

**AL-'AQAR HEALTHCARE REIT**  
**CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME**  
**For the First Quarter Ended 31 March 2019**

	Note	Individual Quarter			Cumulative Quarter		
		Current Year Quarter	Preceding Year Corresponding Quarter	Changes	Current Year To Date	Preceding Year Corresponding Period To Date	Changes
		31-03-2019	31-03-2018		31-03-2019	31-03-2018	
		RM	RM	%	RM	RM	%
Gross rental income		26,446,968	25,544,925	3.5	26,446,968	25,544,925	3.5
Property expenses		(1,328,340)	(1,428,077)	(7.0)	(1,328,340)	(1,428,077)	(7.0)
<b>Net rental income</b>	<b>B1</b>	<b>25,118,628</b>	<b>24,116,848</b>	<b>4.2</b>	<b>25,118,628</b>	<b>24,116,848</b>	<b>4.2</b>
Investment income		435,921	497,925	(12.5)	435,921	497,925	(12.5)
Other income		318,057	23,004	1,282.6	318,057	23,004	1,282.6
<b>Total income</b>		<b>25,872,606</b>	<b>24,637,777</b>	<b>5.0</b>	<b>25,872,606</b>	<b>24,637,777</b>	<b>5.0</b>
Managers' fees		(425,995)	(416,789)	2.2	(425,995)	(416,789)	2.2
Trustees' fees		(70,954)	(67,787)	4.7	(70,954)	(67,787)	4.7
Accretion of long term borrowings		(55,043)	(189,841)	(71.0)	(55,043)	(189,841)	(71.0)
Annual financing fees		(348,584)	(77,374)	350.5	(348,584)	(77,374)	350.5
Maintenance of properties		(714,240)	-	100.0	(714,240)	-	100.0
Administrative expenses		(570,926)	(226,921)	151.6	(570,926)	(226,921)	151.6
Professional fees		(149,000)	(83,063)	79.4	(149,000)	(83,063)	79.4
Withholding tax		(222,377)	(222,377)	-	(222,377)	(222,377)	-
Profit sharing expenses on financing		(7,352,182)	(6,611,424)	11.2	(7,352,182)	(6,611,424)	11.2
<b>Total trust expenditure</b>		<b>(9,909,301)</b>	<b>(7,895,576)</b>	<b>25.5</b>	<b>(9,909,301)</b>	<b>(7,895,576)</b>	<b>25.5</b>
<b>Net income before taxation</b>		<b>15,963,305</b>	<b>16,742,201</b>	<b>(4.7)</b>	<b>15,963,305</b>	<b>16,742,201</b>	<b>(4.7)</b>
Tax expense		-	347	(100.0)	-	347	(100.0)
<b>Net income after taxation</b>		<b>15,963,305</b>	<b>16,742,548</b>	<b>(4.7)</b>	<b>15,963,305</b>	<b>16,742,548</b>	<b>(4.7)</b>
<b>Other comprehensive income/(expenses)</b>							
Foreign currency translation differences for foreign operation		(92,229)	(622,766)	(85.2)	(92,229)	(622,766)	(85.2)
<b>Total comprehensive income for the period/year</b>		<b>15,871,076</b>	<b>16,119,782</b>	<b>(1.5)</b>	<b>15,871,076</b>	<b>16,119,782</b>	<b>(1.5)</b>
Net income after taxation is made up as follows:							
Realised		15,963,305	16,742,548	(4.7)	15,963,305	16,742,548	(4.7)
Unrealised		-	-	-	-	-	-
		15,963,305	16,742,548	(4.7)	15,963,305	16,742,548	(4.7)
<b>Earnings per unit (sen) - Net</b>		<b>2.17</b>	<b>2.30</b>	<b>(5.7)</b>	<b>2.17</b>	<b>2.30</b>	<b>(5.7)</b>

The Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the financial statements.

