardian AI, which assists in identifying unsafe acts and behaviours. Together, these initiatives support clearer communication and higher safety standards across our construction sites.

Environmental Stewardship



Sime Darby Property is committed to creating sustainable spaces that coexist with nature. Our approach integrates circular practices to reduce waste, alongside ongoing efforts to progress toward net zero, enhance urban biodiversity, and manage water resources efficiently in a changing climate.



Mission Net Zero

[GRI 3-3] [IFRS S2 33, 34]

Our short to long-term decarbonisation strategy forms the foundation of our long-term Net Zero ambition and is implemented across our two core business segments - Property Development and Investment & Asset Management (IAM). The strategy adopts a technology-driven approach to reduce emissions across operations, managed assets, and product design, including residential and industrial developments.

DRIVING NET ZERO THROUGH DECARBONISATION

At Sime Darby Property, we recognise the growing impacts of climate change on our business and stakeholders, and considers climate-related factors in how we plan, design and operate our developments. Our efforts to reduce operational carbon emissions focus on strengthening energy monitoring, implementing targeted technological improvements and progressively integrating renewable energy, in line with the Energy Efficiency and Conservation Act 2024 (EECA 2024). These measures support more resilient assets and communities while reducing environmental impacts over time.

01 Digitalised Monitoring and Governance

Energy consumption across the Group's asset portfolio is monitored through a centralised digital platform supported by a structured governance framework. Designated data owners submit monthly data, which is then reviewed by the Group Sustainability Department to ensure accuracy and integrity. Energy and emissions performance is reported monthly to senior management and quarterly to the Board Sustainability Committee. In FY2026, dedicated Energy Management Committees will be established across the Leisure and Retail segments to enhance systematic monitoring and drive targeted energy efficiency initiatives.

02 Decarbonising Our Operations

Reducing carbon emissions across our developments is a key priority within our environmental sustainability strategy. We minimise energy use through high-impact efficiency measures such as LED retrofits, Air Handling Unit (AHU) optimisation and equipment upgrades, supported by smart meters that enable granular energy monitoring. These efforts are complemented by energy-efficient design, the integration of renewable energy solutions through solar PV installations and the procurement of Renewable Energy Certificates (RECs) and green electricity, contributing to lower Scope 2 emissions and long-term asset value.

03 Accelerating EV Integration and Infrastructure

In support of Malaysia's transition to a lower-carbon economy, Sime Darby Property is progressively integrating EV-ready infrastructure across its townships. EV charging facilities are being introduced across selected residential and commercial developments, with high-traffic assets such as Elmina Lakeside Mall serving as early charging nodes. Developments are also planned with sufficient electrical capacity to support future expansion as EV adoption grows. In 2025, these efforts were recognised at the Malaysia Car of the Year Awards.

04 Driving Sustainable Growth

Innovation is a key enabler of our sustainable growth strategy and long-term enterprise value creation. We allocate capital towards initiatives that support resilient revenue generation while addressing climate-related risks and opportunities across our portfolio. This includes the use of green financing and targeted investments in environmentally responsible technologies, which support financial performance, enhance climate resilience, and contribute to positive environmental and social outcomes over the medium to long-term.

 For more information on our innovation initiatives, please refer to Chapter 2 at pages 43 to 47.

05 Leveraging Collaboration for Transformative Change

Collaboration supports the implementation of our climate and sustainability strategy by enabling knowledge-sharing, innovation and joint solutions. We work with industry peers, government agencies and research institutions to advance initiatives that address climate-related risks and opportunities. Our collaboration with Tenaga Nasional Berhad (TNB) focuses on exploring renewable energy solutions to support the integration of clean energy within our townships, contributing to emissions reduction efforts and improved energy resilience.



EMISSIONS CALCULATION METHODOLOGY

[IFRS S2 29]

As part of our commitment to transparent and responsible climate-related disclosures, the Group aligns its reporting of GHG emissions with the requirements of IFRS S2 – Climate-related Disclosures, issued by the International Sustainability Standards Board (ISSB). Our quantification methodology aligns with internationally recognised standards, including the GHG Protocol Corporate Standard, GHG Protocol Scope 3 Guidance, the 2019 Intergovernmental Panel on Climate Change (IPCC) Refinement, and support reporting in accordance with major frameworks, including GRI and other sector-specific frameworks. We apply the operational control approach to consolidate and report GHG emissions. We account for 100% of operational emissions where Sime Darby Property has more than 51% ownership and has operational control.

GHG INVENTORY MANAGEMENT AND REPORTING FRAMEWORK

Our GHG accounting is governed by a rigorous framework designed to provide an accurate, comparable, and transparent view of our carbon footprint. We strictly adhere to the following reporting principles to maintain the highest standards of data quality.

Reporting Principle	Sime Darby Property Application
 <p>Strategic Relevance Ensure the GHG inventory appropriately reflects the GHG emissions of the company and serves the decision-making needs of users – both internal and external to the company.</p>	<p>We define our reporting boundaries to capture the emission sources most significant to Sime Darby Property's business activities. This ensures the inventory provides a meaningful basis for strategic decision-making by Management and enables stakeholders to evaluate our climate performance effectively.</p>
 <p>Completeness Account for and report on all GHG emission sources and activities within the chosen inventory boundary. Disclose and justify any specific exclusions.</p>	<p>In accordance with the GHG Protocol Corporate Standard, we account for all material emission sources within our defined operational boundaries. Any specific exclusions (e.g., due to data limitations or lack of materiality) are explicitly disclosed to ensure a comprehensive overview of our impact across the value chain.</p>

Mission Net Zero

Reporting Principle

Sime Darby Property Application

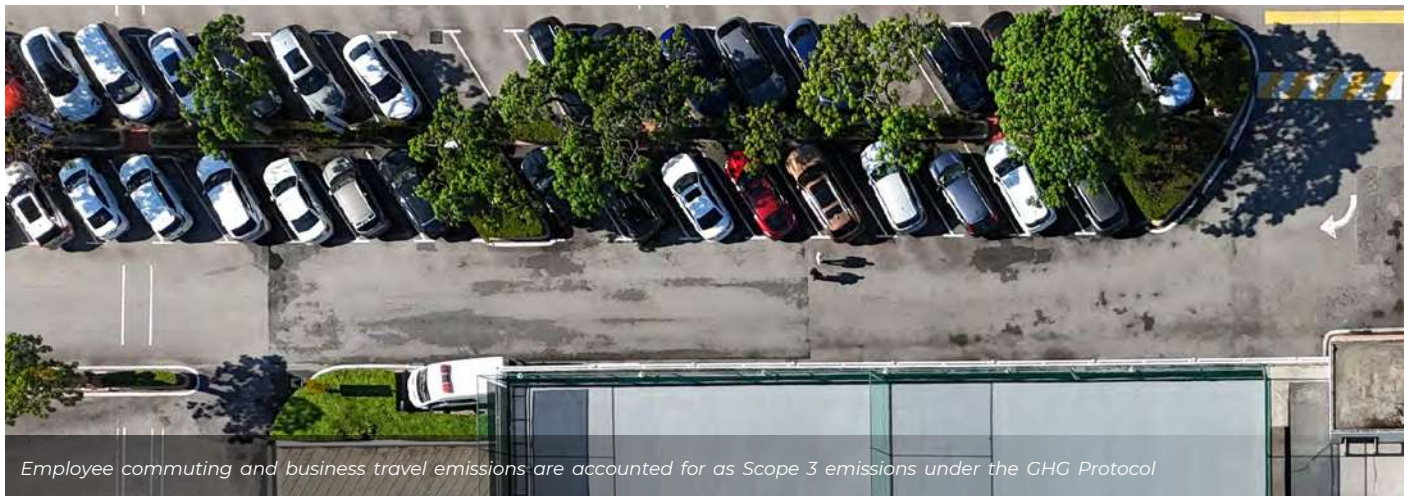
	<p>Consistency</p> <p>Use consistent methodologies to allow for meaningful comparisons of emissions over time. Transparently document any changes to the data, inventory boundary, methods, or any other relevant factors in the time series.</p>	<p>To enable the tracking of performance over time, we apply uniform methodologies, data collection processes, and calculation factors across all reporting periods. Any necessary adjustments to base years or changes in methodology are documented and explained to preserve the integrity of longitudinal comparisons.</p>
	<p>Transparency</p> <p>Address all relevant issues in a factual and coherent manner, based on a clear audit trail. Disclose any relevant assumptions and make appropriate references to the accounting and calculation methodologies and data sources used.</p>	<p>We provide clear disclosure of our data sources, emission factors, and the underlying assumptions used in our calculations. This creates a robust audit trail that allows external verifiers and regulators to replicate and validate our reported figures.</p>
	<p>Accuracy</p> <p>Ensure that the quantification of GHG emissions is systematically neither over nor under actual emissions, as far as can be judged, and that uncertainties are reduced as far as practicable. Achieve sufficient accuracy to enable users to make decisions with reasonable assurance as to the integrity of the reported information.</p>	<p>We apply multi-level data validation processes to minimise uncertainties and mitigate the risk of material misstatements. The use of digital data collection tools and internal quality controls enhances the reliability and consistency of our disclosures, supporting an accurate representation of the Group's emissions profile.</p>

GREENHOUSE GAS EMISSIONS – MEASUREMENT METHODOLOGY

Scope 1 emissions are derived using the fuel-based method and weight-based method, multiplied by relevant emission factors and Scope 2 emissions are derived using the location-based method, calculated by applying national grid emission factors to purchased electricity consumption.

Total emissions arising from business travel (Scope 3, Category 6) is derived using the distance-based, fuel-based or spend-based method, where mode-specific emission factors were applied to business travel activity data.

Total emissions arising from employee commuting (Scope 3, Category 7) is calculated using the average data method, using data on estimated commuting distances, transport modes, and frequency of travel based on employee surveys.



Employee commuting and business travel emissions are accounted for as Scope 3 emissions under the GHG Protocol

Energy and Carbon

[IFRS S2 29]

2025 Performance



Avoided **1,789 tCO₂e** through the purchase of green electricity under TNB's Green Electricity Tariff (GETs)



Championing residential solar adoption across our townships through the Community Renewable Energy Aggregation Mechanism (CREAM)



603 kWp of solar PV capacity deployed across nine assets, reducing **383 tCO₂e**

Scope 1 Emissions

1,029* tCO₂e



Scope 2 Emissions

19,290* tCO₂e

location-based

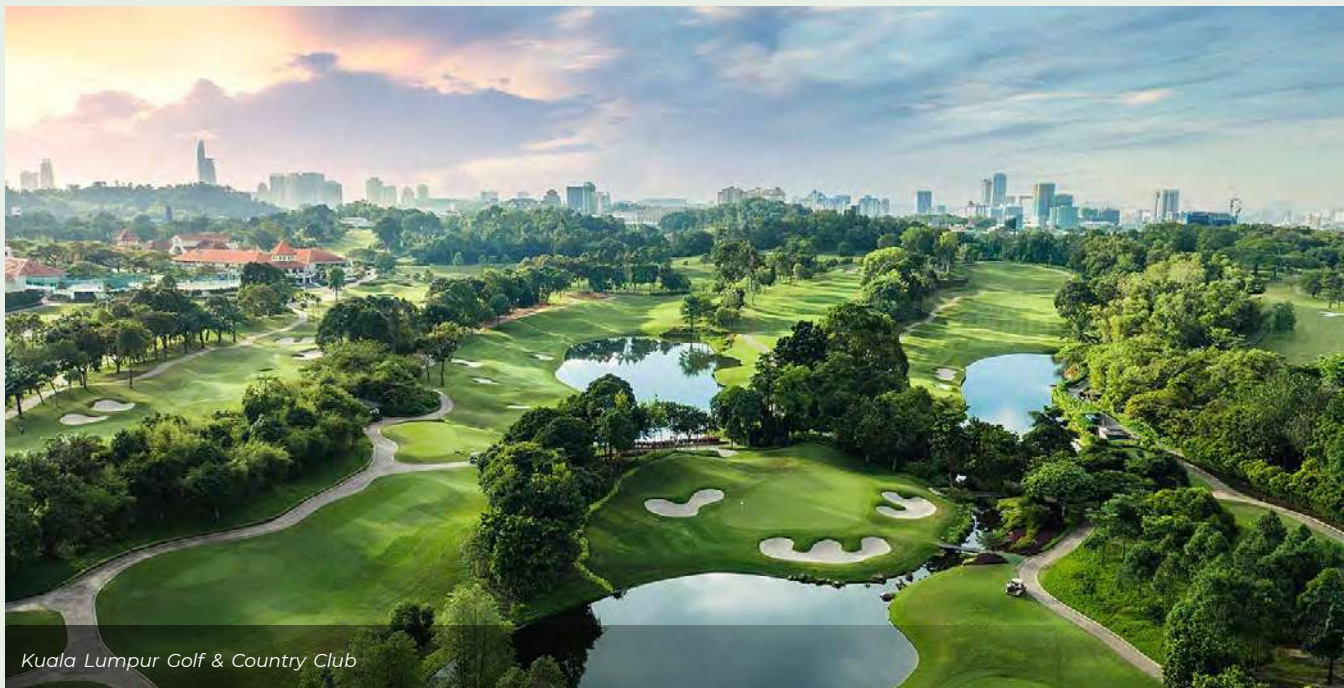


17,500 tCO₂e

market-based



* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.



Kuala Lumpur Golf & Country Club

Energy and Carbon

ROAD TO NET ZERO

Using 2023 as the baseline year, the updated baseline informed the Group’s decarbonisation priorities in 2025. Comprehensive GHG accounting identified Scope 2 emissions as the primary emissions hotspot. With insights to our emissions hotspots and guidance from our Sustainability Policy and Energy and Carbon Guidelines, the Group advanced a focused two-pronged approach as part of its Net Zero pathway.

1
Technology-based efforts

Focus on improving energy efficiency and increasing the use of renewable energy across our operations.

2
Nature-based solutions

Complement these measures through the protection and regeneration of green spaces within our developments.

TECHNOLOGY-BASED EFFORTS

Our decarbonisation pathway is structured across short and long-term horizons. In the short-term, the Group is driving energy efficiency through LED retrofits, equipment upgrades and sensor-based optimisation. Short-term efforts focus on integrating renewable energy through solar installations and the procurement of green electricity via the Green Electricity Tariff (GET) programme. Over the long-term, decarbonisation will be supported by strategic investments and partnerships, including participation in Malaysia's NETR flagship Community Renewable Energy Aggregation Mechanism (CREAM) initiative with Tenaga Nasional Berhad (TNB), which enables rooftop solar generation from residential homes to supply nearby commercial and industrial properties, beginning with the City of Elmina and supporting Malaysia's target to generate 70% renewable energy by 2050.

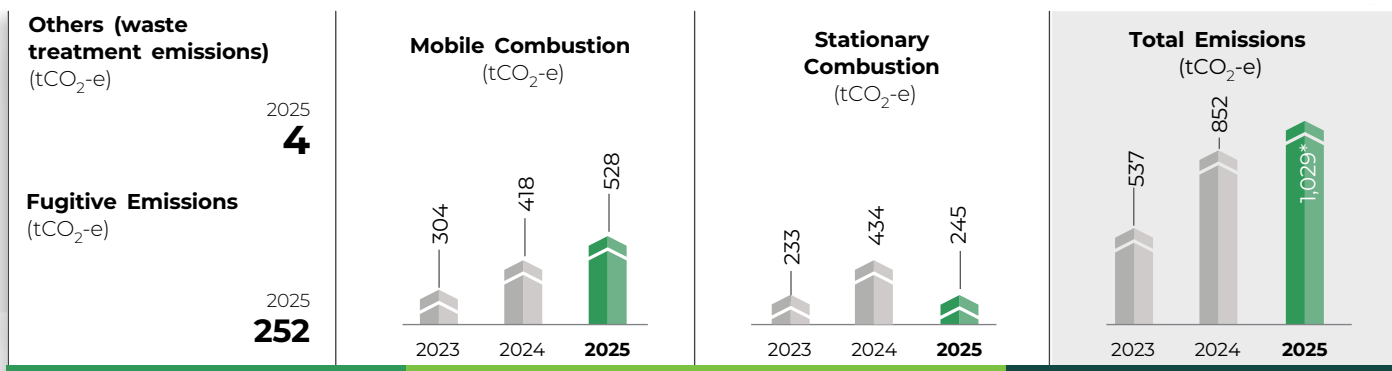
NATURE-BASED SOLUTIONS

Nature-based solutions (NbS) form an important part of our net-zero pathway by providing a practical and cost-effective approach to carbon removal. While technology-based efforts focus on reducing future emissions, NbS support the removal of residual emissions through the protection, restoration and enhancement of natural ecosystems that act as carbon sinks. Through processes such as carbon sequestration, these ecosystems absorb and store carbon in biomass and soil, while also delivering wider environmental and social co-benefits. Over the longer term, NbS will continue to support biodiversity regeneration, strengthen ecosystem resilience and help protect local communities against climate-related risks such as flooding, contributing to a more balanced, resilient and sustainable future.

METRICS AND TARGETS

Scope 1 DIRECT EMISSIONS [GRI 305-1]

In 2025, Scope 1 emissions increased by 21% to 1,029 tCO₂e. This rise was primarily driven by two factors: significant refrigerant refills following major air-conditioning repairs, and higher gasoline and LPG usage in the Leisure segment due to an increase in organised events. Additionally, we have also expanded our inventory in 2025 to include fugitive emissions and waste treatment emissions.



Scope 2 INDIRECT EMISSIONS [GRI 305-2]

Our largest source of emissions continues to be electricity consumption, which accounted for 19,290* tCO₂e (location-based). This was partially offset through our subscription to TNB's Green Electricity Tariff (GET), resulting in market-based emissions of 17,500 tCO₂e. Across our three business segments, the IAM segment remained the highest contributor at 10,218 tCO₂e, followed by the Leisure segment at 6,315 tCO₂e, and the Property Development segment at 2,757 tCO₂e.



In 2025, our total electricity consumption amounted to 24,921,964 kWh, equivalent to 89,719 GJ. To reduce our reliance on grid electricity and manage Scope 2 emissions, solar photovoltaic (PV) installations have been embedded as a standard practice across our developments, assets, and operations. Through these installations, we successfully avoided 383 tCO₂e in emissions. As of 2025, solar PV systems have been deployed across nine sites, delivering a combined installed capacity of 603 kilowatt-peak (kWp). These efforts reinforce our commitment to clean energy adoption and align closely with national and regional energy transition priorities, including Malaysia's NETR.

Total energy consumption is measured based on total of non-renewable energy consumption and total renewable energy consumption, where non-renewable energy arises from fuel usage and purchased electricity, while renewable energy arises from solar power generated. For fuel consumption, purchased fuel is converted from litres or kilograms to GJ using Gross Calorific Values (GCVs), sourced from UK DESNZ for the relevant fuels, whilst purchased electricity and solar power generated is converted from kilowatt-hours (kWh) to gigajoules (GJ), where the conversion factor is also sourced from UK DESNZ for consistency.

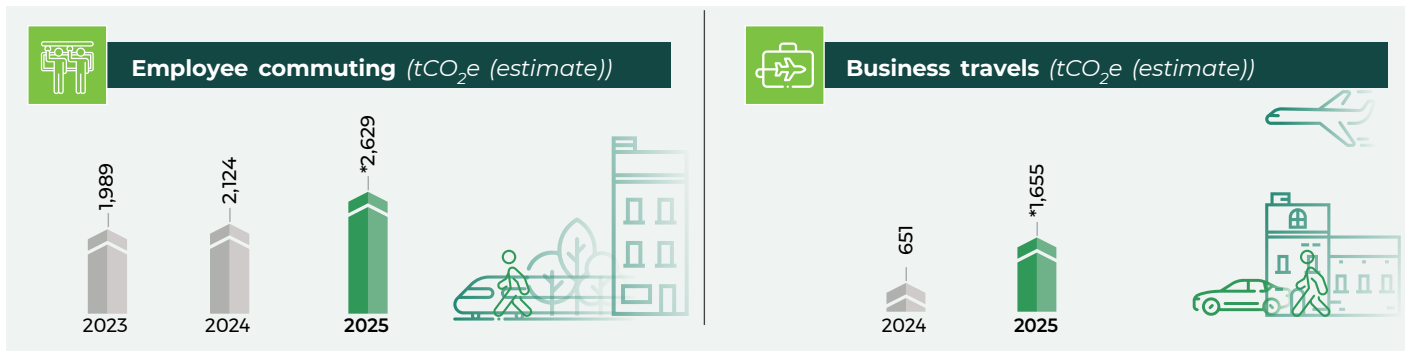
* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.

Energy and Carbon

Scope 3 OTHER INDIRECT EMISSIONS [GRI 305-3]

The Group continues to strengthen its understanding of Scope 3 emissions as part of a phased and measured approach. During the year, we identified the relevant high-level Scope 3 categories across our business activities, laying the groundwork for a consolidated Group-wide approach. In 2026, we will focus on establishing a detailed reporting framework and roadmap, including standardised methodologies and data collection processes across business units to ensure organisational readiness for comprehensive Scope 3 reporting.

Currently, our Scope 3 inventory comprises Category 6: Business Travel and Category 7: Employee Commuting. In 2025, total absolute emissions from these categories increased by 54.4% compared to 2024. The increase was driven by a combination of higher travel activity during the year and expanded reporting coverage for business travel data, resulting in a more comprehensive accounting of associated emissions. Transport-related emissions increased year-on-year, primarily due to workforce growth in 2025, contributing to higher overall travel demand. Emissions were further influenced by increased utilisation of fossil fuel-powered vehicles, particularly petrol and diesel cars.



* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.

ADVANCING SCOPE 3 TRANSPARENCY AND SUPPLY CHAIN GOVERNANCE

In 2025, we intensified our efforts to improve upstream data visibility by strengthening ESG awareness across our supply chain. These initiatives are essential for establishing a reliable Scope 3 emissions baseline and preparing our partners for future reporting requirements.

- 1

Environmental Responsibility

With the built environment contributing to a significant portion of global emissions, we aim to reduce our emissions and lessen our environmental impact, acknowledging our role in a larger ecosystem.
- 2

Business Sustainability

Understanding that climate change introduces both challenges and opportunities, we are adjusting our strategies and operations to enhance the resilience and sustainability of our portfolio.
- 3

Stakeholder Value Creation

Our initiatives in climate change adaptation are designed to meet the evolving expectations of our stakeholders, including investors, tenants and communities, aiming to create a positive impact socially and environmentally.
- 4

Contribution to Global Efforts

We are mindful of the role businesses play in addressing climate change and are focused on making contributions that support a sustainable future.

TECHNOLOGY-BASED INITIATIVES

Championing Residential Solar Adoption through CREAM



YAB Dato' Sri Haji Fadillah viewing Sime Darby Property's development model at the launch of the CREAM Residential Solar Project for the City of Elmina

Sime Darby Property, in collaboration with Tenaga Nasional Berhad (TNB), became the first company in Malaysia to implement solar energy generation under the National Energy Transition Roadmap (NETR) through the country's inaugural Community Renewable Energy Aggregation Mechanism (CREAM). Introduced by the Ministry of Energy Transition and Water Transformation (PETRA) in March 2025, CREAM enables community-based renewable energy generation by aggregating residential rooftop solar for use by nearby commercial and industrial consumers. Working with TNB's solar subsidiary, GSPARX Sdn Bhd, Sime Darby Property will lease rooftops from participating homeowners, beginning in the City of Elmina, to generate solar power distributed within a 5 km radius via TNB's network. The initiative was officially launched in September 2025 and represents a scalable model for residential solar adoption, public-private collaboration and wider access to green electricity.

Energy Optimisation at KL East Mall



Technical team conducting maintenance and inspections to ensure efficiency

In 2025, we accelerated our decarbonisation efforts through high impact technical upgrades and by fostering a stronger culture of energy efficiency across our operations. At KL East Mall, we improved operational performance by optimising the Air Handling Units (AHU), resulting in an estimated energy reduction of approximately 841 MWh for the year.

Rethinking Leisure Through a Sustainability Lens



Signing ceremony between KLGCC and Jebsen & Jessen Malaysia

Future-proofing an iconic venue like KLGCC requires more than maintaining world-class standards—it demands innovation, disciplined operations and a long-term sustainability mindset. Through a five-year partnership with Jebsen & Jessen Malaysia Sdn Bhd, KLGCC is deploying smart, data-driven turf and irrigation technologies to enhance efficiency and environmental stewardship while sustaining premium course quality. The collaboration moves beyond basic compliance by strengthening operational performance through more structured, technology-enabled management. It also supports energy and resource “decoupling” by improving visibility and control of day-to-day operational demands. Underpinning these efforts is a focus on “good energy habits”—small, consistent shifts in how the venue is managed—demonstrating that luxury and sustainability can go hand in hand.

Energy and Carbon

NATURE-BASED SOLUTIONS

Our net-zero pledge expands on our ongoing efforts to lower our carbon footprint by embedding sustainable practices into all areas of our projects and operations.



Sculpture at KL East Park Lookout Point

KL East Park

We integrate nature-based solutions into township planning to strengthen climate resilience and deliver long-term environmental value. Our approach was piloted at KL East Park, where forest regeneration was intentionally conserved and managed as part of the development.

To quantify the climate value of this approach, we commissioned an independent forest carbon stock assessment by PANTAS and the Forest Research Institute Malaysia (FRIM), using internationally recognised methodologies under Verra and REDD+ standards.

The study found that, as at July 2023, forest regeneration at KL East Park had:

- Stored 7,983 tonnes CO₂e in total carbon stock; and
- Sequestered an additional 345 tonnes CO₂e annually through ongoing biomass accumulation.

These findings demonstrate the role of regenerating urban forests as long-term carbon sinks, reinforcing our commitment to scaling nature-based solutions across our townships.



254.6 m of boardwalk allow communities to appreciate and learn on wetland ecosystem in BBR

Bandar Bukit Raja Wetland Townpark

Bandar Bukit Raja Wetland Townpark is designed as nature-based climate infrastructure integrated within the township. Covering approximately 180 acres, the interconnected wetland system can retain over 50,000 m³ of stormwater during extreme rainfall events, helping to attenuate peak runoff and reduce flood risk to surrounding areas.

In addition to climate adaptation benefits, the wetland supports water quality improvement, urban heat moderation, carbon storage in soils and vegetation, and biodiversity outcomes, with over 50 recorded bird species, including migratory waterbirds, informed by technical input from Wetlands International.



Taman Subang Ria

Scaling Nature-Based Solutions Across Our Townships

Building on our site-specific nature-based interventions, we accelerated tree planting across multiple townships to support our Net Zero pathway and reduce climate-related physical risks. In FY2025, our cumulative tree count increased by 23%, from 155,349 to 191,827 trees, reflecting a step-change in on-ground implementation.

This progress was driven by targeted restoration at the Elmina Urban Biodiversity Corridor, Taman Subang Ria and Hamilton Biodiversity Park, with planting programmes prioritising native and threatened species to enhance carbon sequestration, urban cooling and ecological connectivity.

Safeguarding Urban Biodiversity

FROM BUILDING FOUNDATION TO SCALING OUTCOMES

[GRI 3-3]

2025 Performance



Assessed **89.4%*** of operations for biodiversity risks



Asia Pacific's first property developer

verified under the Preferred by Nature Ecosystem Restoration Standard



191,827 trees planted since 2011, including **38,874** Endangered, Rare and Threatened (ERT) species



2.1 km Elmina Urban Biodiversity Corridor (EUBC) completed, with nearly **3,000** trees planted



Achieved a **13.4%** increase in recorded flora species across our developments, increasing from a 2024 baseline of **291** species.



135% increase in reptile and amphibian species recorded across our developments, from a 2023 baseline of **39** species

* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.



Restoration of Sungai Subang riparian zone as part of the Elmina Urban Biodiversity Corridor initiative with local communities

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Safeguarding Urban Biodiversity

ADVANCING OUR URBAN BIODIVERSITY JOURNEY

[GRI 101-1A; GRI 101-1B]

Urban Biodiversity is one of the four strategic pillars of our Sustainability Strategy and Roadmap (SSR2030). Our ambition is clear: to evolve into a Net-positive Biodiversity real estate company by 2030. Over the past year, Sime Darby Property has continued to strengthen the integration of biodiversity across our developments, advancing beyond policy commitments towards deeper on-ground implementation, expanded ecological assessments, and enhanced monitoring frameworks.

To achieve this, we have anchored our commitment to halting and reversing nature loss through our Avoid-Regenerate-Conserve (ARC) approach. This framework ensures that biodiversity is not an afterthought, but a systematic priority integrated across the entire development lifecycle—from initial site screening and impact assessments to active restoration and long-term stewardship.

Our efforts are guided by the Sime Darby Property Urban Biodiversity Guideline and Framework, which is aligned with national priorities and the Kunming-Montreal Global Biodiversity Framework. This provides a structured basis for integrating biodiversity considerations into township planning and implementation, and for tracking and measuring progress in a transparent and consistent manner.

For more information on our alignment to national and global framework, please refer to SDP Sustainability Report 2024 (page 57).

2025 KEY TAKEAWAYS:

GOVERNANCE

Institutionalising Nature-First Guidelines

In 2025, we strengthened our governance approach by incorporating Urban Biodiversity into our Group sustainability strategy and roadmap. This was supported by the introduction of internal guidelines to guide the consideration of biodiversity elements in placemaking and landscape design, enabling biodiversity to be taken into account earlier in the development process.

STRATEGY

Advancing Implementation to 2030

Following the establishment of our sustainability direction, we are developing a phased implementation plan to guide delivery through to 2030. This approach focuses on embedding ecosystem restoration and stewardship into township planning and management, with the aim of supporting ecological connectivity and long-term resilience across our developments.

RISK & IMPACT MANAGEMENT

Piloting Nature Risk Assessment Tools

In 2025, we began piloting data-enabled tools to strengthen our understanding of nature-related dependencies and impacts across selected developments. Insights from these pilots will inform how nature-related risks are considered within our broader Enterprise Risk Management (ERM) processes and support the ongoing refinement of our biodiversity management approach.

TARGETS & METRICS

Establishing Performance Baselines

We have begun establishing baseline data and performance indicators to support the monitoring of biodiversity-related activities across priority assets. These baselines provide a reference point for tracking progress over time and support transparent reporting of conservation and restoration efforts.




THE ARC (AVOID, REGENERATE, CONSERVE) FRAMEWORK

Sime Darby Property integrates biodiversity considerations into its development strategy to manage nature-related risks and impacts associated with urban development. In line with our Sustainability Policy and commitment to zero rainforest removal, all developments are undertaken within our existing land bank of previously cultivated plantation land.

Our biodiversity mitigation approach is guided by the ARC framework—Avoid, Regenerate, and Conserve. This structured, science-based framework prioritises the avoidance of ecologically sensitive areas, the regeneration of degraded landscapes to restore ecosystem function, and the conservation of existing ecosystems where development is unavoidable.



Lesser short-nosed fruit bat, a key pollinator and seed disperser, recorded at KLCC.

