

RECURRENT RELATED PARTY TRANSACTIONS

OF REVENUE OR TRADING NATURE OF
SUNWAY HOLDINGS INCORPORATED BERHAD ("SUNINC") GROUP

The details of the Recurrent Related Party Transactions conducted pursuant to the Shareholders' Mandate during the financial year ended 31 December 2003 are as follows:-

Classes of Related Parties	Nature of transactions Products/Services	Purchases	Sales
		RM'000	RM'000
(i) Sunway City Berhad ("SunCity") Group	- Contract works*	-	128,299
	- Hospitality, travel, recreational club facilities and medical related services.	1,274	-
	- Building materials and other related construction materials and services.	-	71
	- Rental of office space/premises, ^(a) office equipment, motor vehicles, machineries and related services.	3,689	426
	- Share registration and secretarial services.	-	182
	- Insurance products.	-	615
(ii) Sunway Construction Berhad ("SunCon") Group	- Contract works*.	7,969	21,483
	- Building materials and other related construction materials and services.	-	12,745
	- Rental of office space/premises, ^(a) office equipment, motor vehicles, machineries and related services.	1,527	2,115
	- Share registration and secretarial services.	-	62
	- Management services.	-	780
	- Insurance products.	-	225
(iii) SunInc's Subsidiaries and Associated Companies	- Contract works*.	5,259	450,695
	- Building materials and other related construction materials and services.	2,636	-
	- Rental of office space/premises, ^(a) office equipment, motor vehicles, machineries and related services.	1,755	-
	- Management services.	-	156
	- Insurance products.	-	13
(iv) Asian Strategy & Leadership Incorporated Sdn Bhd	- Secretarial services.	-	1
	- Insurance products.	-	2
(v) Sunway College Sdn Bhd Group	- Education related products and services.	11	-
	- Contract works*.	-	44
	- Secretarial services.	-	5
	- Insurance products.	-	98
	- Rental of office equipment, motor vehicles and related services.	-	187
(vi) Sunway Technology Sdn Bhd Group	- Computer products and computer related consultancy and services.	84	-
	- Secretarial services.	-	5
	- Insurance products.	-	18
	- Rental of office space/premises, ^(a) office equipment, motor vehicles and related services.	-	129

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(cont'd)

Classes of Related Parties	<u>Nature of transactions</u> Products/Services	Purchases RM'000	Sales RM'000
(vii) Sunway Hydraulic Industries Sdn Bhd	- Building materials and other related construction materials and services.	2,046	3
	- Insurance products.	-	5
	- Secretarial services.	-	1
(viii) Jef-San Enterprise Sdn Bhd	- Insurance products.	-	3
	- Secretarial services.	-	1
(ix) Sungei Way Corporation Sdn Bhd Group	- Building materials and other related construction materials and rental of machineries.	620	649
	- Insurance products.	-	56
	- Rental of office equipment, motor vehicles and related services.	-	157
	- Advertising and related services.	319	-
	- Secretarial services.	-	6

Notes:

* Include construction of civil & building works, contracting in mechanical, electrical & engineering works, prefabricated construction of building & civil works, precast concrete building contracts and piling contracts.

The addresses of the office space/premises are as follows:-

- ^(a) Jalan PJS 11/26, Bandar Sunway, 46150 Petaling Jaya, Selangor; HS(D) 23567, PT 9315, Mukim Damansara, Daerah Petaling, Selangor; Lot 9315, Jalan SS13/1K, 47500 Subang Jaya, Selangor; Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor; Menara Annex, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor; No. 55, Cairnhill Road, #30-06 Cairnhill Plaza, Singapore 229666 and 10-02 Block B, Palmville Unit, Bandar Sunway, 46150 Petaling Jaya, Selangor.
- ^(b) Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor and No. 55, Cairnhill Road, #30-06 Cairnhill Plaza, Singapore 229666.
- ^(c) Menara Annex, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor and Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor.
- ^(d) Menara Annex, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor and Menara Sunway, Jalan Lagoon Timur, Bandar Sunway, 46150 Petaling Jaya, Selangor.

Classes of Related Parties	Provision of Financial Assistance	RM'000
(i) SunCon	Provision of guarantee, indemnity or such other collateral to or in favour of another person which is necessary in order to procure a contract or secure work from the other person to commence and/or complete a contract or work for SunCon.	761
(ii) SunCity Group	Provision of leasing and hire purchase facilities.	2,113
(iii) SunInc's Subsidiaries	Provision of leasing and hire purchase facilities.	225

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(cont'd)

Relationship of Related Parties

(i) SunCity Group

Yau Kok Seng who is a Director with direct interest in SunInc, is also a Director of Sunway Medical Centre Berhad, a 61% owned subsidiary of SunCity. Tan Sri Dato' Seri (Dr) Cheah Fook Ling is a Director and Major Shareholder of SunInc and SunCity. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng, the spouse of Tan Sri Dato' Seri (Dr) Cheah Fook Ling, who is a Director of Sunway Management Sdn Bhd, a wholly-owned subsidiary of SunInc and a shareholder of SunInc, is also a Director of Sunway Lagoon Club Berhad, a 84% owned subsidiary of SunCity and she has direct as well as deemed interests in SunCity by virtue of her spouse's direct and deemed interests in SunCity. Sarena Cheah Yean Tih, the child of Tan Sri Dato' Seri (Dr) Cheah Fook Ling, is a Director of Sunway Lagoon Club Berhad and she has direct as well as deemed interests in SunCity by virtue of her parent's direct and deemed interests in SunCity.

