

CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 December 2018

	Note	2018 RM	2017 RM
Assets			
Non-current assets			
Plant and equipment	14	345,125	172,433
Investment properties	15	2,158,708,055	2,159,459,119
Investment properties - accrued rental income	18	18,891,945	19,740,881
Lease receivables	17	1,326,763	2,014,930
		2,179,271,888	2,181,387,363
Current assets			
Trade and other receivables	18	5,969,634	5,232,685
Lease receivables	17	688,167	730,820
Deposits, cash and bank balances	19	85,775,603	76,041,326
		92,433,404	82,004,831
Non-current asset held for sale	20	-	25,000,000
		92,433,404	107,004,831
Total assets		2,271,705,292	2,288,392,194
Liabilities			
Non-current liabilities			
Borrowings	22	853,704,352	736,584,405
Derivative liabilities	16	428,022	665,731
Security deposits	24	11,168,217	16,194,911
Other payables	21	1,825,879	221,866
Deferred tax liabilities	23	6,132,188	-
		873,258,658	753,666,913
Current liabilities			
Trade and other payables	21	16,114,325	20,304,048
Borrowings	22	-	116,868,449
Security deposits	24	10,042,778	12,828,214
		26,157,103	150,000,711
Total liabilities		899,415,761	903,667,624
Net assets value ("NAV")		1,372,289,531	1,384,724,570

CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 December 2018
(cont'd)

	Note	2018 RM	2017 RM
Unitholders' funds			
Unitholders' funds attributable to unitholders of MQREIT			
Unitholders' capital	25	1,235,876,768	1,231,914,544
Undistributed and non-distributable income		136,412,763	152,810,026
Total unitholders' funds		1,372,289,531	1,384,724,570
Net asset value ("NAV")			
	28		
Before income distribution ¹		1,372,289,531	1,384,724,570
After income distribution ²		1,331,025,885	1,340,295,770
NAV per unit			
	28		
Before income distribution ¹		1.2804	1.2966
After income distribution ²		1.2419	1.2550
Number of units in circulation			
As at 31 December (units)	25	1,071,783,000	1,068,000,000

- 1 Before the proposed final income distribution of 3.85 sen per unit and 4.16 sen per unit for the financial year 2018 and 2017 respectively.
- 2 After the proposed final income distribution of 3.85 sen per unit and 4.16 sen per unit for the financial year 2018 and 2017 respectively.