

ENCORP BERHAD (“ENCORP” OR THE “COMPANY”)

MEMORANDUM OF UNDERSTANDING (“MOU”) BETWEEN ENCORP AND KBI PROPERTIES SDN. BHD. (“KBIP”)

1. INTRODUCTION

ENCORP wishes to announce that it has entered into a MOU with KBIP, to formalise their mutual intention to undertake business exploration and to explore potential business opportunities, as well as to establish a framework for co-operation and collaboration between the Parties in accordance with the terms of the MOU.

ENCORP and KBIP are collectively referred to as the ‘Parties’ and each individually as a ‘Party’.

2. DETAILS OF THE MOU

2.1 Objectives of MOU

The objective of the MOU is to establish a framework for cooperation between ENCORP and KBIP to explore, assess, and potentially undertake jointly agreed projects which are of mutual interest and benefit to both Parties. The collaboration is intended to facilitate cooperation through the provision of expertise, manpower, information and support by both Parties in exploring potential business opportunities.

2.2 Salient terms of MOU

The salient terms of the MOU include, inter alia, the following:

- The MOU provides a framework for cooperation between the Parties to explore and assess potential business opportunities of mutual interest and benefit.
- The Parties shall collaborate through the provision of expertise, manpower, information and support to each other in relation to the intended cooperation.
- The Parties shall act in good faith and consult on matters materially affecting the cooperation between them.
- Each Party shall bear its own costs and expenses incurred in relation to the MOU.
- Save and except for Articles 7 (Protection of Intellectual Property Rights), 8 (Confidentiality) and 9 (Governing Law and Settlement of Disputes), the MOU is non-binding in nature, will not be deemed to constitute or create any legally binding or enforceable obligations, express or implied and does not create any partnership, joint venture or agency relationship between the Parties.

2.3 Duration of MOU

The MOU shall take effect from the date of signing and shall remain in force for a period of **one (1) year**, unless extended by mutual agreement of the Parties.

Either Party may terminate the MOU by giving **thirty (30) days'** written notice to the other Party.

3. BACKGROUND INFORMATION ON KBIP

KBI Properties Sdn. Bhd. (Company No: 199301011926 (266664-A)) is a private limited company incorporated in Malaysia under the Companies Act 2016 and having its registered address at No. 12-B, Jalan TC 2A/2, Taman Cemerlang, Gombak, 53100 Kuala Lumpur.

KBIP is a wholly-owned subsidiary of Koperasi Belia Islam Malaysia Berhad and is principally involved in property development and construction-related activities.

4. RATIONALE OF THE MOU

The MOU provides a platform for ENCORP and KBIP to explore potential business opportunities and collaborate in areas of mutual interest through sharing of expertise and resources.

5. EFFECTS OF THE MOU

The MOU will not have any material effect on the earnings per share, net assets per share, gearing, share capital and substantial shareholders' shareholding of ENCORP for the financial year ending 31 December 2026. It is expected to contribute positively to the future earnings of the Group should any definitive agreements be executed and materialise.

6. DIRECTORS' AND MAJOR SHAREHOLDERS' INTERESTS

None of the Directors and/or major shareholders of ENCORP and/or persons connected to them, as defined under the Main Market Listing Requirements of Bursa Malaysia Securities Berhad, have any interest, direct or indirect, in the MOU.

7. APPROVALS REQUIRED

The MOU is not subject to the approval of the shareholders of ENCORP or any regulatory authorities.

8. DOCUMENT AVAILABLE FOR INSPECTION

The MOU is available for inspection at the registered office of ENCORP during office hours from Mondays to Fridays (except public holidays) for a period of three (3) months from the date of this announcement at No. 42A-2, Jalan PJU 5/22, Pusat Perdagangan Kota Damansara, Kota Damansara PJU 5, 47810 Petaling Jaya, Selangor Darul Ehsan.

This announcement is dated 13 May 2026.