

STEADY GROWTH

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VISION AND MISSION



OUR VISION

The creation of a benchmark “*Nurturing Environments, Enriching Lives*” by being a caring and community developer. Providing premier and quality education for our future generation and diversify into sustainable property investment.



OUR MISSION

Strive to consistently exceed our customers’ expectations through delivering par excellence products and professional services for unparalleled customer experience.

Continuously develop our highly valued human capital based on meritocracy to ensure continuous growth for both the business and stakeholders.

Creation and enhancing shareholders’ value and fulfillment of our corporate social responsibility.



CORPORATE INFORMATION

BOARD OF DIRECTORS

**DATO' HAJI MOHAMAD
HASLAH BIN
MOHAMAD AMIN**
CHAIRMAN
*Non-Independent
Non-Executive Director*

**DATO' SERI LEE
TIAN HOCK**
GROUP EXECUTIVE DEPUTY
CHAIRMAN
*Non-Independent
Executive Director*

HO KONG SOON
GROUP MANAGING DIRECTOR
*Non-Independent
Executive Director*

MAZHAIKUL BIN JAMALUDIN
*Senior Independent
Non-Executive Director*

**DATO' HAJAH KALSOM
BINTI KHALID**
*Independent
Non-Executive Director*

CHUA SEE HUA
*Independent
Non-Executive Director*

LOO SEE MUN
*Independent
Non-Executive Director*

**KELVIN LEE
CHIN CHUAN**
*Non-Independent
Non-Executive Director*

**VIJAYAM
A/P NADARAJAH**
*Independent
Non-Executive Director*

AUDIT COMMITTEE

MAZHAIKUL BIN JAMALUDIN
CHAIRMAN

DATO' HAJAH KALSOM BINTI KHALID

CHUA SEE HUA

LOO SEE MUN

VIJAYAM A/P NADARAJAH

REMUNERATION COMMITTEE

LOO SEE MUN
CHAIRPERSON

MAZHAIKUL BIN JAMALUDIN

DATO' HAJAH KALSOM BINTI KHALID

NOMINATION COMMITTEE

DATO' HAJAH KALSOM BINTI KHALID
CHAIRPERSON

CHUA SEE HUA

LOO SEE MUN

RISK MANAGEMENT COMMITTEE

CHUA SEE HUA
CHAIRPERSON

HO KONG SOON

MAZHAIKUL BIN JAMALUDIN

KELVIN LEE CHIN CHUAN

VIJAYAM A/P NADARAJAH

SUSTAINABILITY COMMITTEE

**DATO' HAJI MOHAMAD HASLAH
BIN MOHAMAD AMIN**
CHAIRMAN

DATO' SERI LEE TIAN HOCK

HO KONG SOON

KELVIN LEE CHIN CHUAN

VIJAYAM A/P NADARAJAH

CHAI KENG WAI

COMPANY SECRETARY

CARMEN LOO KAH BOON
(MAICSA 0784630)
(SSM Practicing Certificate No. 201908001700)

REGISTERED OFFICE

WISMA MATRIX

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Negeri Sembilan.

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STOCK EXCHANGE LISTING

**BURSA MALAYSIA
SECURITIES BERHAD**

MAIN MARKET

PROPERTY SECTOR

STOCK NAME AND CODE

MATRIX (5236)

AUDITORS

CROWE MALAYSIA PLT

201906000005
(LLP0018817-LCA) & AF1018

52, Jalan Kota Laksamana 2/15,
Taman Kota Laksamana,
Seksyen 2, 75200 Melaka.

Tel : +606-2825 995

Fax : +606-2836 449

REGISTRAR

BINA MANAGEMENT (M) SDN BHD

Lot 10, The Highway Centre,
Jalan 51/205,
46050 Petaling Jaya,
Selangor.