 AVOID	 REGENERATE	 CONSERVE
<p>Our approach embeds biodiversity considerations into project planning through the use of site-specific ecological data to prevent impacts before they occur. Site boundaries are mapped early against sensitive habitats, including forest reserves and wetlands, to identify key ecological constraints.</p> <p>Early biodiversity screening and rapid site assessments are then used to determine areas to be avoided and species requiring protection. These findings inform the scope of assessment required—ranging from Environmental Impact Assessments (EIA) to specialised Biodiversity and Ecosystem Services Assessments (BESA)—ensuring material risks are identified and managed from the outset.</p>	<p>Projects are designed to restore and enhance nature within our townships by embedding biodiversity objectives from the outset. Early goals—such as protecting core habitats and maintaining wildlife connectivity—guide planning toward positive ecological outcomes.</p> <p>These principles are integrated into masterplanning through collaboration between ecologists, planners, and architects, ensuring buffers, corridors, and green spaces are strategically designed to support local wildlife. Design intent is then translated into construction requirements, including targeted planting strategies and on-site wildlife protection measures.</p>	<p>Biodiversity outcomes are governed through clear accountability and continuous oversight. Agreed actions are embedded into project documentation, contractor scopes, and budgets, with performance tracked against defined Key Performance Indicators (KPIs).</p> <p>Baseline data is established and ecological supervision is maintained during construction to monitor delivery and respond to changing site conditions through adaptive management. Performance is measured using the UB Baseline Report and the SDP Biodiversity Index to inform Biodiversity Action Plans. Outcomes are consolidated for internal review and external assurance, supporting transparent sustainability reporting.</p>

Safeguarding Urban Biodiversity

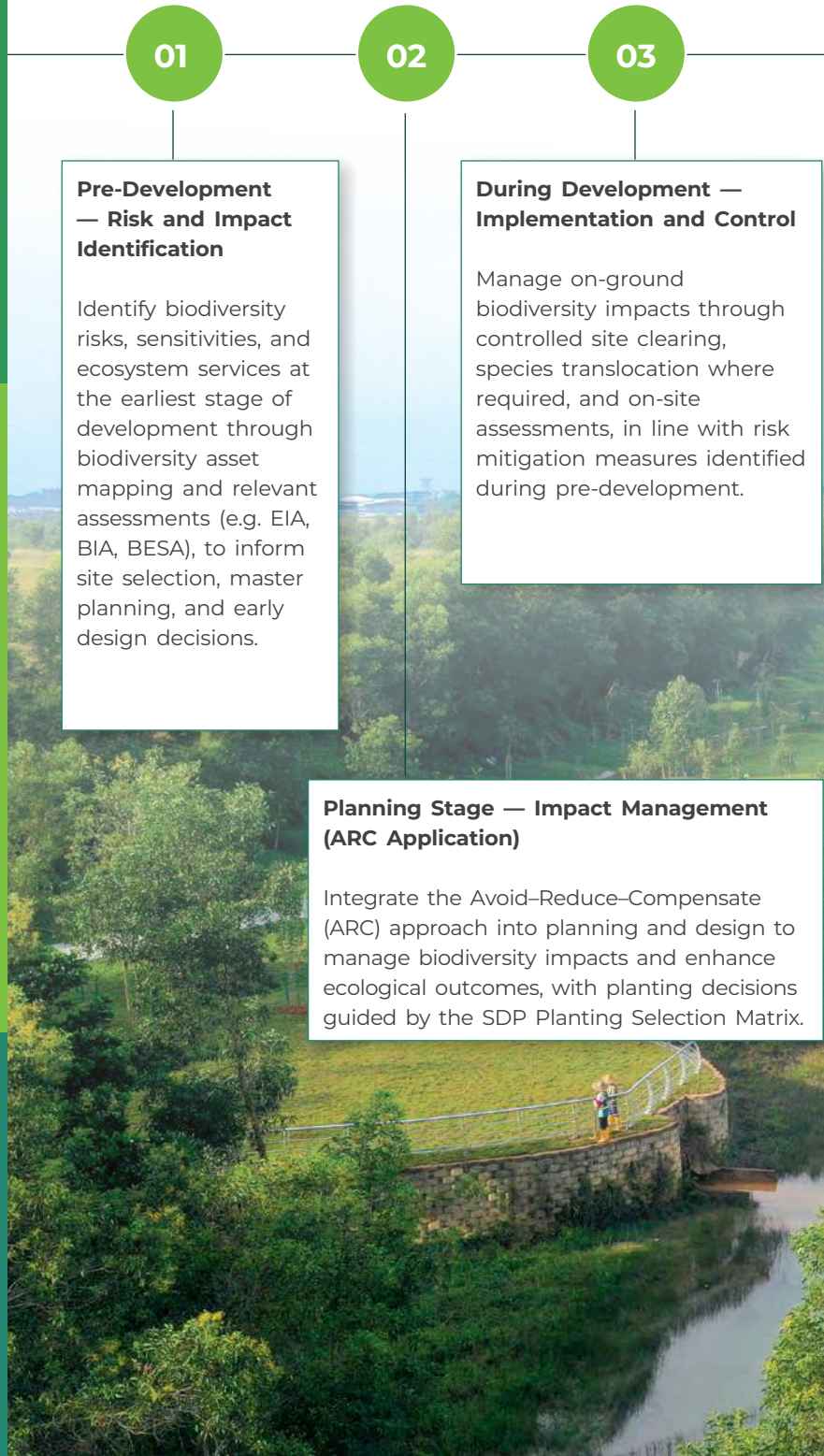
BIODIVERSITY MANAGEMENT PROTOCOL

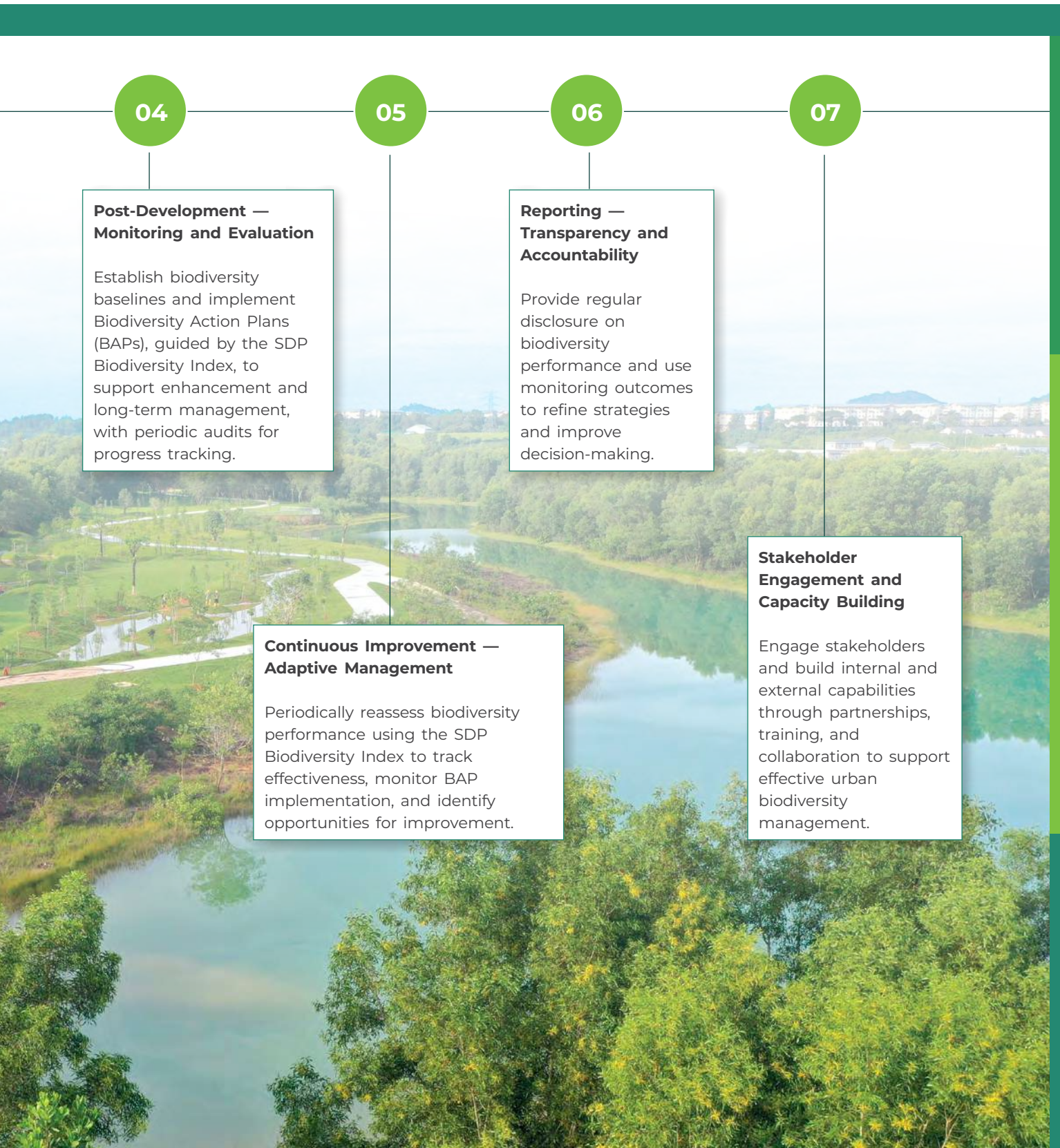
Our developments are built predominantly on former oil palm plantations—land that has undergone significant ecological change over time. This reality informs our approach to biodiversity, where the priority is not only to limit further impact, but to restore ecological function where possible.

Given the scale of our land bank, biodiversity management is a material consideration for Sime Darby Property. It influences how we plan our townships, safeguard biodiversity-rich areas, and regenerate degraded ecosystems in ways that enhance environmental resilience and community well-being.

Our Biodiversity Management Protocol provides a consistent, end-to-end framework across the project lifecycle. From early assessments to on-the-ground implementation, monitoring, and reporting, the protocol ensures biodiversity risks and opportunities are systematically considered. Aligned with our Net Zero ambitions, it supports long-term value creation while strengthening our stewardship of natural capital.

SIME DARBY PROPERTY'S BIODIVERSITY MANAGEMENT PROTOCOL





04

**Post-Development —
Monitoring and Evaluation**

Establish biodiversity baselines and implement Biodiversity Action Plans (BAPs), guided by the SDP Biodiversity Index, to support enhancement and long-term management, with periodic audits for progress tracking.

05

**Continuous Improvement —
Adaptive Management**

Periodically reassess biodiversity performance using the SDP Biodiversity Index to track effectiveness, monitor BAP implementation, and identify opportunities for improvement.

06

**Reporting —
Transparency and
Accountability**

Provide regular disclosure on biodiversity performance and use monitoring outcomes to refine strategies and improve decision-making.

07

**Stakeholder
Engagement and
Capacity Building**

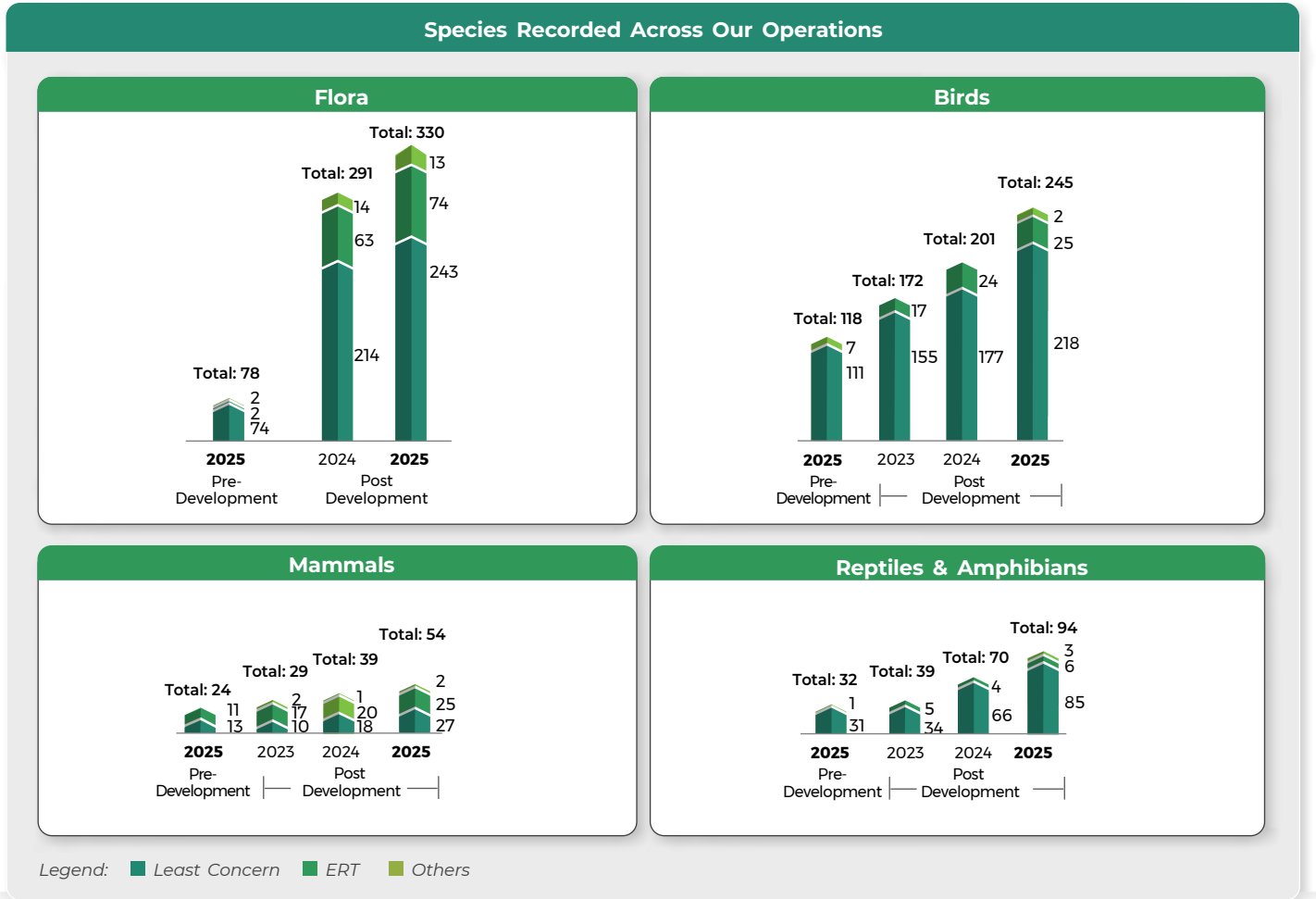
Engage stakeholders and build internal and external capabilities through partnerships, training, and collaboration to support effective urban biodiversity management.

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Safeguarding Urban Biodiversity

MEASURING OUR NATURE-POSITIVE PROGRESS [GRI 101-1(C)]

We track nature-positive progress by measuring changes in biodiversity across our townships. Our 2025 species monitoring results indicate positive ecological responses to habitat restoration, native planting, and regular ecological assessments, providing evidence of improving biodiversity outcomes within our developed landscapes.



Endangered, Rare and Threatened (ERT) which comprises the following categories of the IUCN Red List: Critically Endangered, Endangered, Vulnerable and Near Threatened. Please see Environmental Performance on Urban Biodiversity at page 155 for a detailed breakdown.

SPECIES MONITORING: NATURE IS RESPONDING

Our progress toward net positive biodiversity outcomes is driven by a deliberate shift from conventional landscaping to habitat-led planning anchored in large-scale tree diversification. Species monitoring data across our developments shows a clear ecological response to this approach.

Floral diversity increased from 291 species in 2024 to 330 species in 2025, including species within threatened categories, reflecting the transition toward native and ecologically functional planting. This was supported by a sustained increase in tree planting, from approximately 155,000 trees in 2022 to 191,827 trees cumulatively by 2025, with a growing proportion of native species.

As vegetation structure matured, layered canopies, improved food availability, and connected green corridors began to function as ecological infrastructure. This translated into measurable gains in fauna diversity. Between 2023 and 2025, bird species richness increased from 172 to 245 species, mammal species from 29 to 54, and herpetofauna from 39 to 94. These trends indicate that habitat quality—not just quantity—is improving, enabling wildlife recolonisation and supporting more resilient urban ecosystems.

TOWNSHIP BIODIVERSITY BASELINE REPORTS

To build responsibly, we need to understand the land we work on. In 2025, we completed Urban Biodiversity Baseline Reports for four key townships: Elmina East, Elmina West, Bandar Bukit Raja, and KL East Park. These assessments will be progressively expanded across our developments to establish township-specific baselines and inform appropriate actions.

01

Understanding the Starting Point

These reports provide a scientific picture of ecological conditions before or during development. Using the SDP Biodiversity Index (SDP-BI), we assess existing environmental features, identifying both ecological value and areas where intervention is needed. This helps us recognise what nature is already providing and what may be lost or strengthened through development.

02

Turning Insight into Action

Baseline findings are translated into Biodiversity Action Plans (BAPs), guiding practical decisions on the ground. These plans help our teams prioritise where restoration is most needed, safeguard existing habitats and water systems, and determine how biodiversity should be monitored as townships evolve.

03

Tracking Progress Over Time

Establishing clear baselines allows us to measure change, not just intent. By monitoring outcomes against these starting points, we can understand how development decisions influence nature over time. This approach supports honest reporting, continuous learning, and steady progress toward our Net Positive Biodiversity commitment.



Safeguarding Urban Biodiversity

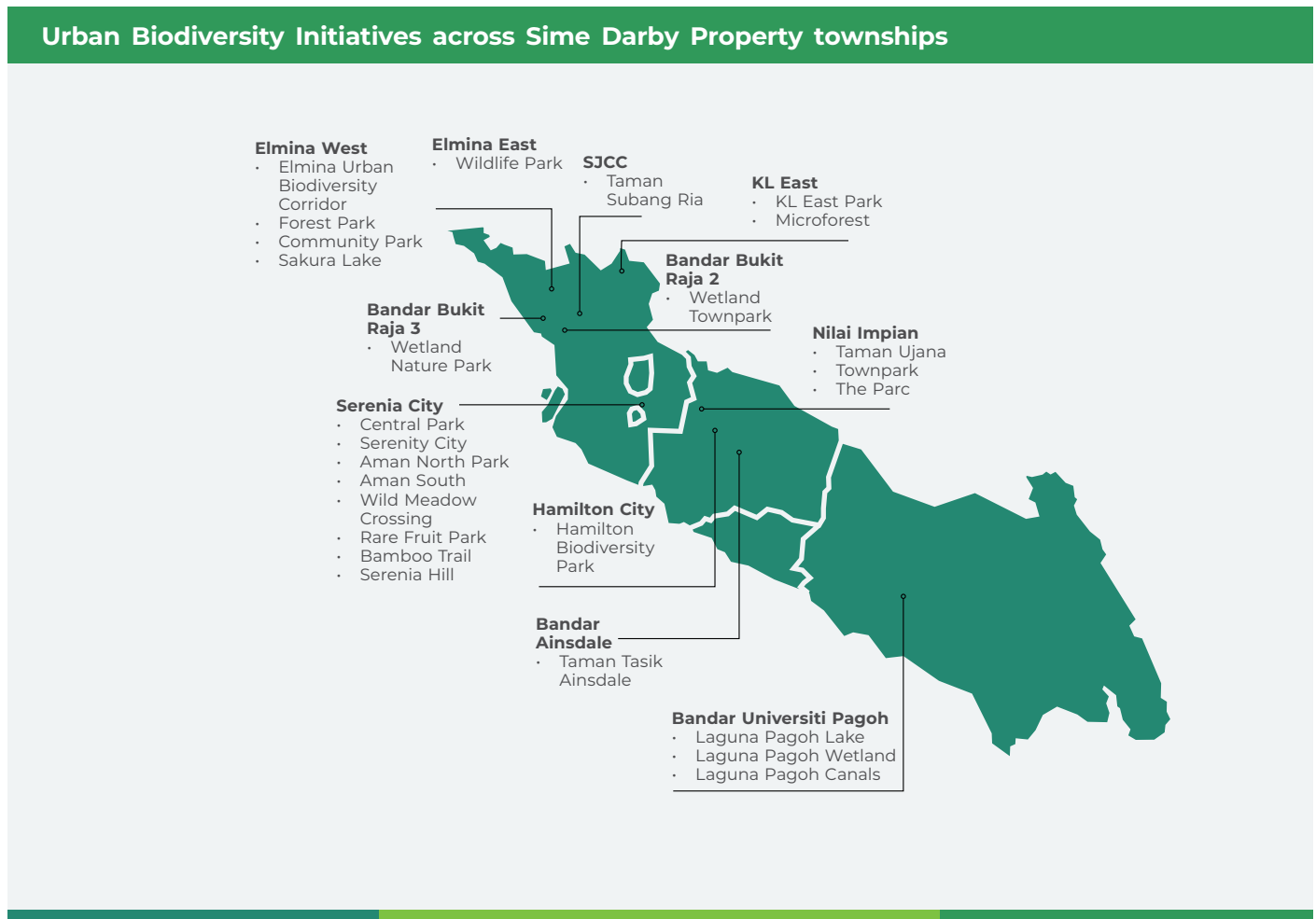
In advancing our Net-Positive Biodiversity target by 2030, we are progressively transforming conventional green spaces into ecologically functional urban biodiversity habitats across our developments. This is achieved through the regeneration of urban parks guided by ecosystem-based design principles integrating both macro- and microhabitats. These include the incorporation of water bodies and diversification of flora to establish multi-layered vegetation structures informed by our SDP Planting Selection Matrix. To further strengthen habitat quality and ecological resilience, we have increased our tree-planting commitment from 160,000 to 250,000 trees by 2030, of which 50,000 are classified as Endangered, Rare, and Threatened (ERT) species.

In parallel, we have set an ambitious internal target of allocating at least 15% green space per township by 2030, exceeding the typical industry benchmark of 10%. This expanded provision of green-blue infrastructure ensures sufficient spatial capacity to support ecosystem functionality, improve connectivity, and deliver essential ecosystem services such as climate regulation, recreation, and biodiversity conservation.

Our efforts in restoring and enhancing urban biodiversity habitats have received external recognition:

- **Elmina Central Park (Forest Park)** - designated as a Level II Arboretum by The Morton Arboretum.
- **Hamilton Biodiversity Park** - verified under the Ecosystem Restoration Standard by Preferred by Nature,
- **Kuala Lumpur Golf & Country Club** - certified under the Audubon Cooperative Sanctuary Programme for sustainable golf course management.

The map below illustrates our key parks and green spaces across developments, highlighting areas where urban biodiversity is actively supported and where critical ecosystem services are delivered to surrounding communities.



RESTORATION AND CONSERVATION PROGRESS

As part of our commitment to achieving our Net-Positive Biodiversity target, we continued to expand our restoration and conservation initiatives across our developments and surrounding landscapes in 2025.

External Validation & Certification

- Our commitment to quality is confirmed by international environmental experts:
- Elmina Central Park (Forest Park): Recognised as a Level II Arboretum by the Morton Arboretum.
- Hamilton Biodiversity Park: Verified for its Ecosystem Restoration efforts by Preferred by Nature.
- KLGCC: Certified under the Audubon Cooperative Sanctuary Programme for sustainable golf course management.

HAMILTON BIODIVERSITY PARK: A SCIENCE-LED RESTORATION JOURNEY



Planting of 1,500 trees with staffs and external stakeholders



FPIC engagement with indigenous communities and external stakeholders



Ecosystem Restoration certificate issued by Preferred by Nature

The Vision: From Plantation to Forest

Hamilton Biodiversity Park (HBDP) is a 284-acre project transforming a former oil palm plantation into a thriving ecosystem. Strategically located next to the Galla Forest Reserve, HBDP aims to restore ecological complexity and create a vital “green link” for wildlife.

The Science: Building a Data-Driven Foundation

We partnered with researchers from several universities to conduct a Comprehensive Biodiversity and Ecosystem Services Assessment (BESA). This study mapped the terrain, identified sensitive habitats, and established the scientific baseline required for long-term conservation zoning.

The Strategy: Restoration in Action

In 2025, we commenced restoration by planting 1,500 native trees across 52 species. To ensure success, we are testing three scientific methods—Miyawaki, Framework Species, and Maximum Diversity—to determine the most effective way to rebuild the forest at scale.

The Community: Inclusive Stewardship

People are at the heart of our restoration. We conducted Free, Prior and Informed Consent (FPIC) engagements with seven local communities, including two Orang Asli villages. This ensures our planning is inclusive and fosters a shared sense of ownership.

The Milestone: Asia-Pacific Leadership

We participated in biodiversity-related certification through the Ecosystem Restoration Standard verification by Preferred by Nature for Hamilton Biodiversity Park (HBDP), demonstrating the pilot application of restoration standards in an urban context. Sime Darby Property is the first property developer in Asia-Pacific to reach this milestone, with full certification expected in February 2026.

The Road Ahead

Moving forward, we will finalise the masterplan, establish an on-site native species nursery, and use the insights gained from Hamilton to accelerate our goal of becoming Net Positive Biodiversity across all our townships by 2030.

Safeguarding Urban Biodiversity

ELMINA URBAN BIODIVERSITY CORRIDOR (EUBC): CONNECTING NATURE

The EUBC is a dedicated "green highway" designed to restore the riverbanks (riparian zones) and create a safe passage for wildlife in Elmina. This project shows how we are turning degraded river areas into thriving natural habitats.



Volunteers supporting restoration efforts at the Elmina Urban Biodiversity Corridor through the MyGeoFarm plot survey.

1. 2025 Growth & Progress

This year, we focused on expanding the corridor using the Framework Species Method—planting specific native trees that attract wildlife which helps the natural regeneration process.

- New Planting: 1,023 native trees added this year.
- Total Impact: To date, we have planted 3,248 trees covering 1.1 kilometres of the river corridor.
- 100% Native: We use only local tree species to ensure the ecosystem is healthy and authentic.

2. Community Stewardship

Conservation is a team effort. We invite our residents and the public to help us plant, fostering a sense of pride and ownership in the environment.

- 2025 Participation: 229 community members joined our planting events.
- Total Engagement: Over 670 people have participated in building this corridor since it began.

3. Award-Winning Impact

Our work at Elmina has received national recognition, winning the Silver Award for Biodiversity Conservation at the ESG Positive Impact Awards. This confirms that our restoration methods meet high environmental standards.



The SDP team with the Chief Operating Officer, Integrated Development, Datuk Mohd Idris Abdullah (centre), holding the ESG Positive Impact Award for the Elmina Urban Biodiversity Corridor.

The Road Ahead

We will continue expanding the corridor into the Wildlife Park and will use long-term monitoring to track how quickly the birds and animals are returning to the area.

TAMAN SUBANG RIA: REVITALISING AN URBAN REFUGE



Planting of native tree saplings with local communities as restoration efforts in Taman Subang Ria

1. Ensuring Safety and Tree Health

To safeguard visitors and ensure the long-term health of the park, we conducted a professional health assessment of 719 mature trees. The assessment enabled us to identify and treat high-risk trees to manage safety risks effectively, while also providing insights into the ecological value of older trees that play an important role in supporting local wildlife.

2. Restoring the Habitat

To replace trees that were removed and to improve the park's biodiversity, we have launched new planting initiatives:

- **Native Diversity:** Planted 180 trees from 54 different local species.
- **Community Forest:** We started a Miyawaki forest—a dense, fast-growing mini-forest—with help from local residents to speed up the return of nature.

3. A Sanctuary for Wildlife

Although located in the heart of the city, the park remains an important refuge for wildlife. Monitoring efforts have recorded a rich diversity of birds, mammals and herpetofauna, including rare and threatened species.

The Road Ahead

We are committed to sustainable park management. By combining science with community participation, we ensure Taman Subang Ria remains a safe, beautiful, and biodiverse space for generations to come.

Safeguarding Urban Biodiversity

**BALANCING NATURE
CONSERVATION AND BUSINESS
GROWTH**
[GRI 101-2]

As a property developer, our activities depend on natural systems such as land, water, climate stability, and ecosystem services. At the same time, development can place pressure on these systems if not carefully managed. Recognising this interdependence, we are strengthening the way nature-related considerations are embedded into our business planning and decision-making.

In line with emerging global practice, we are aligning our approach with the Taskforce on Nature-related Financial Disclosures (TNFD). This enables us to systematically identify how our operations depend on nature, where development activities may create risks or impacts, and how these factors could influence long-term business resilience and value creation. Our focus is on avoiding and reducing biodiversity impacts while managing nature-related risks alongside other material sustainability considerations.

Our LEAP Approach

We apply the TNFD LEAP approach to guide how nature-related issues are identified and addressed across the development lifecycle. This structured process helps us Locate areas of interaction with nature, Evaluate dependencies and impacts, Assess associated risks and opportunities, and Prepare appropriate management responses. Through this approach, biodiversity considerations are integrated into financial, operational, and risk management processes, supporting informed decisions that balance development needs with the responsible stewardship of natural capital.

L
LOCATE

L1 & L4 — Business footprint and sector interface

Our business activities span multiple townships and development assets across Malaysia, covering the full development lifecycle—from early planning and construction through to long-term township management. This breadth shapes how we assess, manage, and monitor environmental and biodiversity impacts over time.

L2 — Nature interface

We conduct asset-level mapping using available internal and external data to understand how our developments interact with surrounding ecosystems.

L3 — Priority location identification

Locations are prioritised based on ecological sensitivity, proximity to natural habitats, biodiversity considerations, and potential development impacts, informed by biodiversity baseline and impact assessment processes (refer to Annual Performance Data for identified locations).

E
EVALUATE

E1 - Environmental assets & ecosystem services

In the course of property development, we identify environmental assets and existing ecosystem services through Environmental Impact Assessments (EIAs) and Biodiversity Impact Assessments.

E2, E3 & E4 — Dependencies & impacts (including size and scale)

Dependencies and potential impacts are assessed at the township level using the same tools, covering water bodies within and around developments as well as soil conditions. At selected locations, Biodiversity and Ecosystem Services Assessments (BESAs) are conducted to inform ecosystem services considerations.

ASSESS

A1 — Risk identification and assessment

Nature-related risks and opportunities are identified and prioritised using the same tools, based on the outcomes of the Locate and Evaluate stages.

A2 — Existing risk mitigation and management

Mitigation measures are applied through the ARC approach, integrating biodiversity considerations into planning, design, and project implementation.

PREPARE

Strategy And Resource Allocation

P1 — Strategy and resource allocation

Biodiversity considerations are incorporated into SSR2030, the Urban Biodiversity Framework, and development planning processes to inform decision-making and resource allocation.

P2 — Performance measurement

We set biodiversity targets aligned with SSR2030 and monitor progress using indicators such as the SDP Biodiversity Index, biodiversity baseline studies, restoration progress, and species monitoring across our portfolio.

Strategy And Resource Allocation

P3 — Reporting

Biodiversity disclosures aligned with GRI 304, GRI 101, CDP and FTSE are strengthened through our Sustainability Report and governance reporting processes.

P4 — Presentation

Nature-related information is communicated through sustainability reporting, stakeholder engagement, and governance platforms, including the Management Sustainability Committee (MSC) and Board Sustainability Committee (BSC).



Little Egret foraging near Elmina Twin Lakes. Photo taken by Izereen Mukri, Ecologist, Sime Darby Property

Safeguarding Urban Biodiversity

DRIVING NET-POSITIVE BIODIVERSITY THROUGH RESPONSIBLE DEVELOPMENT

INTEGRATING BIODIVERSITY CONSIDERATIONS INTO EARLY-STAGE PLANNING



Our collaborating researcher conducting camera-trap assessment to document mammal species in our operational sites.

Biodiversity considerations are integrated into our development planning through Environmental Impact Assessments (EIAs), conducted in engagement with regulators, local authorities and environmental agencies to identify, manage and mitigate potential impacts. In 2024, we strengthened this approach by introducing Biodiversity Impact Assessments (BIAs) for selected new projects as part of our environmental due diligence. Used alongside EIAs, BIAs provide site-specific baseline data on flora, fauna and habitats, enabling a clearer understanding of biodiversity risks and dependencies.

At townships such as Bandar Bukit Raja 3, Planters West and Bandar Ainsdale, BIAs were applied during early planning stages to assess existing ecological conditions and potential development impacts. Findings informed design discussions, including site layout, retention of sensitive areas and consideration of ecological connectivity within the development footprint. While outcomes will continue to be monitored over time, this process has improved the quality of decision-making prior to construction.

We recognise that integrating biodiversity into urban development is an ongoing process. Through engagement with ecological specialists and regulators, and by refining assessment practices, we are strengthening our ability to manage biodiversity-related risks while supporting development.

RESTORING ECOLOGICAL BALANCE IN URBAN WATERWAYS



Invasive fish removal programme with the local communities in City of Elmina.

To better understand biodiversity risks within our urban freshwater systems, we conducted a pilot invasive species baseline assessment at City of Elmina. The assessment identified ecological pressures within several water bodies, including the dominance of non-native fish species, which may pose risks to native biodiversity and ecosystem stability.

In response, a pilot intervention was implemented to address these findings. This included the structured removal of identified invasive species and the reintroduction of 4,710 native fish to support ecosystem recovery.

Community engagement formed part of the approach, with a fish-removal activity and knowledge-sharing session conducted in collaboration with university and NGO partners to build local awareness of freshwater ecosystem management.

The pilot has established an initial ecological baseline to support ongoing monitoring and inform future invasive species management and habitat enhancement measures within Elmina. Outcomes will continue to be observed over time, contributing to a more informed and adaptive approach to managing biodiversity-related risks in urban water bodies.

STRENGTHENING BIODIVERSITY RISK OVERSIGHT



Biodiversity risk assessment include physical monitoring of ecosystem prior to any development.

The percentage of projects assessed for biodiversity risks is calculated based on the number of projects or assets that have undergone biodiversity risk assessment at the end of the reporting year, against the total number within the reporting boundary. Biodiversity risks are identified prior to development through established processes. Where applicable, data is extracted from Environmental Impact Assessments (EIA) using an internal checklist adapted from the Chartered Institute of Ecology and Environmental Management (CIEEM) framework, or derived from Biodiversity Impact Assessments (BIA) at the pre-development stage, providing a structured evaluation of impacts on habitats, species and ecosystem functions.

Percentage (%) =

$$\frac{\text{Number of existing projects or assets assessed for biodiversity risks as at the end of reporting year}}{\text{Total number of projects or assets at the end of reporting year}} \times 100$$

In 2025, we expanded the scope of biodiversity risk assessments to include selected existing operations and completed assets not subject to mandatory environmental assessment requirements. As a result, coverage shifted from 90.3% to 89.4%*, reflecting an expanded dataset rather than a reduction in oversight.

MONITORING SPECIES POTENTIALLY AFFECTED BY OUR OPERATIONS



Southeast Asian Box Turtle, an endangered species recorded in one of our urban parks. Photo by Izereen Mukri, Ecologist, Sime Darby Property.

The total number of species affected is determined through comparative mapping of pre- and post-development biodiversity inventories across four taxa: flora, avifauna, mammals and herpetofauna at each township. The assessment is based on species occurrence records, where presence is compared across both phases to derive the total number affected. Pre-development inventories are obtained from Environmental Impact Assessments (EIA) and Biodiversity Impact Assessments (BIA), representing baseline conditions. Post-development assessments are conducted upon completion of development phases, allowing time for ecological recovery, and are undertaken by in-house ecologists or qualified consultants, with identification validated by independent specialists registered with the Department of Environment.

Fauna: Species recorded in both phases are “not affected”, while species present pre-development but not detected post development are “affected”. Where post-development data is not available, pre-development species continue to be “affected” until presence is verified through monitoring, ensuring potentially impacted species remain within the scope of assessment and management.

Flora: All species recorded during the pre-development phase are classified as “affected”, as development typically involves clearing existing oil palm-dominated vegetation. These baseline plant communities are then replaced through landscape replanting using more ecologically functional, predominantly native species. As the new vegetation requires time to establish, pre-development species remain categorised as “affected”, while ongoing planting and monitoring support the recovery of biodiversity value over time.

All identified species are cross-referenced against the International Union for Conservation of Nature (IUCN) Red List and relevant national lists to determine conservation status, in line with GRI 304 requirements, and are subject to external validation. In 2025, species identified as “affected” increased from 71 to 219*, reflecting this precautionary approach and expanded assessment coverage. This reduces the risk of under-reporting while informing the prioritisation of follow-up assessments and targeted conservation actions.

* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on pages 166 and 167 of the Sustainability Report 2025.

Safeguarding Urban Biodiversity

PARTNERING WITH SCIENTIFIC AND TECHNICAL EXPERTS

We work with external scientific and technical partners to strengthen the credibility and effectiveness of our biodiversity conservation and ecosystem restoration efforts. These collaborations support evidence-based decision-making and enhance our ability to assess, manage and reduce biodiversity-related risks and impacts.

In 2025, we renewed our partnership with the Tropical Rainforest Conservation & Research Centre (TRCRC) for a further five years. This collaboration supports the operation of our tree nursery and community planting initiatives in the City of Elmina, contributing to longer-term habitat restoration efforts.

We also engage specialised organisations to address specific ecological priorities. Wetlands International provides technical expertise to support the restoration and management of lakes and freshwater systems, while the Forest Research Institute Malaysia (FRIM) supports scientific measurement of carbon sequestration from tree planting initiatives, contributing to our nature-based climate mitigation efforts.