**AL-'AQAR HEALTHCARE REIT**  
**CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION**  
**as at 31 March 2019**

	Note	Unaudited As At End Of Current Quarter 31-03-2019 <u>RM</u>	Audited As at preceding year ended 31-12-2018 <u>RM</u>
<b>ASSETS</b>			
<b>Non-current assets</b>			
Investment properties	A9	1,485,726,800	1,485,726,800
<b>Current Assets</b>			
Trade receivables	B9	4,745,906	2,246,142
Other receivables & prepayments		2,268,425	1,146,478
Cash and bank balances		46,462,575	45,680,598
Fixed deposits with licensed banks		34,124,702	45,668,396
		<u>87,601,608</u>	<u>94,741,614</u>
<b>TOTAL ASSETS</b>		<u>1,573,328,408</u>	<u>1,580,468,414</u>
<b>LIABILITIES</b>			
<b>Non-current liabilities</b>			
Islamic financing	B10	604,136,977	603,705,130
Deferred tax		1,947,396	1,963,268
		<u>606,084,373</u>	<u>605,668,398</u>
<b>Current Liabilities</b>			
Other payables and accruals		18,809,877	12,797,538
Provision for Income Distribution		-	14,204,512
		<u>18,809,877</u>	<u>27,002,050</u>
<b>TOTAL LIABILITIES</b>		<u>624,894,250</u>	<u>632,670,448</u>
<b>NET ASSETS VALUE</b>		<u>948,434,158</u>	<u>947,797,966</u>
<b>REPRESENTED BY:</b>			
Unitholders' capital		731,398,126	731,398,126
Undistributed income		226,624,759	225,896,338
Foreign exchange translation reserve		(9,588,727)	(9,496,498)
<b>TOTAL UNITHOLDERS' FUND</b>		<u>948,434,158</u>	<u>947,797,966</u>
<b>NUMBER OF UNITS IN CIRCULATION</b>		<u>735,985,088</u>	<u>735,985,088</u>
<b>NET ASSETS VALUE (NAV) PER UNIT (RM)</b>		1.2887	1.2878

The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the financial statements.

**AL-'AQAR HEALTHCARE REIT**  
**CONDENSED CONSOLIDATED STATEMENTS OF CHANGES**  
**IN NET ASSETS VALUE**  
**For the First Quarter Ended 31 March 2019**

	Unitholders' Capital RM	Undistributed Income RM	Foreign Exchange RM	Total Unitholders' Fund RM
<b>As at 1 January 2018</b>	722,398,126	204,435,702	(3,544,006)	923,289,822
<b>Operation for the period ended 31 March 2018</b>				
Net income for the period	-	16,742,548	(622,766)	16,119,782
<i>Increase/(Decrease) in net assets resulting from operation</i>	-	16,742,548	(622,766)	16,119,782
<b>Unitholders' transactions</b>				
Placement of units	-	-	-	-
Distribution to unitholders	-	(28,764,942)	-	(28,764,942)
Issuing expenses	-	-	-	-
<i>Increase/(Decrease) in net assets resulting from unitholders' transactions</i>	-	(28,764,942)	-	(28,764,942)
<b>Net assets as at 31 March 2018</b>	722,398,126	192,413,308	(4,166,772)	910,644,662
<b>As at 1 January 2019</b>	731,398,126	225,896,338	(9,496,498)	947,797,966
<b>Operation for the period ended 31 March 2019</b>				
Net income for the period	-	15,963,305	(92,229)	15,871,076
<i>Increase/(Decrease) in net assets resulting from operation</i>	-	15,963,305	(92,229)	15,871,076
<b>Unitholders' transactions</b>				
Placement of units	-	-	-	-
Distribution to unitholders #	-	(15,234,884)	-	(15,234,884)
Issuing expenses	-	-	-	-
<i>Increase/(Decrease) in net assets resulting from unitholders' transactions</i>	-	(15,234,884)	-	(15,234,884)
<b>Net assets as at 31 March 2019</b>	731,398,126	226,624,759	(9,588,727)	948,434,158

# Includes the payment of the final income distribution for financial year 2018 of 2.07 sen per unit (non-taxable in the hands of unitholders) in respect of the period from 1 October to 31 December 2018 which was paid on 28 February 2019.