Tel : +603-7784 3922

Fax : +603-7784 1988

Email : binawin@binamg168.com

BANKERS

AMBANK ISLAMIC BERHAD

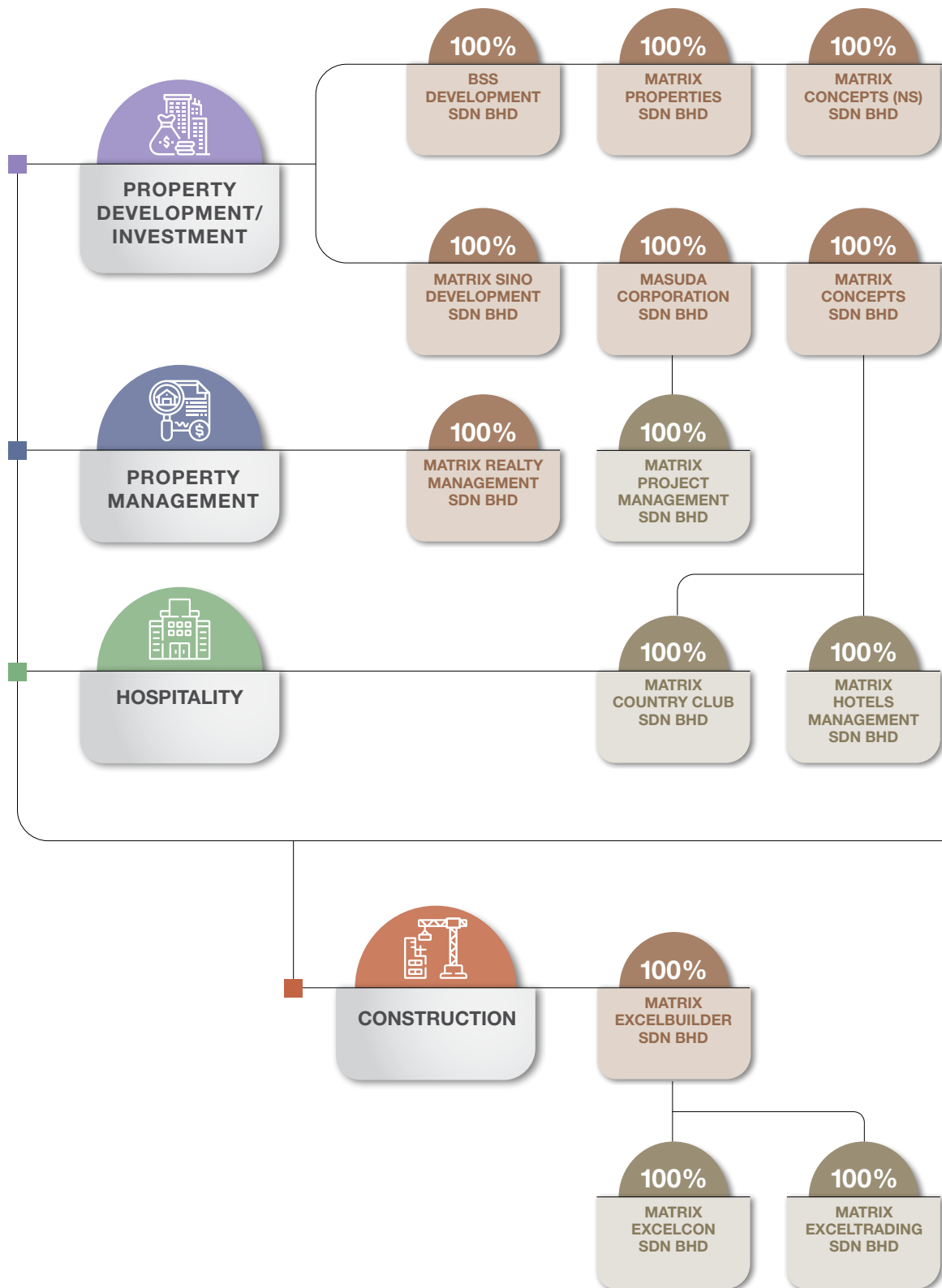
AMBANK (M) BERHAD

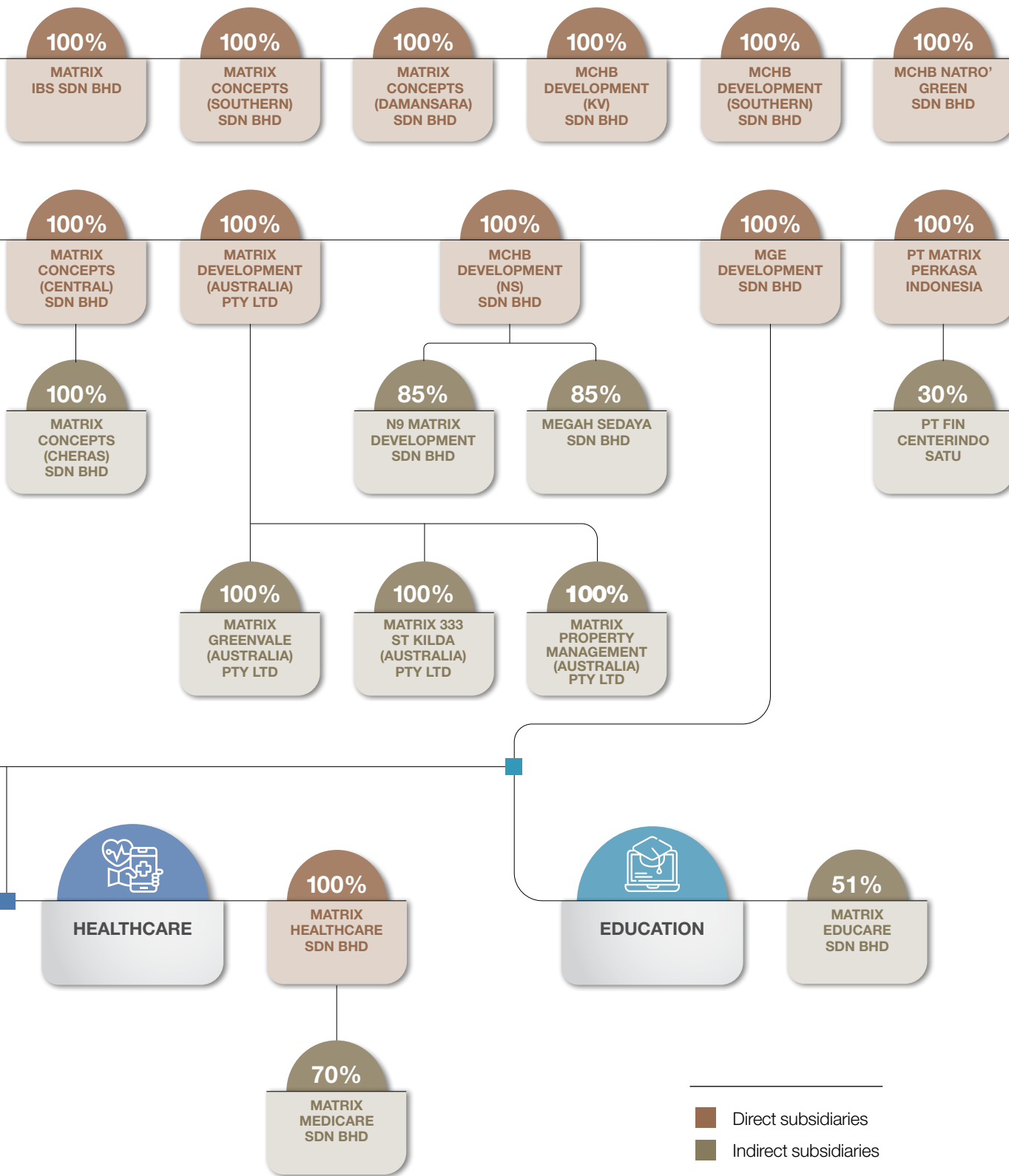
PUBLIC BANK BERHAD

MAYBANK ISLAMIC BERHAD

HONG LEONG BANK BERHAD

CORPORATE STRUCTURE





KEY CORPORATE MILESTONES



Incorporation of Matrix Concepts Holdings Berhad.

