LAGENDA
PROPERTIES

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LAGENDA SECURES SUBSCRIPTION OF INAUGURAL RM475 MILLION SUKUK WAKALAH TRANCHE UNDER RM1.5 BILLION PROGRAMME

KUALA LUMPUR, 28 JULY 2026 – Lagenda Properties Berhad ("Lagenda" or the "Group") today announced the subscription of the inaugural RM475.0 million Sukuk Wakalah under its RM1.5 billion Sukuk Programme based on the Shariah principle of Wakalah Bi Al-Istithmar. The issuance was subscribed by AmBank Group (RM400.0 million) and Alliance Islamic Bank Berhad (RM75.0 million), marking the Group's first entry into Malaysia's Islamic debt capital market.

The Sukuk Programme has been established through its wholly-owned subsidiary, Lagenda Capital Berhad, and is guaranteed by Lagenda Properties Berhad. It represents a significant milestone in strengthening the Group's capital structure and financial flexibility to support its long-term expansion in affordable township development, underpinned by prudent capital management.

AmInvestment Bank Berhad and Alliance Islamic Bank Berhad acted as Joint Principal Advisers, Joint Lead Arrangers and Joint Lead Managers for the Sukuk Programme. AmInvestment Bank Berhad also acts as Facility Agent, while Alliance Islamic Bank Berhad together with AmBank Islamic Berhad acted as Joint Shariah Advisers.

In conjunction with the subscription of the inaugural Sukuk Wakalah, Lagenda held signing ceremonies with AmBank Group and Alliance Islamic Bank Berhad and AmBank Islamic Berhad in Kuala Lumpur.

The Sukuk Programme provides Lagenda with access to Malaysia's domestic Islamic capital market, further diversifying its funding base and enhancing financial resilience. Proceeds raised under the Sukuk Programme will be utilised for Shariah-compliant purposes, including financing and refinancing investments, land acquisitions, capital expenditure, the development of affordable housing projects, working capital requirements, general corporate purposes, and the refinancing of existing borrowings. The Programme supports the Group's disciplined capital management strategy while providing greater financial flexibility to execute its long-term growth plans.

Dato' Jimmy Doh, Managing Director of Lagenda Properties Berhad said "This inaugural Sukuk Programme marks a significant milestone in strengthening Lagenda's capital foundation as we continue expanding our affordable housing developments nationwide.It enhances our financial flexibility by broadening our access to Malaysia's Islamic capital market, enabling us to support our long-term growth through a more diversified and efficient funding platform while maintaining disciplined capital management. We value the trust and collaboration of AmBank Group and Alliance Islamic Bank Berhad in this landmark transaction. Their support reflects confidence in Lagenda's business model and long-term vision, and we look forward to building on these partnerships as we continue delivering sustainable homeownership opportunities across Malaysia."

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Christopher Yap, Managing Director of Business Banking of AmBank Group said "We are honoured to support Lagenda Properties Berhad in its inaugural Sukuk Programme as the Primary Subscriber, Joint Lead Arranger, Joint Principal Adviser, Joint Lead Manager and Joint Shariah Adviser. This milestone underscores confidence in Lagenda's strong fundamentals and long-term growth strategy. The Programme provides a robust and flexible funding platform to support the Group's continued expansion while reinforcing disciplined financial management. We look forward to deepening our partnership with Lagenda through future Islamic financing initiatives."

Mr. Raymond Chui, Group Chief Business and Transaction Banking Officer of Alliance Bank said "We are proud to support Lagenda in its mission to make home ownership more accessible to Malaysians from all walks of life. This transaction also reflects our commitment to the social pillar of ESG by supporting the development of affordable housing."

The RM1.5 billion Sukuk Programme forms part of Lagenda's broader strategy to optimise its funding structure, enhance financial resilience and facilitate sustainable expansion. Anchored by disciplined capital allocation and a resilient affordable housing business model, the Group remains well positioned to create long-term shareholder value while expanding access to quality, affordable homeownership across Malaysia.

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ABOUT LAGENDA PROPERTIES BERHAD

LAGENDA PROPERTIES BERHAD ("Lagenda" or KLSE: LAGENDA (7179)) is a property developer listed on the Main Market of Bursa Malaysia. We began our journey in affordable housing development in early 2018, focusing on our core expertise: developing self-sustaining townships in Perak. Since then, the company has expanded its township developments to the states of Selangor, Johor, Kedah, and Pahang. Our townships prioritise community-based facilities and public amenities that cater to the needs of most Malaysian homebuyers in the B40 and M40 income groups. With 3,988 acres of landbank across six states and growing, our goal is to build economical and affordable homes. Our long-term objective is to become a sustainable developer in Malaysia. Lagenda has been awarded a 4-star ESG rating under the FTSE4Good Bursa Malaysia Index (F4GBM), reflecting its commitment to strengthening environmental, social and governance practices, with a long-term aspiration to become a sustainable developer in Malaysia.

For further enquiries, please contact:
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