CAPITAL WORLD LIMITED
(Incorporated in the Cayman Islands)
(Company Registration No.: CT-276295)

MONTHLY UPDATE JULY 2023

Unless otherwise defined, all capitalised terms used in this announcement shall bear the same meaning in the previous announcements dated 4 July 2023.

The board of directors (the "**Board**" or the "**Directors**") of Capital World Limited (the "**Company**", and together with its subsidiaries, the "**Group**") wishes to provide the following updates:

A. Update on legal claims against the Group

1. As at the date of this announcement, the total ongoing legal claims of the Group is at RM25.3 million.

2. Following are the updates on the ongoing legal matters:

    i. As of the date of this announcement, there are no further updates relating to the following cases:
        a) Teh Swee Neo, Lee Yong Hen and 97 other purchasers;
        b) Lee Choi Fa and 139 other purchasers; and
        c) Matrix Ideal Sdn Bhd

    ii. With regards to the case involving Mr Pung, It Teong and Ms Tan Yee Ting (the "**Purchasers**"), the Purchasers served a Writ and Statement of Claim dated 28 September 2022 to CCPSB as the developer. The Purchasers are claiming a refund for the sum paid. The claim amount is RM435,756. On 22 June 2023, CCPSB has filed an application to amend the Statement of Defence. Subsequent to the Case Management on 20 July 2023, the Court has directed a further Case Management on 9 August 2023.

    iii. On 24 November 2022 and 27 December 2022, Mr. Pey Boon Siong and 19 other purchasers ("**Pey & Other Purchasers**") served their Writ Summons and Statements of Claim to CCPSB as developer and CCRM as lessee in 20 separate suits, all filed at the High Court of Malaya at Johor Bahru. Pey & Other Purchasers are claiming a total of RM8.9 million for the liquidated and ascertained damages for the late delivery of the Capital City Mall retail units' vacant possession, arrears of outstanding rental, and the depreciation of the property value faced by them. All 20 suits have been successfully transferred from the High Court to the Sessions Court in July 2023 following the High Court's Order in Term. Subsequent to the Case Management in July 2023, the Court has fixed various dates for the further Case Management in August 2023.

B. The Company's future direction, or other material development that may have a significant impact on the issuer's financial position

1. The Company refers to its announcement dated 10 February 2023 wherein the Company has submitted its resumption of trading proposal ("**Resumption Proposal**") to Singapore Exchange Regulation Pte Ltd.

    The Company has also submitted an update application to the Singapore Exchange in July 2023. The Company shall keep the shareholders updated on the outcome of the Resumption Proposal accordingly.

2. The Company refers to its announcement dated 10 February 2023 wherein CCPSB has entered into a supplemental settlement agreement with APSB ("**SSA**") to settle the Settlement Sum in various payment tranches. In July 2023, CCPSB has completed the Tranche 3 Settlement Sum of RM10 million to APSB pursuant to the SSA. The remaining outstanding settlement sum of RM20 million will be settled by CCPSB on or before the respective payment tranches set out in the SSA.

3. The Company refers to its announcement dated 27 January 2023 wherein CCPSB and MK Mustafa entered into a Sales and Purchase Agreement ("**SPA**") where MK Mustafa agreed to purchase the assets in Capital City Mall. As the Conditional Period in the SPA had lapsed on 25 June 2023, CCPSB and MK Mustafa has entered into a supplemental letter on 4 August 2023 to extend the Conditional Period stated in the SPA to 31 March 2024. CCPSB and MK Mustafa intend to complete the SPA by 31 December 2023.

   Further disclosures will be made in due course to keep shareholders apprised of its developments.

Trading in the Company's securities on the SGX-ST has been voluntarily suspended by the Company since 14 February 2020. The Company will make further announcements as appropriate or when there are any material developments.

Shareholders are advised to read this announcement and any further announcements by the Company carefully. Shareholders are also advised to refrain from taking any action in respect of their securities in the Company which may be prejudicial to their interests. Shareholders should consult their stockbrokers, bank managers, solicitors or other professional advisors if they have any doubt about the actions they should take.

By Order of the Board
CAPITAL WORLD LIMITED

Hoo Khee Leng
Executive Director and Chief Executive Officer
4 August 2023

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*This document has been reviewed by the Company's sponsor, PrimePartners Corporate Finance Pte. Ltd. (the "**Sponsor**"). It has not been examined or approved by the Singapore Exchange Securities Trading Limited (the "**Exchange**") and the Exchange assumes no responsibility for the contents of this document, including the correctness of any of the statements or opinions made or reports contained in this document.*

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