The Condensed Consolidated Statement of Changes In Net Assets Value should be read in conjunction with the Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the financial statements.

**AL-'AQAR HEALTHCARE REIT**  
**CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS**  
**For the First Quarter Ended 31 March 2019**

	To Date	
	31-03-2019	31-03-2018
	RM	RM
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>		
Profit before taxation	15,963,305	16,742,201
Adjustment for:		
Profit sharing expenses on Islamic financing	7,700,766	6,688,798
Accretion of long term Islamic financing	55,043	189,841
Investment revenue	(435,921)	(497,925)
Operating profit before working capital changes	23,283,193	23,122,915
Changes in working capital:		
Increase in receivables and prepayments	(3,621,711)	(1,008,051)
Decrease in other payables and accruals	(6,289,411)	(644,818)
Cash generated from operations	13,372,071	21,470,046
Taxes refund	-	2,391,525
Net cash generated from operating activities	13,372,071	23,861,571
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>		
Income received from investment	435,921	497,925
Net cash generated from investing activity	435,921	497,925
<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>		
Distribution paid	(15,234,884)	(28,764,942)
Profit sharing expenses on Islamic financing	(9,242,596)	(7,486,198)
Net cash used in financing activities	(24,477,480)	(36,251,140)
<b>NET DECREASE IN CASH AND CASH EQUIVALENTS</b>	(10,669,488)	(11,891,644)
<b>EFFECT OF FOREIGN EXCHANGE RATE CHANGES</b>	(92,229)	(622,766)
<b>CASH AND CASH EQUIVALENTS AT BEGINNING OF FINANCIAL PERIOD</b>	72,733,063	68,999,448
<b>CASH AND CASH EQUIVALENTS AT END OF FINANCIAL PERIOD</b>	61,971,346	56,485,038
<b>DEPOSITS, CASH AND BANK BALANCES</b>		
Cash and bank balances	46,462,575	38,463,809
Fixed deposits with licensed banks	34,124,702	35,971,330
	80,587,277	74,435,139
Less: Restricted cash	(18,615,931)	(17,950,101)
<b>CASH AND CASH EQUIVALENTS</b>	61,971,346	56,485,038

The Condensed Consolidated Statement of Cash Flows should be read in conjunction with the Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the financial statements.

**AL-'AQAR HEALTHCARE REIT**  
**NOTES TO THE UNAUDITED CONDENSED CONSOLIDATED FINANCIAL STATEMENTS**  
**For the First Quarter Ended 31 March 2019**

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**A. EXPLANATORY NOTES PURSUANT TO MALAYSIAN FINANCIAL REPORTING STANDARD 134 ("MFRS 134")**

**A1. BASIS OF PREPARATION**

These condensed financial statements have been prepared in accordance with Malaysian Financial Reporting Standard (MFRS) 134 and Paragraph 9.44 of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad.

The accounting policies and methods of computation adopted in the interim financial statements are consistent with those adopted in its most recent Audited Financial Statements for the financial year ended 31 December 2018.

Adoption of New MFRSs, Amendments to MFRSs and Issues Committee Interpretation ("IC Interpretation") to published standards and interpretations that are effective

The Group has adopted the following new MFRSs, amendments to MFRSs and IC Interpretation for the financial year beginning on 1 January 2019:

- MFRS 16 'Leases'.
- Amendments to MFRS 9 'Prepayment Features with Negative Compensation'.
- Amendments to MFRSs 'Annual Improvements to MFRSs 2015 - 2017 Cycle'.
- IC Interpretation 23 'Uncertainty over Income Tax Payments'.

The adoption of these new MFRSs, amendments to MFRSs and IC Interpretation did not result in significant changes to the accounting policies of the Group and had no significant effect on the financial performance or position of the Group.

