

Ireka to launch RM1b properties

> Projects mainly in Kajang and Nilai

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KUALA LUMPUR: Ireka Corporation Bhd will launch several property projects, mainly in Kajang and Nilai, with a gross development value (GDV) of over RM1 billion next year, said its group executive director Lai Voon Hon.

In Kajang, he said, the company plans to unveil a mixed industrial development in Bukit Angkat Industrial Zone, with GDV of RM250 million, besides a commercial and mid-market condominium project with GDV of RM180 million.

In Nilai, it will undertake a mixed development project with bungalows, semi-detached houses and link houses with GDV of RM260 million.

Lai said Ireka will also launch its boutique hotel and serviced apartment residences in Jalan Kia Peng, Kuala

Lumpur, early next year. This is a joint project with Aseana Properties Ltd and has a GDV of RM400 million.

From 2013, he expects property development to contribute significantly to the group's revenue. Currently, its contribution is "minimal" with the construction segment remaining the main contributor with 90% of its revenue.

Speaking to reporters after Ireka's AGM and EGM yesterday, Lai said Ireka remains optimistic of the property market, seeing strong growth opportunities in certain sectors like industrial parks and the mid-market residential and commercial sectors, where it can leverage on its current development expertise to provide unique and innovative products.

On the construction segment, Lai said the company had tendered for RM2 billion worth of projects over the last 12 months, mainly in the country.

As at end-August 2011, he said Ireka's order book stood at RM1.2 billion of which about RM370 million remain outstanding.

Its ongoing projects include structural works for City International Hospital in Vietnam, two office towers and a hotel block in KL Sentral, Harbour Mall and Four Points by Sheraton Hotel at Sandakan Harbour Square in Sabah, Phase 2 of SENI Mont' Kiara and the Kulai-Second Link Expressway Interchange.

"We are actively tendering for construction works in the coming year to replenish our order book. But we are very cautious in terms of going overseas at the moment due to the current global economic condition," Lai said.

On Ireka's Budget wish list, he hopes the government will continue to provide more incentives, especially for the young to own houses.