Working with partners from Universiti Tun Hussein Onn Malaysia (UTHM), Universiti Malaysia Kelantan (UMK), Nature Sustainable Ecosystem Society (NEST) and Citizen Scientist to address invasive species issues across our townships

In addition, we collaborate with five Malaysian universities to conduct biodiversity surveys and develop long-term management plans for selected parks and green spaces. These partnerships strengthen baseline data, monitoring and adaptive management across our townships.

BUILDING EXPERTISE FOR A GREENER FUTURE

Effective biodiversity management requires appropriate skills and awareness across our operations and supply chain. In 2025, the Group implemented targeted capacity-building programmes for employees, consultants and contractors to support consistent integration of biodiversity considerations throughout the project lifecycle.

2025 Training Highlights:

<div style="background-color: #2e8b57; color: white; border-radius: 50%; width: 40px; height: 40px; margin: 0 auto; display: flex; align-items: center; justify-content: center; margin-bottom: 10px;">1</div> <p>Assessment Tools:</p> <p>20 participants</p> <hr style="width: 80%; margin: 0 auto;"/> <p>were trained to use biodiversity assessment tools to strengthen integration into project decisions.</p>	<div style="background-color: #2e8b57; color: white; border-radius: 50%; width: 40px; height: 40px; margin: 0 auto; display: flex; align-items: center; justify-content: center; margin-bottom: 10px;">2</div> <p>Invasive Species:</p> <p>38 participants</p> <hr style="width: 80%; margin: 0 auto;"/> <p>were trained to identify and manage alien invasive species with support from scientists and NGOs.</p>	<div style="background-color: #2e8b57; color: white; border-radius: 50%; width: 40px; height: 40px; margin: 0 auto; display: flex; align-items: center; justify-content: center; margin-bottom: 10px;">3</div> <p>Planting Strategy:</p> <p>57 participants</p> <hr style="width: 80%; margin: 0 auto;"/> <p>including consultants and contractors, were aligned on species selection and restoration practices to support ecological outcomes.</p>
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These initiatives support clearer accountability across departments, from planning through construction, and improve early identification of biodiversity-related risks. By strengthening internal and supply-chain capability, we are building a more nature-literate workforce to support effective risk management and evolving regulatory and disclosure expectations.

Circularity







[GRI 306-3, 306-4, 306-5]



The KL East Sales Gallery facilitates the recycling of PET bottles, plastics, and aluminium cans through the KLEAN system to support waste diversion efforts.

Our commitment to circularity remains an important pillar of our sustainability agenda, alongside our aspiration to become a zero-waste-to-landfill organisation. As we advance this ambition, areas such as legacy linear practices, data consistency, and stakeholder awareness have highlighted opportunities to strengthen how waste is managed across our operations. In response, the transition from manual reporting in 2024 to the fully digitalised PANTAS system in 2025 has enhanced data consistency and transparency, complemented by improved waste management guidelines, the adoption of more sustainable materials, and ongoing stakeholder engagement, enabling us to strengthen internal systems while advancing environmental protection and long-term business resilience.

2025 Performance

 <p>Diverted over 26,204 kg of recyclables from landfill through the KITAREcycle programmes at Nilai Impian and Bandar Ainsdale sales galleries</p>	 <p>Recycled 22,724 PET bottles, plastic food container and tin cans using the KLEAN system at the KL East Sales Gallery, saving around 2 tCO₂e</p>	 <p>Diverted 30 tonnes of food waste from landfill via the SPRECO food waste machine at Elmina Lakeside Mall by converting waste into grey water and sludge (fats, oil and grease)</p>
 <p>Converted 76 tonnes of food waste into fertiliser through on-site composting using the BiobiN system at KLGCC</p>	 <p>49% waste diversion rate at KL East Mall through compactor bins, BiobiN and enhanced segregation practices.</p>	 <p>Diverted 1,007 kg of used clothes, e-waste and cooking oil from landfill through the 'Turn Waste Into Wonder' Programme at Bandar Bukit Raja Sales Gallery</p>

- Introduction
- Overview of Sime Darby Property
- Our Sustainability Approach
- Creating Value Through Innovation
- Environmental Stewardship**
- Supporting People and Communities
- Upholding Good Governance
- Appendix

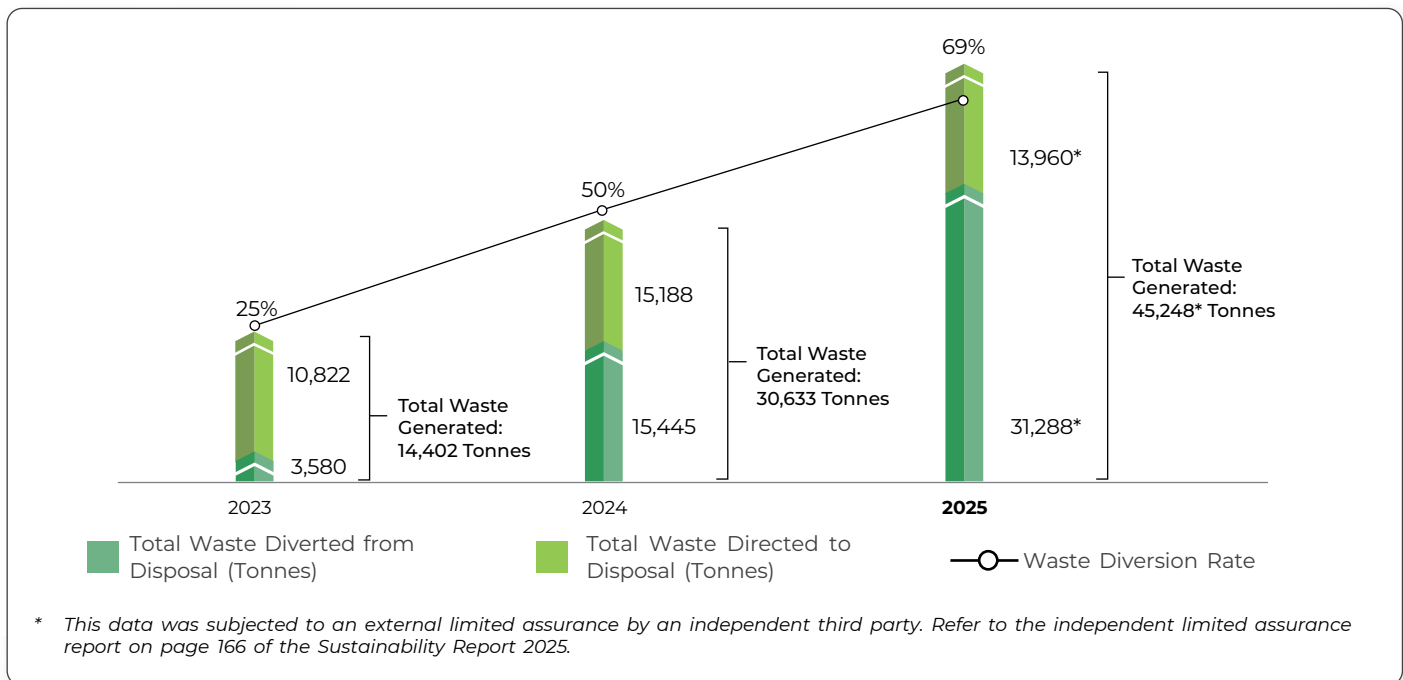
Circularity

KEY STRATEGIES AND PROGRESS

We are committed to driving waste minimisation across our operations and construction activities by strengthening recycling, reuse, composting initiatives and improving resource efficiency. Waste reduction remains a key priority under our Sustainability Strategy & Roadmap 2030 (SSR2030). We strive to embed sustainable and low-waste principles into our construction approaches, operational practices, and project execution.

While waste performance is continuously monitored and tracked, we acknowledge that waste management remains an evolving journey. Building on our recycling achievements, we will further intensify efforts to advance waste reduction, optimise resource use, and enhance our overall environmental stewardship.

In 2025, the Group achieved a Waste Diversion Rate of 69%, marking a notable 19% increase from the 50% recorded in 2024.



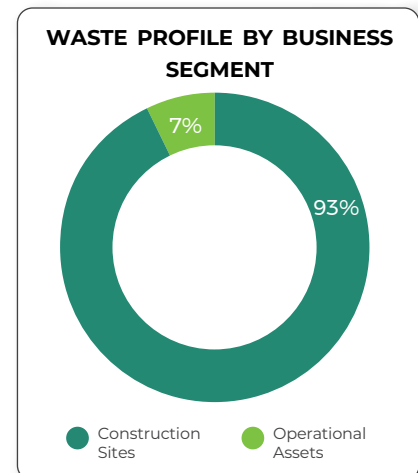
Total waste generated is calculated as the sum of total waste directed to disposal and total waste diverted from disposal. Waste directed to disposal refers to waste sent to landfill, while waste diverted from disposal includes waste that is reused, recycled, composted, or recovered, in line with GRI 306-3, 306-4 and 306-5.

TOTAL WASTE BY BUSINESS SEGMENT

Analysis of our waste profile indicates that the construction segment is the primary contributor, accounting for 93% of total waste generated. This reflects the inclusion of construction-related waste as well as additional waste volumes arising from Industrial & Logistics Development (ILD) activities.

Waste generation from operational assets, including investment assets management (IAM), leisure assets and sales galleries, represents a smaller proportion of the overall profile. Waste management practices continue to be implemented across these operations to support responsible handling and disposal in line with applicable requirements.

This segmentation provides greater transparency into waste-related risks and informs targeted waste management strategies across different business activities.



PROGRESS TOWARDS CIRCULARITY [GRI 3-3, 306-1, 306-2]

Our waste management efforts focus on reducing waste at source, improving waste diversion, and encouraging broader participation in circular practices across our developments and communities. Through site-based operational improvements, we strengthen the way organic and general waste are managed, while targeted infrastructure and process enhancements help minimise waste sent to landfill. In parallel, we support circularity by recovering value from food and green waste and by engaging communities through recycling and upcycling initiatives, reinforcing shared responsibility in managing waste more sustainably across our townships.



KL East Mall strengthened its waste management practices through the installation of compactor bins, significantly reducing waste volume and improving operational efficiency



Waste Avoidance and Segregation

Across our assets, we focus on reducing waste at source by improving how it is handled, contained, and managed before it reaches landfill. At KLGCC, organic waste such as food scraps, dry leaves, and fallen branches is treated on-site through composting and mulching, turning waste into useful soil enhancers. This proven, low-impact approach is being scaled across other developments.

At KL East Mall, waste handling efficiency was strengthened through the introduction of compactor bins, reducing waste volume, overflow, and contamination risks. Food waste management was further improved with the use of BiobiN, streamlining segregation, improving hygiene, and supporting better monitoring of waste streams. These operational improvements have contributed to higher waste diversion rates despite increased activity levels.

Waste reduction also extends to our construction sites. At Lagong, Elmina Business Park, Serenia City, and Vision Business Park, biomass from cleared oil palm trees was managed using approved green waste methodologies and diverted from landfill, supporting responsible site management and resource recovery.

Converting Waste to Resource

At Elmina Lakeside Mall, food waste is managed using an on-site SPRECO Food Waste Digester, which biologically processes organic waste to significantly reduce its volume. The system converts food waste into sewage-compliant wastewater for direct discharge, reducing landfill disposal and the need for off-site waste collection, while improving overall waste management efficiency within the mall.

Circularity



The Nilai Impian and Bandar Ainsdale sales galleries, in collaboration with SWM Environment, established Drive-Thru KITARecycle centres to encourage recycling within the community

Engaging Communities for Circularity

Achieving a circular economy cannot be done alone. We actively involve communities in turning everyday waste into shared environmental value through accessible recycling, upcycling and education initiatives across our townships.

Turn Waste Into Wonder Recycling and Upcycling Experience 2025 (Bandar Bukit Raja)

Collected over:



395 kg of used clothing collected



368 kg of used cooking oil collected



243 kg of e-waste collected

KITARecycle Drive-Thru Centres (Nilai Impian & Bandar Ainsdale, Negeri Sembilan)



Involves over **35,000** regional members



More than **1,692 tonnes** of recyclables diverted from landfills

Fabric Recycling Initiatives (with Kloth Malaysia & Life Line Clothing Malaysia)



339,797 kg of fabrics collected cumulatively since 2018 (with 91,523.2 kg collected in 2025)

Let's Protect the Earth Recycling Programme

Implemented across KL East Sales Gallery, Nilai Impian, Ara Damansara and Bandar Bukit Raja, this initiative focuses on diverting unwanted fabrics, e-waste, paper, plastics, metals and used cooking oil through collaborations with volunteers and partners, including FatHopes Energy, EARTH and PSKB Industrial (M) Sdn Bhd.



The Recycling and Upcycling Experience 2025 at Bandar Bukit Raja, promoting circular waste practices

Water Management

[GRI 303-3]



2025 Performance



Achieved a reduction in water withdrawal to **1,787*** megalitres (2024: 1,933 megalitres)



18.7% increase in non-potable water utilisation (2024: 727 megalitres)



Achieved a **23.4%** reduction in potable water utilisation (2024: 1,206 megalitres)

** This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.*

Effective water management is critical to our operational resilience and the long-term viability of our townships. Our strategy focuses on balancing resource efficiency with strict regulatory compliance, ensuring we mitigate the impact of our developments on local water catchments.

WATER MANAGEMENT STRATEGIES

[GRI 3-3]

We manage water resources in compliance with the Environmental Quality Act (EQA) 1974 and relevant project-specific Environmental Management Plans (EMP). For developments such as the City of Elmina, located between two river basins in Selangor, we comply with the applicable Environmental Impact Assessment (EIA) requirements to manage potential impacts on water resources and the surrounding environment.

In line with our sustainability strategy, we have set a target to reduce operational water intensity by 30% by 2030. Previously, the baseline was established in 2020; however, due to changes in the organisational boundary and expansion in the number of the Group's assets and construction sites, the baseline will be re-established in 2026 based on consolidated water withdrawal data collected from our assets in 2025. Performance against this target will be monitored periodically.

Our water management practices prioritise efficiency, responsible sourcing, and a commitment to continuously reducing water use and improving water efficiency across our operational portfolio by implementing the following strategies:

- **Source Diversification:** While we utilise potable water for domestic needs, we responsibly manage surface and groundwater for construction and landscaping requirements where appropriate.
- **Global Alignment:** Our actions support United Nations SDG 6 (Clean Water and Sanitation) and the Water Action Agenda, focusing on sustainable consumption and the protection of water-related ecosystems.
- **Community Impact:** By integrating water-sensitive urban design, we ensure that our townships are equipped to handle resource challenges, providing long-term value and security for our residents.

These strategies are currently implemented across the Group's assets and construction sites within our property portfolio. Given that none of the Group's assets or construction sites are located in water-stressed areas, exposure to water scarcity risk is currently considered low. Sime Darby Property has no incidents of non-compliance with water quality, standards and regulations. All water used in the Group's assets are discharged through municipal wastewater systems. No water is directly discharged into surface water bodies and all discharges comply with regulations.

Water Management

In 2025, Sime Darby Property’s water consumption was primarily driven by construction activities, which accounted for 52% of total water use, compared to 48% from operational assets. This reflects the water-intensive nature of active site development, including earthworks, dust suppression, concrete mixing, and site cleaning. In contrast, water use across operational assets is largely associated with landscaping irrigation, building maintenance, and facility operations, which are more controlled and managed through efficiency measures.

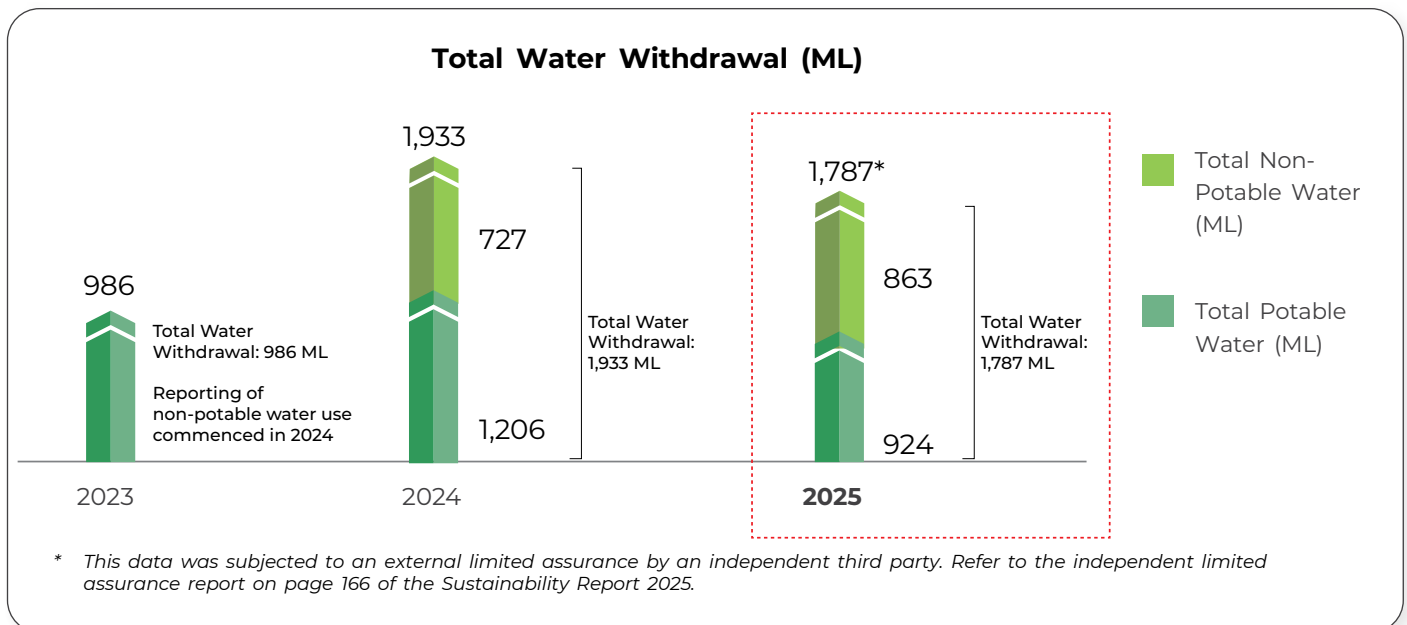
Water use is managed through targeted monitoring and efficiency initiatives across both construction and operational phases. Precision irrigation technologies, such as POGO soil moisture sensors, enable more efficient landscaping practices, while periodic water quality testing supports proactive maintenance planning. At KLGCC, rainwater harvesting systems and on-site ponds provide a self-sustaining water source for the 260-acre golf course, reducing reliance on treated water.

Across development and construction activities, water is sourced from a combination of municipal potable supply and regulated non-potable sources. In 2025, total water withdrawal decreased by nearly 8%, from 1,933 megalitres

in 2024 to 1,787 megalitres, reflecting improved water management practices. The Group continues to prioritise the use of non-potable water sources—such as ponds, rainwater, and groundwater—for construction activities.

Groundwater abstraction is regulated by the Selangor Water Management Authority (LUAS), ensuring compliance with applicable requirements. Non-potable water utilisation increased by 18.7% in 2025, from 727 megalitres in 2024 to 863 megalitres, supporting reduced dependence on potable water. Reporting of non-potable water use commenced in 2024, and disclosed data represents the best available information.

The Group remains committed to strengthening data management processes to further enhance the reliability and completeness of water-related disclosures. In addition, Sime Darby Property continued to invest in Integrated Water Supply Schemes (IWSS), smart irrigation technologies, and non-potable water recycling initiatives. Rainwater harvesting systems and water-efficient fixtures were progressively implemented across developments in 2025, contributing to improved water efficiency and reduced reliance on treated water.



Total water withdrawal is calculated as the sum of total potable water usage and total non-potable water usage. Potable water is defined as water obtained primarily from treated, metered sources, while non-potable water is defined as water obtained primarily from untreated sources such as rainwater, groundwater, rivers, and ponds, in line with GRI 303-3 and GRI 303-5.

Climate Resilience



BUILDING A CLIMATE-READY BUSINESS

[GRI 3-3] [IFRS S2 9, 10, 13, 14, 22, 25]

Sime Darby Property is committed to progressively strengthening its climate-related disclosures in line with global best practices and stakeholder expectations. In accordance with Malaysia's National Sustainability Reporting Framework (NSRF), the Group has established a roadmap to achieve full compliance with IFRS S1 and S2 by 2027, with current efforts focused on formalising high-quality sustainability data and embedding climate risk assessment processes to ensure future disclosures are robust and audit-ready. Beyond local requirements, the Group maintains transparency through annual CDP submissions covering Climate Change, Water Security and Forests. This reporting evolution is supported by technical assessments, including climate risk and opportunity analysis conducted with KPMG using Shared Socioeconomic Pathway 1, Shared Socioeconomic Pathway 2 and Shared Socioeconomic Pathway 5 scenarios, strengthening the scientific basis of disclosures and long-term resilience planning.

The Group recognises climate change as a material risk that may affect the resilience of its assets, operations and long-term value creation. These risks include physical climate risks arising from acute and chronic climate hazards, as well as transition risks associated with regulatory, market, stakeholders' expectations and technological changes linked to the transition to a lower-carbon economy.

Climate-related risks are assessed and managed within the Group's Enterprise Risk Management (ERM) Framework and are overseen by the Board through established

governance structures as articulated in page 26. It covers both climate transition risks and climate physical risks, evaluated using scenario-based analysis across multiple time horizons to reflect differing climate pathways and inherent uncertainties as seen below.

Climate-related risks are assessed using assumptions and methodologies based on information and scientific understanding available as at the reporting date and reflect management's current judgement. Given the evolving nature of climate science, regulatory developments and

Climate Resilience

data availability, and the absence of established industry benchmarks in certain areas, these assessments are subject to inherent uncertainty and may change over time. Accordingly, while the assumptions applied are considered appropriate for risk identification, assessment and monitoring purposes, actual outcomes may differ from those assessed.

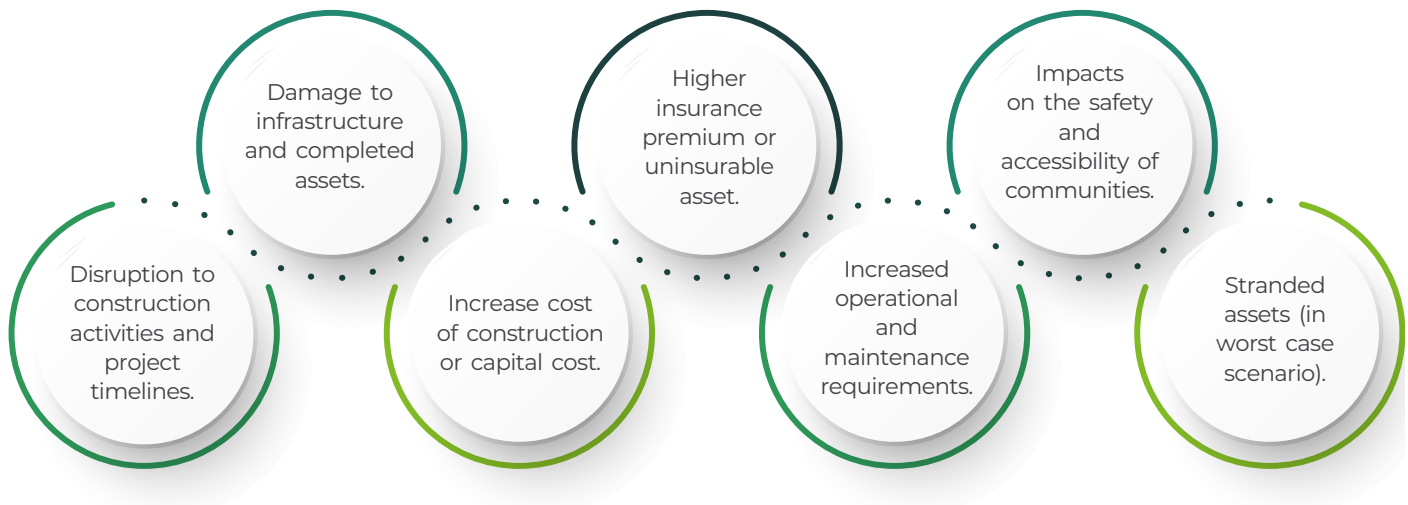
Climate-related risks are prioritised based on their potential financial, operational and strategic impact and likelihood of occurrence across the defined time horizons, with risks assessed as having heightened impact or uncertainty escalated through the Group's established Enterprise Risk Management governance structure. These risks are assessed

against the Group's defined risk appetite, including tolerance levels for financial performance, asset integrity, project delivery and operational continuity, to ensure that material climate-related risks are managed consistently with other principal business risks.

The Group's climate risk assessment approach is aligned with IFRS S2. Climate risks are integrated into strategic planning, development decision-making and operational oversight, rather than being treated as standalone sustainability matters.

CLIMATE RISK AND ITS IMPACT ON BUSINESS MODEL, STRATEGY AND VALUE CHAIN

The Group's business model is primarily exposed to climate-related risks through its land development, township planning, construction activities and long-term asset management. Physical climate risks, particularly flooding, may affect the Group's value chain through:



Transition climate risk, particularly carbon pricing mechanisms and related regulatory measures may affect the Group directly and the value chain through:



The Group's strategy does not rely on a single climate outcome. Instead, it emphasises adaptive planning, recognising that climate risks may evolve over time and differ by location. This approach allows the Group to respond progressively as risk profiles, regulatory requirements and market conditions change.

ASSESSMENT TIME HORIZON AND CLIMATE SCENARIO

The Group has assessed the resilience of its strategy using climate-related scenario analysis. Climate-related risks were assessed across the following time horizons, consistent with Bursa and ISSB guidance on current, short and long-term considerations:



Scenario analysis was conducted using selected Shared Socioeconomic Pathways (SSP) to assess how climate-related risks may evolve under different policy, market, technological and climate conditions. These scenarios are not forecasts, but analytical tools used to test resilience under a range of plausible futures.

SSP 1 – 2.6 (Sustainable Development, ~2°C world)

SSP 2 – 4.5 (Middle of the Road, ~3°C world)

SSP 5 – 8.5 (Fossil-fueled Development, >3°C world)

The physical assessment was conducted using a desktop-based physical climate risk screening tool (Swiss Re Risk Data & Services) and validated by business units. While the assessment provides directional insights into risk exposure, the Group recognises that scenario analysis outputs are subjected to data and modelling limitations. Accordingly, scenario analysis is used to inform strategic preparedness, prioritisation and risk management purposes, rather than to predict precise outcomes.

BOARD'S VIEW ON SCENARIO RELEVANCE

After considering the results of the scenario analysis, current regulatory developments, observed market behaviour and the pace of climate policy implementation,

the Board has endorsed Management's view that SSP2 (Middle of the Road) is, at this stage, the most relevant scenario for planning and risk management purposes. While the Group will be most exposed under a rapid green transition (SSP1), the Group remain focused on the "Middle of the Road" (SSP2) pathway as the most likely future, while intentionally excluding fossil-fuel-heavy scenarios (SSP5) that contradict the Group's corporate purpose. However, the Group will continue to monitor the potential implications of alternative transition and physical climate scenarios, including SSP1 and SSP5, through its ongoing risk management and scenario analysis processes.

SSP2 reflects a pathway in which climate-related policies, regulatory enforcement, technology evolvment and market adoption progress gradually and unevenly. For the purpose of this assessment, the scenario is considered to provide a reasonable basis for evaluating short-term risk exposure, while recognising that alternative scenarios are retained as sensitivity references to test resilience under more accelerated or more adverse transition pathways.

The Board notes that this assessment does not constitute a prediction of future outcomes and remains subject to periodic review. The Group will continue to monitor developments in climate policy, regulation, market, technology and stakeholder expectations, and will reassess its scenario assumptions where there are material changes in the external environment.

Climate Resilience

CLIMATE TRANSITION RISK ASSESSMENT

The assessment establishes a structured baseline for ongoing monitoring and future reassessments as regulatory requirements, market expectations and industry practices continue to evolve.

Based on the assessment outcomes, carbon pricing mechanisms and related regulatory measures were identified as a key transition risk under short and long-term conditions. Such measures may increase exposure to cost pressures through construction activities, energy use and supplier pricing, and may influence asset positioning and development considerations over time. The potential impact of carbon pricing may also arise indirectly through the Group’s supply chain, particularly in energy-intensive materials, logistics and utilities.

In addition, other key transition risks considered include uncertainty in the availability and affordability of sustainable materials and technologies, and the risk of misalignment with evolving demand for sustainable products and services. Their likelihood and significance are expected to vary over time depending on regulatory developments, market conditions and technological maturity.

The Group’s transition plan sets out the actions, governance arrangements and strategic responses currently in place to manage these risks. The plan reflects the Group’s current operating context, market conditions and regulatory landscape, and is designed to enhance preparedness while maintaining financial discipline. The transition plan does not assume a single policy or market outcome and will be updated as material developments occur.

A Transition Plan For Carbon Pricing Mechanism And Related Regulatory Measures

While carbon pricing has been signalled at a policy level, the scope, rate structure, sectoral coverage and implementation timeline remain subject to regulatory determination.

The Group has established and will continue to apply the following measures to manage carbon pricing risk:

Regulatory And Policy Monitoring

The Group monitors developments in carbon pricing and related climate regulations in jurisdictions where it operates. This monitoring informs management’s assessment of potential exposure and timing risks, without assuming specific policy outcomes in advance.

Scenario-Based Cost Preparedness

Carbon pricing considerations are incorporated into scenario analysis and risk assessments. This allows management to evaluate potential cost sensitivities under different transition pathways and to avoid reliance on a single regulatory assumption.

Operational Efficiency Measures

The Group has implemented and continues to implement energy efficiency initiatives and emissions-reduction measures across its asset portfolio to meet the Group’s net zero targets that is projected to be achieved by 2030 and 2050. Energy efficiency measures are also included into development planning and project design where possible. These measures are expected to moderate longer-term exposure to carbon-related costs but are not relied upon as a sole mitigation mechanism.

Prudent Financial Positioning

The Group has not adopted an internal carbon price or committed to specific offset mechanisms, given the current uncertainty surrounding external carbon pricing frameworks. Financial planning remains conservative and does not assume the availability of offsets, incentives or cost pass-through beyond what is demonstrably achievable.

B Uncertainty in the Availability and Affordability of Sustainable Materials and Technologies

The availability, cost and scalability of sustainable materials and technologies have been assessed as a material transition risk under accelerated transition scenarios. This reflects current market constraints, including limited supply, cost premiums, uneven technological maturity and supply chain volatility.

The Group recognises that premature or mandatory adoption of sustainable materials or technologies could introduce execution, cost and delivery risks if not carefully managed. The Group's transition approach emphasises flexibility, phased adoption and cost discipline, as follows:

Selective And Phased Deployment

Sustainable materials and technologies are adopted selectively, prioritising solutions that are technically proven and commercially viable. The Group does not assume immediate large-scale availability or cost parity with conventional alternatives.

Use Of Pilots And Comparative Assessment

Pilot projects and green tenders are used to assess cost differentials, constructability, performance and supply reliability. Outcomes from pilots inform future design and procurement decisions but do not constitute firm commitments to scale.

Supplier And Contractor Engagement

The Group engages with suppliers and contractors to identify alternative materials and construction approaches with lower environmental impact. Diversification of supply sources is pursued where feasible to reduce concentration risk.

Cost Containment Focus

Sustainability-related specifications are balanced against affordability considerations and market absorption capacity. The Group does not assume that cost premiums associated with sustainable materials or technologies can be fully passed on to customers.

C Misalignment with Evolving Demand for Sustainable Products and Services

The risk of misalignment with future demand for sustainable products and services has been assessed as material risk under accelerated transition scenarios. While present-day demand remains uneven and price-sensitive, customer expectations are expected to evolve over time, influenced by regulatory developments, societal awareness and competitive dynamics.

Failure to adapt at an appropriate pace could affect sales performance, asset competitiveness and brand positioning.

The Group's response is market-led and evidence-based, and includes:

Ongoing Market Monitoring

The Group monitors customer preferences, competitor offerings and regulatory signals to identify shifts in sustainability-related demand. Insights are incorporated into product positioning and development planning.

Incremental Product Adaptation

Sustainable features are introduced progressively, either as standard specifications or optional enhancements, depending on product type, location and customer willingness to pay. The Group does not assume uniform demand across all markets or segments.

Prudent Communication And Disclosure

Sustainability claims in marketing and disclosures are aligned with actual product features and delivery capability. The Group avoids over-commitment or forward-looking representations that are not yet operationally embedded.

Capability Development

Internal capabilities across design, project delivery and marketing are being strengthened to support future adaptation, recognising that organisation readiness is a key dependency for successful transition.

Climate Resilience

D Key Assumptions and Dependences

The Group's transition plan is based on the following assumptions and dependencies, which are subject to change:

Regulatory Assumptions

The pace, scope and enforcement of carbon pricing and sustainability-related regulations will continue to evolve gradually, with implementation timelines allowing for industry adjustment. Sudden or highly restrictive regulatory shifts could increase transition risk beyond current assumptions.

Market Assumptions

Customer willingness to pay for sustainable features is expected to increase over time but remain price-sensitive, particularly in the near to short-term. The transition plan does not assume full cost pass-through.

Technology And Supply Assumptions

Sustainable materials and technologies will improve in availability and affordability over time, but not uniformly or immediately. Supply chain constraints and cost volatility are expected to persist in the near-term.

Operational Dependency

Effective execution of the transition plan depends on internal capability development, supplier readiness, and continued access to reliable contractors and consultants.

Data And Information Dependency

The transition plan relies on best-available data and assumptions at the time of assessment. As data quality and regulatory clarity improve, assumptions and responses will be reassessed.

E Transition Risk Governance and Review

Oversight of climate-related transition risks and the transition plan is provided through the Group's established sustainability and risk governance structures. The transition plan is reviewed periodically and will be updated where there are material changes in regulatory requirements, market conditions, risk assessments or strategic direction.

The Group recognises that its transition strategy will continue to evolve and that disclosures will mature over time as assumptions are refined and dependencies become clearer. The Group intends to progressively enhance its transition risk management approach by:



These enhancements are expected to be implemented in a phased manner, aligned with regulatory developments and internal capability building.