(ii) SunCon Group

Tan Sri Dato' Seri (Dr) Cheah Fook Ling is a Director and Major Shareholder of SunInc and SunCon. Dato' Chew Chee Kin and Dato' Tan Kia Loke are Directors with direct interests in SunInc and SunCon. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng is a Director of Sunway Management Sdn Bhd, a wholly-owned subsidiary of SunInc and a shareholder of SunInc. Sarena Cheah Yean Tih has direct and deemed interests in SunCon by virtue of her parent's direct and deemed interests in SunCon.

(iii) SunInc's Subsidiaries and Associated Companies

Tan Sri Dato' Seri (Dr) Cheah Fook Ling, Dato' Chew Chee Kin, Dato' Tan Kia Loke and Yau Kok Seng who are Directors with direct interests in SunInc, are also Directors of SunInc's subsidiaries and associated companies.

(iv) Asian Strategy & Leadership Incorporated Sdn Bhd

Tan Sri Dato' Seri (Dr) Cheah Fook Ling and Dato' Chew Chee Kin are Directors of SunInc and Asian Strategy & Leadership Incorporated Sdn Bhd. Tan Sri Dato' Seri (Dr) Cheah Fook Ling is a Major Shareholder of Asian Strategy & Leadership Incorporated Sdn Bhd. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng is a Director and she has deemed interest in Asian Strategy & Leadership Incorporated Sdn Bhd by virtue of her deemed interest as well as her spouse's direct and deemed interests in Asian Strategy & Leadership Incorporated Sdn Bhd.

(v) Sunway College Sdn Bhd Group

Tan Sri Dato' Seri (Dr) Cheah Fook Ling and Dato' Chew Chee Kin are Directors of SunInc and Sunway College Sdn Bhd Group. Tan Sri Dato' Seri (Dr) Cheah Fook Ling has deemed interest in Sunway College Sdn Bhd via Sunway College Trust. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng is a Director of Sunway College Sdn Bhd Group and she has deemed interest in Sunway College Sdn Bhd by virtue of her spouse's deemed interest in Sunway College Sdn Bhd.

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(cont'd)

Relationship of Related Parties (Continued)

(vi) Sunway Technology Sdn Bhd Group

Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng and Sarena Cheah Yean Tih are Directors of Sunway Technology Sdn Bhd Group. Tan Sri Dato' Seri (Dr) Cheah Fook Ling has deemed interest in Sunway Technology Sdn Bhd via corporations where he has more than 15% shareholding. Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng has deemed interest in Sunway Technology Sdn Bhd by virtue of her deemed interest as well as her spouse's deemed interest in Sunway Technology Sdn Bhd. Sarena Cheah Yean Tih has deemed interest in Sunway Technology Sdn Bhd by virtue of her deemed interest as well as her parent's deemed interest in Sunway Technology Sdn Bhd.

(vii) Sunway Hydraulic Industries Sdn Bhd

Tan Sri Dato' Seri (Dr) Cheah Fook Ling has deemed interest in Sunway Hydraulic Industries Sdn Bhd via a corporation where he has more than 15% shareholding. Sarena Cheah Yean Tih has deemed interest in Sunway Hydraulic Industries Sdn Bhd by virtue of her deemed interest as well as her parent's deemed interest in Sunway Hydraulic Industries Sdn Bhd.

(viii) Jef-San Enterprise Sdn Bhd

Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng and Sarena Cheah Yean Tih are Directors of Jef-San Enterprise Sdn Bhd. Tan Sri Dato' Seri (Dr) Cheah Fook Ling and Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng are Major Shareholders of Jef-San Enterprise Sdn Bhd.

(ix) Sungei Way Corporation Sdn Bhd Group

Tan Sri Dato' Seri (Dr) Cheah Fook Ling and Puan Sri Datin Seri (Dr) Susan Cheah Seok Cheng have deemed interests in Sungei Way Corporation Sdn Bhd via corporations where they have more than 15% shareholdings. Sarena Cheah Yean Tih is a Director of Sungei Way Corporation Sdn Bhd Group and she has deemed interest in Sungei Way Corporation Sdn Bhd by virtue of her deemed interest as well as her parents' deemed interests in Sungei Way Corporation Sdn Bhd.