1996

Joint venture with Menteri Besar Incorporated of Negeri Sembilan to develop Taman Andalas on 39 acres of land.

1999



2013

Matrix Concepts Holdings Berhad listed on the Main Market of Bursa Malaysia Securities Berhad on 28 May 2013.

Completion of listing of 77,325,585 new ordinary shares of RM1.00 each in the Company on the basis of one (1) bonus share for every six (6) existing shares and 77,325,585 warrants in the Company on the basis of one (1) warrant for every six (6) existing shares on Main Market of Bursa Malaysia Securities Berhad.

Launched its first oversea project, M.Carnegie Boutique Apartment in Melbourne, Australia.



2016

2015

Maiden issuance of Sukuk Wakalah under the Sukuk Wakalah Programme, comprising RM50.0 million in nominal value of Islamic Commercial Papers and RM100.0 million in nominal value of Islamic Medium Term Notes.

2017

Completion of listing of 147,778,258 new ordinary shares in the Company on the basis of one (1) bonus share for every four (4) existing shares in the Company and 12,872,798 additional Warrants arising from the adjustments made in relation to the Bonus Issue.

Education Joint Collaboration Agreement entered into between MGE Development Sdn Bhd and Hengshui Yizhong Education Group Sdn Bhd for advancement of education for students from China.

2014

Completion of listing of Bonus Issue of 152,167,146 new ordinary shares of RM1.00 each in the Company, on the basis of one (1) bonus share for every two (2) existing shares in the Company.

2005

The first Joint-Venture flagship development at Bandar Seri Impian, Kluang, Johor followed by Bandar Sri Sendayan as the second flagship project.

1997



Maiden project at Taman Bahau in Negeri Sembilan comprising 595 units of mixed residential and commercial development.

Memorandum of Understanding entered into between the Company and PT Bangun Kosambi Sukses and PT Nikko Sekuritas Indonesia for the joint development of an Islamic Financial District in Pantai Indah Kapuk 2, Jakarta.

Joint Venture Agreement entered into between the Company and PT Bangun Kosambi Sukses and PT Nikko Sekuritas Indonesia to jointly venture into the construction and development of an Islamic Financial District in Indonesia.



2018

Subsequent issuance of Islamic Medium Term Notes of RM100.0 million in nominal value under the Sukuk Wakalah Programme.

Memorandum of Collaboration entered into between N9 Matrix Development Sdn Bhd (“N9 Matrix”) and China Malaysia (Anhui) Industrial Investment Co., Ltd (“Anhui”) for Sale by N9 Matrix to Anhui of a plot of land of approximately 193 acres of industrial land which is part of the 1,382 acres of the Malaysian Vision Valley 2.0 lands in Mukim Labu, Daerah Seremban, Negeri Sembilan that was acquired by N9 Matrix for development purposes.

Strategic Collaboration Agreement entered into between Matrix Educare Sdn Bhd and Adcote International Education Management Sdn Bhd (“AIEM”) and Ray International Education Management Limited (“Ray Group”) for Agreement for collaboration with AIEM and Ray Group for management and operations of Matrix Global Schools.



2023

2019

Management Agreement entered into between Matrix Medicare Sdn Bhd (“MMSB”) and Pusat Hemodialisis Mawar (“PHM”) wherein MMSB was appointed as the exclusive service provider in respect of the management of Mawar Medical Centre (Mawar).

Completion of listing of a total of 70.0 million placement shares which were placed out in four (4) tranches in relation to the Private Placement.

Joint Venture cum Shareholders Agreement entered into between MGE Development Sdn Bhd and Bonanza Educare Sdn Bhd with a mutual objective to provide efficient operations and management of Matrix Global Schools based on an agreed business plan.

Joint Venture Agreement entered into between Matrix Concepts (Southern) Sdn Bhd and Koperasi Kemajuan Tanah Negeri Johor Berhad (“KKTNJB”) with a mutual objective and purpose of carrying out mixed development projects on part of the land owned by KKTNJB.