PHYSICAL RISK ASSESSMENT

The Group completed the pilot stage of its physical climate risk assessment covering seven (7) major townships during the reporting period. The assessment evaluated both acute and chronic physical climate risks across similar time horizons and SSP scenarios used for transition risk assessment, including SSP2 as the reference pathway for planning and risk consideration.

The pilot focused on townships assessed to have relatively higher exposure to physical climate hazards and provides an initial basis for understanding physical risk exposure. In FY2026, the Group intends to progressively expand physical climate risk assessments across its broader asset portfolio.

The assessment is desktop-based, conducted using Swiss Re Risk Data & Services (RDS) and validated by the respective business units.

Under present-day conditions, flooding (including fluvial, pluvial and storm surge events) was identified as a key acute physical risk affecting Bandar Universiti Pagoh and Bandar Bukit Raja township, with escalation projected across 2030 and 2050 under SSP1, SSP2 and SSP5 scenarios. Over the short to long-term (FY2030 to FY2050), flooding continues to be assessed as a significant acute risk under certain scenarios. The assessment also highlights the increasing relevance of chronic climate hazards, including extreme precipitation, drought and heatwaves leading to heat stress, which may influence future risk profiles depending on climate pathways and local conditions.

Flood risk has the potential to impact asset integrity and long-term value; safety of communities and occupants; business continuity and operational access; and insurance availability and cost.

The Group's flood risk transition plan aims to enhance physical resilience of assets and townships through a combination of structural, nature-based, operational and planning-based measures, while maintaining alignment with regulatory requirements and prudent capital allocation.

The plan focuses on risk mitigation and adaptation, rather than risk elimination, recognising the evolving nature of climate hazards and data uncertainty.

A Key Transition and Adaptation Actions



Flood-Resilient Master Planning and Design

The Group has incorporated and will continue to incorporate flood resilience considerations into township master planning and infrastructure design, including:

- Elevation of development platforms and critical road infrastructure above designated flood levels;
- Integration of flood exceedance pathways to safely convey surface runoff during extreme rainfall events; and
- Design of drainage systems to accommodate higher-intensity rainfall events, including allowances beyond minimum regulatory thresholds where appropriate.

These measures are already embedded in several townships, including Bandar Bukit Raja, and form part of current design standards rather than standalone retrofit commitments.



Structural Flood Mitigation Infrastructure

Structural flood mitigation measures have been implemented or are in progress across high-risk townships, including:

- Construction and upgrading of retention and detention ponds to manage peak stormwater runoff;
- Installation of flap gates and pump systems to prevent tidal backflow during storm surge events;
- Upgrading of river channels and downstream conveyance capacity; and
- Elevation of low-lying roads and platforms in flood-prone zones.

These measures have been implemented at township level, including BBR 1,2,3, and BBR Business Park (BBRBP), with capital expenditure approved and tracked as part of development and asset plans.

Climate Resilience



Nature-Based and Hybrid Solutions

The Group has adopted and continues to adopt nature-based solutions as part of its flood adaptation strategy, including:

- Development of wetlands, town parks and water retention areas that function as both flood mitigation infrastructure and community amenities;
- Integration of constructed wetlands and natural waterways within township layouts to enhance water retention and slow runoff; and
- Application of permeable pavements in selected low-traffic and pedestrian areas to reduce surface water accumulation.

These solutions are being deployed particularly in BBR townships, where combined fluvial and pluvial flood risks are present.



Operational and Maintenance Measures

Flood risk management is supported by ongoing operational measures, including:

- Routine inspection and desilting of drainage systems, particularly ahead of and during monsoon seasons;
- Coordination with local authorities and government agencies on flood mitigation initiatives; and
- Maintenance of flood-related infrastructure in handed-over areas to ensure continued performance.

These actions are treated as recurring operational requirements rather than one-off mitigation projects.



External Coordination and Dependency Management

Flood risk adaptation in several townships depends partly on external flood mitigation initiatives, including:

- Federal and State Government flood mitigation programmes (e.g. river upgrading and Rancangan Tebatan Banjir);
- Regulatory requirements and guidance issued by relevant authorities (e.g. JPS); and
- Upstream and downstream infrastructure conditions beyond the Group's direct control.

The Group's transition plan therefore incorporates coordination and alignment, rather than assuming unilateral control over flood outcomes.

B

Physical Risk Assumptions and Dependencies

The flood risk transition plan is based on the following key assumptions and dependencies:

• Data And Modelling Limitations

Flood risk assessments are based on desktop-level modelling using Swiss Re RDS, which has inherent limitations, including static flood zone mapping and uncertainty in future climate projections. Site-specific conditions may differ from modelled outputs.

• Regulatory And Infrastructure Dependency

The effectiveness of certain flood mitigation measures depends on timely completion and performance of external infrastructure, including government-led river and coastal mitigation works.

• Climate Uncertainty

The frequency and severity of extreme precipitation and storm surge events may increase beyond current projections, potentially exceeding design assumptions over the long-term.

• Operational Continuity

Ongoing maintenance and monitoring are required to sustain flood mitigation performance; failure to maintain systems may reduce resilience over time.

C

Physical Risk Governance and Review

Oversight of flood risk and related adaptation measures is provided through the Group's established sustainability and risk governance structures. Given the pilot nature of the current assessment, the Group plans to progressively strengthen physical climate risk mitigation by:

- Expanding physical climate risk assessments to additional townships and assets, including new assets over time;
- Enhancing the use of climate risk information to support planning and design considerations, particularly in areas identified as having relatively higher exposure;
- Updated where material changes in risk profile, regulatory requirements or climate data occur; and
- Reviewing and updating physical risk assumptions as improved datasets, methodologies and industry benchmarks become available.

These enhancements are intended to improve the robustness of physical risk identification and support more informed decision-making, while remaining proportionate to the Group's scale and operating context.

FINANCIAL EFFECTS OF CLIMATE-RELATED RISK

The Group has identified climate-related physical and transition risks that may affect its financial performance, financial position and cash flows over the current, short and long-term. Climate-related assumptions influence the timing, scale and prioritisation of operating and capital investments, including climate resilience measures, energy transition initiatives and nature-based solutions.

Operating-related physical and transition costs, including climate and flood risk management measures, are included in property development costs and recognised in line with revenue from the related projects. These costs remain within expected development margins and without material adverse effects. Capital investments, for example, involving solar energy initiatives are capitalised in the year that it is incurred and are expected to generate long-term energy related cost savings over their useful lives. The magnitude and timing of future transition costs, including potential carbon pricing and supply chain impacts have not been quantified, as key parameters remain subject to uncertainty.

Associated costs and expected financial impacts are assessed as part of the Annual Operating Plan and are subjected to Board review and approval, while areas of heightened uncertainty, such as potential carbon pricing and supply chain transition impacts, are monitored and reassessed through the Group's ongoing transition planning and enterprise risk management processes.

The Group acknowledges that quantification of the financial effects of climate-related risks and opportunities on revenue, profitability, asset values and capital expenditure remains subject to assumptions uncertainty and, methodological maturity, particularly over the short and long-term horizons.

Accordingly, quantitative financial effects have not been disclosed at the reporting date, as the necessary methodologies, assumptions and data inputs to reliably estimate the financial effects of these risks, including the interaction between climate scenarios, asset-level exposures, adaptation measures and external dependencies are being developed.


In particular:

- 1 The physical climate risk assessment conducted to date is primarily desktop-based and indicative and requires further site-specific validation and integration with financial models;
- 2 The timing, scale and effectiveness of certain mitigation and adaptation measures, including those dependent on external infrastructure and regulatory actions, are still being refined; and
- 3 Significant uncertainty remains regarding the severity and frequency of future climate hazards under different scenarios, which affects the reliability of quantitative estimates.

The Group is currently enhancing its internal systems, processes and analytical capabilities to strengthen the linkage between sustainability metrics and financial reporting and expects to provide clearer and more granular disclosures on such linkages progressively over the next reporting cycles.

OPPORTUNITIES ARISING FROM CLIMATE RISK MANAGEMENT

The Group recognises that the structured identification and management of climate-related risks may also support opportunities to strengthen long-term resilience and sustainability outcomes. These opportunities arise from improved risk management, planning discipline and governance, rather than from speculative commercial benefits.

 **PEOPLE**

Climate risk assessments inform planning and design considerations that take into account climate hazards such as flooding, heat stress and extreme weather. Adaptation measures, including improved drainage and climate-responsive layouts, support community safety, liveability and continuity of essential services.

Climate Resilience

PLANET

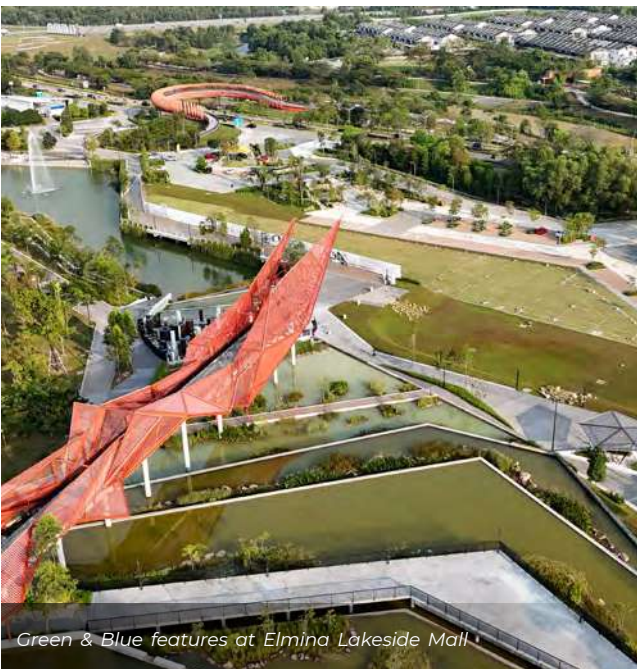
The integration of physical climate risk considerations into development planning encourages the use of nature-based solutions, green infrastructure and climate-responsive design, supporting ecosystem protection, urban biodiversity and sustainable land use.

BUSINESS

Scenario-based assessments across current, FY2030 and FY2050 time horizons enhance the Group's ability to anticipate evolving climate-related risks. This supports more informed decision-making in land acquisition, township planning, development sequencing and asset management.

ECONOMY

By strengthening asset resilience and integrating climate considerations into planning and operations, the Group contributes to the long-term resilience of the communities and local economies in which it operates, supporting continuity of economic activity and reduced disruption from climate-related events.



Green & Blue features at Elmina Lakeside Mall

CLIMATE RELATED METRICS AND OPPORTUNITIES ASSESSMENT TARGETS

The Group uses climate-related metrics to monitor exposure to climate-related risks and opportunities and to track progress against its climate strategy and risk management objectives. These metrics are applied consistently across the Group and are integrated into business planning, asset development, and operational decision-making.

The Group monitors performance using the following key metric categories:

Adaptation and Resilience

Percentage of assets that have undergone Climate Resilience Assessments (CRA) or physical climate risk assessments to support asset resilience under different future climate scenarios.

Decarbonisation

Energy intensity, renewable energy consumption, and the adoption of low-carbon construction materials, which are used to support emissions reduction initiatives.

Operational Efficiency

Water efficiency and waste diversion rates, including performance outcomes from circular economy initiatives such as the zero-food-waste-to-landfill pilot programme.

Additional quantitative disclosures, including year-on-year performance trends, are presented in the Summary of Performance Data – Environment section of this Sustainability Performance Report.

The Group also measures and discloses its direct and indirect energy-related greenhouse gas (GHG) emissions to support the assessment and management of climate-related transition risks, which include the achievement of its net zero targets. These disclosures are used to inform strategic planning, capital allocation, and the monitoring of progress against the Group's decarbonisation objectives.

The Group also acknowledge that embodied carbon is a key material contributor to its Scope 3 greenhouse gas (GHG) emissions. However, Scope 3 embodied carbon data is not readily available across the value chain, and the accuracy and completeness of available data cannot currently be reliably determined due to limitations in data accessibility, consistency, and supplier-level reporting.

To address these limitations over time, the Group is exploring collaborative approaches, including engagement with external partners and the development of bespoke measurement tools, to improve data quality and transparency.

OVERALL EXCLUSION, ASSUMPTIONS AND LIMITATION

The Group acknowledges that climate risk assessment methodologies continue to evolve and that the current assessments are subjected to the following exclusions and limitations:

- 1 Pilot scope limitation: The physical climate risk assessment currently covers only seven (7) townships and does not represent a full portfolio-wide assessment.

- 2 Desktop-based methodology: The physical climate risk assessment was conducted using high-level, desktop-based screening tools, Swiss Re Risk Data Services (RDS) system and scenario data. While results were validated by business units based on on-site knowledge, the assessment does not replace detailed, asset-specific engineering or hydrological studies.

- 3 Scenario uncertainty: Climate scenarios are based on assumptions regarding future greenhouse gas emissions, policy actions and socio-economic trends, which are inherently uncertain and may differ from actual outcomes.

- 4 Assumptions are formulated in-house: Assessment results are dependent on assumptions developed in-house in the absence of established industry benchmarks.

- 5 Exclusion of financial quantification: Financial impacts and quantified exposures are not included at this stage. Financial impacts and quantified exposures are currently being assessed by the Group.

- 6 Asset coverage exclusions: New assets not yet constructed, and assets not directly controlled by the Group were excluded from the current transition and physical risk assessments.

- 7 Static data constraints: Certain physical hazard datasets, particularly flood mapping, are based on static assumptions and may not fully capture future changes in land use, drainage systems or local mitigation measures.

Due to the evolving nature of climate science, regulatory developments, market responses and data availability, there are currently no established industry benchmarks against which certain climate-related assumptions, methodologies and outcomes can be directly calibrated.

Accordingly, these assumptions and estimates are subject to change as new information becomes available, methodologies mature and regulatory or market conditions evolve. While the Board and Management consider the assumptions applied to be reasonable for the purposes of informing transition planning, financial planning and risk management, no representation is made that such assumptions will remain accurate or complete over time, nor that actual outcomes will align with the estimates and assessments made.

MONITORING AND ONGOING ENHANCEMENTS

Climate-related risks are reviewed regularly through the Group's governance and risk management structures, including the Board Sustainability Committee and Risk Management Committee. The Group will continue to refine its assessment methodologies, expand physical risk coverage, enhance scenario analysis and strengthen disclosures in line with evolving ISSB and Bursa Malaysia expectations.

Supporting People and Communities



We grow when our people grow. Whether it is providing a safe workplace for our employees or building vibrant spaces for our residents, people are at the heart of everything we do. This part of the report explains our social impact and the steps we are taking to improve lives.



Community Experience

[GRI 3-3, 203-2, 413-1]

2025 Performance



RM21.4 million

contributed through sponsorships and donations



RM3.5 million

contributed as zakat



Celebrating Diversity

- **22** welfare homes reached
- Supporting **2,453** beneficiaries through diversity and inclusion initiatives



Empowering Individuals

- Completed the Economic Empowerment Programme (EEP) Phase 2 with **40** participants
- **79%** of EEP2 participants increased their average monthly income from **RM2,237** to over **RM7,600**



Building Connections

- **815** volunteers mobilised, contributing a total of **3,264** hours
- **17,800+** individuals engaged across **35** community and sustainability initiatives



Promoting Sustainability

- Collected **91,523** kg of fabric during the year (**339,796** kg cumulatively since 2018)
- Recycled over **3,800** kg of materials, including fabrics, used cooking oil, e-waste, paper and plastic



Advancing Education and Healthcare

- Supported **7,894** students with essential school supplies and programmes
- Spent **RM257,800** to upgrade 5 schools with smart technology for **5,000** users
- Provided free health checks for **200** residents at Bandar Bukit Raja



Cultivating Arts and Culture

- Invested over **RM163,000** for various cultural events, reaching **2,453** people



Sponsorships & Donations

- Benefited over **360,000** people, including a RM15 million contribution to YSD

Social Impact: Elevating the Community Experience

We aspire to nurture balanced ecosystems that enable communities to prosper economically, socially and environmentally. Community Experience is a core pillar of our SSR2030, representing our commitment to creating high-quality living environments that foster belonging and resilience. We believe that a township's true value is measured by the well-being of its people.

By integrating these social considerations into our planning and design, we ensure that Sime Darby Property developments are not just places to stay, but places where people and businesses can grow.

Our Strategic Approach

Beyond Corporate Social Responsibility (CSR), we are committed to building sustainable social impact that enriches communities for the future. Our strategy is anchored on four key impact areas:



We recognise that achieving meaningful social outcomes requires collaboration beyond our own operations. In FY2025, we partnered with social enterprises, NGOs and public-sector organisations to deliver community initiatives spanning resource recovery, youth development and community well-being. Through these partnerships, our programmes benefited more than 76,402 individuals, supported by 3,264 employee volunteer hours.

Collaboration with organisations such as Yayasan Sime Darby (YSD) and local authorities helps ensure our interventions are locally relevant and deliver longer-term social value aligned with national priorities.



These established networks provide the operational support and practical expertise needed to ensure our sustainability initiatives create lasting value for our stakeholders.

Community Experience

Inclusivity & Social Equity

Community Empowerment and Safety: The Amanita Initiative



The launch of Taman Angkat Amanita PDRM Kontinjen Selangor



Selected members of Amanita and the Sime Darby Property Management Team

Sime Darby Property views women’s empowerment as a vital lever for community resilience. On 4 October 2025, our Property Security Management team collaborated with the Royal Malaysia Police (PDRM) Selangor to launch the *Taman Angkat Amanita* initiative at the Seksyen U16 Community, covering Taman Bukit Subang, Denai Alam, and Elmina.

Strategic Focus and Objectives:

01

Community-led Safety

The programme empowers residents – particularly housewives – to take an active role in neighbourhood crime prevention and safety monitoring.

02

Social Cohesion

By positioning women as key contributors to township security, the initiative fosters stronger social bonds and a collective sense of ownership over community well-being.

Supporting Community Infrastructure through Heritage



A TEAM of volunteers from Sime Darby Property carrying out restoration works at Surau SK Setapak, including cleaning, arranging prayer mats, installing curtains, and improving the overall prayer space

In 2025, Sime Darby Property contributed to the restoration of Surau Al-Hazwan at Sekolah Kebangsaan Setapak. Founded in 1893, the school is a landmark of local history. Our involvement centred on structural enhancements to provide a better environment for the school’s 489 students and 48 teachers. The project specifically ensures that students in the Special Needs Programme have access to a safe and inclusive communal space. This initiative is part of our commitment to preserving heritage while providing practical support to the institutions that anchor our communities.

Empowering Local Entrepreneurs



Graduation day for the participants of the six-month Economic Empowerment Programme

Micro-entrepreneurs in our townships often face challenges due to limited access to digital tools and business expertise. In 2025, we addressed this by completing Phase 2 of our Economic Empowerment Programme (EEP) in partnership with People Systems Consultancy. This initiative provided 39 participants with practical skills to scale their home-based businesses. The results were significant, with 79% of participants reporting higher monthly earnings. Beyond financial growth, business knowledge scores improved by 110%, and 87% of participants adopted digital tools like WhatsApp Business and TikTok to reach new customers.



Case Study: Growth in Bandar Bukit Raja

The impact of this programme is reflected in entrepreneurs like Noradini Abdul Razak, who was able to grow her business, secure a major catering contract and hire her first full-time employee after joining the EEP. Her journey shows how empowering one entrepreneur can create wider economic opportunities within the community. By strengthening small businesses, we help keep our townships vibrant, inclusive and economically resilient.

“ The guidance (from Sime Darby Property's EEP) gave me the confidence to step out of my comfort zone and develop my business to reach better heights ”

Noradini Abdul Razak | Age 56 years old

Community Experience

Education & Future Ready Skills

Empowering Education: Back-to-School Programme



Back-to-School Programme conducted by Business Unit 5 at SJKC Pengkalan Bukit

Since 2014, Sime Darby Property and Yayasan Sime Darby (YSD) have worked together to help families with school costs. Over the years, this partnership has supported 40,000 students across Malaysia with an investment of RM5.5 million. In 2025, we invested RM145,890 to give school supplies to 894 students in 10 schools. We also distributed 60,000 exercise books to 2,000 students to help them start the new school year prepared. Our employees supported these efforts by volunteering 255 hours to organise and deliver these essentials.

Beyond providing supplies, we want to make learning fun and engaging. This year, we partnered with the KL Shakespeare Players to host an interactive storytelling session called “Crossing Borders.” Students enjoyed a traditional Bajau-Sama folktale through music, movement, and animation. These sessions are designed to build student confidence and encourage a love for literacy and culture from a young age.

WanderLab Explorer: Mission Impossible – Waste Management Skills Programme

The WanderLab Explorer: Mission Impossible – Waste Management Skills programme, organised by Universiti Kebangsaan Malaysia (UKM) and funded by Yayasan Sime Darby (YSD), was held at the Elmina Rainforest Knowledge Centre (ERKC). The initiative aimed to nurture environmental awareness and sustainable waste management practices among children and the wider community.

Aligned with Sime Darby Property’s sustainability pillar of creating a positive and environmentally conscious community, the programme combined education, creativity, and science to make sustainability learning engaging and impactful. Through two thematic series, Organic Waste and Inorganic Waste, all participants explored practical solutions to environmental challenges while fostering teamwork and innovation.

Series 1 Organic Waste

Focused on practical ways to manage organic waste more sustainably. Participants explored composting with Black Soldier Flies (BSF), turning used cooking oil into eco-friendly soap, and learning about biogas, while creative activities such as Nature's Colours helped connect sustainability with everyday practice.

Series 2 Inorganic Waste

Centred on plastic pollution and waste repurposing. Through hands-on sessions and interactive activities, participants learned about recycling, upcycling and responsible consumption, while building greater awareness of how everyday choices can help reduce waste.

Programme Impact

Held entirely at ERKC, the programme engaged 318 participants, including children, parents and community members, and helped nurture stronger environmental awareness and practical waste management skills. By combining education, sustainability and community engagement, the initiative supported the development of more environmentally conscious and resilient communities.

Recognition

The programme was recognised at the YSD Volunteer Awards Ceremony 2025, where WanderLab Explorer received the YSD Eco Citizen Community Eco Champion Award 2025 for its contributions to environmental education and community impact.



Fabric painting activity using natural dyes



Repurposing old t-shirts into reusable bags

Community Experience

Resilient Infrastructure

PARC Taman Subang: A Hub for Community & Sustainability



In 2025, PARC facilitated 111 community activities, reaching over 20,000 participants. Key programmes emphasised practical sustainability, such as Kawan Guni, which enabled 271 participants to upcycle plastic waste into accessories, and the Grow Subang Community Farm, which engaged 2,310 participants in urban farming and produced 1.8 cubic metres of compost. Together, these initiatives supported community interaction and awareness of sustainable living practices.

Strengthening Community Well-being at Bandar Bukit Raja



In 2025, Bandar Bukit Raja implemented targeted community initiatives to support local well-being and social cohesion. RM33,180 was invested in a preventive health screening programme that benefited 200 residents, while a community badminton tournament involving 150 participants encouraged active lifestyles and neighbourly engagement.

Community safety was further strengthened through a basic self-defence workshop attended by 70 residents. Together, these efforts supported inclusive township development by addressing health, social connectivity and personal safety within the community.

Tree Health Assessment and Restoration – Taman Subang Ria, SJCC



At Taman Subang Ria in Subang Jaya City Centre, an assessment was conducted to inform the safe and sustainable management of the park. A total of 719 trees across seven zones were mapped and evaluated for health, structural stability and potential safety risks, supporting the identification of mitigation and long-term management measures.

The initiative also involved the local community, with 68 volunteers participating in a planting activity that added 150 trees from 54 native species. Together, these efforts contributed to biodiversity considerations while supporting the continued use of the park as an urban green space.

Community-Based Miyawaki Planting – Bandar Universiti Pagoh



In Bandar Universiti Pagoh, Sime Darby Property partnered with Yayasan Sime Darby, Universiti Tun Hussein Onn Malaysia (UTHM) and Jabatan Perhutanan Johor to introduce students to the importance of biodiversity through hands-on learning. The programme involved 50 students from Sekolah Kebangsaan Kota Raja, who planted 100 native trees from five species using the Miyawaki Method – a technique that encourages dense, fast-growing forest ecosystems. Beyond the planting itself, the experience helped young participants understand how forests grow and why biodiversity matters. With continued monitoring by UTHM, the trees planted today will serve as a living reminder of the students' role in protecting the environment.

Community Experience

Resilient Infrastructure

Kickstarting Restoration of Hamilton Biodiversity Park



The restoration journey of Hamilton Biodiversity Park took an important step forward in 2025 with the planting of 1,500 trees from 52 native species, including threatened species, fruit-bearing trees and flowering plants that support wildlife habitats. The planting event brought together 90 participants, including Sime Darby Property staff, representatives from Majlis Bandaraya Seremban, consultants, contractors and members of the Orang Asli community. This collective effort marks the beginning of transforming the site into a thriving forest ecosystem, strengthening biodiversity while reconnecting people and nature within the surrounding landscape.

Riparian Restoration – Elmina Urban Biodiversity Corridor



Restoring river ecosystems is an important part of Sime Darby Property's biodiversity journey. In 2025, the third phase of the Elmina Urban Biodiversity Corridor focused on revitalising riverbanks through community-driven restoration. A total of 1,023 native trees were planted along the corridor using the Framework Species Method, which helps forests regenerate naturally and attract wildlife back to the area. The initiative welcomed 229 participants, including residents, volunteers and partners, highlighting how conservation works best when communities are involved. As the corridor continues to grow, it will play an important role in reconnecting habitats and strengthening biodiversity within the township.

Support for the Underserved

Emergency Relief and Festive Aid Supporting Recovery



Following the gas pipeline fire and flooding in Putra Heights in April 2025, we provided immediate aid to 69 affected families. Our investment of approximately RM17,000 provided essential hygiene kits, food, and blankets. We also joined 4,600 volunteers in a state-led gotong-royong to help the community recover.

Sharing Festive Joy

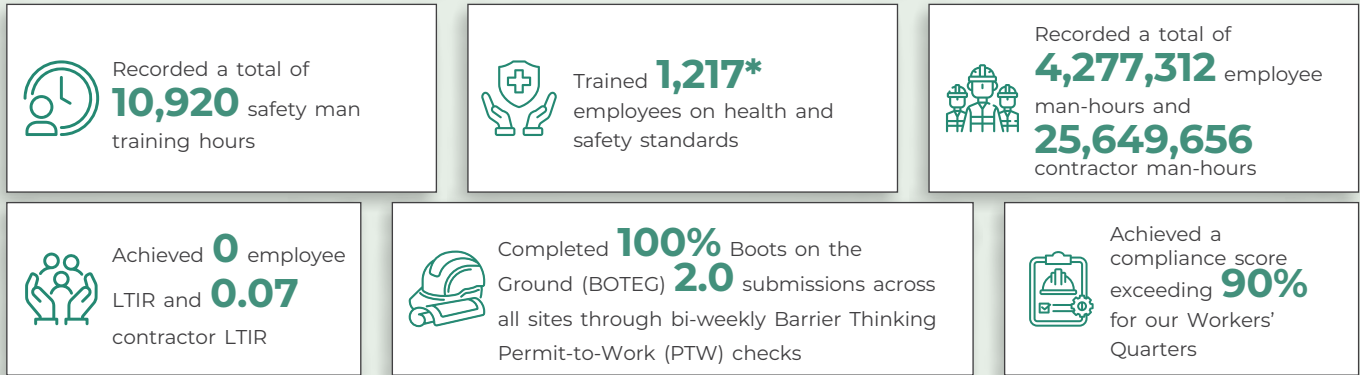


In partnership with Yayasan Sime Darby (YSD), we invested over RM163,000 to support 2,453 people during major cultural celebrations. To make this impact more personal, nearly 100 of our employees volunteered 270 hours to deliver food and essentials to low-income families and welfare homes.

Occupational Health and Safety

[GRI 3-3]

2025 Performance



* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.

A total of 1,217 out of 1,745 employees were trained on health and safety standards.

Occupational Health and Safety: A Shared Responsibility

[GRI 3-3, 403-1]

At Sime Darby Property, the safety of our employees, contractors, and partners is a non-negotiable priority. While we continue to work towards our health and safety ambition, we recognise the immense responsibility of managing high-risk environments. Our approach is built on the fundamental principle that every individual who enters our sites must return home safely. We foster a culture of transparency and collective vigilance, where every person is empowered to intervene and prioritise safety over speed.

Governance and Compliance

Our safety management system is guided by Malaysian legislative requirements and relevant international practices. We focus on:

Operational Accountability

Ensuring leadership and site teams are directly responsible for hazard identification and risk mitigation.

Contractor Management

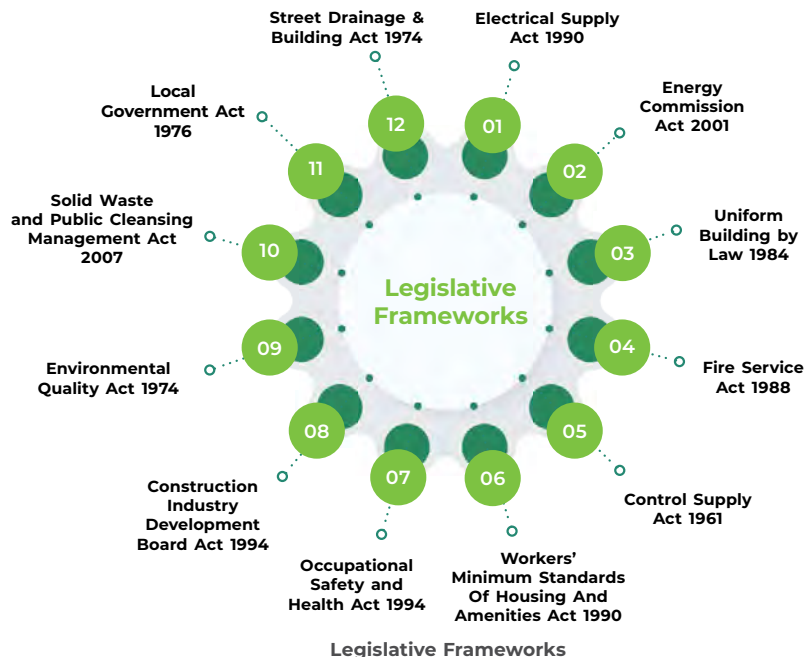
Strengthening our engagement with suppliers to ensure our safety standards are applied consistently across all project sites.

Continuous Improvement

Leveraging data, incident insights, and emerging AI tools to strengthen safety controls and prevent recurrence.

Our Safety Framework

We strive to operate in full compliance with relevant regulations, ensuring that our workplace protection practices are well-structured and supportive of the health and safety of our employees. The regulatory requirements we follow are outlined below:



Building on this commitment, we have developed and implemented several Health, Safety, Security and Environment (HSSE) governance tools that enhance safety practices, drive accountability, and foster continuous improvement across all levels of our organisation.



Governance Tool

HSSE Management System Manual

HSSE Standards are embedded across all levels via 19 HSSE Manuals which are aligned with OSHA 1994 and OSH (Construction Work) (Design and Management) Regulations 2024.



Safety Key Performance Indicators (KPIs) in Corporate Scorecard

Safety metrics are embedded in corporate scorecards and individual performance appraisals, enforcing accountability.



Permit to Work Implementation

Pre-task briefings and detailed risk assessments are required before execution of high-risk activities.



Enforcement on PPE

Compliance in accordance to the SDP PPE Guidance.



Contractor HSE Requirements

Contractors are held accountable for safety outcomes and evaluated under our HSSE Management System Manual and OSHA 1994 (Construction Work) (Design and Management) Regulations 2024.



HSSE Manual Management System

Established in 2024, our HSSE Management Framework operationalises on three core components:

01 SDP HSSE Management System Manual	02 SDP HSSE Requirements for Contractors	03 Standard Operating Procedures (SOPs)
19 manuals covering leadership, risk management, and operational procedures, among others.	Align contractors with our HSSE Management System Manual, ensuring uniformity and compliance.	Detailed processes for day-to-day HSSE tasks, ensuring clarity and consistency on the ground.

Safety Leadership and Management Systems

[GRI 3-3, 403-3, 403-4]

Leadership accountability is the foundation of our HSSE approach. Senior leaders conduct regular site engagements to monitor safety standards and worker welfare, with these activities tied directly to annual performance KPIs. This ensures safety expectations are driven from the top and verified on the ground.

Operational Controls and Standards

Given the complexity of managing 138 projects and 70 contractors during the year, we rely on a standardised management system to ensure consistency.



Mandatory Standards:

Our 19 HSSE Management System Manuals define the requirements for all project partners.



Enforceability:

These standards are embedded into construction contracts, making safety compliance a legal obligation for every contractor and subcontractor.

FROM PAPER TO PEOPLE: BUILDING CAPABILITY

We focus on translating documented rules into practical site safety through our “Paper to People” initiative.



Barrier Thinking

We train our workforce to identify potential hazards before high-risk activities begin.



Pre-task Briefing (PTB)

Frontline supervisors and consultants verify barriers in place during pre-task briefings and ensure last-minute risk assessments are conducted, particularly when risk profiles change.

2025 SAFETY PERFORMANCE

[GRI 403-2, 403-9]

Strengthening BOTEG and Permit-to-Work Controls

The Safety Corporate Scorecard mandates the implementation of Boots on the Ground (BOTEG), reinforcing site-level safety oversight. From 1 April to 31 December 2025, Project Management Teams (PMTs) conducted bi-weekly Barrier Thinking Permit-to-Work (PTW) checks across all identified sites during BOTEG sessions. BOTEG 2.0 submissions were completed at 100% across all sites, and all PTWs reviewed in Q4 2025 met both engineering and administrative recovery barrier requirements.

Translating Barrier Thinking into Practice

To ensure Barrier Thinking is effectively applied on site, BOTEG sessions were leveraged to verify the implementation of control and recovery barriers. Workforce understanding was further strengthened through Pre-Task Briefings (PTB) and Hazard Effect Management Process (HEMP) training, enhancing awareness and practical application of safety controls. To set the tone from the top, leaders participate in one-to-one sessions with the GM HSSE to align on expectations and reinforce behaviours that ensure safety is consistently visible, prioritised and embedded across operations.

Barrier Thinking Board Games were also distributed across all Business Segments to reinforce learning in an engaging format. PTB compliance was monitored during BOTEG engagements, ensuring barrier controls were clearly communicated and consistently implemented at site level.