Standards, Amendments to MFRSs and IC Interpretation that have been issued but not yet effective

The Group did not early adopt these new standards:

- MFRS 17 'Insurance Contracts'<sup>2</sup>.
- Amendments to MFRS 3 'Definition of a Business'<sup>1</sup>.
- Amendments to MFRS 101 and MFRS 108 'Definition of Material'<sup>1</sup>.
- Amendments to MFRS 10 and MFRS 128 'Sale or Contribution of Assets between an Investor and its Associate or Joint Venture'<sup>3</sup>.
- MFRSs 'Amendments to References to the Conceptual Framework in MFRS Standards'<sup>1</sup>.

<sup>1</sup> Effective for annual periods beginning on or after 1 January 2020

<sup>2</sup> Effective for annual periods beginning on or after 1 January 2021

<sup>3</sup> Effective date deferred to a date to be determined and announced by MASB, with earlier application permitted

The abovementioned Standards and Amendments will be adopted in the annual financial statements of the Group when they become effective and that the adoption of these Standards and Amendments will have no material impact on the financial statements of the Group in the period of initial application.

**A2. AUDITORS' REPORT ON PRECEDING ANNUAL FINANCIAL STATEMENTS**

The financial statements of Al-'Aqar Healthcare REIT for the financial year ended 31 December 2018 was not subject to any audit qualification.

### A3. SEASONALITY AND CYCLICALITY OF OPERATIONS

The business operations of Al-'Aqar Healthcare REIT are not affected by any material seasonal or cyclical factors.

### A4. UNUSUAL ITEMS AFFECTING THE FINANCIAL STATEMENTS

There were no unusual items affecting the financial statements of Al-'Aqar Healthcare REIT for the current quarter.

### A5. CHANGES IN ACCOUNTING ESTIMATES

There were no changes in accounting estimates arising from the adoption of the new and revised MFRSs, that have had a material effect in the current quarter.

### A6. ISSUANCES, CANCELLATIONS, REPURCHASES AND REPAYMENT OF DEBT AND EQUITY SECURITIES

There were no issuances, cancellations, repurchases and repayment of debt and equity securities being made in the current quarter.

### A7. INCOME DISTRIBUTION

The final income distribution for the financial year ended 31 December 2018 of 2.07 sen per unit (non-taxable in the hands of unitholders) in respect of the period from 1 October to 31 December 2018, which was announced on 30 January 2019 has been paid on 28 February 2019.

### A8. SEGMENTAL REPORTING

#### a. Primary reporting segment - Geographical segments

Al-'Aqar Healthcare REIT operates in two principal geographical areas as follows:

	Malaysia RM'000	Australia RM'000	Total RM'000
<b>Period Ended 31 March 2019</b>			
Gross rental income	23,582	2,865	26,447
Property expenses	(1,309)	(19)	(1,328)
Net rental income	<u>22,273</u>	<u>2,846</u>	<u>25,119</u>
Investment income	435	-	435
Other income	318	-	318
Total income	<u>23,026</u>	<u>2,846</u>	<u>25,872</u>
Trust expenditure	(9,871)	(38)	(9,909)
Profit before taxation	<u>13,155</u>	<u>2,808</u>	<u>15,963</u>
Tax expense	-	-	-
Profit after taxation	<u>13,155</u>	<u>2,808</u>	<u>15,963</u>
Total assets	<u>1,426,380</u>	<u>146,948</u>	<u>1,573,328</u>
Total liabilities	<u>622,652</u>	<u>2,242</u>	<u>624,894</u>

