



**LIAN BENG GROUP LTD**  
Registration No. 199802527Z

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**LETTER OF INTENT FOR BUILDING CONTRACT  
WORTH S\$199.5 MILLION TO BE AWARDED**

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The Board of Directors of Lian Beng Group Ltd ("the Company", and together with its subsidiaries, the "Group") is pleased to announce that L.S. Construction Pte. Ltd., a wholly-owned subsidiary of the Company, has received a letter of intent ("LOI") from Oxley Serangoon Pte. Ltd. ("Oxley Serangoon") for a building contract ("Contract") to be awarded for the proposed flat development comprising 7 blocks of 14 storey residential flats, 3 blocks of 2 storey strata-landed townhouse with basement (total of 1052 units) with 5 commercial shops at 1<sup>st</sup> storey, 2 basement carpark, swimming pool and ancillary facilities on Lot 10733V MK 18 at Serangoon North Avenue 1.

The Contract is worth approximately S\$199.5 million. The contract period is 40 months and is expected to commence in November 2018.

The Contract is not expected to have a material financial impact on the net tangible assets per share and earning per share of the Group for the current financial year ending 31 May 2018.

As at 19 December 2017, the Group's order book stood at approximately S\$1.04 billion, including the Contract to be awarded from the LOI, which will provide a sustainable flow of activity through FY2022.

As disclosed in the announcement dated 14 September 2017, Lian Beng (Serangoon) Pte. Ltd., a wholly-owned subsidiary of the Company, holds 20% of the entire paid-up share capital of Oxley Serangoon, and Unique Invesco Pte. Ltd. ("UIP"), a 37.5%-owned associated company of Kim Seng Heng Realty Pte. Ltd., a wholly-owned subsidiary of KSH Holdings Limited, also holds 20% of the entire paid-up share capital of Oxley Serangoon.

As at the date of this announcement, Ms Ong Lay Koon, the Company's Executive Director holds 350,000 ordinary shares, representing approximately 0.01% shareholding interest (direct and indirect) in Oxley Holdings Limited, holding company of Oxley Serangoon.

Mr. Ko Chuan Aun, an Independent Director and shareholder of the Company, is also an Independent Director of KSH Holdings Limited.

Save as disclosed above, none of the other Directors or controlling shareholders of the Company has any interest, direct or indirect, in the Contract save for their shareholdings (if any) in the Company.

BY ORDER OF THE BOARD

Ong Pang Aik  
Chairman and Managing Director  
19 December 2017