Metric	2025 Performance
Safety Training Man-Hours	10,920
Number of employees trained on health and safety standards	1,217*
Total Recorded Employee Man-Hours	4,277,312
Employee Lost Time Injury Rate (LTIR)	0

* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.

In 2025, two fatal incidents occurred within Sime Darby Property's value chain. These incidents were deeply regrettable and serve as a serious reminder of the critical importance of robust health and safety management across all operational and contractor-controlled environments. In response, we reviewed the circumstances surrounding the incidents and strengthened our focus on critical risk controls, site supervision and contractor oversight. Sime Darby Property remains committed to continuous improvement in safety performance, guided by the principle that zero loss of life is not only an aspiration, but a responsibility that must be upheld across the value chain.

Contractor Engagement

We also actively engage our contractor workforce to improve safety awareness and reduce workplace incidents. In 2025, we engaged 8,810 contractor touchpoints to strengthen on-site practices.

Metric	2025 Performance
Total Recorded Contractor Man-Hours	25,649,656
Contractor LTIR	0.07

LEAP Visits and On-Site Engagement

Leadership presence at site level has been strengthened through LEAP visits, where leaders actively engage with workers and project teams. These engagements foster open dialogue on hazards, control barriers and safe work practices, translating safety principles into practical site-level actions and reinforcing shared accountability.

Embedding ZERO Mindset Culture into Daily Practice

Collectively, these efforts represent a critical step in embedding safety into everyday leadership behaviours and operational realities. By strengthening frontline engagement and leadership ownership, the initiative supports the Group's aspiration of achieving ZERO Serious Injuries and Fatalities.

Worker Welfare and Living Conditions

In 2025, contractors consistently implemented the Workers' Quarters Hygiene Checklist, with compliance verified through internal cross-audits by the HSSE Operations Teams. Workers' Quarters achieved an average compliance score exceeding 90%, reflecting effective implementation and the maintenance of appropriate living standards for workers.

Diversity and Inclusion

[GRI 3-3]

2025 Performance



Invested a total of **RM7.6 million** for training and development
* inclusive of HRDF contributions



Awarded the **HR Excellence Awards 2025** and **YSD Volunteer Awards** for employee volunteerism



Achieved **124,871** total training hours across **1,745** employees



98% of employees received performance appraisals across all employee categories

At Sime Darby Property, we recognise that a diverse and inclusive workforce drives innovation, collaboration, and sustainable business growth. We are committed to fostering an environment where differences are respected, opportunities are equitable, and every individual feels valued.

1,745

Total number of employees



56%

Male



44%

Female

ADVANCING INCLUSION THROUGH ETHICAL STANDARDS

Across the Group, we are guided by our commitment to recognised labour standards. We believe that fair and inclusive treatment of our people supports both the way we work and the outcomes we deliver. Through responsible labour practices across our operations, we aim to safeguard the rights of our employees and contractors while fostering an inclusive workplace environment. Our policies and frameworks support our continued efforts to uphold responsible employment practices and social sustainability as we grow.



Code of Business Conduct (COBC)

Updated in 2025, the COBC serves as our ethical compass for employees, directors, and partners. Grounded in our TEAM Values, it guides transparent and responsible conduct in every business interaction.



Human Rights Policy

We are dedicated to upholding human rights throughout our operations and supply chain. Key focus areas include fostering a safe and secure workplace, addressing risks related to modern slavery, and supporting the protection of children's rights. Our approach ensures that as we grow our business, we do so with respect for the well-being and rights of all individuals.



Anti-Harassment and Anti-Discrimination Policies

We maintain a zero-tolerance stance against harassment, bullying, and bias. These policies are strictly enforced to protect a culture of inclusivity where every individual is treated with respect.



Employee Handbook

This serves as the primary guide for our workforce, ensuring all compensation, benefits, and working conditions align with national labour laws.

For more information on our policies, please refer to Section 7 (page 121) of this report.

In 2025, Sime Darby Property implemented targeted initiatives to enhance labour standards and HR practices, with a focus on regulatory compliance, ethical conduct and fostering a fair, safe and inclusive workplace.

HR Employment Act Training

Employment Act training was conducted for HR personnel to strengthen understanding of labour regulations and compliance obligations. The programme enhanced HR capability in applying fair, consistent and legally compliant employment practices across the Group.

TEAM Values Engagement with Sales Department

A values-based engagement session was held with the Sales Department to reinforce ethical conduct and professionalism in line with SDP's TEAM Values. This initiative strengthened ethical decision-making, consistency in sales practices and trust-based relationships with clients.

A Day with HR

Through "A Day with HR", HR teams engaged directly with business units to reinforce the Group's purpose, values and people practices while gathering employee feedback. The initiative improved alignment, strengthened HR-business collaboration and supported a people-centric and inclusive work environment.

EMPLOYEE VOLUNTEERISM AND RECOGNITION

Employee volunteerism is a key component of our social sustainability strategy, allowing our people to contribute their professional skills to community and environmental causes.

HR Excellence Awards 2025



Sime Darby Property TEAM at the HR Excellence Awards 2025

In October 2025, Sime Darby Property won the Bronze Award for Excellence in Employee Volunteerism at the HR Excellence Awards Malaysia. This award recognises the success of the Sime Darby Property Volunteers Programme (SDPVP), which now includes over 800 active employees. More than just a trophy, the programme has become a powerful tool for bringing our people together. It helps increase internal engagement and builds a strong sense of shared purpose across the entire Group.

YSD Volunteer Awards: A Collective Milestone



Sime Darby Property's recognitions at the Volunteer Awards Ceremony 2025

During the 2025 Volunteer Awards Ceremony on Malaysia Day, employee volunteer contributions since 2018 reached more than 69,000 service hours. Structured programmes, including YSD Huluran Kasih and YSD Eco Citizen, provide employees with training to support disaster relief and environmental protection activities. These initiatives are delivered in collaboration with government agencies and NGOs, supporting coordinated community outcomes while enabling employees to contribute their skills beyond their core roles.

Diversity and Inclusion

WORKFORCE CULTURE AND INCLUSION

[GRI 401-2]

Our operational strength depends on a professional environment built on transparency and mutual respect. We maintain a culture that prioritises fair employment practices and open communication to ensure high levels of engagement and workforce stability. In 2025, Sime Darby Property introduced and continued initiatives to support employees' physical, mental and emotional well-being, reinforce a culture of trust, and promote work-life integration.

My Wellness Account (Flexible Benefits – FlexBen)	Self-Administered Medical Leave	Flexible Working Arrangements
<p>The My Wellness Account was introduced under the FlexBen programme to expand outpatient benefits within existing medical limits. Coverage includes traditional and complementary treatments, counselling and therapy services, chiropractic care, and outpatient treatment for parents. This initiative encourages preventive care and empowers employees to take greater ownership of their well-being.</p>	<p>Employees are entitled to three days of self-administered medical leave annually for physical and/or mental health reasons without the need for a medical certificate. This practice supports timely rest and recovery, reduces administrative processes and reinforces a trust-based culture.</p>	<p>Eligible employees may begin their workday between 7.30a.m. and 9.30a.m., enabling better management of personal commitments while maintaining productivity. The Group continues to explore feasible flexible work arrangements from time to time.</p>

EQUAL OPPORTUNITY AND MERITOCRACY

[GRI 405-1]

As a real estate company, we believe that the best outcomes are delivered by teams selected for their skills, experience and values. Our recruitment and promotion processes are guided by merit and TEAM Values, ensuring every employee has an opportunity for growth and advancement.

Diversity of Perspective	Inclusive Environment	Sustainable Outcomes
<p>We value a workforce that reflects the diverse backgrounds of the communities we serve. This diversity provides the varied insights necessary for informed decision-making and project innovation.</p>	<p>By fostering a workplace where different viewpoints are respected, we improve our ability to understand stakeholder needs and deliver projects that resonate with a global audience.</p>	<p>A diverse and inclusive team is essential to our long-term resilience, allowing us to adapt to changing market demands while maintaining high standards of professional integrity.</p>

Recognising & Celebrating Women's Leadership in Real Estate



Sime Darby Property TEAM celebrating International Women's Day 2025

In 2025, Sime Darby Property strengthened its commitment to gender diversity and inclusive leadership through its inaugural International Women's Day celebration, themed "Accelerating Women's Leadership in the Corporate World." The event brought together over 200 participants, including senior leaders and employees, reinforcing the Group's commitment to diversity, equity and inclusion. A key outcome was the launch of a pilot partnership with the Women Leadership Foundation (WLF), providing selected women employees with structured mentorship and leadership development support.

Leadership and Mentoring Programme (LAMP)



Empowering our women employees through the LAMP Programme

Further advancing women's leadership, selected high-potential employees participated in the 10-month Leadership Accelerated Mentoring Programme (LAMP), organised by the Women Leadership Foundation in collaboration with the Asia School of Business and MIT Sloan. The programme combined core leadership modules, one-to-one mentoring, group collaboration, industry visits and expert-led sessions to strengthen leadership capability, strategic thinking and confidence. This initiative contributes to building a stronger pipeline of future women leaders, with plans to continue and expand participation in similar programmes moving forward.

Spotlight on Young HR Talent

At the HR Excellence Awards Malaysia, two of our HR team members were awarded Silver and Bronze in the 'Young HR Talent of the Year' category. The award distinguishes rising HR professionals under 35 who demonstrate exceptional potential, innovative thinking and tangible impact on organisational culture and performance.

- Young HR Talent of the Year (Silver) - Nik Nur Atikah Mohd Nuruddin
- Young HR Talent of the Year (Bronze) - Nur Laila Effa Mohd Rizal

Diversity and Inclusion

TALENT AND DEVELOPMENT

[GRI 3-3, 404-1, 404-2]

Talent Development and Business Continuity

Developing internal capability is a strategic priority to mitigate operational risks and ensure long-term business continuity. Our approach focuses on building a resilient workforce through technical training, leadership development, and the preservation of institutional knowledge. These initiatives ensure that our teams remain adaptable and capable of delivering high-quality results in an evolving real estate market.

2025 Strategic Learning Pillars

In 2025, we structured our development programmes around four key areas to strengthen workforce capability and support professional growth:

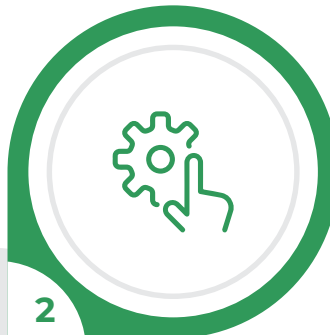


Leadership

Strengthening the pipeline of future leaders through structured succession planning and mentorship.



1



2

Technical Proficiency

Ensure our project teams stay competent, (include safety & occupational health) and updated on the latest technologies & sustainable practices impacting the real estate industry.

Customer Experience

Enhancing customer experience by equipping our people with the skills and mindset to exceed expectations and deliver consistent, high-quality interactions.



4



3

Sustainability

Driving sustainability by empowering our people to integrate environmental, social, and governance considerations into daily decisions that support long-term business and societal impact.

Investment in these core areas supports workforce capability development across the organisation.

Customer Experience Capability Development



A series of targeted trainings for Sales, TCS and Leisure teams to strengthen emotional intelligence, communication, and service mindset

In 2025, Sime Darby Property rolled out Customer Experience (CX) training programmes for frontline and customer-facing teams, including Township Community Services (TCS), Customer Services (CS), Sales and Leisure. The programme focused on cultivating a customer-first mindset, strengthening communication skills and embedding a collaborative, service-oriented culture. These efforts enhanced employee confidence and resilience while reinforcing SDP's reputation for service excellence.

Customer Engagement Programme (CEP)



The Customer Engagement Programme at KLCC

Under the Customer Engagement Programme, the Group introduced the Pre-Handover Vacant Possession (HOVP) initiative to strengthen quality awareness and cross-functional collaboration. HQ employees underwent structured training on quality inspection for non-technical personnel, followed by site-based exposure prior to handover. This initiative deepened understanding of quality standards and the end-to-end customer journey, promoting a consistent and customer-centric approach to delivery.

Carbon 101: Building Sustainability Awareness



Carbon 101 e-learning module

To embed sustainability into our corporate culture, we introduced the Carbon 101 e-learning programme in 2025. This module provides all employees with essential knowledge on carbon management and the Group's climate strategy. By digitising this training, we have created a scalable way to ensure our team understands their specific roles in reducing emissions, supporting our transition towards a low-carbon future.

The logo for Sime Darby Property, featuring the company name in white text on a red, rounded rectangular background, mounted on the top of a modern glass skyscraper.

Upholding Good Governance

A smaller version of the Sime Darby Property logo, mounted on the side of the building's facade.

Our approach to good governance focuses on building a resilient and ethical business. Through responsible supply chain management and advanced cybersecurity practices, we ensure that our policies protect both our corporate values and the private information of our customers.

The word "OASIS" in a large, teal, sans-serif font, positioned on a white wall or sign in the foreground.



S DAMANSARA



Responsible Supply Chain Management

SUPPLY CHAIN RESILIENCE AND GOVERNANCE

We maintain a high-performing supply chain by integrating integrity, transparency, and sustainability into our procurement processes. By partnering with ethical and reliable vendors, we ensure that our township developments meet the highest standards of operational and environmental performance.

STANDARDISED COMPLIANCE

All vendors and partners are required to adhere to our Vendor Code of Business Conduct (VCOBC). This is not a voluntary guideline but a contractual obligation embedded in our tender documentation and Letters of Award (LOA). Our requirements include:

 <p>Ethical Conduct</p> <p>Strict adherence to anti-corruption and transparency standards.</p>	 <p>Human Rights</p> <p>Full compliance with national labour laws and fundamental human rights.</p>	 <p>Health & Safety</p> <p>Meeting our rigorous occupational safety and environmental protection protocols.</p>
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FUTURE-PROOFING OUR VALUE CHAIN

In line with SDP’s sustainability goals, we have developed a Responsible Supply Chain Management Framework which provides a clear implementation manual for ESG-focused requirements. This will ensure that our entire real estate value chain contributes to long-term carbon reduction and social responsibility.

For more information on our VCOBC, please refer to Policies and Guidelines (page 119) of this chapter.





Responsible Supply Chain Management engagement event with our vendors in June 2025

PROCUREMENT GOVERNANCE AND VENDOR SELECTION

Our procurement process is designed to ensure operational readiness, financial stability, and ethical alignment across our entire supply chain.

STRATEGIC VENDOR SCREENING

All prospective partners must register via our centralised online platform. This digital onboarding ensures data accuracy and reinforces transparency. Before an engagement begins, vendors undergo a comprehensive due diligence process:

 <h4>Multidimensional Assessments</h4> <p>Evaluation covers technical capability, financial health, legal standing, and safety performance.</p>	 <h4>Risk Advisory</h4> <p>High-value contracts require additional risk reviews by Group Risk Management, independent of the tender and project teams.</p>
 <h4>Contractual Accountability</h4> <p>The Letter of Award (LOA) contractually binds vendors to our standards. In 2025, we updated the LOA to explicitly include ESG-related requirements, ensuring that labour practices and environmental compliance are legally enforceable.</p>	




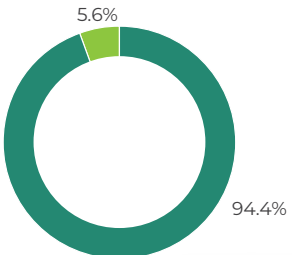
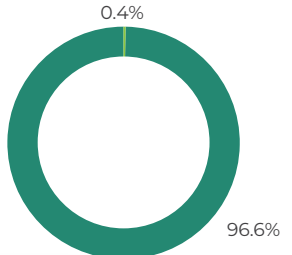

ETHICAL STANDARDS AND FAIR COMPETITION

Our procurement activities are governed by the Group Procurement Policies & Authorities (GPPA). This framework ensures that all tender processes are competitive, fair, and accountable. By standardising these authorities, we mitigate the risk of bias and ensure that every decision is made in the best interest of the Group's long-term value.

LOCAL SOURCING AND SUPPLY CHAIN RESILIENCE

[GRI 204-1]

We prioritise local suppliers to support the Malaysian economy and enhance our supply chain resilience. By reducing reliance on international logistics, we improve project timelines and lower our carbon footprint.

<h4>Local Economic Contribution</h4> <p>The majority of our procurement spend is directed towards local vendors.</p>	 <h4>Registered Vendors</h4>	 <p>Local 2,619</p>	 <p>Foreign 154</p>
<h4>Strategic Sourcing Catalogue</h4> <p>We specify materials in our tender documents that are primarily manufactured in Malaysia. This approach supports local industry while ensuring we have a stable, accessible supply of high-quality building materials.</p>	<h4>Percentage of vendors by type (%)</h4> 	<h4>Percentage of spending on transacted vendors by type (%)</h4> 	

Responsible Supply Chain Management

ENGAGEMENT AND CAPACITY BUILDING

VENDOR CAPACITY BUILDING AND STRATEGIC ALIGNMENT

We prioritise the continuous development of our partners to ensure they meet our evolving standards for safety, sustainability, and operational efficiency. In 2025, we executed a structured series of training and dialogue sessions designed to bridge the gap between policy and practice.

2025 Performance

 <p>67 vendors completed the Tender Management Module Training</p>	 <p>92 vendors attended the Responsible Supply Chain Management session, covering carbon strategy, governance requirements, and anti-corruption risks</p>	 <p>Engaged 155 consultants, contractors, and suppliers on emerging industry challenges, vendor performance, and quality management through our Partners Dialogue 2025</p>
 <p>31 vendors participated in the Construction Design and Management (CDM) workshops</p>	 <p>Conducted 15 bilateral engagements with selected contractors to address specific compliance challenges and ensure alignment with our VCOBC</p>	 <p>Piloted a Scope 3 GHG training session with 82 internal participants across various divisions</p>

Supplier Engagement and Capacity Building

We utilised three primary platforms to enhance vendor readiness:

<h4>The PANTAS Initiative</h4> <p>We conducted four training sessions on the Climate Data Collection Tool (CDCT), specifically focused on accurately tracking fuel, electricity, water, and waste data across our operations.</p>	<h4>ESG Star Rating Programme</h4> <p>We launched a pilot assessment involving 11 pioneer contractors. This programme establishes a performance baseline that will be digitised via the BuildSpace platform.</p>	<h4>Bilateral Engagement</h4> <p>Our Cost and Control Department held targeted sessions to align contractor practices with our evolving sustainability standards.</p>
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To strengthen capability in identifying, quantifying and reporting Scope 3 emissions, a Scope 3 GHG training programme was piloted. The content was aligned with the GHG Protocol and IFRS S2, and delivered through category deep-dives, case studies and applied exercises. The training was conducted over two sessions, with 82 participants from Group Sustainability, Cost & Control, Development Services, Project Teams, and Investment & Asset Management. An enhanced version incorporating feedback from the pilot is planned for rollout in 2026 to support internal capacity building and Scope 3 disclosure efforts.

Policies and Guidelines

[GRI 2-23, 2-24]

POLICY FRAMEWORK AND OPERATIONAL GOVERNANCE




Governance is fundamental to the Group's ability to deliver sustainable long-term value and is exercised under the oversight of the Board of Directors. The Board is responsible for providing strategic direction and oversight to ensure that sustainability considerations are integrated into the Group's business strategy, risk management and internal control systems.

The Group operationalises governance through a clearly defined governance structure, supported by a comprehensive framework of policies, guidelines and standardised processes. These instruments establish clear roles, accountabilities and decision-making protocols, enabling effective management oversight and consistent implementation across the organisation.

Sustainability-related policies and processes are embedded within this governance framework. They form part of the Group's management approach to identifying, assessing and managing material sustainability risks and opportunities, and ensure that environmental, social and ethical considerations are systematically incorporated into business planning, project execution and operational activities.

Compliance with these policies and processes is mandatory and paramount to the Group. Adherence is monitored through established assurance, reporting and internal control mechanisms to ensure regulatory compliance, effective risk management and consistency of application across all operations.

Codes of Conducts

Codes for ethical business	Description
 <p>Code of Business Conduct (COBC)</p>	<p>Serves as the Group's foundational ethical framework, setting out the principles, standards, and behaviours expected of all employees, directors, and business partners. Anchored in the Group's core TEAM Values, the COBC reinforces compliance with all applicable laws and regulatory requirements, promotes fair and responsible business practices, and underscores the importance of transparency, accountability, and ethical decision-making across all business activities and interactions.</p>
 <p>Vendor Code of Business Conduct (VCOBC)</p>	<p>Defines the ethical standards and responsible business practices required of all vendors and suppliers engaging with the Group. It emphasises compliance with applicable laws and regulations, respect for human rights, sound labour and workplace practices, and integrity in all commercial dealings. Through the VCOBC, the Group seeks to ensure that its supply chain partners are aligned with its commitment to ethical, sustainable, and responsible operations.</p>
 <p>Vendor Integrity Pledge (VIP)</p>	<p>A formal declaration required from all vendors engaging with the Group, affirming their commitment to uphold the Group's ethical standards and legal requirements. By executing the VIP, vendors expressly agree to comply with the Vendor Code of Business Conduct, applicable anti-corruption laws, and principles of integrity, transparency, and accountability in all business dealings. The pledge reinforces a shared responsibility between the Group and its vendors to maintain a fair, ethical, and trustworthy business environment.</p>

Policies and Guidelines

[GRI 2-23, 2-24]

POLICIES AND GUIDELINES FOR ETHICAL AND SUSTAINABLE BUSINESS

ENVIRONMENT

Environmental sustainability is central to Sime Darby Property’s operations and guides the way we plan and develop our projects. We prioritise energy efficiency, the adoption of renewable energy and the integration of green spaces, while actively supporting biodiversity through the establishment of ecological corridors and the restoration of native vegetation. These efforts reflect our broader commitment to fostering harmony between development and the natural environment. Our promotion of circular economy principles, supported by responsible waste and water management practices, further demonstrates our commitment to reducing our environmental footprint.

 <p>Group Energy and Carbon Emissions Guideline</p>	<p>Provides a structured approach to managing energy consumption and greenhouse gas emissions across the Group’s operations and developments. It supports the adoption of energy-efficient practices, emissions measurement and reduction initiatives, and the integration of climate considerations into planning and operational decision-making, in line with the Group’s sustainability objectives.</p>
 <p>Integrated Waste Management and Carbon Avoidance Guideline</p>	<p>Establishes principles for the responsible management of waste throughout the development lifecycle. It promotes waste reduction, reuse and recycling practices, supports resource efficiency, and encourages approaches that minimise carbon emissions associated with waste generation and disposal, thereby reducing the Group’s environmental footprint.</p>
 <p>Water Management Guideline</p>	<p>Provides a framework for the efficient and responsible use of water resources across the Group’s operations. It guides the monitoring and management of water consumption and quality, promotes conservation and reuse initiatives, and supports compliance with regulatory requirements to safeguard long-term water sustainability.</p>
 <p>Urban Biodiversity Framework and Guideline</p>	<p>Outlines the Group’s approach to integrating biodiversity considerations into its developments. It provides guidance on protecting and enhancing natural habitats, promoting ecological connectivity and incorporating nature-based solutions, supporting the creation of resilient and sustainable urban environments.</p>
 <p>The Malaysian Threatened and Rare Tree: Identification and Landscape Guideline</p>	<p>Serves as a reference for the identification, protection and appropriate integration of threatened and rare tree species within the Group’s developments. It supports biodiversity conservation efforts by guiding landscape planning and decision-making in a manner that preserves ecologically significant flora and aligns with recognised conservation priorities.</p>
 <p>Wetlands Construction & Maintenance Guideline</p>	<p>Provides guidance for the planning, development and upkeep of wetland features within selected projects (for Wetland Townpark, Bandar Bukit Raja 2). It supports the protection of wetland ecosystems, promotes biodiversity and natural water management functions, and contributes to the creation of sustainable and resilient urban landscapes.</p>
 <p>Tree-to-Tree Replacement</p>	<p>The Tree-to-Tree Replacement commitment reflects the Group’s approach to mitigating the impact of tree removal arising from development activities since 2011. It supports responsible landscape management by ensuring that trees removed are replaced, reinforcing the Group’s commitment to preserving green cover and enhancing the environmental quality of its developments.</p>



Provides guidance on the selection and planting of tree species across the Group's developments. It promotes the use of suitable and, where appropriate, native and Endangered, Rare, and Threatened (ERT) species to enhance biodiversity, support ecosystem resilience and contribute to the creation of sustainable and liveable environments.



Sets out the Group's overarching commitment to integrating environmental, social and governance considerations into its business strategy and operations. It provides a common framework to guide sustainable practices, supports compliance with applicable standards and regulations, and underpins the Group's long-term value creation for stakeholders.

SOCIAL

Our people and the communities in which we operate are central to our business. We are guided by a socially responsible approach that integrates safety, community development, inclusion and ethical practices into our corporate strategy. This commitment supports the creation of a respectful and safe workplace while promoting the long-term well-being of our employees, stakeholders and local communities.



Sets out the Group's commitment to maintaining high standards of quality, protecting the health and safety of employees and stakeholders, safeguarding assets and operations, and managing environmental impacts responsibly. The policy provides a framework to promote safe work practices, operational excellence and compliance with applicable laws and standards, while fostering a culture of prevention, accountability and continuous improvement across the Group.



Provides a structured approach to engaging with the Group's internal and external stakeholders in a transparent, timely and responsible manner. It guides the management and dissemination of information, supports constructive dialogue, and ensures that stakeholder interactions are conducted in accordance with the Code of Business Conduct and applicable regulatory requirements, thereby strengthening trust and informed decision-making.



Establishes the principles governing the management of the Group's human capital. It promotes fair and equitable employment practices, equal opportunity, non-discrimination and respect in the workplace, and provides a foundation for talent development, performance management and employee well-being, in compliance with applicable labour laws and regulations.
















Reflects the Group's commitment to respecting and upholding fundamental human rights across its operations and value chain. It is guided by internationally recognised human rights principles and relevant legal requirements, and addresses key areas such as fair employment practices, prevention of forced and child labour, non-discrimination and responsible business conduct, reinforcing the Group's role as a responsible corporate citizen.

Policies and Guidelines

ETHICAL AND RESPONSIBLE GOVERNANCE

Ethical and responsible governance underpins our sustainability journey, guided by a comprehensive framework of policies and controls that promote integrity, accountability, transparency and resilience across our operations, decision-making and relationships with stakeholders.

 <p>Group Procurement Policies and Authorities (GPPA)</p>	<p>Provides a structured governance framework to ensure that procurement activities are conducted in a fair, transparent and accountable manner. The policies establish clear roles, approval authorities and controls over the procurement of goods and services, promote ethical sourcing and value-for-money outcomes, and require compliance with applicable laws, internal policies and sustainability principles, thereby safeguarding the Group against integrity, financial and reputational risks.</p>
 <p>Whistleblowing Policy</p>	<p>Provides a secure and confidential avenue for employees and external stakeholders to raise concerns either anonymously or with the whistleblower's identity disclosed, on improper conduct, unethical behaviour, breaches of law or policy, and other misconduct in good faith. The policy safeguards whistleblowers against retaliation and victimisation, encourages responsible reporting, and ensures that all disclosures are assessed and investigated independently, fairly and objectively, with appropriate actions taken where wrongdoing is substantiated.</p>
 <p>Anti-Bribery and Corruption Policy</p>	<p>Sets out a zero-tolerance stance against all forms of bribery and corrupt practices, and applies to directors, employees and relevant third parties. The policy provides clear standards on prohibited conduct, facilitation payments, gifts and hospitality, conflicts of interest and dealings with public officials, and is supported by reporting mechanisms as outline in the Group's Whistleblowing policy, enforcement measures and disciplinary actions to ensure compliance with applicable anti-corruption laws and ethical business practices.</p>
 <p>Conflict of Interest Policy</p>	<p>Establishes clear expectations for directors and employees to identify, disclose and appropriately manage any actual, potential or perceived conflicts of interest that may arise in the course of their duties. The policy reinforces fiduciary responsibilities, promotes transparency and objectivity in decision-making, and requires timely disclosure and appropriate mitigation measures to ensure that personal interests do not compromise the best interests of the Group.</p>
 <p>Gift, Entertainment and Travel Policy</p>	<p>Establishes clear standards governing the giving and receiving of gifts, business entertainment, travel and corporate hospitality, and reinforces the Group's zero-tolerance stance against bribery, corruption and undue influence. The policy adopts a strict no-gift approach, sets parameters for permissible business hospitality, and requires transparency, proper authorisation and disclosure to ensure that interactions with third parties are conducted ethically, objectively and in the best interests of the Group.</p>
 <p>Donations and Sponsorships Policy</p>	<p>Provides a structured framework to ensure that all donations and sponsorships are undertaken responsibly, transparently and in line with the Group's values as a responsible corporate citizen. The policy requires that all contributions comply with applicable laws, are subject to appropriate due diligence and approval, and are not used to obtain improper advantage, influence decision-making or create conflicts of interest, thereby safeguarding the Group against bribery, corruption and reputational risks.</p>

 <p>Anti-Money Laundering Policy</p>	<p>Sets out its commitment to prevent its businesses from being used, whether knowingly or unknowingly, to facilitate money laundering, terrorism financing or other financial crimes. The policy prohibits directors and employees from engaging in transactions involving illicit activities, requires appropriate measures to manage and mitigate AML risks, and supports compliance with applicable local and international laws, while reinforcing cooperation with relevant authorities where required.</p>
 <p>Group Information Security Policy (GISP)</p>	<p>Establishes a structured framework to safeguard the confidentiality, integrity and availability of information across its operations. The policy supports the implementation of an information security management system aligned with recognised international standards, protects sensitive data and information entrusted by stakeholders, and strengthens the Group's resilience against evolving cyber and information security risks.</p>
 <p>Third-Party Security Management Policy</p>	<p>Sets out governance principles to manage information security risks arising from engagements with vendors, partners and service providers. The policy requires appropriate assessment, due diligence and oversight to ensure that third parties handling the Group's information or systems comply with defined security standards, thereby protecting data integrity and minimising exposure to external security threats.</p>
 <p>Enterprise Mobile Policy</p>	<p>Provides guidance on the secure use and management of mobile devices and remote access within its operations. The policy establishes acceptable use requirements and security controls to protect corporate data accessed or stored on mobile platforms, supporting secure mobility while maintaining compliance with the Group's information security standards.</p>
 <p>Cyberattack Policy</p>	<p>Outlines a structured approach to the prevention, detection, response and recovery from cyber threats and incidents. The policy reinforces proactive cybersecurity measures, clear incident response protocols and recovery planning to minimise operational disruption and protect the integrity of the Group's digital infrastructure and critical systems.</p>
 <p>Identity Access Management Policy</p>	<p>Establishes controls for managing user identities and access rights to information systems and applications. The policy ensures that access to data and systems is granted on an authorised and appropriate basis, supports accountability, reduces the risk of unauthorised access and strengthens overall system security.</p>
 <p>Back Up and Redundancy Policy</p>	<p>Supports business continuity and operational resilience through defined standards for data backup, system redundancy and recovery. The policy provides assurance that critical information and systems can be restored within acceptable timeframes in the event of system failures or incidents, thereby safeguarding service continuity and data integrity.</p>

Policies and Guidelines

ANTI-BRIBERY AND CORRUPTION

[GRI 205]

2025 Performance



100%* Percentage of operations assessed for corruption-related risks



83.2% Percentage of employees received anti-corruption training



25 Number of misconduct or malpractice reports received via **whistleblowing channel**



84% Percentage of misconduct or malpractice reports resolved



0 Number of confirmed incidents of corruption



0 Number of confirmed cases where employees were dismissed/disciplined for corruption

* This data was subjected to an external limited assurance by an independent third party. Refer to the independent limited assurance report on page 166 of the Sustainability Report 2025.

The percentage of operations assessed for corruption-related risk is calculated based on the reporting boundary outlined in the "About This Report" section of this report, excluding low risk, immaterial and administrative functions..

Sime Darby Property maintains a strong commitment to ethical business conduct, with robust Anti-Bribery and Corruption (ABC) measures embedded across its operations. Guided by a structured integrity framework, the Group upholds transparency, accountability and a zero-tolerance approach to bribery and corruption. These efforts are reinforced by strong corporate governance, enabling effective oversight and proactive risk management.

* Notes:

- The rise in whistleblowing cases from 10 in 2024 to 25 in 2025 is primarily attributable to enhanced awareness and strengthened reporting mechanisms within Sime Darby Property. The Company has publicly communicated ongoing efforts to improve its whistleblowing framework, including periodic reviews of policies and processes to ensure they remain robust, relevant, and aligned with best governance practices. These enhancements, along with reinforced confidentiality and non-retaliation safeguards, have likely increased employees' confidence in the system and encouraged more timely reporting of concerns.
- Continuous training and communication initiatives on ethics, integrity, and anti-corruption policies may have further improved employees' understanding of what constitutes reportable misconduct. Clearer guidance, leadership messaging on zero tolerance for unethical behaviour, and greater visibility of whistleblowing channels have reduced uncertainty about when and how to report concerns.
- Importantly, the increase in reported cases does not necessarily indicate a rise in actual incidents of misconduct. Instead, it reflects improved visibility, transparency, and trust in the reporting framework. A more mature governance environment often results in higher reporting rates, which should be viewed as a positive indicator of a speak-up culture and effective oversight mechanisms.

COMPREHENSIVE ABC FRAMEWORK

Our ABC efforts are governed by a corporate structure that includes Board-level and management-level oversight. The Risk Management Committee (RMC) regularly reviews ABC plans and programmes, supported by the Governance Oversight Management Committee (GOMC). Independent mechanisms, such as the Audit Committee, Group Compliance Office, and Group Corporate Assurance, ensure transparency and accountability through ongoing risk assessments, whistleblowing channels, and investigative procedures.

KEY INITIATIVES AND PROGRAMMES [GRI 205-2, 205-3]



Anti-Corruption Governance Framework

The Group continues to implement its Organisation Anti-Corruption Plan (OACP) 2024 - 2028, which provides a structured roadmap to strengthen integrity, ethical conduct and governance across its operations. The OACP guides the Group's anti-corruption initiatives and reinforces oversight and accountability in managing bribery and corruption risks.