**A8. SEGMENTAL REPORTING (CONT'D)****a. Primary reporting segment - Geographical segments**

	<b>Malaysia RM'000</b>	<b>Australia RM'000</b>	<b>Total RM'000</b>
<b>Period Ended 31 March 2018</b>			
Gross rental income	22,677	2,868	25,545
Property expenses	<u>(1,400)</u>	<u>(28)</u>	<u>(1,428)</u>
Net rental income	21,277	2,840	24,117
Investment income	498	-	498
Other income	<u>23</u>	<u>-</u>	<u>23</u>
Total income	21,798	2,840	24,638
Trust expenditure	<u>(7,847)</u>	<u>(49)</u>	<u>(7,896)</u>
Profit before taxation	13,951	2,791	16,742
Tax expense	<u>1</u>	<u>-</u>	<u>1</u>
Profit after taxation	<u>13,952</u>	<u>2,791</u>	<u>16,743</u>
Total assets	<u>1,388,175</u>	<u>154,352</u>	<u>1,542,527</u>
Total liabilities	<u>627,979</u>	<u>3,904</u>	<u>631,883</u>

**b. Secondary reporting segment - Business segments**

Al-'Aqar Healthcare REIT operates within the healthcare industry and accordingly, the segmental reporting by business segment was not prepared.

**A9. VALUATION OF INVESTMENT PROPERTIES**

There was no valuation of property being made in the current quarter.

**A10. SUBSEQUENT MATERIAL EVENTS**

There was no material events from the date of this report.

**A11. CHANGES IN THE COMPOSITION OF THE TRUST**

There were no changes in the composition of Al-'Aqar Healthcare REIT for the current quarter.

**A12. CONTINGENT LIABILITIES AND CONTINGENT ASSETS**

There were no contingent liabilities or contingent assets to be disclosed in the current quarter.

### A13. SIGNIFICANT RELATED PARTY TRANSACTION

Parties are considered to be related to the Group and the Fund if the Group and the Fund has the ability, directly or indirectly, to control the party or exercise significant influence over the party in making financial and operating decisions, or vice versa, or where the Group and the Fund and the party are subject to common control or common significant influence. Related parties may be individuals or other entities.

The Group and the Fund derives all its rental income from related parties.

Significant related party transactions are as follows:

	<b>The Group</b>		<b>The Fund</b>	
	<b>31-03-2019</b>	<b>31-03-2018</b>	<b>31-03-2019</b>	<b>31-03-2018</b>
	<b>RM</b>	<b>RM</b>	<b>RM</b>	<b>RM</b>
Manager's fee	425,995	416,789	425,995	416,789
Maintenance fee	249,645	-	249,645	-
Registrar fee	23,421	3,781	23,421	3,781
Secretarial fee	510	2,363	-	-
Other income	(133,000)	-	(133,000)	-

Other income relates to the compensation received from Selangor Medical Centre Sdn Bhd for loss of opportunity and annual loss of potential income due to the deferment for the transfer of a Physician Consultant Building to the Group and the Fund.

The related party transactions described above were entered into in the normal course of business and are based on negotiated and mutually agreed terms.

**AL-'AQAR HEALTHCARE REIT**  
**NOTES TO THE UNAUDITED CONDENSED CONSOLIDATED FINANCIAL STATEMENTS**  
For the First Quarter Ended 31 March 2019

**B. ADDITIONAL INFORMATION PURSUANT TO BURSA MALAYSIA SECURITIES BERHAD'S MAIN MARKET LISTING REQUIREMENTS**

**B1. REVIEW OF PERFORMANCE**

	Individual Quarter			Cumulative Quarter		
	Current Year Quarter 31.03.2019 RM'000	Preceding Year Corresponding Quarter 31.03.2018 RM'000	Changes %	Current Year To Date 31.03.2019 RM'000	Preceding Year Corresponding Period To Date 31.03.2018 RM'000	Changes %
<b>Net rental income</b>						
Malaysia	22,273	21,277	4.7	22,273	21,277	4.7
Australia	2,846	2,840	0.2	2,846	2,840	0.2
Total net rental income	<u>25,119</u>	<u>24,117</u>	4.2	<u>25,119</u>	<u>24,117</u>	4.2
<b>Profit before taxation</b>						
Malaysia	13,155	13,951	(5.7)	13,155	13,951	(5.7)
Australia	2,808	2,791	0.6	2,808	2,791	0.6
Total profit before taxation	<u>15,963</u>	<u>16,742</u>	(4.7)	<u>15,963</u>	<u>16,742</u>	(4.7)
<b>Profit after taxation</b>						
Malaysia	13,155	13,952	(5.7)	13,155	13,952	(5.7)
Australia	2,808	2,791	0.6	2,808	2,791	0.6
Total profit after taxation	<u>15,963</u>	<u>16,743</u>	(4.7)	<u>15,963</u>	<u>16,743</u>	(4.7)

