



Hektar Real Estate Investment Trust

Hektar Real Estate Investment Trust is Malaysia's first retail-focused REIT

Fact Sheet
2Q26

Overview

Hektar REIT is Malaysia's first retail-focused REIT with the objectives of providing its unitholders a defensible income distribution and increasing the long term value of the REIT. Hektar REIT is managed by Hektar Asset Management Sdn. Bhd., and the property manager is Hektar Property Services Sdn. Bhd.

The REIT owns 6 shopping malls (including 1 hotel) and 1 education asset, and maintains a semi-annual dividend policy.

Financial Performance

2Q26

Revenue	RM 31.92 million
NPI	RM 17.36 million
Gearing Ratio	43.54%
Effective Cost of Debt	4.87%
DPU YTD *	1.21 sen
Unit Price	RM 0.405

* Distribution policy: Semi-annual basis for each six-month period ending 30 June and 31 December each year

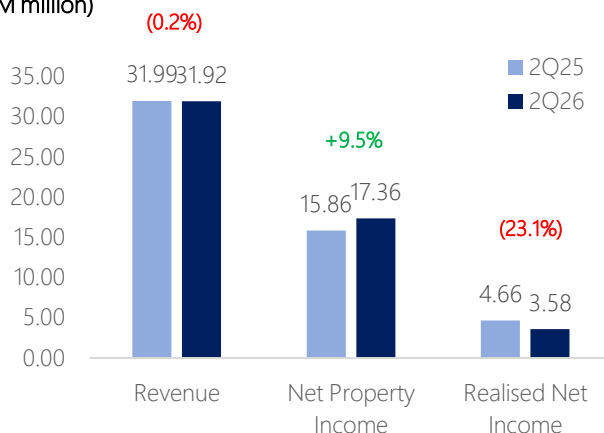
Statistics

30 June 2026

Properties	Seven (7)
NLA (retail)	2.03 million sq. ft.
No. of Tenants (retail)	377
Committed Portfolio Occupancy (retail)	86.1%
Visitor Traffic (retail)	6.1 million
Rent Reversions (retail)	+11.3%
NAV per Unit	RM 1.0416
Portfolio Size	RM 1.39 billion
Market Capitalisation	RM 287.26 million

Performance Summary : 2Q25 vs 2Q26

(RM million)



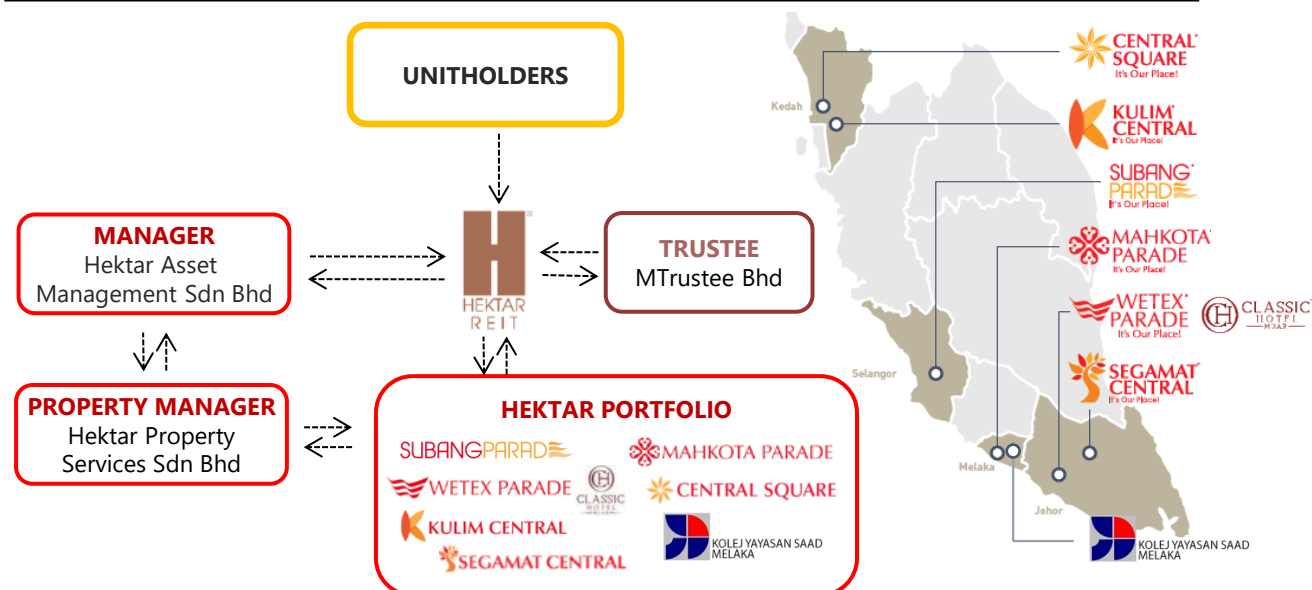
FY25

State	Selangor	Melaka	Johor	Kedah	Kedah	Johor	Melaka	
Title	Freehold	Leasehold	Freehold	Freehold	Freehold	Leasehold	Leasehold	
Lease Expiry	-	2101	-	-	-	2116	2098	
Primary Trade Area (Population)	1,834,000	382,200	201,600	406,870	287,694	190,000	382,200	
NLA (sq. ft.)	521,665	522,346	170,463	125,931 (GFA)	310,902	294,872	396,874 (GFA)	
Occupancy (%)	84.4%	94.2%	92.6%	-	78.0%	86.5%	77.2%	100.0
Acquisition Price (RM Million)	280.0	232.0	117.5	83.0	98.0	104.0	148.5	
Valuation (RM Million)	441.0	344.0	153.0	95.0	140.0	63.0	152.0	

Corporate Strategy

The REIT's Strategy is to invest in income producing assets primarily focusing in retail to provide sustainable returns to our Unitholders through our three-pronged strategy by undertaking Portfolio Optimisation, Prudent Capital Management and Yield-Accretive Acquisitions

Organisation & Portfolio



Leadership Directors of the Board of Hektar Asset Management Sdn Bhd



Zainal Iskandar Bin Ismail
Executive Director/ Chief Executive Director



Sr Zulazman Bin Zulkifli
Independent Non-Executive Director



Wan Kamaruddin Bin Wan Mohamed Ali
Independent Non-Executive Director



Chong Kai Wooi
Independent Non-Executive Director



Sandra Tan Pei Ing
Independent Non-Executive Director

Information

Bursa Malaysia	Main Market
Sector	Real Estate Investment Trusts
Short Name	HEKTAR
Stock Code	5121
Listed	December 2006
Auditors	BDO PLT (External), KPMG (Internal)
Registrar	Mega Corporate Services Sdn Bhd

Investor Communications
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