Risk Monitoring and Oversight

Bribery and corruption risks are systematically assessed across key operations and reviewed on a quarterly basis, with findings escalated to the relevant management and Board-level committees to ensure that identified risks remain within acceptable levels and are appropriately managed.



Strengthening ABC Measures

The Group maintains mandatory anti-bribery and corruption training for all employees, supported by periodic refresher programmes to reinforce awareness and compliance with key policies, including the no-gift principle. In addition, the Group have undertaken targeted assessments of key contractors and consultants to evaluate their maturity in managing bribery and corruption risk, in line with the adequate procedures TRUST principles as outline in the Prime Minister's Department Guidelines. The Group has secured formal commitments from contractors and consultants to implement minimum anti-corruption controls, including appropriate policies, contractual safeguards and training.



Transparency and Ethical Culture

The Group upholds transparency by disclosing confirmed cases of corruption in its Sustainability Report, where applicable. Guided by its core values, the Group continues to foster a culture of integrity and ethical conduct across its operations and value chain.

Data Privacy and Cybersecurity

[GRI 3-3]

Sime Darby Property's approach to data privacy and cybersecurity is guided by key focus areas that address critical risks, strengthen organisational resilience and promote a secure digital environment. These efforts reflect the Group's commitment to protecting sensitive information and maintaining the trust and confidence of its stakeholders.

2025 Performance



100% 2024
Audit Findings
Closed



0 incident
breaches for 2025



99% pass rate
on compulsory
e-learning and
assessment



2 phishing
simulations
conducted, with
93% pass rate



COMPREHENSIVE CYBERSECURITY FRAMEWORK

Sime Darby Property's Cybersecurity Framework establishes a structured, risk-based foundation to safeguard sensitive information, protect critical business operations, and maintain stakeholder trust.

The framework is anchored on three strategic pillars—Governance & Processes, Technology Enablement, and People & Culture—and is aligned to internationally recognised standards including the National Institute of Standards and Technology (NIST), Cybersecurity Framework (CSF) 2.0, ISO/IEC 27001. In addition to that the framework ensures compliance with data protection laws and regulations such as the Personal Data Protection Act (PDPA).

From a governance standpoint, the framework integrates cybersecurity into enterprise risk management, with clearly defined roles, accountability structures, and board-level oversight.











Policies, standards, and procedures are regularly reviewed to ensure regulatory compliance and alignment with evolving threat landscapes.

From a technology perspective, the organisation adopts a defence-in-depth strategy incorporating advanced security capabilities such as multi-factor authentication (MFA), endpoint detection and response (EDR/XDR), network segmentation, privileged access management (PAM), and continuous vulnerability management. These controls strengthen the company's ability to identify, protect, detect, respond to, and recover from cybersecurity incidents in line with NIST CSF functions.

From a people and culture lens, structured awareness programmes, phishing simulations, and cybersecurity training reinforce a security-first mindset across all levels of the organisation.

Overall, the Cybersecurity Framework positions Sime Darby Property to proactively manage cyber risks, support digital transformation initiatives, and sustain long-term business resilience in an increasingly complex threat environment.

KEY INITIATIVES AND PROGRAMMES

 <p>Independent Risk Assessment</p> <p>Conducted independent cybersecurity risk assessments to evaluate the organisation's threat landscape, identify key vulnerabilities, and assess the effectiveness of existing controls, supporting informed risk prioritisation and mitigation planning.</p> 	 <p>Identity Governance Administration</p> <p>Implemented identity governance processes to manage and monitor user access across systems, strengthening access controls, enforcing segregation of duties, and reducing the risk of unauthorised access to critical information assets.</p> 	 <p>Vulnerability Assessment and Penetration Testing (VAPT)</p> <p>Annual vulnerability assessments and penetration testing to systematically identify, validate and prioritise remediation of security weaknesses across critical systems and applications. The outcomes are used to strengthen security controls and reduce attack surfaces and insider threats.</p> 
 <p>Structured Awareness on Cybersecurity</p> <p>Implemented structured cybersecurity awareness programmes across the organisation, including compulsory e-learning, phishing simulations and targeted communications to strengthen employee vigilance, promote secure behaviours and reduce human-related cyber risks.</p> 	 <p>Data Labelling Exercise</p> <p>Implemented a data labelling exercise to classify information based on sensitivity and criticality, enabling the application of appropriate security controls, access restrictions, and data protection measures.</p> 	

GRI Content Index

Statement of use	Sime Darby Property has reported in accordance with the GRI Standards for the period 1 January 2025 to 31 December 2025.
GRI 1 used	GRI 1: Foundation 2021
Applicable GRI Sector Standard(s)	Not Applicable

GRI Standard	Disclosure	Location of Disclosures	Page Number	Omission			
				Requirement(s) Omitted	Reason	Explanation	
General Disclosures							
GRI 2: General Disclosures 2021	2-1	Organisational details	- Overview of Sime Darby Property	10	A grey cell indicates that reasons for omission are not permitted for the disclosure or that a GRI Sector Standard reference number is not available.		
	2-2	Entities included in the organisation's sustainability reporting	- Reporting entity, boundary and scope	1-3			
	2-3	Reporting period, frequency and contact point	- Reporting Period, Scope and Boundaries	1 - 3			
	2-4	Restatements of information	- Annual Performance Data	145			
	2-5	External assurance	- Statement of Assurance - Independent Limited Assurance Report	3 166 - 169			
	2-6	Activities, value chain and other business relationships	- Who We Are	10			
	2-7	Employees	- Diversity and Inclusion - Annual Performance Data	108 146-148			
	2-8	Workers who are not employees	- Annual Performance Data	146			
	2-9	Governance structure and composition	- Sustainability Governance	26			
	2-10	Nomination and selection of the highest governance body	- <i>Corporate Governance Overview Statement (IAR2025)</i>	236 - 305			
	2-11	Chair of the highest governance body	- Board Sustainability Committee	28			
	2-12	Role of the highest governance body in overseeing the management of impacts	- The Board Corporate Governance Overview Statement (IAR2025)	243 - 244			
	2-13	Delegation of responsibility for managing impacts	- <i>Corporate Governance Overview Statement (IAR2025)</i>	253			
	2-14	Role of the highest governance body in sustainability reporting	- The Board Sustainability Committee	27			
	2-15	Conflicts of interest	- <i>Board of Directors' Profiles (IAR2025)</i>	236 - 305			
	2-16	Communication of critical concerns	- <i>Stakeholder Engagement & Value Creation (IAR2025)</i>	50 - 58			
	2-17	Collective knowledge of the highest governance body	- Board Sustainability Committee	28 - 29			
	2-18	Evaluation of the performance of the highest governance body	- <i>Corporate Governance Overview Statement (IAR2025)</i>	264 - 265			
	2-19	Remuneration policies	- <i>Corporate Governance Overview Statement (IAR2025)</i>	270 - 271			

GRI Standard	Disclosure	Location of Disclosures	Page Number	Omission		
				Requirement(s) Omitted	Reason	Explanation
General Disclosures (cont'd.)						
GRI 2: General Disclosures 2021 (cont'd.)	2-20	Process to determine remuneration	- <i>Corporate Governance Overview Statement (IAR2025)</i>	270-271		
	2-21	Annual total compensation ratio				After careful consideration, the Board has opted not to disclose the annual total compensation ratio at this time. We remain committed to transparency in our disclosures and will continue to evaluate all elements of our reporting practices to align with stakeholder expectations and industry standards as our policies evolve.
	2-22	Statement on sustainable development strategy	- Sustainability Framework - Sustainability Strategy and Roadmap 2030 (SSR2030)	32 33		
	2-23	Policy commitments	- Policy Framework and Operational Governance	119		
	2-24	Embedding policy commitments	- Policies and Guidelines for Ethical and Sustainable Business	120 - 123		
	2-25	Processes to remediate negative impacts	- Ethical and Responsible Governance	122 - 123		
	2-26	Mechanisms for seeking advice and raising concerns	- Ethical and Responsible Governance - Statement on Risk Management and Internal Control (IAR2025)	122 - 123, 297		
	2-27	Compliance with laws and regulations	- <i>Corporate Governance Overview Statement (IAR2025)</i>	286		
	2-28	Membership associations	- Industry Affiliations and Strategic Partnerships	23		
	2-29	Approach to stakeholder engagement	- Value Creation and Stakeholder Engagement	34		
	2-30	Collective bargaining agreements	- Annual Performance Data	151		

GRI Content Index

GRI Standard	Disclosure	Location of Disclosures	Page Number	Omission		
				Requirement(s) Omitted	Reason	Explanation
Material Topics						
GRI 3: Material Topics 2021	3-1	3-1 Process to determine material topics	- Materiality Process and Outcomes	35		
	3-2	List of material topics	List of all material topics: <ul style="list-style-type: none"> - Innovation - Business Divisions - Energy and Carbon - Urban Biodiversity - Circularity - Water Management - Climate Resilience - Community Experience - Occupational Health and Safety - Responsible Supply Chain Management - Corporate Social Responsibility - Talent Management and Training Development - Diversity and Inclusion - Corporate Governance and Compliance - Data Privacy and Cybersecurity 	37 - 38		
<i>A grey cell indicates that reasons for omission are not permitted for the disclosure or that a GRI Sector Standard reference number is not available.</i>						
Innovation						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Innovating with a Purpose	42		
GRI 203: Indirect Economic Impacts 2016	203-1	Infrastructure investments and services supported	- Sustainable Solutions and Quality Design	46		
	203-2	Significant indirect economic impacts	- Innovating with a Purpose	42		
Business Divisions						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Innovating with a Purpose	42 - 45		
Energy and Carbon						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Driving Net Zero through Decarbonisation	50 - 51		
GRI 302: Energy 2016	302-1	Energy consumption within the organisation	- Metrics and Targets (under Energy and Carbon) - Annual Performance Data	55 153		
	302-3	Energy intensity	- Annual Performance Data	153		
	302-4	Reduction of energy consumption	- Annual Performance Data	153		
GRI 305: Emissions 2016	305-1	Direct (Scope 1) GHG emissions	- Scope 1 Direct Emissions - Annual Performance Data	55 152		
	305-2	Energy indirect (Scope 2) GHG emissions	- Scope 2 Indirect Emissions - Annual Performance Data	55 152		
	305-3	Other indirect (Scope 3) GHG emissions	- Scope 3 Other Indirect Emissions - Annual Performance Data	56 152		

GRI Standard	Disclosure	Location of Disclosures	Page Number	Omission		
				Requirement(s) Omitted	Reason	Explanation
Material Topics (cont'd.)						
Urban Biodiversity						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Safeguarding Urban Biodiversity	60 - 61		
GRI 101: Biodiversity 2024	101-1	Policies to halt and reverse biodiversity loss	- Advancing our Urban Biodiversity Journey	60		
	101-2	Management of biodiversity impact	- Balancing Nature Conservation and Business Growth	70 - 71		
	101-4	Identification of biodiversity impacts	- Annual Performance Data	153		
	101-5	Locations with biodiversity impacts	- Annual Performance Data	154		
	101-7	Changes to the state of biodiversity	- Annual Performance Data	155		
Circularity						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Circularity	75		
GRI 306: Effluents and Waste 2016	306-1	Waste generation and significant waste-related impacts	- Key Strategies and Progress - Total Waste by Business Segment	76 76		
	306-2	Management of significant waste-related impacts	- Progress Towards Circularity	77 - 78		
	306-3	Waste generated	- Key Strategies and Progress - Total Waste by Business Segment - Annual Performance Data	76 76 156		
	306-4	Waste diverted from disposal	- Annual Performance Data	156		
	306-5	Waste directed to disposal	- Annual Performance Data	156		
Water Management						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Water Management Strategies	79		
GRI 303: Water and Effluents 2018	303-3	Water withdrawal	- Water Management - Annual Performance Data	79 - 80 156		
Climate Resilience						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Building A Climate-Ready Business	81 - 82		
GRI 201: Economic Performance 2016	201-2	Financial implications and other risks and opportunities due to climate change	- Financial Effects of Climate-Related Risk - Opportunities Arising from Climate Risk Management	89 - 90		
Community Experience						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Our Strategic Approach	95		

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GRI Content Index

GRI Standard	Disclosure	Location of Disclosures	Page Number	Omission		
				Requirement(s) Omitted	Reason	Explanation
Material Topics (cont'd.)						
Community Experience (cont'd.)						
GRI 203: Indirect Economic Impacts 2016	203-2	Significant indirect economic impacts	- Community Experience	94		
GRI 413: Local Communities 2016	413-1	Operations with local community engagement, impact assessments, and development programmes	- Inclusivity & Social Equity - Education & Future Ready Skills - Resilient Infrastructure - Support for the Underserved	96 98 100 103		
Occupational Health and Safety						
GRI 3: Material Topics 2021	302-1	3-3 Management of material topics	- Occupational Health and Safety: A Shared Responsibility - Our Safety Framework	104 104 - 105		
GRI 403: Occupational Health and Safety 2018	403-1	Occupational health and safety management system	- HSSE Manual Management System	105		
	403-3	Occupational health services	- Safety Leadership and Management Systems	106 - 107		
	403-4	Worker participation, consultation, and communication on occupational health and safety	- HSSE Manual Management System	105		
	403-5	Worker training on occupational health and safety	- 2025 Safety Performance	106 - 107		
	403-9	Work-related injuries	- Annual Performance Data	145		
	403-10	Work-related ill health	- Annual Performance Data	145		
Responsible Supply Chain Management						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Responsible Supply Chain Management	116		
GRI 204: Procurement Practices 2016	204-1	Proportion of spending on local suppliers	- Local Sourcing and Supply Chain Resilience - Annual Performance Data	117 165		
Corporate Social Responsibility						
GRI 3: Material Topics 2021	3-3	3-3 Management of material topics	- Our Strategic Approach	95		
GRI 203: Indirect Economic Impacts 2016	203-2	Significant indirect economic impacts	- Community Experience	94		
GRI 413: Local Communities 2016	413-1	Operations with local community engagement, impact assessments, and development programmes	- Inclusivity & Social Equity - Education and Future Ready Skills - Resilient Infrastructure - Support for the Underserved	96 98 100 103		

GRI Standard	Disclosure	Location of Disclosures	Page Number	Omission		
				Requirement(s) Omitted	Reason	Explanation
Material Topics (cont'd.)						
Talent Management and Training Development						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Talent and Development	112		
GRI 404: Training and Education 2016	404-1	Average hours of training per year per employee	- Annual Performance Data	149 - 150		
	404-2	programmes for upgrading employee skills and transition assistance programmes	- Talent and Development	112		
	404-3	Percentage of employees receiving regular performance and career development reviews	- Annual Performance Data	151		
Diversity and Inclusion						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Advancing Inclusion Through Ethical Standards	108 - 109		
GRI 401: Employment 2016	401-1	New employee hires and employee turnover	- Annual Performance Data	148 - 149		
	401-2	Benefits provided to full-time employees that are not provided to temporary or part-time employees	- Workforce Culture and Inclusion	110		
	401-3	Parental leave	- Annual Performance Data	150		
GRI 405: Diversity and Equal Opportunity 2016	405-1	Diversity of governance bodies and employees	- Annual Performance Data	146 - 148 165		
Corporate Governance and Compliance						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Policy Framework and Operational Governance	119		
GRI 205: Anti-corruption 2016	205-1	Operations assessed for risks related to corruption	- Anti-Bribery and Corruption - Annual Performance Data	124 165		
	205-2	Communication and training about anti-corruption policies and procedures	- Anti-Bribery and Corruption	124		
	205-3	Confirmed incidents of corruption and actions taken	- Anti-Bribery and Corruption - Annual Performance Data	124 165		
Data Privacy and Cybersecurity						
GRI 3: Material Topics 2021	3-3	Management of material topics	- Comprehensive Cybersecurity Framework	127		
GRI 3: Material Topics 2021	418-1	Substantiated complaints concerning breaches of customer privacy and losses of customer data	- Data Privacy and Cybersecurity - Annual Performance Data	126 165		

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IFRS S2 Content Index

IFRS code	IFRS Disclosure	Location	Page Number	
S2 Climate-related Disclosures				
Governance				
6(a)	the governance body(s) (which can include a board, committee or equivalent body charged with governance) or individual(s) responsible for oversight of climate-related risks and opportunities. Specifically, the entity shall identify that body(s) or individual(s) and disclose information about:	(i) how responsibilities for climate-related risks and opportunities are reflected in the terms of reference, mandates, role descriptions and other related policies applicable to that body(s) or individual(s);	- Sustainability Governance	26 - 31
		(ii) how the body(s) or individual(s) determines whether appropriate skills and competencies are available or will be developed to oversee strategies designed to respond to climate-related risks and opportunities;	- Sustainability Governance	26 - 31
		(iii) how and how often the body(s) or individual(s) is informed about climate-related risks and opportunities;	- Sustainability Governance	26 - 31
		(iv) how the body(s) or individual(s) takes into account climate-related risks and opportunities when overseeing the entity's strategy, its decisions on major transactions and its risk management processes and related policies, including whether the body(s) or individual(s) has considered trade-offs associated with those risks and opportunities; and	- Sustainability Governance	26 - 31
		(v) how the body(s) or individual(s) oversees the setting of targets related to climate-related risks and opportunities, and monitors progress towards those targets (see paragraphs 33-36), including whether and how related performance metrics are included in remuneration policies (see paragraph 29(g)).	- Sustainability Governance	26 - 31
6(b)	management's role in the governance processes, controls and procedures used to monitor, manage and oversee climate-related risks and opportunities, including information about:	(i) whether the role is delegated to a specific management-level position or management-level committee and how oversight is exercised over that position or committee; and	- Sustainability Governance	26 - 31
		(ii) whether management uses controls and procedures to support the oversight of climate-related risks and opportunities and, if so, how these controls and procedures are integrated with other internal functions.	- Sustainability Governance	26 - 31
Strategy				
9(a)	the climate-related risks and opportunities that could reasonably be expected to affect the entity's prospects (see paragraphs 10-12);	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment	84 - 86 87 - 88
9(b)	the current and anticipated effects of those climate-related risks and opportunities on the entity's business model and value chain (see paragraph 13);	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment	84 - 86 87 - 88
9(c)	the effects of those climate-related risks and opportunities on the entity's strategy and decision-making, including information about its climate-related transition plan (see paragraph 14);	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment	84 - 86 87 - 88

IFRS code	IFRS Disclosure	Location	Page Number
S2 Climate-related Disclosures (cont'd.)			
Strategy (cont'd.)			
9(d)	the effects of those climate-related risks and opportunities on the entity's financial position, financial performance and cash flows for the reporting period, and their anticipated effects on the entity's financial position, financial performance and cash flows over the short, medium and long term, taking into consideration how those climate-related risks and opportunities have been factored into the entity's financial planning (see paragraphs 15-21); and	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk 89
9(e)	the climate resilience of the entity's strategy and its business model to climate-related changes, developments and uncertainties, taking into consideration the entity's identified climate-related risks and opportunities (see paragraph 22).	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment 84 - 86 87 - 88
Climate-related risks and opportunities			
10(a)	describe climate-related risks and opportunities that could reasonably be expected to affect the entity's prospects;	This cell has been deliberately left blank.	- Climate Risk and Its Impact on Business Model, Strategy and Value Chain 82
10(b)	explain, for each climate-related risk the entity has identified, whether the entity considers the risk to be a climate-related physical risk or climate-related transition risk;	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment" 84 - 86 87 - 88
10(c)	specify, for each climate-related risk and opportunity the entity has identified, over which time horizons—short, medium or long term—the effects of each climate-related risk and opportunity could reasonably be expected to occur; and	This cell has been deliberately left blank.	- Assessment Time Horizon and Climate Scenario 83
10(d)	explain how the entity defines 'short term', 'medium term' and 'long term' and how these definitions are linked to the planning horizons used by the entity for strategic decision-making.	This cell has been deliberately left blank.	- Assessment Time Horizon and Climate Scenario 83
Business model and value chain			
13(a)	a description of the current and anticipated effects of climate-related risks and opportunities on the entity's business model and value chain; and	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment 84 - 86 87 - 88
13(b)	a description of where in the entity's business model and value chain climate-related risks and opportunities are concentrated (for example, geographical areas, facilities and types of assets).	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment 84 - 86 87 - 88

IFRS S2 Content Index

IFRS code	IFRS Disclosure	Location	Page Number	
S2 Climate-related Disclosures (cont'd.)				
Strategy (cont'd.)				
Strategy and decision-making				
14(a)	information about how the entity has responded to, and plans to respond to, climate-related risks and opportunities in its strategy and decision-making, including how the entity plans to achieve any climate-related targets it has set and any targets it is required to meet by law or regulation. Specifically, the entity shall disclose information about:	(i) current and anticipated changes to the entity's business model, including its resource allocation, to address climate-related risks and opportunities (for example, these changes could include plans to manage or decommission carbon-, energy- or water-intensive operations; resource allocations resulting from demand or supply-chain changes; resource allocations arising from business development through capital expenditure or additional expenditure on research and development; and acquisitions or divestments);	- Opportunities Arising from Climate Risk Management	89 - 90
		(ii) current and anticipated direct mitigation and adaptation efforts (for example, through changes in production processes or equipment, relocation of facilities, workforce adjustments, and changes in product specifications);	- Climate Transition Risk Assessment - Physical Risk Assessment	84 - 86 87 - 88
		(iii) current and anticipated indirect mitigation and adaptation efforts (for example, through working with customers and supply chains);	- Climate Transition Risk Assessment - Physical Risk Assessment	84 - 86 87 - 88
		(iv) any climate-related transition plan the entity has, including information about key assumptions used in developing its transition plan, and dependencies on which the entity's transition plan relies; and	- Driving Net Zero Through Decarbonisation	50 - 52
		(v) how the entity plans to achieve any climate-related targets, including any greenhouse gas emissions targets, described in accordance with paragraphs 33-36.	- Driving Net Zero Through Decarbonisation	50 - 52
14(b)	information about how the entity is resourcing, and plans to resource, the activities disclosed in accordance with paragraph 14(a).	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk	89
14(c)	quantitative and qualitative information about the progress of plans disclosed in previous reporting periods in accordance with paragraph 14(a).	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk	89
Financial position, financial performance and cash flows				
15	Provide information that helps readers understand the effects of climate-related risks and opportunities on the company's strategy and decision-making. Please elaborate on the following:			
15(a)	the effects of climate-related risks and opportunities on the entity's financial position, financial performance and cash flows for the reporting period (current financial effects); and	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk	89
15(b)	the anticipated effects of climate-related risks and opportunities on the entity's financial position, financial performance and cash flows over the short, medium and long term, taking into consideration how climate-related risks and opportunities are included in the entity's financial planning (anticipated financial effects).	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk	89

IFRS code	IFRS Disclosure	Location	Page Number
S2 Climate-related Disclosures (cont'd.)			
Strategy (cont'd.)			
Financial position, financial performance and cash flows (cont'd.)			
16	Provide quantitative and qualitative information about:		
16(a)	how climate-related risks and opportunities have affected its financial position, financial performance and cash flows for the reporting period;	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk 89
16(b)	the climate-related risks and opportunities identified in paragraph 16(a) for which there is a significant risk of a material adjustment within the next annual reporting period to the carrying amounts of assets and liabilities reported in the related financial statements;	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk 89
16(c)	how the entity expects its financial position to change over the short, medium and long term, given its strategy to manage climate-related risks and opportunities, taking into consideration:	(i) its investment and disposal plans (for example, plans for capital expenditure, major acquisitions and divestments, joint ventures, business transformation, innovation, new business areas, and asset retirements), including plans the entity is not contractually committed to; and	- Financial Effects of Climate-Related Risk 89
		(ii) its planned sources of funding to implement its strategy; and	- Financial Effects of Climate-Related Risk 89
16(d)	how the entity expects its financial performance and cash flows to change over the short, medium and long term, given its strategy to manage climate-related risks and opportunities (for example, increased revenue from products and services aligned with a lower-carbon economy; costs arising from physical damage to assets from climate events; and expenses associated with climate adaptation or mitigation).	This cell has been deliberately left blank.	- Financial Effects of Climate-Related Risk 89
21	If an entity determines that it need not provide quantitative information about the current or anticipated financial effects of a climate-related risk or opportunity applying the criteria set out in paragraphs 19-20, the entity shall:		
21(a)	explain why it has not provided quantitative information;		- Financial Effects of Climate-Related Risk - Reporting Approach 89 1
21(b)	provide qualitative information about those financial effects, including identifying line items, totals and subtotals within the related financial statements that are likely to be affected, or have been affected, by that climate-related risk or opportunity; and		- Financial Effects of Climate-Related Risk 89
21(c)	provide quantitative information about the combined financial effects of that climate-related risk or opportunity with other climate-related risks or opportunities and other factors unless the entity determines that quantitative information about the combined financial effects would not be useful.		- Financial Effects of Climate-Related Risk 89

IFRS S2 Content Index

IFRS code	IFRS Disclosure	Location	Page Number
S2 Climate-related Disclosures (cont'd.)			
Strategy (cont'd.)			
Climate Resilience			
22	Provide information that enables readers to understand the climate resilience of the company's strategy and business model, taking into account climate-related changes, developments, uncertainties, and the company's identified climate-related risks and opportunities.		
22(a)	The company must provide the assessment of its climate resilience as at the reporting date, which will help readers understand:		
	(i) the implications, if any, of the entity's assessment for its strategy and business model, including how the entity would need to respond to the effects identified in the climate-related scenario analysis;	This cell has been deliberately left blank.	- Climate Risk and Its Impact on Business Model, Strategy and Value Chain 82
	(ii) the significant areas of uncertainty considered in the entity's assessment of its climate resilience;	This cell has been deliberately left blank.	- Climate Transition Risk Assessment - Physical Risk Assessment 84 - 86 87 - 88
22(a)	(iii) the entity's capacity to adjust or adapt its strategy and business model to climate change over the short, medium and long term, including:	(1) the availability of, and flexibility in, the entity's existing financial resources to respond to the effects identified in the climate-related scenario analysis, including to address climate-related risks and to take advantage of climate-related opportunities;	- Financial Effects of Climate-Related Risk 89
		(2) the entity's ability to redeploy, repurpose, upgrade or decommission existing assets; and	- Financial Effects of Climate-Related Risk 89
		(3) the effect of the entity's current and planned investments in climate-related mitigation, adaptation and opportunities for climate resilience; and	- Financial Effects of Climate-Related Risk 89
22(b)	The company must provide how and when the climate-related scenario analysis was carried out, including:		
22(b)	(i) information about the inputs the entity used, including:	(1) which climate-related scenarios the entity used for the analysis and the sources of those scenarios;	- Assessment Time Horizon and Climate Scenario 83
		(2) whether the analysis included a diverse range of climate-related scenarios;	- Assessment Time Horizon and Climate Scenario 83
		(3) whether the climate-related scenarios used for the analysis are associated with climate-related transition risks or climate-related physical risks;	- Assessment Time Horizon and Climate Scenario 83
		(4) whether the entity used, among its scenarios, a climate-related scenario aligned with the latest international agreement on climate change;	- Assessment Time Horizon and Climate Scenario 83
		(5) why the entity decided that its chosen climate-related scenarios are relevant to assessing its resilience to climate-related changes, developments or uncertainties;	- Assessment Time Horizon and Climate Scenario 83
		(6) the time horizons the entity used in the analysis; and	- Assessment Time Horizon and Climate Scenario 83
		(7) what scope of operations the entity used in the analysis (for example, the operating locations and business units used in the analysis);	- Assessment Time Horizon and Climate Scenario 83

IFRS code	IFRS Disclosure	Location	Page Number	
S2 Climate-related Disclosures (cont'd.)				
Strategy (cont'd.)				
Climate Resilience (cont'd.)				
22(b)	The company must provide how and when the climate-related scenario analysis was carried out, including:			
22(b) (cont'd.)	(ii) the key assumptions the entity made in the analysis, including assumptions about:	(1) climate-related policies in the jurisdictions in which the entity operates;	- Assessment Time Horizon and Climate Scenario	83
		(2) macroeconomic trends;	- Assessment Time Horizon and Climate Scenario	83
		(3) national - or regional-level variables (for example, local weather patterns, demographics, land use, infrastructure and availability of natural resources);	- Assessment Time Horizon and Climate Scenario	83
		(4) energy usage and mix; and	- Assessment Time Horizon and Climate Scenario	83
		(5) developments in technology; and	- Assessment Time Horizon and Climate Scenario	83
	(iii) the reporting period in which the climate-related scenario analysis was carried out (see paragraph B18).	This cell has been deliberately left blank.	- Assessment Time Horizon and Climate Scenario	83
Risk Management				
25(a)	the processes and related policies the entity uses to identify, assess, prioritise and monitor climate-related risks, including information about:	(i) the inputs and parameters the entity uses (for example, information about data sources and the scope of operations covered in the processes);	- Building a Climate-Ready Business	81 - 82
		(ii) whether and how the entity uses climate-related scenario analysis to inform its identification of climate-related risks;	- Assessment Time Horizon and Climate Scenario	83
		(iii) how the entity assesses the nature, likelihood and magnitude of the effects of those risks (for example, whether the entity considers qualitative factors, quantitative thresholds or other criteria);	- Building a Climate-Ready Business	81
		(iv) whether and how the entity prioritises climate-related risks relative to other types of risk;	- Building a Climate-Ready Business	81
		(v) how the entity monitors climate-related risks; and	- Building a Climate-Ready Business	81
		(vi) whether and how the entity has changed the processes it uses compared with the previous reporting period;	- Building a Climate-Ready Business	81
25(b)	the processes the entity uses to identify, assess, prioritise and monitor climate-related opportunities, including information about whether and how the entity uses climate-related scenario analysis to inform its identification of climate-related opportunities; and	This cell has been deliberately left blank.	- Opportunities Arising From Climate Risk Management	89 - 90
25(c)	the extent to which, and how, the processes for identifying, assessing, prioritising and monitoring climate-related risks and opportunities are integrated into and inform the entity's overall risk management process.	This cell has been deliberately left blank.	- Building a Climate-Ready Business	81

IFRS S2 Content Index

IFRS code	IFRS Disclosure	Location	Page Number	
S2 Climate-related Disclosures (cont'd.)				
Risk Management (cont'd.)				
Climate-related metrics				
29(a)	greenhouse gases—the entity shall:	(i) disclose its absolute gross greenhouse gas emissions generated during the reporting period, expressed as metric tonnes of CO ₂ equivalent (see paragraphs B19–B22), classified as: (1) <i>Scope 1 greenhouse gas emissions</i> ; (2) <i>Scope 2 greenhouse gas emissions</i> ; and (3) <i>Scope 3 greenhouse gas emissions</i> ;	- Emissions Calculation Methodology - Road to Net Zero	51 - 52 54 - 56
		(ii) measure its greenhouse gas emissions in accordance with the Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard (2004) unless required by a jurisdictional authority or an exchange on which the entity is listed to use a different method for measuring its greenhouse gas emissions (see paragraphs B23–B25);	- Emissions Calculation Methodology - Road to Net Zero	51 - 52 54 - 56
		(iii) disclose the approach it uses to measure its greenhouse gas emissions (see paragraphs B26–B29) including: (1) the measurement approach, inputs and assumptions the entity uses to measure its greenhouse gas emissions; (2) the reason why the entity has chosen the measurement approach, inputs and assumptions it uses to measure its greenhouse gas emissions; and (3) any changes the entity made to the measurement approach, inputs and assumptions during the reporting period and the reasons for those changes;	- Emissions Calculation Methodology	51 - 52
		(iv) for Scope 1 and Scope 2 greenhouse gas emissions disclosed in accordance with paragraph 29(a)(i)(1)–(2), disaggregate emissions between: (1) the consolidated accounting group (for example, for an entity applying IFRS Accounting Standards, this group would comprise the parent and its consolidated subsidiaries); and (2) other investees excluded from paragraph 29(a)(iv)(1) (for example, for an entity applying IFRS Accounting Standards, these investees would include associates, joint ventures and unconsolidated subsidiaries);	- Emissions Calculation Methodology - Scope 1 Direct Emissions (under Metrics and Targets)	51 - 52 55
		(v) for Scope 2 greenhouse gas emissions disclosed in accordance with paragraph 29(a)(i)(2), disclose its location-based Scope 2 greenhouse gas emissions, and provide information about any contractual instruments that is necessary to inform users' understanding of the entity's Scope 2 greenhouse gas emissions (see paragraphs B30–B31); and	- Emissions Calculation Methodology - Scope 2 Indirect Emissions (under Metrics and Targets)	51 - 52 55

IFRS code	IFRS Disclosure	Location	Page Number	
S2 Climate-related Disclosures (cont'd.)				
Risk Management (cont'd.)				
Climate-related metrics (cont'd.)				
29(a)	greenhouse gases—the entity shall: (cont'd.)	(vi) for Scope 3 greenhouse gas emissions disclosed in accordance with paragraph 29(a)(i)(3), and with reference to paragraphs B32–B57, disclose: <ol style="list-style-type: none"> (1) the categories included within the entity's measure of Scope 3 greenhouse gas emissions, in accordance with the Scope 3 categories described in the Greenhouse Gas Protocol Corporate Value Chain (Scope 3) Accounting and Reporting Standard (2011); and (2) additional information about the entity's Category 15 greenhouse gas emissions or those associated with its investments (financed emissions), if the entity's activities include asset management, commercial banking or insurance (see paragraphs B58–B63); 	- Emissions Calculation Methodology - Scope 3 Other Indirect Emissions (under Metrics and Targets)	51 - 52 56
29(b)	climate-related transition risks—the amount and percentage of assets or business activities vulnerable to climate-related transition risks;	This cell has been deliberately left blank.	The Group will disclose this in future reporting cycles.	
29(c)	climate-related physical risks—the amount and percentage of assets or business activities vulnerable to climate-related physical risks;	This cell has been deliberately left blank.	The Group will disclose this in future reporting cycles.	
29(d)	climate-related opportunities—the amount and percentage of assets or business activities aligned with climate-related opportunities;	This cell has been deliberately left blank.	The Group will disclose this in future reporting cycles.	
29(e)	capital deployment—the amount of capital expenditure, financing or investment deployed towards climate-related risks and opportunities;	This cell has been deliberately left blank.	The Group will disclose this in future reporting cycles.	
29(f)	internal carbon prices—the entity shall disclose:	(i) an explanation of whether and how the entity is applying a carbon price in decision-making (for example, investment decisions, transfer pricing and scenario analysis); and	Not applicable. Sime Darby Property does not use internal carbon prices	
		(ii) the price for each metric tonne of greenhouse gas emissions the entity uses to assess the costs of its greenhouse gas emissions;	Not applicable. Sime Darby Property does not use internal carbon prices	
29(g)	remuneration—the entity shall disclose:	(i) a description of whether and how climate-related considerations are factored into executive remuneration (see also paragraph 6(a)(v)); and	Governance Structure	
		(ii) the percentage of executive management remuneration recognised in the current period that is linked to climate-related considerations.	The Group will disclose this in future reporting cycles.	
32	An entity shall disclose industry-based metrics that are associated with one or more particular business models, activities or other common features that characterise participation in an industry. In determining the industry-based metrics that the entity discloses, the entity shall refer to and consider the applicability of the industry-based metrics associated with disclosure topics described in the Industry-based Guidance on Implementing IFRS S2.		- Strategic Planning: The 15-Minute Township - Driving Net Zero Through Decarbonisation - Metrics and Targets - Water Management - Climate Resilience	47 50 - 51 55 - 56 79 - 80 81 - 91

