

**SIM LIAN GROUP LIMITED**

(Company Registration No. 200004760C)

PROPOSED SALE OF UNITS IN DEVELOPMENT PROJECT KNOWN AS VISION EXCHANGE TO INTERESTED PERSONS

The Board of Directors of Sim Lian Group Limited (the “Company” and collectively with its subsidiaries, the “Group”) wishes to announce that Sim Lian JV (Vision) Pte. Ltd., a 50:50 joint venture, has granted options to purchase units in Vision Exchange to the following persons (the “Purchasers”) who are interested persons (as defined in Chapter 9 of the Listing Manual of the Singapore Exchange Securities Trading Limited (the “Listing Manual”)) as set out below:-

Name of Purchaser / Interested Person	Unit No.	Sale Price \$	Remarks
Mr Kuik Thiam Huat Mdm Sutopo Lai Hwa, Kensy	01-45	3,422,000	Deputy Chairman Spouse of Mr Kuik Thiam Huat
Mr Kuik Thiam Huat Mr Kuik Sin Chin, Gavin	12-16	1,837,000	Deputy Chairman Son of Mr Kuik Thiam Huat
KCM Investments Pte. Ltd.	01-46 02-10 12-17 12-18	3,022,000 2,560,000 1,688,000 1,688,000	Note (1)
Mr Kuik Sin Pin Mdm Soong Min Ling Wendy	02-19	1,588,000	Group CEO Spouse of Mr Kuik Sin Pin

(hereinafter referred to as the “Proposed Sale Transactions”).

The options to purchase are issued on the basis of the same pricing and discount offered to the public and no special or preferential terms will be accorded to the Purchasers for the purchase of the abovesaid units.

The Audit Committee and the Directors have noted that the Purchasers are not entitled to any preferential prices or treatment of privileges not given to other buyers or potential buyers of the units offered in Vision Exchange.

The Audit Committee and the Directors have reviewed the terms of the Proposed Sale Transactions and are satisfied that the terms and conditions of the Proposed Sale Transactions are fair, reasonable and are not prejudicial to the interests of the Company and its minority shareholders and have thus approved the Proposed Sale Transactions.

Note (1) Mdm Kuik Chim Mui is a director of KCM Investments Pte. Ltd. and holds 30% interest in the said company. She is also a director of the 5 Malaysia subsidiaries of Sim Lian Group Limited and is the sister of Mr Kuik Ah Han (Executive Chairman and a substantial shareholder of the Company) and Mr Kuik Thiam Huat (Deputy Chairman), sister-in-law of Mdm Lim Ah Kie (a substantial shareholder of the Company) and aunt of Mr Kuik Sin Pin (Group CEO), Mr Kuik Sing Beng (Executive Director) and Ms Kuik Sin Leng (Executive Director).

The Executive Directors of the Company namely, Mr Kuik Ah Han, Mr Kuik Thiam Huat, Mr Kuik Sing Beng, Ms Kuik Sin Leng and Mr Kuik Sin Pin, who are, *inter alia*, immediate family members or relatives of the Purchasers, have abstained from the Board's review and approval process of the Proposed Sale Transactions.

As the Company has obtained a mandate from shareholders for sale of property units at its annual general meeting held on 25 October 2013 (please refer to item 2.5(b)(i) of the Company's Circular dated 9 October 2013), the Proposed Sale Transactions need not be included in any aggregation for purposes of Rule 905 and Rule 906 of the Listing Manual.

By Order of the Board
Sim Lian Group Limited

Ang Lay Hua
Company Secretary
2 April 2014