**Review of Current Quarter/Cumulative Quarter Results**

Malaysia segment

The Malaysia segment contributed RM22.3 million of net rental income for the current quarter ended 31 March 2019, represented an increase of RM1.0 million or 4.7%. The increase was mainly contributed by income from KPJ Healthcare University College, Nilai, where full rental income received upon settlement of the KPJUC Balance Purchase Consideration in November 2018 and annual increment on rental income.

Australia segment

The Australia segment contributed RM2.8 million of net rental income for the current quarter ended 31 March 2019, represented an increase of 0.2% from RM2.8 million recorded in preceding year's current quarter. The net rental income was slightly higher due to lower property expenses.

Profit before taxation

Al-'Aqar Healthcare REIT's profit before taxation for the current quarter ended 31 March 2019 stood at RM16.0 million, which is RM0.8 million or 4.7% lower than corresponding quarter's last year of RM16.7 million. The decrease was mainly due to refinancing exercise, which was completed in May 2018. The financing cost has increased due to higher rates upon completion of the refinancing exercise. The increase in financing cost was also due to drawdown of additional Islamic financing ("Murabahah Tawarruq") amounting of RM29.9 million to part finance the outstanding balance in relation to an investment property purchased in prior years amounting to RM38.9 million.

**B2. MATERIAL CHANGES IN PROFIT BEFORE TAXATION FOR THE QUARTER AS COMPARED WITH THE IMMEDIATE PRECEDING QUARTER**

	<b>Current Quarter ended 31.03.2019 RM'000</b>	<b>Immediate Preceding Quarter ended 31.12.2018 RM'000</b>	<b>Changes %</b>
Net rental income	25,119	24,364	3.10
Profit before taxation	15,963	44,964	(64.50)
Profit after taxation	15,963	44,046	(63.76)

Al-'Aqar Healthcare REIT recorded a lower profit before tax of RM16.0 million as compared to RM44.9 million in the preceding quarter. This was mainly due to fair value gains on investment properties of RM30.3 million recorded in the immediate preceding quarter.

**B3. PROSPECTS**

The Manager is positive that by Al-'Aqar's stable performance and with its growth strategy to expand its portfolio through strategic acquisitions, it shall be able to maintain its performance for the upcoming quarters.

As Malaysians grow in affluence and expectations on quality care becomes more of a necessity, the healthcare industry remains resilient and continues to grow in strength year after year. The Manager is also looking into other segments of the industry to capture assets within growth areas and with proven yield performance.

**B4. UTILISATION OF PROCEEDS RAISED FROM ANY ISSUANCE OF NEW UNITS**

There was no issuance of new units during the current quarter.

**B5. TAXATION**

	<b>The Group</b>		<b>The Fund</b>	
	<b>31-03-2019</b>	<b>31-03-2018</b>	<b>31-03-2019</b>	<b>31-03-2018</b>
	<b>RM</b>	<b>RM</b>	<b>RM</b>	<b>RM</b>
Tax expense				
- Income Tax	-	-	-	-
- Over Provision In Previous Year	-	(347)	-	(347)
	<u>-</u>	<u>(347)</u>	<u>-</u>	<u>(347)</u>

Pursuant to the amendment of Section 61A of the Income Tax Act, 1967, under the Finance Act 2006 which was gazetted on 31 December 2006, where in the basis period for a year assessment, 90% or more of the total income of the trust is distributed to unitholders, the total income of the trust for that year of assessment shall be exempted from tax.

In accordance with the Deed, the Fund is required to distribute at least 95% of its distributable income. The Manager also expects to distribute the net income within two months from the end of each financial year and accordingly, no estimated current tax payable or deferred tax is required to be provided in the financial statements.