2022



Memorandum of Understanding entered into between NS Corporation (“NS Corp”) and MCHB Development (NS) Sdn Bhd (“MCHB NS”) on 28 April 2022 to record both parties’ intentions to collaborate and carry out development on certain part of the lands in MVV 2.0.

Sale and Purchase Agreement entered into between NS Corp and MCHB NS on 24 August 2022 on the purchase of MVV 2.0 land, Negeri Sembilan.

Completion of Bonus Issue of 417,115,361 new ordinary shares on the basis of 1 bonus share for every 2 existing ordinary shares held in the Company.

GROUP CORPORATE PROFILE



ABOUT MATRIX®

MATRIX'S PRINCIPAL BUSINESS OPERATIONS IS PROPERTY DEVELOPMENT AND ITS RELATED SERVICES. TOGETHER WITH OTHER BUSINESSES COMPRISING CONSTRUCTION, EDUCATION, HOSPITALITY AND HEALTHCARE, WHICH ARE CUMULATIVELY REGARDED AS MATRIX'S FIVE PILLARS OF STRENGTH. THIS ENABLES MATRIX TO DERIVE OPERATIONAL SYNERGIES ACROSS ITS BUSINESS MODEL AND VALUE CHAIN TO ENHANCE THE VALUE PROPOSITION OF ITS TOWNSHIPS AND STAND-ALONE PROPERTY DEVELOPMENTS.

*“Nurturing Environments,
Enriching Lives”*

Reflecting its tagline above, Matrix aspires to deliver sustainable, community living environments that meets property buyers' aspirations while providing them with value and the opportunity to enjoy and aspire to better lifestyle experiences. In essence, beyond providing quality build and design, Matrix looks forward to delivering a complete lifestyle eco-system of work, play, dine, shop, learn and more. Matrix has also expanded its footprint in Indonesia and Australia.



MALAYSIA



INDONESIA



AUSTRALIA



GROUP CORPORATE PROFILE

OUR BUSINESS FOOTPRINT AND PRESENCE



PROPERTY DEVELOPMENT

- In Malaysia, we are within the Top 10 property developers.
- We have won multiple awards for our property development by being a sustainable developer.
- From land acquisition, planning to construction and delivery, we provide the best quality homes and experience to the purchasers.
- We provide a conducive living environment and vibrant communities to our home buyers.



CONSTRUCTION

- Our construction arm, Matrix Excelcon Sdn Bhd serves as a key enabler to our developments, and brings vast experience in undertaking infrastructure, residential and commercial projects.
- Backed by the dedicated management team, all of our developments are delivered in timely manner with utmost efficiency and competitive pricing which will exceed our customers' expectations of quality and services.



EDUCATION

- Matrix Global Schools comprise of Matrix Private School, Matrix International School and Matrix International Preschool located in one campus, focus with one vision and one mission.
- We are a leading international and private education provider in Negeri Sembilan in creating new frontiers where we live up to our tagline "*Nulli Secunda*" which is "second to none" in terms of our quality of education.
- Our philosophy is to challenge our students to be intellectually curious, responsive and persistent; to be committed to and expressive of their ideas.



HOSPITALITY

- d'Tempat Country Club, designed to be a top-notch club in Negeri Sembilan, caters to the ever increasing needs of residents and guests for leisure, sporting and excellent dining facilities. The Club also offers a perfect venue for all corporate functions, meetings, weddings and conferences.
- d'Sora Boutique Business Hotel, a 3-Star contemporary business hotel, offers a complete range of facilities that meet business needs and travellers' comforts.



HEALTHCARE

- Through its 30-year management agreement with Pusat Hemodialisis Mawar ("PHM"), Matrix has now penetrated into the healthcare sector. Matrix Medicare Sdn Bhd, the Group's subsidiary Company, manages PHM's non-clinical operations of Mawar Medical Center such as finance, administration and human resources.
- The partnership with PHM is a first step in realising the Group's long-held ambitions towards establishing a fullfledged medical centre, while tapping on the potential synergistic benefits of integrating its property development and healthcare businesses.