

Sunway REIT completes acquisition of AEON Mall Seri Manjung in Perak

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Sunway REIT Management Sdn Bhd, the Manager of Sunway Real Estate Investment Trust (Sunway REIT), is pleased to announce that Sunway REIT has, on 25 July 2025, successfully completed the acquisition of AEON Mall Seri Manjung.

The Property is strategically located in Seri Manjung, the commercial and administrative heart of the Manjung district. Positioned within a thriving township and surrounded by mature residential communities and key civic amenities, the Property has established itself as a premier destination for retail, dining, and lifestyle experiences.

It draws a strong catchment from Seri Manjung, Sitiawan, Lumut, and the popular tourist enclave of Pangkor Island.

Benefiting from excellent connectivity via major arterial roads, including the West Coast Expressway (WCE) and Federal Route 5, the Property enjoys seamless accessibility and serves a vibrant population exceeding 200,000 residents across the district.

The Property is a two-storey retail complex spanning 30.25 acres of prime freehold commercial land, complemented by extensive parking facilities. Fully leased to AEON Co (M) Bhd (AEON) under a long-term lease agreement, the asset offers income stability with a remaining lease tenure of 12 years up to December 2037.

Ng Bee Lien, Sunway REIT acting CEO and Chief Financial Officer commented, the completion of this acquisition underscores Sunway REIT's commitment to strengthening their portfolio with high-quality, yield-accretive assets.

"AEON Mall Seri Manjung provides immediate income contribution with a stable, long-term lease to a leading retail operator and enhances our earnings resilience with an attractive average NPI yield of 7% over the lease tenure.

"This acquisition not only reinforces our position as one of Malaysia's leading REITs but also demonstrates our proactive approach in securing assets with strong fundamentals and long-term income visibility. We remain focused on pursuing similar opportunities that elevate portfolio quality and drive sustainable growth in line with our long-term strategic objectives," she said.

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