

PRESS RELEASE**FOR IMMEDIATE RELEASE**

PGB Completes and Hands Over Facility in Sepang, Secures 15-Year Lease with Selgate Healthcare

- ✓ Completion of a purpose-built facility in Sepang
- ✓ Marks PGB's entry into healthcare real estate, adding recurring income streams



IMG_001 (from left to right): Paragon Globe Berhad Group Executive Director **Dato' Sri Godwin Tan Pei Poh** (陈培宝), Executive Chairman **Dato' Sri Edwin Tan Pei Seng** (陈培成), PKNS Group Chief Executive Officer **Dato' Mahmud Bin Abbas**, Chief Minister of Selangor **Y.A.B. Dato' Seri Amirudin Bin Shari**, Selangor State Executive Councillor for Public Health and Environment **Puan Jamaliah Binti Jamaluddin**, Selgate Group Chief Executive Officer **Dato' Noor Hisham Bin Mohd Ghouth**, Chairman **Dato' Seri Dr Sulaiman Bin Abdullah** posing after the handover ceremony in Sepang on 18th September 2025.

SEPANG, 18th SEPTEMBER 2025 – Paragon Globe Berhad (“PGB”) (KLSE:3611) (百丽环球), a Main Market-listed property developer on Bursa Malaysia Securities Berhad, via its subsidiary Builtech Acres Sdn Bhd, today announced the successful completion and handover of a **purpose-built facility** in Sepang, Selangor, to **Selgate Healthcare Sdn Bhd**.

The ceremony was officiated by **YAB Dato' Seri Amirudin Bin Shari, Menteri Besar of Selangor**, together with other dignitaries, highlighting the state government's support for public-private partnerships across Selangor.

This project represents PGB's first healthcare-related development, reflecting the Group's proven ability to deliver technically complex projects beyond its core residential and industrial portfolios.

Under a 15-year lease agreement, Selgate Healthcare will occupy and operate the facility. This arrangement establishes a stable, recurring income stream for the Group, complementing its property development earnings and strengthening its long-term growth trajectory.

Dato' Sri Edwin Tan Pei Seng, Executive Chairman of PGB, said: "The successful completion and handover of this facility is a proud milestone for PGB. It marks our entry into healthcare real estate, diversifying our portfolio and creating recurring income streams. More importantly, this project reflects our commitment to building developments that add value to businesses, communities, and the state of Selangor."

Dato' Noor Hisham Mohd Ghouth, Group Chief Executive Officer of SELGATE said: "Paragon Globe Berhad is an organisation that has proven its capabilities and achievements in the property development sector with proud success. Therefore, the decision to work with them was due to confidence in the quality, integrity, and commitment they bring. The handover of this facility not only symbolises the success of Paragon Globe Berhad, but also a shared success for SELGATE, where the synergy between the two parties is now manifested in tangible form."

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About Paragon Globe Berhad

Paragon Globe Berhad (“PGB”) (KLSE: 3611) is a Main Market-listed property developer on Bursa Malaysia Securities Berhad with a diversified portfolio spanning residential, commercial and industrial projects. PGB is committed to delivering high-quality developments that meet market demand and contribute to sustainable urban growth. With a strong track record and strategic focus on key growth regions, PGB is well-positioned to capitalise on opportunities in the Malaysian property market.

For more information about the PGB, please visit www.pgbgroup.com.my.

About SELGATE

Selgate Corporation (SELGATE) is a wholly owned subsidiary of Perbadanan Kemajuan Negeri Selangor (PKNS) and has been mandated by the Selangor State Government and PKNS to spearhead the state’s entry into the healthcare industry. With a strategic focus on driving economic growth and community well-being, SELGATE’s business operations are structured into two primary divisions - Healthcare and Properties.

Selgate Healthcare, with total assets exceeding RM250 million, is poised to operate seven hospitals within the next decade. The Group currently manages a nationwide network of general practitioner (GP) clinics, pharmacies, and dental clinics. Its portfolio also includes a Labuan-based insurance company, a Managed Care Organisation (MCO) and Business Process Outsourcing (BPO) entity, a certified diagnostics laboratory, as well as home nursing and physiotherapy services. Additionally, SELGATE owns a biomedical equipment management firm and the lifestyle-focused healthcare super app, SELANGKAH, which integrates e-wallet capabilities and digital health services.

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