

Details of Assets

Major Cineplex Lifestyle Leasehold Property Fund (MJLF)

- Major Cineplex Ratchayothin Project

Property	Major Cineplex Ratchayothin (partly)
Characteristic	Lifestyle Entertainment Complex
Location	No. 1839 Phahonyothin Road, Ladyao Sub-District, Chatuchak District, Bangkok
Type of Assets	Leasehold right on land and some parts of Major Cineplex Ratchayothin building, including parking building for the period of 30 years, and the right to renew lease for another 30 years
Appraiser	C.I.T.Appraisal Co ., Ltd.
Appraisal Review Value	Baht 2,379,000,000
Valuation Review Date	30 June 2020
Appraisal Review Method	Income Approach using Discounted Cash Flow for approximately 46.99 years

- Major Cineplex Rangsit Project

Property	Major Cineplex Rangsit (partly)
Characteristic	Lifestyle Entertainment Complex
Location	No. 439 Moo 2 Phahonyothin Road, Prachathipat Sub-District, Thanyaburi District, Phatumthani
Type of Assets	Leasehold right on land and some parts of Major Cineplex Rangsit building for the period of 20 years 8 months and 4 days
Appraiser	C.I.T.Appraisal Co ., Ltd.
Appraisal Review Value	Baht 499,800,000
Valuation Review Date	30 June 2020
Appraisal Review Method	Income Approach using Discounted Cash Flow for approximately 7.67 years

- Suzuki Avenue Ratchayothin Project

Property	Suzuki Avenue Ratchayothin (partly)
Characteristic	Lifestyle Community Mall
Location	No. 234 and 234/1-3 Ratchadapisek Road, Ladyao Sub-District, Chatuchak District, Bangkok
Type of Assets	Leasehold right on land and some parts of Suzuki Avenue Ratchayothin building, including parking building for the period of 30 years
Appraiser	C.I.T.Appraisal Co ., Ltd.
Appraisal Review Value	Baht 993,000,000
Valuation Review Date	30 June 2020
Appraisal Review Method	Income Approach using Discounted Cash Flow for approximately 20.50 years

* Investors may request for more details of the appraisal report at the Management Company.