IFRS S2 Content Index

IFRS code	IFRS Disclosure	Location	Page Number
S2 Climate-related Disclosures (cont'd.)			
Risk Management (cont'd.)			
Climate-related targets			
33(a)	the metric used to set the target (see paragraphs B66-B67);	This cell has been deliberately left blank.	- Climate Related Metrics and Opportunities Assessment Targets - Mission Net Zero 90 50 - 51
33(b)	the objective of the target (for example, mitigation, adaptation or conformance with science-based initiatives);	This cell has been deliberately left blank.	- Climate Related Metrics and Opportunities Assessment Targets - Mission Net Zero 90 50 - 51
33(c)	the part of the entity to which the target applies (for example, whether the target applies to the entity in its entirety or only a part of the entity, such as a specific business unit or specific geographical region);	This cell has been deliberately left blank.	- Climate Related Metrics and Opportunities Assessment Targets - Mission Net Zero 90 50 - 51
33(d)	the period over which the target applies;	This cell has been deliberately left blank.	- Road to Net Zero 54
33(e)	the base period from which progress is measured;	This cell has been deliberately left blank.	- Metrics and Targets 55 - 56
33(f)	any milestones and interim targets;	This cell has been deliberately left blank.	- Road to Net Zero 54
33(g)	if the target is quantitative, whether it is an absolute target or an intensity target; and	This cell has been deliberately left blank.	- Metrics and Targets 55 - 56
33(h)	how the latest international agreement on climate change, including jurisdictional commitments that arise from that agreement, has informed the target.	This cell has been deliberately left blank.	- Driving Net Zero Through Decarbonisation 50 - 51
34	An entity shall disclose information about its approach to setting and reviewing each target, and how it monitors progress against each target, including:	This cell has been deliberately left blank.	- Driving Net Zero Through Decarbonisation 50 - 51
34(a)	whether the target and the methodology for setting the target has been validated by a third party;	This cell has been deliberately left blank.	The targets are internally validated.
34(b)	the entity's processes for reviewing the target;	This cell has been deliberately left blank.	- Metrics and Targets 55 - 56
34(c)	the metrics used to monitor progress towards reaching the target; and	This cell has been deliberately left blank.	- Metrics and Targets 55 - 56
34(d)	any revisions to the target and an explanation for those revisions.	This cell has been deliberately left blank.	- Road to Net Zero 54
35	An entity shall disclose information about its performance against each climate-related target and an analysis of trends or changes in the entity's performance.	This cell has been deliberately left blank.	- Metrics and Targets 55 - 56

IFRS code	IFRS Disclosure	Location	Page Number
S2 Climate-related Disclosures (cont'd.)			
Risk Management (cont'd.)			
Climate-related targets (cont'd.)			
36	For each greenhouse gas emissions target, please provide:		
36(a)	which greenhouse gases are covered by the target.	This cell has been deliberately left blank.	- Road to Net Zero 54
36(b)	whether Scope 1, Scope 2 or Scope 3 greenhouse gas emissions are covered by the target.	This cell has been deliberately left blank.	- Road to Net Zero 54
36(c)	whether the target is a gross greenhouse gas emissions target or net greenhouse gas emissions target. If the entity discloses a net greenhouse gas emissions target, the entity is also required to separately disclose its associated gross greenhouse gas emissions target (see paragraphs B68–B69).	This cell has been deliberately left blank.	- Road to Net Zero 54
36(d)	whether the target was derived using a sectoral decarbonisation approach.	This cell has been deliberately left blank.	Target are based on internal baseline
36(e)	the entity's planned use of carbon credits to offset greenhouse gas emissions to achieve any net greenhouse gas emissions target. In explaining its planned use of carbon credits the entity shall disclose information including, and with reference to paragraphs B70–B71:	(i) the extent to which, and how, achieving any net greenhouse gas emissions target relies on the use of carbon credits;	NA
		(ii) which third-party scheme(s) will verify or certify the carbon credits;	NA
		(iii) the type of carbon credit, including whether the underlying offset will be nature-based or based on technological carbon removals, and whether the underlying offset is achieved through carbon reduction or removal; and	NA
		(iv) any other factors necessary for users of general purpose financial reports to understand the credibility and integrity of the carbon credits the entity plans to use (for example, assumptions regarding the permanence of the carbon offset).	NA

Annual Performance Data

FINANCIAL PERFORMANCE

Guideline	Disclosure	Unit	2023	2024	2025
GRI 2-6	Market Capitalisation	RM (Million)	4,300.0	11,500.0	9,500.0
	Total Assets	RM (Million)	15,928.7	16,524.9	18,619.2
GRI 201-1	Total Revenue	RM (Million)	3,436.9	4,250.8	4,184.2
	<i>Leisure</i>	RM (Million)	93.8	100.0	105.5
	<i>Property Development</i>	RM (Million)	3,235.4	4,011.6	3,948.4
	<i>Investment & Asset Management</i>	RM (Million)	107.8	139.2	183.9

VALUE DISTRIBUTED TO STAKEHOLDERS

Guideline	Disclosure	Unit	2023	2024	2025
GRI 201-1	Total value distributed	RM (Million)	1,071.9	1,313.1	1,397.7
	Providers of Capital	RM (Million)	326.2	360.0	401.8
	<i>Dividends</i>	RM (Million)	170.0	204.0	204.0
	<i>Finance Costs</i>	RM (Million)	146.6	140.6	180.5
	<i>Non Controlling Interests</i>	RM (Million)	9.6	15.4	17.2
	Reinvestment and future growth	RM (Million)	269.6	363.0	367.4
	<i>PATAMI</i>	RM (Million)	407.9	502.2	517.7
	<i>less Dividends</i>	RM (Million)	(170.0)	(204.0)	(204.0)
	<i>Addition to Retained profits</i>	RM (Million)	237.9	298.2	313.7
	Employee wages and benefits	RM (Million)	267.7	306.8	334.9
GRI 201-1 GRI 203-1	Government Taxation (including deferred tax)	RM (Million)	236.4	267.7	268.4
	Zakat contributions	RM (Thousand)	1,400.0	3,500.0	3,500.0
	Community investment*	RM (Thousand)	3,357.7	1,923.2	360.1
	Donation to Yayasan Sime Darby (YSD)	RM (Thousand)	9,475.2	12,237.4	15,066.1
	Sponsorships	RM (Thousand)	1,342.4	3,178.0	6,382.6
	Total Community Investment*	RM (Thousand)	15,575.3	20,838.6	25,308.9

* Total community investments refers to actual expenditures in the reporting period, not commitments.

INVESTMENT IN COMMUNITY SPACES

Guideline	Disclosure	Unit	2023	2024	2025
GRI 203-1	KL East Park	RM (Thousand)	934.2	539.4	868.4
	Microforest	RM (Thousand)	1,242.5	333.7	757.8
	Total	RM (Thousand)	2,176.7	873.0	1,626.2

BENEFICIARIES

Guideline	Disclosure	Unit	2023	2024	2025
Internal Reporting Guideline	Sime Darby Property CSR	Number	53,475	70,512	76,402
	Total number of beneficiaries of the investment in communities	Number	53,475	70,512	76,402

HEALTH & SAFETY PERFORMANCE

Guideline	Disclosure	2023	2024	2025
GRI 403-9	Total HSSE incidents recorded	16	14	19
	Total recorded man-hours	20,966,363	29,854,151	29,926,968
	No. of LTI incidents (Employees)	0	0	0
	No. of LTI incidents (Contractors)	12	7	9
	Consecutive days without LTI	18	113	48
Internal Reporting Guideline	Overall LTIR	0.11	0.05	0.06
	LTIR (Employees)**	0	0	0
	LTIR (Contractors)	0.14	0.05	0.07
Internal Reporting Guideline	Number of employees trained on health and safety standards	412	983	*1,217

^ Total recorded man-hours in 2024 has been restated due to calculation variance in the reporting year.

* FY2025: There has been a significant increase in this indicator as we introduced compulsory Barrier Thinking e-learning in 2025 for all Executive and above employees.

** LTIR, Lost Time Incident Rate is calculated as $[\text{Total number of lost time incident} / \text{Total manhours}] \times 200,000$.

Guideline	Disclosure	2023		2024		2025	
		Employee	Contractor	Employee	Contractor	Employee	Contractor
GRI 403-9	Total recorded man-hours	3,646,480	17,319,883	3,928,912	25,925,239	4,277,312	25,649,656
GRI 403-9	Work-related fatalities	0	1	0	2	0	2*
GRI 403-9	Accident with lost workdays	0	12	0	7	0	9
	Accident without lost workdays	0	4	0	7	0	10
	Total number of accidents	0	16	0	14	0	19
	Total workdays lost	0	6,113	0	12,093	0	12,036
	Fatality Rate (No. of fatalities/No. of hours worked)*1000000	0	0.06	0	0.08	0	0.08
	Incident Rate (Total Incident/Avg Total No. of Employee)*1000	0	1.94	0	1.35	0	1.88
	Frequency Rate (Total recordable LTI Case/Total man-hours)*1000000	0	0.69	0	0.27	0	0.35
Severity Rate (Total lost working days/total man-hours)*1000000	0	352.95	0	466.5	0	469.2	
GRI 403-10	Occupational disease rate	0	0	0	0	0	0
IF-HB-320a.1	Total Recordable Incident Rate (TRIR)	NA	NA	NA	NA	0	0.7

* In 2025, regrettably, two subcontractor workers lost their lives due to a fall from a vehicle and an accident in a traffic work zone.

Annual Performance Data

WORKPLACE DATA

Guideline	Disclosure	2023	2024	2025	
GRI 2-7	TOTAL NUMBER OF EMPLOYEES HEADCOUNT	1,520	1,638	1,745	
	Headcount By Gender				
		Male	858	917	975
		Female	662	721	770
	Percentage By Gender				
		Male	56%	56%	56%
		Female	44%	44%	44%
	Headcount By Ethnicity				
		Bumiputera	1,264	1,328	1,405
		Chinese	193	235	256
		Indian	61	68	76
		Others	2	7	8
	Percentage By Ethnicity				
		Bumiputera	83%	81%	81%
	Chinese	13%	14%	15%	
	Indian	4%	4%	4%	
	Others	0%	1%	0%	
GRI 2-7	By Contract Type				
	Headcount Permanent employees				
		Male	720	775	837
		Female	605	659	698
	Percentage of Permanent employees (%)				
		Male	54%	54%	55%
		Female	46%	46%	45%
	Headcount Temporary employees				
		Male	138	142	138
		Female	57	62	72
Percentage of Temporary employees (%)					
	Male	71%	70%	66%	
	Female	29%	30%	34%	
GRI 405-1	Headcount By Employee Category				
	Senior Management				
		Total	129	146	175
		Male	82	91	110
		Female	47	55	65
		<30 years old	0	0	0
		30-50 years old	81	93	113
		>50 years old	48	53	62
		Bumiputera	52	58	76
		Chinese	64	75	83
	Indian	13	12	13	
	Others	0	1	3	

WORKPLACE DATA (CONT'D.)

Guideline	Disclosure	2023	2024	2025
GRI 405-1 (cont'd.)	Headcount By Employee Category (cont'd.)			
	Middle Management			
	Total	322	362	400
	Male	174	194	204
	Female	148	168	196
	<30 years old	8	10	7
	30-50 years old	260	292	326
	>50 years old	54	60	67
	Bumiputera	240	262	298
	Chinese	73	91	89
	Indian	8	6	10
	Others	1	3	3
	Executive			
	Total	453	513	535
	Male	210	234	239
	Female	243	279	296
	<30 years old	106	123	142
	30-50 years old	319	358	354
	>50 years old	28	32	39
	Bumiputera	396	430	436
	Chinese	45	62	77
	Indian	12	19	21
	Others	0	2	1
	Non-Executive			
	Total	616	617	635
	Male	392	398	422
	Female	224	219	213
	<30 years old	134	136	125
	30-50 years old	394	391	419
	>50 years old	88	90	91
	Bumiputera	576	578	595
	Chinese	11	7	7
	Indian	28	31	32
Others	1	1	1	
Percentage By Employee Category				
Senior Management				
Male	64%	62%	63%	
Female	36%	38%	37%	
<30 years old	0%	0%	0%	
30-50 years old	63%	64%	65%	
>50 years old	37%	36%	35%	
Bumiputera	40%	40%	43%	
Chinese	50%	51%	48%	
Indian	10%	8%	7%	
Others	0%	1%	2%	

Introduction

Overview of
Sime Darby Property

Our Sustainability
Approach

Creating Value Through
Innovation

Environmental
Stewardship

Supporting People and
Communities

Upholding Good
Governance

Appendix

Annual Performance Data

WORKPLACE DATA (CONT'D.)

Guideline	Disclosure	2023	2024	2025	
GRI 405-1 (cont'd.)	Percentage By Employee Category (cont'd.)				
	Middle Management				
		Male	54%	54%	51%
		Female	46%	46%	49%
		<30 years old	2%	3%	2%
		30-50 years old	81%	81%	81%
		>50 years old	17%	16%	17%
		Bumiputera	74%	72%	75%
		Chinese	23%	25%	22%
		Indian	3%	2%	2%
		Others	0%	1%	1%
		Executive			
		Male	46%	46%	45%
		Female	54%	54%	55%
		<30 years old	23%	24%	27%
		30-50 years old	71%	70%	66%
		>50 years old	6%	6%	7%
		Bumiputera	87%	84%	82%
		Chinese	10%	12%	14%
		Indian	3%	4%	4%
		Others	0%	0%	0%
		Non-Executive			
		Male	64%	65%	66%
		Female	36%	35%	34%
		<30 years old	22%	22%	20%
		30-50 years old	64%	63%	66%
		>50 years old	14%	15%	14%
		Bumiputera	93%	94%	94%
	Chinese	2%	1%	1%	
	Indian	5%	5%	5%	
	Others	0%	0%	0%	
GRI 401-1	EMPLOYEE TURNOVER				
	New Employee Hires				
		Total new employees	215	292	255
		Male	130	153	139
		Female	85	139	116
		Percentage of new employees			
		Male	60%	52%	55%
		Female	40%	48%	45%
		Breakdown of new employees by age			
		<30 years old	80	106	99
		30-50 years old	124	175	144
	>50 years old	11	11	12	

WORKPLACE DATA (CONT'D.)

Guideline	Disclosure	2023	2024	2025	
GRI 401-1 (cont'd.)	EMPLOYEE TURNOVER (CONT'D.)				
	Percentage of new employees (cont'd.)				
	Employee Turnover				
	Total employee turnover				
		<i>Total</i>	153	174	148
		<i>Male</i>	90	94	81
		<i>Female</i>	63	80	67
	Total employee turnover rate				
		<i>Male</i>	6%	6%	5%
		<i>Female</i>	4%	5%	4%
	Breakdown of employee turnover by age				
		<i><30 years old</i>	28	29	25
			18%	17%	17%
		<i>30-50 years old</i>	95	115	92
			62%	66%	62%
		<i>>50 years old</i>	30	30	31
			20%	17%	21%
			153	174	148
	Breakdown of employee turnover by Region				
		<i>Malaysia</i>	153	174	148
			100%	100%	100%
		<i>Singapore</i>	0	0	0
			0%	0%	0%
	<i>Vietnam</i>	0	0	0	
		0	0	0	
Breakdown of employee turnover by Employee Category					
	<i>Senior Management</i>	25	27	20	
		16%	15%	14%	
	<i>Middle Management</i>	40	48	47	
		26%	28%	32%	
	<i>Executive</i>	47	43	48	
		31%	25%	32%	
	<i>Non-Executive</i>	41	56	33	
		27%	32%	22%	
	Total	153	174	148	
GRI 404-1	EMPLOYEE TRAINING & DEVELOPMENT				
	AVERAGE TRAINING HOURS				
		Number of Employees	1,520	1,638	1,745
		Training Cost (RM) [Includes HRDF contributions]	3,500,000	5,916,105	7,550,650
		Average Training Cost per Employee (RM)	2,303	3,612	4,327
		Total Training Hours	74,072	106,130	124,871
	Average Training Hours per Employee	49	65	72	

Annual Performance Data

WORKPLACE DATA (CONT'D.)

Guideline	Disclosure	2023	2024	2025	
GRI 404-1	EMPLOYEE TRAINING & DEVELOPMENT (CONT'D.)				
	EMPLOYEE TRAINING				
	Training Hours By Employee Category				
	Senior Management		6,787	10,513	13,549
	Middle Management		16,494	26,476	33,076
	Executive		22,165	35,933	43,747
	Non-Executive		28,626	33,208	34,499
	Total		74,072	106,130	124,871
GRI 404-1	Number of Employees By Gender				
	Male		858	917	975
	Female		662	721	770
	LEADERSHIP TRAINING				
	No. of leadership training sessions		NA	28	31
	No. of employees that attended training sessions		NA	341	1,085
	COMPETENCY TRAINING FOR SIME DARBY PROPERTY EMPLOYEES				
	EiMAS Training				
	Total training attendance		NA	4	2
	No. of attendees that received one-year competency certificates		NA	1	0
GRI 401-3	EMPLOYEE PARENTAL LEAVE DATA				
	Total no. of employees entitled to parental leave				
		<i>Male</i>	670	701	732
		<i>Female</i>	662	721	770
	Total no. of employees who took parental leave				
		<i>Male</i>	47	46	50
		<i>Female</i>	46	35	37
	Total no. of employees who returned to work after parental leave				
		<i>Male</i>	47	46	50
		<i>Female</i>	45	34	37
	Total employees that were still employed 12 months after returning				
		<i>Male</i>	44	43	49
		<i>Female</i>	45	31	34
	Return to work rate (%)				
		<i>Male</i>	100%	100%	100%
		<i>Female</i>	98%	97%	100%
Retention rate (%)					
	<i>Male</i>	94%	93%	98%	
	<i>Female</i>	98%	89%	92%	

WORKPLACE DATA (CONT'D.)

Guideline	Disclosure	2023	2024	2025
GRI 404-3	EMPLOYEE PERFORMANCE APPRAISALS			
	Total Eligible Employees			
	Percentage	96%	94%	98%
	Number	1,453	1,539	1,718
	Category			
	Senior Management	112	135	169
	Middle Management	288	339	401
	Executive	440	454	518
	Non-executive	613	611	630
	Gender			
Male	818	875	953	
Female	635	664	765	
GRI 2-30	EMPLOYEES COVERED BY COLLECTIVE BARGAINING			
	Number of Employees	13	12	13
	% of Employees	0.9%	0.7%	0.7%
Internal Reporting Guideline	Number of substantiated complaints concerning human rights violations	2	2	0
Staff Volunteering	Number of staff volunteers for community work	778	757	815
	Number of staff volunteer hours for community work	2,941	2,878	3,264
*Internship Programme	Gender			
	Male	NA	NA	56
	Female	NA	NA	87
	Ethnicity			
	Bumiputera	NA	NA	123
	Chinese	NA	NA	11
Indian	NA	NA	9	
Others	NA	NA	0	

* New disclosure tracked for 2025

Annual Performance Data

ENVIRONMENTAL PERFORMANCE

SCOPE 1, 2, 3 EMISSIONS

Guideline	Disclosure	Unit	2023	2024	2025
GRI 305-1 IFRS S2.29 (a)	Total Scope 1 Direct GHG emissions	tCO₂e	537	852	1,029
	<i>Process emissions</i>	tCO ₂ e	0	0	4
	<i>Stationary combustion</i>	tCO ₂ e	233	434	245
	<i>Mobile combustion</i>	tCO ₂ e	304	418	528
	<i>Fugitive emissions</i>	tCO ₂ e	0	0	252
GRI 305-2 IFRS S2.29 (a)	Total Scope 2 (Indirect GHG emissions)	tCO₂e	15,850	17,027	19,290
GRI 305-2 IFRS S2.29 (a)	<i>Location-based</i>	tCO ₂ e	NA	17,027	19,290
	<i>Market-based</i>	tCO ₂ e	NA	16,120	17,500
GRI 305-3 IFRS S2.29 (a)	Total Scope 3 Other indirect GHG emissions	tCO₂e	1,989	2,775	4,284
	<i>Category 6: Business travel</i>	tCO ₂ e	NA	651	1,655
	<i>Category 7: Employee commuting</i>	tCO ₂ e	1,989	2,124	2,629
	Total	tCO₂e	18,376	20,654	24,603

SCOPE 2 EMISSIONS AND ENERGY CONSUMPTION BY BUSINESS SEGMENT

Business Segment	Guideline	Disclosure	Unit	2023	2024	2025
Investment & Asset Management	GRI 305-2	Scope 2 Indirect GHG emissions	tCO ₂ e	7,548	7,874	10,218
	GRI 302-1	Total energy consumption	GJ	35,852	36,655	48,131
		<i>Energy Consumption from RE</i>	GJ	0	0	605
		<i>Energy Consumption from non-RE</i>	GJ	35,852	36,655	47,526
GRI 302-4	Reduction of energy consumption	%	6%	-2%	-31%	
Leisure	GRI 305-2	Scope 2 Indirect GHG emissions	tCO ₂ e	5,806	6,556	6,315
	GRI 302-1	Total energy consumption	GJ	35,602	39,871	40,260
		<i>Energy Consumption from RE</i>	GJ	0	0	0
		<i>Energy Consumption from non-RE</i>	GJ	35,602	39,871	40,260
GRI 302-4	Reduction of energy consumption	%	-2%	-12%	-1%	
Property Development	GRI 305-2	Scope 2 Indirect GHG emissions	tCO ₂ e	2,496	2,597	2,757
	GRI 302-1	Total energy consumption	GJ	11,853	15,469	14,664
		<i>Energy Consumption from RE</i>	GJ	0	0	1,179
		<i>Energy Consumption from non-RE</i>	GJ	11,853	15,469	13,485
GRI 302-4	Reduction of energy consumption	%	5%	-31%	5%	

ENVIRONMENTAL PERFORMANCE (CONT'D.)

ENERGY CONSUMPTION BY FUEL SOURCE

Guideline	Disclosure	Unit	2023	2024	2025
GRI 302-1	Total energy consumption	GJ	83,306	91,995	103,055
		<i>Diesel</i>	1,870	6,324	4,508
		<i>LPG</i>	3,821	3,098	3,090
		<i>Motor Gasoline/Petrol</i>	2,340	3,173	3,825
		<i>Methanol</i>	-	207	130
		<i>Electricity</i>	75,275	79,193	89,719
		<i>Solar</i>	0	0	1,783
		<i>Solar</i>	MWh	0	0
GRI 302-4	Reduction of energy consumption	GJ	2,102	-8,689	-11,060
GRI 302-3	Energy intensity	GJ/m2	0.38	0.64	0.27

URBAN BIODIVERSITY

Environmental Sensitive Areas with high biodiversity adjacent to business operations

Guideline	Disclosure
GRI 304-1	Operational sites owned, leased, managed in, or adjacent to, protected areas and areas of high biodiversity value outside protected areas
Geographic location	1. Bukit Cerakah Permanent Forest Reserve, Selangor – Elmina West
	2. Klang Gates Quartz Ridge, Selangor (Hulu Gombak Tambahan 1 Permanent Forest Reserve) – KL East
	3. Galla Permanent Forest Reserve, Negeri Sembilan – Hamilton City
	4. Lagong Permanent Forest Reserve, Selangor – Lagong
	5. Bukit Kiara Federal Park, Kuala Lumpur – KLGCC
State the position of the operational site in relation to the protected area	Adjacent to the gazetted forest reserve/High Conservation Value
Type of operation	Land development and site office
Size of operational site in km ²	1. City of Elmina: 6,500 acres
	2. KL East: 153.71 acre
	3. Bandar Hamilton: 2720 acres
	4. Lagong: 1,553 acres
	5. KLGCC: 360 acres
Biodiversity value (terrestrial, freshwater or maritime ecosystem)	Terrestrial ecosystem
Biodiversity value characterised by listing of protected status (IUCN Protected Area Management Categories, Ramsar Convention, national legislation)	• Permanent Forest Reserve under National Forestry Act 1984. (Bukit Cerakah, Gallah, Lagong and Hulu Gombak Tambahan 1)
	• National Heritage Act for Permatang Kuarza Gombak-Selangor
	• Bukit Kiara Federal Park is protected by the National Land Code 1965

Guideline	Disclosure	Unit	2023	2024	2025
GRI 304-2	Percentage of existing operations or projects assessed for biodiversity risks	%	NA	90.3	89.4

Annual Performance Data

ENVIRONMENTAL PERFORMANCE (CONT'D.)

URBAN BIODIVERSITY (CONT'D.)

List of Parks Identified as Potential Urban Biodiversity Habitats

Guideline	Disclosure
GRI 304-3	Size and locations of all habitats area protected and restored

Township	Area of Interest	Development Status	Acreage (m2)	Status of ARC	Certification
Elmina West	Elmina Urban Biodiversity Corridor	In Progress	21,691	Restore	
	Forest Park	In Progress	339,936	Restore	Level II Arboretum by the ArbNet Arboretum Accreditation Programme and The Morton Arboretum
	Community Park	Completed	145,687	Restore	
	Sakura Lake	Completed	84,984	Restore	
	Wildlife Park	In Progress	101,172	Restore	
Bandar Bukit Raja 2	Wetland Town Park	In Progress	242,812	Restore	
Bandar Bukit Raja 3	Wetland Nature Park	In Progress	242,812	Restore	
Serenia City	Central Park	Completed	129,500	Restore	
	Serenity Park	Completed	33,953	Restore	
	Aman North Park	Completed	44,515	Restore	
	Aman South	Completed	24,038	Restore	
	Wild Meadow Crossing	Completed	27,235	Restore	
	Rare Fruit Park	In Progress	9,672	Restore	
	Bamboo Trail	In Progress	12,748	Restore	
	Serenia Hill	In Progress	41,845	Restore	
Hamilton City	Hamilton Biodiversity Park	In Progress	1,149,308	Restore	Restoration initiatives verified under the Preferred by Nature Ecosystem Restoration Standard
Nilai Impian	Taman Ujana	Completed	80,937	Restore	
	Town park	Completed	18,656	Restore	
	The Parc	Completed	32,375	Restore	
Bandar Ainsdale	Taman Tasik Ainsdale	Completed	46,539	Restore	
Bandar Universiti Pagoh	Laguna Pagoh Lake	In Progress	368,062	Restore	
	Laguna Pagoh Wetland	In Progress	92,147	Restore	
	Laguna Pagoh Canals	In Progress	81,357	Restore	
KL East	KL East Park	In Progress	214,484	Protected	
	Microforest	Completed	2,023	Restore	
SJCC	Taman Subang Ria	Completed	293,923	Restore	
	TOTAL		3,882,412		

ENVIRONMENTAL PERFORMANCE (CONT'D.)

URBAN BIODIVERSITY (CONT'D.)

Guideline	Disclosure
GRI 304-4	Total number of IUCN Red List species and national conservation list species with habitats in areas affected by the operations of the organisation, by level of extinction risk:

Total Species Affected by SDP's Operations							
Taxa	Critically Endangered	Endangered	Vulnerable	Near Threatened	Least Concern	Others (DD)	Total
Flora	0	1	0	1	74	2	78
Fauna - Birds	0	0	0	3	90	0	93
Fauna - Mammals	1	2	2	5	11	0	21
Fauna - Reptiles and Amphibians	0	0	0	0	27	0	27
Grand Total							219

Consolidated Species Diversity Records based on IUCN Red List Status							
Species Diversity Across Development Stages	Pre Development (2024 data)						
Flora	0	1	0	1	44	1	47
Fauna - Birds	0	1	1	5	45	0	52
Fauna - Mammals	1	2	0	1	11	0	15
Fauna - Reptiles and Amphibians	0	0	0	1	18	0	19

Species Diversity Across Development Stages	Pre Development (2025 data)						
Flora	0	1	0	1	74	2	78
Fauna - Birds	0	1	0	6	111	0	118
Fauna - Mammals	1	2	2	6	13	0	24
Fauna - Reptiles and Amphibians	0	0	0	1	31	0	32

Species Diversity Across Development Stages	Post Development 2023						
Flora	NA	NA	NA	NA	NA	NA	NA
Fauna - Birds	0	0	3	14	155	0	172
Fauna - Mammals	2	5	4	6	10	2	29
Fauna - Reptiles and Amphibians	1	1	1	2	34	0	39

Species Diversity Across Development Stages	Post Development 2024						
Flora	9	16	28	10	214	14	291
Fauna - Birds	0	1	4	19	177	0	201
Fauna - Mammals	2	6	3	9	18	1	39
Fauna - Reptiles and Amphibians	0	1	1	2	66	0	70

Species Diversity Across Development Stages	Post Development 2025						
Flora	10	20	31	13	243	13	330
Fauna - Birds	0	1	4	20	218	2	245
Fauna - Mammals	2	6	5	12	27	2	54
Fauna - Reptiles and Amphibians	1	2	1	2	85	3	94

Tree Planting Performance

Disclosure	2023	2024	2025
Total number of trees planted	143,679	155,349	191,827
Total number of ERT trees planted	26,085	30,100	38,874

Annual Performance Data

ENVIRONMENTAL PERFORMANCE (CONT'D.)

WASTE MANAGEMENT

Guideline	Disclosure	Unit	2023	2024	2025
GRI 306-3	Total Waste generated	tonnes	14,402	30,633	45,248
	If available, please provide a breakdown of the total waste generated by the composition of waste.				
GRI 306-3(a)	Hazardous waste	tonnes	NA	NA	49
	Non-hazardous waste	tonnes	NA	NA	45,199
GRI 306-4	Total waste diverted from disposal	tonnes	3,580	15,445	31,288
	If available, please provide a breakdown of the total waste diverted by the composition of waste.				
GRI 306-4(a)	Hazardous waste	tonnes	NA	NA	36
	Non-hazardous waste	tonnes	14,402	NA	31,252
	Materials present in the waste (e.g., biomass, metals, non-metallic minerals, plastics, textiles)	tonnes	Aluminium (1%) + Metal (3%): 576.08	NA	NA
GRI 306-5	Total waste directed to disposal	tonnes	10,822	15,188	13,960

WATER MANAGEMENT

Guideline	Disclosure	Unit	2023	2024	2025
	Total volume of water used	megalitres	986	1,933	1,787
GRI 303-3	Potable Water	megalitres	986	1,206	924
	Non-Potable Water	megalitres	NA	727	863

Note: For FY2024 total volume of water used includes non-potable water usage of 727 Megalitres. Non-potable water data is complete to the best of our knowledge, and we are committed to continuously improving the accuracy of this measurement.

ENVIRONMENTAL PERFORMANCE (CONT'D.)
AFFECTED SPECIES: FLORA

Family	Scientific Name	Common Name	IUCN Red List	Type	Invasive	Township			
Fabaceae	<i>Acacia auriculiformis</i>	-	LC	Tree	Yes	Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park	Bandar Universiti Pagoh
Fabaceae	<i>Acacia mangium</i>	Acacia	LC	Tree	Yes	Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park	Bandar Universiti Pagoh
Fabaceae	<i>Adenanthera pavonica</i>	Saga	LC	Tree	Yes	Lagong			
Pentaphylacaceae	<i>Adinandra dumosa</i>	Tiup-tiup	LC	Tree	No	Lagong			
Meliaceae	<i>Agliaia sp.</i>	Agliaia	LC	Tree	No	Lagong			
Connaraceae	<i>Alangium kurzii</i>	Mentulang	LC	Tree	No	Lagong		Nilai Impian	
Euphorbiaceae	<i>Aleurites moluccana</i>	Candlenut	LC	Tree	No	Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park	
Araceae	<i>Alocasia sp.</i>	Elephant Ears	LC	Tree	No	Elmina West, Elmina Business Park, Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park	
Araceae	<i>Alocasia sp.</i>	Elephant Ears	LC	Tree	No				Bandar Universiti Pagoh
Apocynaceae	<i>Alstonia angustiloba</i>	Pulai	LC	Tree	No	Lagong		Vision Business Park	Nilai Impian
Apocynaceae	<i>Alyxia reinwardtii</i>		LC	Tree	No				Bandar Ainsdale
Palmae	<i>Areca catechu</i>	Pinang	LC	Tree	No	Lagong			
Euphorbiaceae	<i>Balakata baccata</i>	Ludai	LC	Tree	No				Nilai Impian
Phyllanthaceae	<i>Bridelia tomentosa</i>	Kenidai Daun Kecil	LC	Tree	No		Bandar Bukit Raja 3		Nilai Impian
Lauraceae	<i>Cinnamomum iners</i>	Kayu Manis	LC	Tree	No	Lagong	Bandar Bukit Raja 3		
Rutaceae	<i>Citrus aurantifolia</i>	Limau Nipis	LC	Tree	No		Bandar Bukit Raja 3		
Arecaceae	<i>Dypsis madagascariensis</i>	Malagasy Palm	LC	Tree	No			Hamilton Nilai City	
Fabaceae	<i>Falcataria moluccana</i>	White Albizia	LC	Tree	Yes	Elmina West, Elmina Business Park, Lagong		Serenia City, Vision Business Park	
Moraceae	<i>Ficus hispida</i>	Ara Bombong	LC	Tree	No		Bandar Bukit Raja 3	Hamilton Nilai City	
Moraceae	<i>Ficus microcarpa</i>	Ara Banyan	LC	Tree	No		Bandar Bukit Raja 3		
Moraceae	<i>Ficus variegata</i>	Ara Kelepong	LC	Tree	No		Bandar Bukit Raja 3		
Lamiaceae	<i>Gmelina arborea</i>	Malay Beechwood	LC	Tree	No	Lagong			
Rhizophoraceae	<i>Gynotroches axillaris</i>	Mata Keli	LC	Tree	No				Nilai Impian

Annual Performance Data

ENVIRONMENTAL PERFORMANCE (CONT'D.)

