

Company Name : **EDEN INC. BERHAD**
Type : Reply to query
Subject : Proposed Disposal of a piece of Vacant Land (“Proposed Disposal”)
Contents : We refer our earlier announcement dated 26 June 2015 and Bursa Malaysia Securities Berhad’s queries vide its letter dated 30 June 2015.
Our replies to the queries are as follows:

- 1) Term of tenure
Leasehold land with 99 years lease period expiring on 28 October 2096.
- 2) Date of investment
The investment was recorded on 4 October 2002.
- 3) Expected gains or losses to the Eden Group
The Proposed Disposal of the said Property was disposed at the value equivalent to the fair value as at 31 December 2014. However, the disposal incurred a net loss of RM454k to the Eden Group due to incidental costs to be incurred in connection with the Proposed Disposal.
- 4) Liabilities to be assumed by the Purchaser
The Property was sold on “as and where basis”, therefore, there are no liabilities to be assumed by the Purchaser arising from the Proposed Disposal.
- 5) Rationale of the Proposed Disposal
The Proposed Disposal provides an opportunity for Eden to unlock the immediate value of the Property which is currently not generating any income for the Group. The sale of the Property will ultimately boost the group cash flow for the working capital requirements and reduce its borrowings.
- 6) The breakdown of working capital and time frame for full utilisation of proceeds
The proceeds arising from the Proposed Disposal shall be utilised within twelve (12) months from the date of receipts of the full amount of the sale consideration. The working capital will be utilised primarily for the operations and business expansion within the Energy Sector and F&B and Tourism Sector. However, the Company has yet to determine the quantum of the proceeds to be used for the respective working capital requirements.

7) Approval required for the Proposed Disposal

The Proposed Disposal is not subject to the approval from shareholders of Eden as it fall under Paragraph 10.06 of the Main Market Listing Requirement of Bursa Malaysia Securities Berhad.

8) Estimated time frame for submission of the application to the relevant authorities

Barring unforeseen circumstances, the estimated time frame are as follows:

- Consent to transfer is required from the State Authorities of which the approval is expected within thirty (30) days of the submission; and
- The Purchaser requires the Approval from Economic Planning Unit (“EPU”) pursuant to Guideline on the Acquisition of Property issued by EPU which should be obtain within the completion period.