

Our Ref: AN/MSWG/151123-1

Date: 23 November 2015

Minority Shareholder Watchdog Group
Tingkat 11 Bangunan KWSP
No. 3 Changkat Raja Chulan
Off Jalan Raja Chulan
50200 Kuala Lumpur

Dear Sirs

Re : Fifty-Third (53rd) Annual General Meeting (AGM) of Seal Incorporated Berhad

Reference is made to the above and reply as follows:

Strategic and financial matters

1. As a Project & Contract Manager, we have been given to understand that the GDV of Queensville (Phase 1) is about RM400 mil and as at todate the take up rate is between 50% to 60%.
2. (i) The current occupancy rate is about 95% and the rental yield is about 5.5%
(ii) The segmental result of RM15.5mil in FY 2015 included the dividend income from subsidiary of RM9mil which has been eliminated and resulted the Group's total result of RM2.8mil.
(iii) FY 2017 may be a challenging year in property management market, however Selayang Mall will maintain its competitive edge with continued diligence and will contribute to stay competitive and sustain its occupancy rate and rental in FY 2017.
3. (i) In FY 2016, a loss has been recorded mainly because of the stagnant property market has resulted in reducing transactions in property development segment.
(ii) The upcoming development residential project in Batu Maung, Penang is proposed to be launched in FY 2017 and it highly depends on the development in property market as well as the global economy. At this juncture, the Group will continue to focus on Queensville project located at Cheras, Kuala Lumpur.
4. The Board continues to have a positive view in market analysis on timber outlook hence will continue to pursue opportunities in this sector

5. (i) The trade receivable is Dwitasik Sdn Bhd (Dwitasik), the developer of Queensville project in Cheras, Kuala Lumpur. Dwitasik is the major trade receivable of the Group as this Queensville project is the main project of the Group at this juncture. The amount owing from Dwitasik derived from the billing on turnkey contract works done during the financial year and this amount owing will be monitored on an on-going basis to reduce the Group's exposure to credit risk to the minimum.
- (ii) The aging as below:

Amount owed less than 12 months	RM21.7 mil
Amount owed more than 12 months	Nil

Corporate Governance Matter

1. The ESOS would be extended to non-executive directors as they play a constructive role in contributing towards the growth and performance of the Group. The ESOS to non-executive director will provide an incentive to these non-executive directors to continue to provide strategic direction for the Group as well as to allow them to participate in the equity of the Company as shareholder with potential benefit in the form of capital gains arising from the appreciation in value of the Company's shares consequent to its profitability and growth.

Thank you.

Yours faithfully

SEAL INCORPORATED BERHAD



Tuan Haji Abdul Hamid bin Mohd Hassan
Director