AFFECTED SPECIES: FLORA (CONT'D.)

Family	Scientific Name	Common Name	IUCN Red List	Type	Invasive	Location	Township
Fabaceae	<i>Leucaena leucocephala</i>	Petai Belalang	LC	Tree	Yes	Lagong	Vision Business Park
Euphorbiaceae	<i>Macaranga conifera</i>	Mahang	LC	Tree	No		Nilai Impian
Euphorbiaceae	<i>Macaranga gigantea</i>	Mahang Gajah	LC	Tree	No		Nilai Impian
Euphorbiaceae	<i>Macaranga tanarius</i>	Mahang Putih	LC	Tree	No		
Euphorbiaceae	<i>Mallothus biaceae</i>	Balik Angin	LC	Tree	No	Lagong	
Euphorbiaceae	<i>Mallothus biaceae</i>	Balik Angin	LC	Tree	No		Bandar Universiti Pagoh
Euphorbiaceae	<i>Mallotus paniculatus</i>	Balik Angin Bukit	LC	Tree	No		
Melastomataceae	<i>Melastoma imperata</i>	Senduduk	LC	Tree	No		Bandar Bukit Raja 3
Malvaceae	<i>Micracos tomentosa</i>	Cenderai	LC	Tree	No		
Muntingiaceae	<i>Muntingia calabura</i>	Malayan Cherry	LC	Tree	Yes		Hamilton Nilai City
Myrtaceae	<i>Psidium guajava</i>	Jambu Batu	LC	Tree	Yes		Hamilton Nilai City
Fabaceae	<i>Pterocarpus indicus</i>	Angsana	EN	Tree	No	Elmina West	
Myrtaceae	<i>Syzygium lineatum</i>	Kelat	LC	Tree	No	Lagong	
Myrtaceae	<i>Syzygium myrtifolium</i>	Kelat Paya	LC	Tree	No		Bandar Bukit Raja 3
Myrtaceae	<i>Syzygium polyanthum</i>	Kelat Salam	LC	Tree	No		Bandar Bukit Raja 3
Ulmaceae	<i>Trema tomentosa</i>	Menarong	LC	Tree	No		Bandar Bukit Raja 3
Lamiaceae	<i>Vitex pinnata</i>	Leban	LC	Tree	No		Bandar Bukit Raja 3
Sapindaceae	<i>Xerospermum notonianum</i>	Rambutan pacat	LC	Tree	No		
							KL East

ENVIRONMENTAL PERFORMANCE (CONT'D.)
AFFECTED SPECIES: FLORA (CONT'D.)

Family	Scientific Name	Common Name	IUCN Red List	Type	Invasive	Township			
Poaceae	<i>Axonopus compressus</i>		LC	Shrub	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park		Bandar Universiti Pagoh Ara Damansara
Araceae	<i>Caladium bicolor</i>		LC	Shrub	Yes	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park		Bandar Universiti Pagoh
Poaceae	<i>Chrysopogon aciculatus</i>	Temuchut	LC	Shrub	Yes			Ainsdale	
Capparaceae	<i>Cleome rutaspurma</i>	Fringed spider flower	LC	Herb	Yes	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh
Commelinaceae	<i>Commelina diffusa</i>	Common spiderwort	LC	Shrub	Yes		Serenia City		
Agavaceae	<i>Cordyline fruticosa</i>	Palm Lily	LC	Shrub	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh
Euphorbiaceae	<i>Croton hirtus</i>	-	DD	Herb	Yes		Serenia City		
Amaranthaceae	<i>Cyathula prostrata</i>	Hookweed	LC	Herb	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh
Gramineae	<i>Cymbopogon calicicola</i>	Grass	LC	Herb	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh
Cyperaceae	<i>Cyperus compactus</i>	Swamp matiscus	LC	Herb	No		Serenia City		
Davalliaceae	<i>Davallia denticulata</i>	Rabbits foot fern	LC	Herb	No				
Cleicheniaceae	<i>Dicranopteris linearis</i>	Resam	LC	Fern	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Hamilton Nilai City, Vision Business Park		Bandar Universiti Pagoh
Dilleniaceae	<i>Dillenia suffruticosa</i>	Simpoh air	LC	Shrub	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh
Arecaceae	<i>Elaeis guineensis</i>	Oil palm tree	LC	Tree	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Hamilton Nilai City, Vision Business Park	Nilai Impian	Bandar Universiti Pagoh Ara Damansara
Convolvulaceae	<i>Eleocharis variegata</i>	Spike rush	LC	Herb	No		Serenia City		
Musaceae	<i>Ensete superburm</i>	Rock banana	NT	Herb	No				
Rutaceae	<i>Euodia ridleyi</i>	Tenggek Burung	LC	Shrub	No	Bandar Bukit Raja 3			
Cyperaceae	<i>Fuirena umbellata</i>	Rumput Kelutut	LC	Herb	No				
Euphorbiaceae	<i>Havea brasiliensis</i>	Timber-latex clone	LC	Tree	No			Nilai Impian	Ara Damansara
Poaceae	<i>Imperata cylindrica</i>	Cogon grass	LC	Herb	Yes	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park	Ainsdale	Bandar Universiti Pagoh Ara Damansara
Poaceae	<i>Imperata cylindrica</i>	Cogon grass	LC	Herb	Yes				
Convolvulaceae	<i>Ipomea alba</i>	Morning Glory	LC	Vine	No	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park		Bandar Universiti Pagoh
Verbenaceae	<i>Lantana sp.</i>	Common lantana	LC	Shrub	Yes			Nilai Impian	
Poaceae	<i>Leptaspis urceolata</i>	Shield grass	LC	Herb	No			Ainsdale	
Euphorbiaceae	<i>Manihot esculenta</i>	Cassava	DD	Shrub	No		Serenia City		

Annual Performance Data

ENVIRONMENTAL PERFORMANCE (CONT'D.)

AFFECTED SPECIES: FLORA (CONT'D.)

Family	Scientific Name	Common Name	IUCN Red List	Type	Invasive	Elmina East, Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park	Ainsdale	Bandar Universiti Pagoh	Township
Fabaceae	<i>Mimosa pudica</i>	Touch-me-not (Sermalu)	LC	Shrub	Yes	Elmina East, Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park	Ainsdale	Bandar Universiti Pagoh	
Fabaceae	<i>Mucuna Bracteata</i>	Mucuna	LC	Vine	Yes	Elmina West, Elmina Business Park		Serenia City		Bandar Universiti Pagoh	
Oleandraceae	<i>Nephrolepis acutifolia</i>	-	LC	Fern	No	Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park		Bandar Universiti Pagoh	
Nymphaeaceae	<i>Nymphaea nouchali</i>	Water lily/Blue lotus	LC	Herb	No	Elmina West					
Poaceae	<i>Paspalum sp.</i>		LC	Herb	No	Elmina West, Elmina Business Park, Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Serenia City, Vision Business Park		Bandar Universiti Pagoh	
Fabaceae	<i>Pueraria phaseoloides</i>	Pueraria	LC	Vine	Yes					Bandar Universiti Pagoh	
Cyperaceae	<i>Rhynchospora corymbosa</i>	Rumput sendayan	LC	Herb	No			Serenia City			
Gramineae	<i>Saccharum spontaneum</i>	Tebrau grass	LC	Herb	No	Elmina West, Elmina Business Park		Serenia City			
Cyperaceae	<i>Scirpus grossus</i>	Mensiang	LC	Herb	No	Elmina West		Serenia City			
Verbenaceae	<i>Stachytarpheta indica</i>	Selasih dandi	LC	Shrub	Yes						KL East
Asclepiadaceae	<i>Telasma cordata</i>	Chinese violet	LC	Vine	No		Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh	
Gramineae	<i>Zoysia tenuifolia</i>	Grass	LC	Herb	No	Lagong	Bandar Bukit Raja 3, Bandar Bukit Raja 4	Vision Business Park		Bandar Universiti Pagoh	

ENVIRONMENTAL PERFORMANCE (CONT'D.)

No.	Species	Status	Location Found
AFFECTED SPECIES: MAMMALS			
1	<i>Manis javanica</i>	CR	BBR3
2	<i>Macaca fascicularis</i>	EN	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
3	<i>Trachypithecus obscurus</i>	EN	Elmina East
4	<i>Callosciurus notatus</i>	LC	Bandar Ainsdale, BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
5	<i>Cynopterus brachyotis</i>	LC	BBR3, Bukit Jelutong
6	<i>Paradoxurus hermaphroditus</i>	LC	Bukit Jelutong
7	<i>Rattus tanezumi</i>	LC	Bandar Ainsdale, BBR3
8	<i>Rattus tiomanicus</i>	LC	Bandar Ainsdale, BBR3, BBR4, EBP, Lagong, VBP
9	<i>Scotophilus kuhlii</i>	LC	BBR3, Bukit Jelutong
10	<i>Suncus murinus</i>	LC	BBR3, BBR4, EBP, Lagong, VBP
11	<i>Sus scrofa</i>	LC	BBR3, Bukit Jelutong
12	<i>Taphozous longimanus</i>	LC	BBR3
13	<i>Tupaia glis</i>	LC	Bandar Ainsdale, BBR3, EBP, Lagong, VBP
14	<i>Viverra zibetha</i>	LC	BBR3
15	<i>Callosciurus prevostii</i>	NT	KL East
16	<i>Hystrix brachyura</i>	NT	BBR3
17	<i>Prionailurus bengalensis</i>	NT	BBR3
18	<i>Rousettus leschenaultii</i>	NT	Bukit Jelutong
19	<i>Tragulus napu</i>	NT	KL East
20	<i>Lutrogale perspicillata</i>	VU	BBR3
21	<i>Ratufa affinis</i>	VU	KL East
AFFECTED SPECIES: HERPETOFAUNA			
1	<i>Ahaetulla prasina</i>	LC	BBR3, BBR4, EBP, Elmina West, Lagong, Serenia City, VBP
2	<i>Bronchocela cristatella</i>	LC	BBR3, BBR4, EBP, Lagong, Serenia City, VBP
3	<i>Calotes versicolor</i>	LC	Bukit Jelutong
4	<i>Chrysopelea paradisi</i>	LC	BBR3, BBR4, EBP, Lagong, Serenia City, VBP
5	<i>Draco volans</i>	LC	BBR3, BBR4, EBP, Lagong, Serenia City, VBP
6	<i>Duttaphrynus melanostictus</i>	LC	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, Serenia City, VBP
7	<i>Fejervarya cancrivora</i>	LC	BBR3
8	<i>Fejervarya limnocharis</i>	LC	BBR3, Bukit Jelutong
9	<i>Gekko monarchus</i>	LC	Bukit Jelutong
10	<i>Hemidactylus frenatus</i>	LC	Ainsdale, Bukit Jelutong
11	<i>Homalopsis buccata</i>	LC	BBR3
12	<i>Hylarana erythraea</i>	LC	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, Serenia City, VBP
13	<i>Hypsiglossus plumbea</i>	LC	BBR3
14	<i>Ingerophrynus parvus</i>	LC	Ainsdale, Elmina East
15	<i>Kaloula pulchra</i>	LC	BBR3
16	<i>Leptobranchium nigrops</i>	LC	BBR3, BBR4, EBP, Lagong, Serenia City, VBP
17	<i>Limnonectes blythii</i>	LC	Ainsdale, Elmina East
18	<i>Malayopython reticulatus</i>	LC	BBR3, Bukit Jelutong
19	<i>Microhyla mukhlesuri</i>	LC	BBR3
20	<i>Naja sumatrana</i>	LC	Bukit Jelutong
21	<i>Odorrana hosii</i>	LC	BBR3, BBR4, EBP, Elmina West, Lagong, Serenia City, VBP
22	<i>Pareas margaritophorus</i>	LC	Bukit Jelutong
23	<i>Phrynoidis asper</i>	LC	BBR3, BBR4, EBP, Elmina West, Lagong, Serenia City, VBP
24	<i>Polypedates leucomystax</i>	LC	BBR3, Bukit Jelutong
25	<i>Ptyas mucosa</i>	LC	BBR3, BBR4, EBP, Elmina West, Lagong, Serenia City, VBP
26	<i>Pulchrana baramica</i>	LC	Ainsdale, Elmina East
27	<i>Varanus salvator</i>	LC	Ainsdale, BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP

Annual Performance Data

ENVIRONMENTAL PERFORMANCE (CONT'D.)

No.	Species	Status	Location Found
AFFECTED PECIES: AVIFAUNA			
1	<i>Acridotheres grandis</i>	LC	BBR3
2	<i>Acridotheres tristis</i>	LC	Ainsdale, BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
3	<i>Acrocephalus orientalis</i>	LC	BBR3
4	<i>Actitis hypoleucos</i>	LC	BBR3
5	<i>Aegithina tiphia</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
6	<i>Aerodramus germani</i>	LC	Bukit Jelutong
7	<i>Alcedo atthis</i>	LC	BBR3
8	<i>Amaurornis phoenicurus</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
9	<i>Anastomus oscitans</i>	LC	Bukit Jelutong
10	<i>Anhinga melanogaster</i>	LC	BBR3
11	<i>Anthreptes malacensis</i>	LC	BBR3, Bukit Jelutong
12	<i>Anthus rufulus</i>	LC	BBR3, Bukit Jelutong
13	<i>Aplonis panayensis</i>	LC	BBR3, Bukit Jelutong
14	<i>Apus nipalensis</i>	LC	BBR3, BBR4, EBP, Lagong, Serenia, VBP
15	<i>Ardea alba</i>	LC	BBR3
16	<i>Ardea cinerea</i>	LC	BBR3, Bukit Jelutong
17	<i>Ardea ibis</i>	LC	BBR3
18	<i>Ardea intermedia</i>	LC	BBR3
19	<i>Ardea purpurea</i>	LC	Bukit Jelutong
20	<i>Ardea sumatrana</i>	LC	BBR3, BBR4, Lagong, VBP
21	<i>Butorides atricapilla</i>	LC	BBR3
22	<i>Cacomantis merulinus</i>	LC	Bukit Jelutong
23	<i>Caprimulgus affinis</i>	LC	BBR3, Bukit Jelutong
24	<i>Caprimulgus macrurus</i>	LC	BBR3, Bukit Jelutong
25	<i>Centropus sinensis</i>	LC	BBR3
26	<i>Ceyx rufidorsa</i>	LC	BBR3, BBR4, Lagong, Serenia, VBP
27	<i>Cinnyris ornatus</i>	LC	BBR3, Bukit Jelutong
28	<i>Copsychus saularis</i>	LC	Ainsdale, BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
29	<i>Corvus splendens</i>	LC	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
30	<i>Cypsiurus balasiensis</i>	LC	Ainsdale, Elmina East
31	<i>Dendrocygna javanica</i>	LC	BBR3
32	<i>Dicaeum cruentatum</i>	LC	BBR3, Bukit Jelutong
33	<i>Dicaeum trigonostigma</i>	LC	Bukit Jelutong
34	<i>Dicrurus aeneus</i>	LC	BBR3
35	<i>Dicrurus annectens</i>	LC	BBR3
36	<i>Dinopium javanense</i>	LC	BBR3
37	<i>Egretta garzetta</i>	LC	BBR3, Bukit Jelutong
38	<i>Elanus caeruleus</i>	LC	BBR3
39	<i>Eudynamys scolopaceus</i>	LC	Bukit Jelutong
40	<i>Eurytomus orientalis</i>	LC	BBR3, Bukit Jelutong, KL East
41	<i>Ficedula zanthopygia</i>	LC	BBR3
42	<i>Gallus gallus</i>	LC	BBR3, Bukit Jelutong
43	<i>Geopelia striata</i>	LC	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
44	<i>Gerygone sulphurea</i>	LC	Bukit Jelutong
45	<i>Glareola maldivarum</i>	LC	BBR3
46	<i>Gracula indica</i>	LC	Bukit Jelutong
47	<i>Halcyon smyrnensis</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
48	<i>Haliaeetus leucogaster</i>	LC	BBR3
49	<i>Haliastur indus</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
50	<i>Hirundo javanica</i>	LC	BBR3

ENVIRONMENTAL PERFORMANCE (CONT'D.)

No.	Species	Status	Location Found
51	<i>Hirundo rustica</i>	LC	BBR3, BBR4, Lagong, VBP
52	<i>Hirundo tahitica</i>	LC	Bukit Jelutong
53	<i>Ixobrychus cinnamomeus</i>	LC	BBR3
54	<i>Lanius cristatus</i>	LC	BBR3
55	<i>Lanius tigrinus</i>	LC	BBR3
56	<i>Lonchura atricapilla</i>	LC	BBR3
57	<i>Lonchura striata</i>	LC	BBR3, BBR4, EBP, Elmina West, Lagong, Serenia, VBP
58	<i>Lophosiza trivirgata</i>	LC	Bukit Jelutong
59	<i>Merops philippinus</i>	LC	BBR3
60	<i>Merops viridis</i>	LC	BBR3, Bukit Jelutong
61	<i>Microcarbo niger</i>	LC	BBR3
62	<i>Microtiernus brachyurus</i>	LC	Bukit Jelutong
63	<i>Muscicapa dauurica</i>	LC	BBR3
64	<i>Mycteria leucocephala</i>	LC	Bukit Jelutong
65	<i>Oriolus chinensis</i>	LC	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
66	<i>Orthotomus ruficeps</i>	LC	BBR3, Bukit Jelutong
67	<i>Orthotomus sutorius</i>	LC	BBR3, Bukit Jelutong
68	<i>Otus lettia</i>	LC	BBR3, BBR4, EBP, Lagong, Serenia, VBP
69	<i>Passer montanus</i>	LC	Ainsdale, BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
70	<i>Pellorneum nigrocapitatum</i>	LC	Bukit Jelutong
71	<i>Phaenicophaeus tristis</i>	LC	BBR3, Bukit Jelutong
72	<i>Ploceus philippinus</i>	LC	BBR3, Bukit Jelutong
73	<i>Prinia flaviventris</i>	LC	BBR3, Bukit Jelutong
74	<i>Prinia rufescens</i>	LC	BBR3
75	<i>Psilopogon haemacephalus</i>	LC	BBR3, Bukit Jelutong
76	<i>Pycnonotus goiavier</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
77	<i>Pycnonotus jocosus</i>	LC	BBR3
78	<i>Rhipidura leucopygialis</i>	LC	KL East
79	<i>Rhipidura javanica</i>	LC	BBR3, Bukit Jelutong
80	<i>Rostratula benghalensis</i>	LC	BBR3
81	<i>Rubigula flaviventris</i>	LC	BBR3, BBR4, EBP, Elmina West, Lagong, Serenia, VBP
82	<i>Spilopelia chinensis</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
83	<i>Spilornis cheela</i>	LC	BBR3, BBR4, Bukit Jelutong, Lagong, VBP
84	<i>Thinomis dubius</i>	LC	BBR3
85	<i>Treron olax</i>	LC	KL East
86	<i>Treron vernans</i>	LC	BBR3, BBR4, Bukit Jelutong, EBP, Lagong, VBP
87	<i>Tringa glareola</i>	LC	BBR3
88	<i>Tyto alba</i>	LC	Bukit Jelutong
89	<i>Tyto javanica</i>	LC	Bandar Universiti Pagoh, BBR3, BBR4, EBP, Elmina West, Lagong, Serenia, VBP
90	<i>Vanellus indicus</i>	LC	BBR3, Bukit Jelutong
91	<i>Alaudidae brunneicauda</i>	NT	KL East
92	<i>Leptoptilos javanicus</i>	NT	BBR3
93	<i>Microtarsus melanoleucos</i>	NT	KL East

Annual Performance Data

ENVIRONMENTAL PERFORMANCE (CONT'D.)

GREENRE PROJECTS

PROJECT LIST - GREEN RATING DEVELOPMENT			Green Rating	Provisional / CVA	Building Category	Final Certification
No.	Township	Project				
1	KLGCC	Jendela	Gold (2021)	Provisional	RES v3.2	
2	Ara Damansara	Maya Ara	Gold (2022)	Provisional	RES v3.2	05-Jan-26
4	Ara Damansara	Tri Ara (Phase 5Fii)	Gold (2023)	Provisional	RES v3.2	
5	Taman Melawati	Park One	Silver (2023)	Provisional	RES v3.2	
6	KLGCC	Parcel C (Ophera)	Gold (2023)	Provisional	RES v3.3	
7	Subang Jaya	PT26 (Teja)	Silver (2023)	Provisional	RES v3.2	
8	Subang Jaya	SJ7 (Hype Residences)	Silver (2023)	Provisional	RES v3.2	
9	Elmina West	ECC12	Silver (2024)	Provisional	RES v3.2	
10	Elmina West	Elmina Experience Sales Gallery & Integrated Operation Office	Platinum (2024)	Provisional	NRB v3.2	
11	Elmina West	Elmina Lakeside Mall	Silver (2024)	Provisional	NRB v3.2	
12	Bandar Bukit Raja	BBRX Business Park (Phase 1 -5)	Platinum (2024)	Provisional	TS v1.0	
13	BBR2 & 3	E-metro Logistincs Park (Metrohub 1)	Silver (2024)	Provisional	NRB v3.2	
14	KL East	Phase 5 (The Reya)	Gold (2024)	Provisional	RES v3.2	
15	City of Elmina	Denai Alam, Bkt Subang, Elmina East, Elmina West	Platinum (2025)	Provisional	TS v1.0	
16	Ara Damansara	Plot R (Ara Bloc Residences)	Gold (2025)	Provisional	RES v3.3	
17	SJCC	East 1	Gold (2025)	Provisional	RES v3.2	
18	Subang Jaya	SJ7B2 (Trybe)	Silver (2025)	Provisional	RES v3.3	
19	Putra Heights	Phase 3J (Damayan)	Bronze (2025)	Provisional	RES v3.2	

GOVERNANCE DATA

SUPPLIER BREAKDOWN

Guideline	Disclosure	2023	2024	2025
Internal Reporting Guideline	Total Number of vendors (registered)			
	<i>Local</i>	NA	2,757	2,619
	<i>Foreign</i>	NA	22	154
	Percentage of vendors by type (registered)			
	<i>Local (%)</i>	99.83	99.21%	94.45%
	<i>Foreign (%)</i>	NA	0.79%	5.55%
GRI 204-1	Percentage of spending on vendors by type (transacted)			
	<i>Local (%)</i>	NA	99.69%	96.60%
	<i>Foreign (%)</i>	NA	0.31%	0.40%

ANTI-CORRUPTION

Guideline	Disclosure	2023	2024	2025
GRI 205-2	Percentage of employees who have received training on anti-corruption by employee category	84.5%	84.5%	83%
	<i>Senior Management Percentage</i>	96%	100%	99%
	<i>Middle Management Percentage</i>	99%	99%	99%
	<i>Executive Percentage</i>	99%	99%	99%
	<i>Non-Executive</i>	64%	61%	55%
GRI 205-1	Percentage of operations assessed for corruption-related risks	100%	100%	100%
GRI 205-3	Confirmed incidents of corruption	0	0	0
GRI 205-3	Number of confirmed cases where employees were dismissed/disciplined for corruption	0	0	0
	Number of misconduct or malpractice reports received*	18	10	25
	Percentage of misconduct or malpractice reports resolved	72%	100%	84%

* The number of misconduct or malpractice reports were collected from the Whistleblowing channel.

DATA PRIVACY AND SECURITY

Guideline	Disclosure	2023	2024	2025
GRI 418-1	Number of substantiated complaints concerning breaches of customer privacy and losses of customer data	1	0	0

BOARD OF DIRECTORS

Guideline	Disclosure	2023	2024	2025
GRI 405-1	Board of Directors			
	<i>Male</i>	7	7	7
	<i>Female</i>	4	4	4
	<i>50 years old and below</i>	3	3	3
	<i>51-60 years old</i>	4	3	3
	<i>above 60 years old</i>	4	5	5
	Breakdown by Percentage			
	<i>Male</i>	64%	64%	64%
	<i>Female</i>	36%	36%	36%
	<i>50 years old and below</i>	28%	27%	27%
	<i>51-60 years old</i>	36%	27%	27%
<i>above 60 years old</i>	36%	46%	46%	

Statement of Assurance



Independent Practitioner’s Limited Assurance Report to the Board of Directors of Sime Darby Property Berhad on the selected sustainability information disclosed in the Sustainability Report 2025

Limited assurance report on Selected Sustainability Information

We have conducted a limited assurance engagement on the selected sustainability information as defined below, of Sime Darby Property Berhad (“the Company”), identified by the symbol “*”, in the Company’s Sustainability Report 2025 (“Sustainability Report”) as defined in the section below, as at 31 December 2025 and for the year then ended (“Selected Sustainability Information”).

Selected Sustainability Information and Reporting Criteria

The Selected Sustainability Information needs to be read and understood together with the Reporting Criteria, which the Company is solely responsible for selecting and applying.

The Selected Sustainability Information and the Reporting Criteria subject to assurance are set out below:

Selected Sustainability Information	Reporting Criteria	2025
Percentage of operations assessed for corruption-related risks	Section 7: Upholding Good Governance on page 124 of the Sustainability Report	100%
Total energy consumption	Section 5: Environmental Stewardship on page 55 of the Sustainability Report	103,055 GJ
Number of employees trained on health and safety standards	Section 6: Supporting People and Communities on page 104 of the Sustainability Report	1,217
Total volume of water used	Section 5: Environmental Stewardship on page 80 of the Sustainability Report	1,787 ML
Total waste generated, and a breakdown of the following: (i) Total waste diverted from disposal (ii) Total waste directed to disposal	Section 5: Environmental Stewardship on page 76 of the Sustainability Report	45,248 Tonnes 31,288 Tonnes 13,960 Tonnes
Scope 1 emissions in tonnes of CO ₂ e	Section 5: Environmental Stewardship on page 52 of the Sustainability Report	1,029 tCO ₂ e
Scope 2 emissions in tonnes of CO ₂ e	Section 5: Environmental Stewardship on page 52 of the Sustainability Report	19,290 tCO ₂ e
Scope 3 emissions in tonnes of CO ₂ e (Category 6: Business travel)	Section 5: Environmental Stewardship on page 52 of the Sustainability Report	1,655 tCO ₂ e
Scope 3 emissions in tonnes of CO ₂ e (Category 7: Employee commuting)	Section 5: Environmental Stewardship on page 52 of the Sustainability Report	2,629 tCO ₂ e
Percentage of existing operations or projects assessed for biodiversity risks	Section 5: Environmental Stewardship on page 73 of the Sustainability Report	89.4%

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Independent Practitioner’s Limited Assurance Report to the Board of Directors of Sime Darby Property Berhad on the selected sustainability information disclosed in the Sustainability Report 2025

Selected Sustainability Information	Reporting Criteria	2025
Total number of International Union for Conservation of Nature (IUCN) Red List of Threatened Species and national conservation list species with habitats in areas affected by the operations of the company	Section 5: Environmental Stewardship on page 73 of the Sustainability Report	219

Limited assurance conclusion

Based on the procedures we have performed and the evidence we have obtained, nothing has come to our attention that causes us to believe that the Selected Sustainability Information has not been prepared, in all material respects, in accordance with the applicable criteria set out in the “Selected Sustainability Information and Reporting Criteria” section above.

Basis for conclusion

We conducted our limited assurance engagement in accordance with ISAE 3000 (Revised), *Assurance Engagements Other Than Audits or Reviews of Historical Financial Information* (“ISAE 3000 (Revised)”).

We believe that the evidence we have obtained is sufficient and appropriate to provide a basis for our conclusion. Our responsibilities under this standard are further described in the “Practitioner’s responsibilities” section of our report.

Our independence and quality management

We have complied with the independence and other ethical requirements of the By-Laws (on Professional Ethics, Conduct and Practice) of the Malaysian Institute of Accountants (“MIA”) and the International Code of Ethics for Professional Accountants (including International Independence Standards) issued by the International Ethics Standards Board for Accountants (“IESBA Code”), which is founded on fundamental principles of integrity, objectivity, professional competence and due care, confidentiality and professional behaviour.

The firm applies International Standard on Quality Management 1, which requires the firm to design, implement and operate a system of quality management including policies or procedures regarding compliance with ethical requirements, professional standards and applicable legal and regulatory requirements.

Responsibilities for the Selected Sustainability Information

Management of the Company is responsible for:

- The preparation of the Selected Sustainability Information in accordance with the Reporting Criteria.
- The design, implementation and maintenance of such internal control as management determines is necessary to enable the preparation of the Selected Sustainability Information, in accordance with the Reporting Criteria, that is free from material misstatement, whether due to fraud or error.
- The selection and application of appropriate sustainability reporting methods and making assumptions and estimates that are reasonable in the circumstances.

Those charged with governance are responsible for overseeing the Company’s sustainability reporting process.

Inherent limitations in preparing the Selected Sustainability Information

The absence of a significant body of established practice on which to draw to evaluate and measure the Selected Sustainability Information allows for different, but acceptable, measurement basis and can affect comparability between entities and over time. In addition, Greenhouse Gas (“GHG”) quantification is subject to inherent uncertainty because of incomplete scientific knowledge used to determine emissions factors and the values needed to combine emissions of different gases.

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- Overview of Sime Darby Property
- Our Sustainability Approach
- Creating Value Through Innovation
- Environmental Stewardship
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- Upholding Good Governance

Statement of Assurance



Independent Practitioner's Limited Assurance Report to the Board of Directors of Sime Darby Property Berhad on the selected sustainability information disclosed in the Sustainability Report 2025

Practitioner's responsibilities

Our responsibility is to plan and perform the assurance engagement to obtain limited assurance about whether the Selected Sustainability Information is free from material misstatement, whether due to fraud or error, and to issue a limited assurance report that includes our conclusion. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence decisions of users taken on the basis of the Selected Sustainability Information.

As part of a limited assurance engagement in accordance with ISAE 3000 (Revised), we exercise professional judgement and maintain professional scepticism throughout the engagement. We also:

- Determine the suitability in the circumstances of the Company's use of Reporting Criteria as the basis for the preparation of the Selected Sustainability Information.
- Perform risk assessment procedures, including obtaining an understanding of internal control relevant to the engagement, to identify where material misstatements are likely to arise, whether due to fraud or error, but not for the purpose of providing a conclusion on the effectiveness of the Company's internal control.
- Design and perform procedures responsive to where material misstatements are likely to arise in the Selected Sustainability Information. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

Summary of work performed

A limited assurance engagement involves performing procedures to obtain evidence about the Selected Sustainability Information. The procedures in a limited assurance engagement vary in nature and timing from, and are less in extent than for, a reasonable assurance engagement. Consequently, the level of assurance obtained in a limited assurance engagement is substantially lower than the assurance that would have been obtained had a reasonable assurance engagement been performed.

The nature, timing and extent of procedures selected depend on professional judgement, including the identification of where material misstatements are likely to arise in the Selected Sustainability Information, whether due to fraud or error.

In conducting our limited assurance engagement, we:

- Obtained an understanding of the Company's reporting processes relevant to the preparation of its Selected Sustainability Information by performing inquiries of management.
- Obtained an understanding of the Company's control environment, processes and systems relevant to the preparation of the Selected Sustainability Information. Our procedures did not include evaluating the suitability of design or operating effectiveness of control activities;
- Evaluated the appropriateness of quantification methods and reporting policies;
- Evaluated the methods, assumptions and data for developing estimates, noting that our procedures did not involve testing the data on which the estimates are based or separately developing our own estimates against which to evaluate the Company's estimates;
- Performed analytical procedures on Selected Sustainability Information based on our scoping;
- Performed substantive assurance testing on a sampling basis on information included in the Selected Sustainability Information;
- Undertook a site visit to Elmina Lakeside Mall to assess the completeness of the emissions sources, the appropriateness of data collection methods, the completeness of source data, and assessed the relevant assumptions applicable to the site. The site selected for testing was chosen taking into consideration its emissions relative to total emissions, the emissions sources, and sites selected in prior periods;
- Checked mathematical formulas and emission factors used in the Selected Sustainability Information against the Reporting Criteria; and
- Evaluated the appropriateness of the disclosures and presentation of the Selected Sustainability Information based on the Reporting Criteria.

Our assurance procedures specifically did not extend to the remaining parts of the Sustainability Report and the information included therein, other than the Selected Sustainability Information.



Independent Practitioner's Limited Assurance Report to the Board of Directors of Sime Darby Property Berhad on the selected sustainability information disclosed in the Sustainability Report 2025

Restriction on distribution and use, and disclaimer of liability to third parties and for any other purpose

Our report, including our conclusion, has been prepared solely for the Board of Directors of the Company in accordance with the agreement between us dated 22 January 2026 (the "agreement"). We consent to the inclusion of this report in the Sustainability Report 2025 of the Company which will be accessible at www.simedarbyproperty.com in connection with the Company's responsibilities under paragraph 6.2(e) of Practice Note 9 of the Main Market Listing Requirements in respect of the disclosure of a statement on whether the listed issuer has sought independent assurance on the Selected Sustainability Information. To the fullest extent permitted by law, we do not accept or assume responsibility or liability to anyone other than the Company for our work or this report except where terms are expressly agreed between us in writing. Any reliance on this report by any third party is entirely at its own risk.

PRICEWATERHOUSECOOPERS PLT
LLP0014401-LCA & AF 1146
Chartered Accountants

Kuala Lumpur
13 April 2026

Introduction

Overview of
Sime Darby Property

Our Sustainability
Approach

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Innovation

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Supporting People and
Communities

Upholding Good
Governance

Appendix

Sime Darby Property Berhad

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