**B6. GAIN OR LOSS ON SALE OF UNQUOTED INVESTMENTS AND PROPERTIES**

There was no disposal of unquoted securities or investment properties during the current quarter.

**B7. PURCHASE AND DISPOSAL OF QUOTED SECURITIES**

There was no purchase or disposal of quoted securities during the current quarter.

**B8. STATUS OF CORPORATE PROPOSALS ANNOUNCED BUT NOT COMPLETED**

There was no corporate proposal announced during the current quarter.

**B9. TRADE RECEIVABLES**

	<b>The Group</b>	
	<b>As at</b>	<b>As at</b>
	<b>31-03-2019</b>	<b>31-03-2018</b>
	<b>RM'000</b>	<b>RM'000</b>
Trade receivables	4,746	5,856

Trade receivables comprise rental receivable from lessees. The credit period granted by the Group on rental receivable from lessees ranges from 30 to 60 days (2018: 30 to 60 days).

The ageing analysis of the Group's trade receivables is as follows:

	<b>The Group</b>	
	<b>As at</b>	<b>As at</b>
	<b>31-03-2019</b>	<b>31-03-2018</b>
	<b>RM'000</b>	<b>RM'000</b>
0-30 days	2,753	2,640
31-60 days	1,805	1,021
61-90 days	94	993
More than 90 days	94	1,202
	<u>4,746</u>	<u>5,856</u>

The Group estimate the loss allowance on trade receivables at the end of the reporting period at an amount equal to lifetime expected credit losses. No late payment charges were imposed on the rental receivable exceeded the credit term as a matter of goodwill gesture in view of the active on-going transactions between parties, and taking into account the historical default experience and the future prospects of the industries in which the trade receivables operate, together with the value of collateral held over these trade receivables, the Group considers that no trade receivables is impaired.

**B10. ISLAMIC FINANCING**

	<b>The Group</b>	
	<b>As at</b>	<b>As at</b>
	<b>31-03-2019</b>	<b>31-03-2018</b>
	<b>RM'000</b>	<b>RM'000</b>
<b><u>Non-current</u></b>		
<b><u>Secured</u></b>		
Sukuk Ijarah - Islamic Medium Term Notes ('IMTN')	574,425	-
<b><u>Non-Secured</u></b>		
Murabahah Tawarruq Term Financing - i ("Murabahah Tawarruq")	29,712	-
	<u>604,137</u>	<u>-</u>
<b><u>Current</u></b>		
<b><u>Secured</u></b>		
Sukuk Ijarah - Islamic Medium Term Notes ('IMTN')	-	573,848

**B11. OFF BALANCE SHEET FINANCIAL INSTRUMENTS**

For the current quarter, the Group does not have any off balance sheet financial instruments.

**B12. MATERIAL LITIGATION**

There was no material litigation as at the date of the current quarter.

**B13. SOFT COMMISSION RECEIVED**

There was no soft commission received by the Manager during the current quarter.

**B14. SUMMARY OF DPU, EPU AND NAV**

	<b>Current Quarter ended 31-03-2019</b>	<b>Immediate Preceding Quarter ended 31-12-2018</b>
Number of units in issue - units	735,985,088	735,985,088
Earning per unit (EPU) - sen	2.17	6.04
Net income distribution to unitholders - RM'000	15,235	14,205
Distribution per unit (DPU) - sen	2.07	1.93
Net Asset Value (NAV) - RM'000	948,434	947,798
NAV per unit - RM	1.2887	1.2878
Market Value Per Unit - RM	1.3700	1.3100

**B15. RESPONSIBILITY STATEMENT**

This quarterly report was prepared in accordance with MFRS 134 : Interim Financial Reporting and Paragraph 9.44 of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad so as to give a true and fair view of the financial position of Al-'Aqar Healthcare REIT as at 31 March 2019 and of its financial performance and cash flows for the period then ended.