

Mah Sing 1-2-3 Campaign Terms and Conditions

Mah Sing's 1-2-3 Campaign (hereinafter referred to as "**Campaign**") is organized by Mah Sing Properties Sdn Bhd (hereinafter referred to as the "**Developer**"), which runs through 18 May 2026 – 31 October 2026.

By participating in this Campaign, the purchaser(s) agree(s) and/or consented to be bound by all the Terms & Conditions as follows: -

Terms and Conditions

1. Schedule of Campaign

- 1.1 The Developer shall at its sole and absolute discretion to extend or change the Campaign Period at any time without any prior notice to be given to the purchaser(s) (herein referred as the "**Extended Campaign Period**"). Any participation during the Campaign Period and/or the Extended Campaign Period, as the case may be, shall be strictly governed by the Terms and Conditions as mentioned herein which shall remain in full force and with its legal binding effect.

2. Eligibility of the Incentives of the Campaign

- 2.1 Applicable to selected units in participating projects only, all incentives and/or such other gift, reward, benefit, item or equivalent offered via the Campaign is determined by Mah Sing at its sole and absolute discretion from time to time.
- 2.2 Subject to the discretion of each participating project within the Campaign, the incentives are eligible to Mah Sing purchaser(s) who are subject to the full compliance of the following conditions: -
 - (a) has/have purchased the unit(s)/property(s) from the Developer or any of the Developer's related company(ies) wherein sale and purchase agreement is executed and dated between 18 May 2026 and 31 October 2026 (herein referred as "**the Campaign Period**"); and
 - (b) where the unit / property purchased is not classified as a Rumah Mampu Milik (RMM) unit
- 2.3 Subject to Paragraph 2.1 hereof, the physical 3g gold coin incentive offered via the Campaign is determined by the Developer at its sole and absolute discretion from time to time and subject to the full compliance of the following conditions: -
 - (a) is applicable only to selected participating projects and units where this incentive is expressly offered, as determined by the Developer or any of the Developer's related company(ies); and

- (b) any reference to “RM3,000” or any stated value is an approximate indicative value only as at the commencement of the Campaign and shall not be construed as a guaranteed fixed value, cash value or redemption value of the gift or incentive; and
 - (c) for the avoidance of doubt, the Developer shall not be obliged to reimburse, compensate, top up, substitute, convert, exchange or otherwise provide any cash, credit, rebate or equivalent for any difference in value arising from fluctuations in gold prices, market conditions or any other circumstances, whether occurring before, during or after the Campaign, and whether before, upon or after booking, purchase, SPA signing, redemption, collection, handover, vacant possession or at any other time whatsoever; and
 - (d) no cash alternative, credit, offset or replacement shall be given unless otherwise specifically determined by the Developer or any of the Developer’s related company(ies) at its sole and absolute discretion; and
 - (e) in the event the purchaser(s) have decided to withdraw /cancel/terminate the purchased unit for whatsoever reasons after he/she has claimed the 3g gold coin incentive, the said purchaser(s) shall reimburse the retail price of the 3g gold coin to the Developer. Failing which, it shall be a debt due by the said purchaser(s) to the Developer, the Developer reserves all its right to initiate action to recover the same.
- 2.4 The Developer further reserves the right at any time, without prior notice, to vary, substitute, withdraw, replace, convert or amend the nature, type, form, specifications, supplier, brand, design, packaging and/or value of the gift, reward or incentive offered under the Campaign, including determining whether such gift or incentive is convertible into any other benefit or incentive and the applicable conversion basis or rate, if any.
- 2.5 The Developer’s decision on all matters relating to the Campaign shall be final, conclusive and binding.
- 2.6 The Developer shall not be held liable or responsible for any loss, damage, cost, claim or inconvenience whatsoever arising from or in connection with any variation, fluctuation, substitution, conversion, withdrawal or amendment of the gift, reward or incentive under the Campaign.
- 2.7 The Developer reserves the sole and absolute discretion to determine the eligibility of any purchaser(s) in relation to the Campaign.
- 2.8 The Developer may at any time disqualify any person from participating in the Campaign without providing any reason.

3. Expenses to be borne by the Eligible Purchaser(s)

- 3.1 All transportation, hotel accommodation, personal expenses and/or related expenses incurred by the Eligible Purchaser(s) during collection of the Campaign incentives such as but not limited to the 3g gold coin, as the case may be, shall be at the sole cost and expense and sole responsibility of the Eligible Purchaser(s). The Developer shall not be held responsible nor to entertain any request for reimbursement of any claims incurred by the Eligible Purchaser(s).
- 3.2 The Eligible Purchaser(s) shall be responsible for all costs and expenses incurred in connection with the collection of his/her campaign incentives such as but not limited to the 3g gold coin, including but not limited to any legal cost, taxes, spending money (if any) and related expenses (such as meals or personal expenses, upgrades, etc.) or courier charges/fees.

4. Exclusion of Liability by the Developer

- 4.1 The Eligible Purchaser(s) shall assume full liability and responsibility in case of any liability, mishap, injury, damage, claim or accidents resulting from their participation in the Campaign and/or the process of collecting their eligible campaign incentives during the Campaign Period. The Eligible Purchaser(s) shall exonerate and hereby expressly release the Developer from any liability and claims AND agree to indemnify the Developer in full for any claims, damages, losses and liability arising from and/or in relation to the Campaign held by the Developer.
- 4.2 The Purchaser(s) hereby agree(s), acknowledge(s) and confirm(s) that the Developer provides no representation(s) or warranty(s) of any kind whatsoever in respect of any defect or other faults to the campaign incentive(s), which includes and is not limited to the 3g gold coin. Where applicable, all product warranty shall be a matter privy between the purchaser(s) and the supplier(s) thereof and in all such cases, the purchaser(s) shall refer directly to the relevant supplier(s) and the Developer shall not be liable in any way for any defect or other faults in the campaign incentive(s).

5. Rights of the Developer

- 5.1 The purchaser(s) hereby agree(s), consent, acknowledge(s) and confirm(s) that the Developer or its authorised advertising or media agencies shall have the absolute right to and hereby expressly consent for the Developer or its authorised advertising or media agencies to use the names and/or photographs of the purchaser(s) as materials for the purpose of advertising, marketing, trade and/or publicity in any mode of advertisement worldwide, without any prior notice to the purchaser(s) and the purchaser(s) shall not be entitled to any claim of ownership or compensation on the materials published or advertised.

- 5.2 By participating, the Eligible Purchaser(s) hereby expressly agree(s), acknowledge(s) and confirm(s) to be bound by these Terms and Conditions and the decisions of the Developer and/or the judges. The Purchaser(s) hereby give their consent to and authorize the Developer to disclose their particulars to any third party service providers and/or partners engaged by the Developer for purposes of the Campaign and/or customer survey in understanding the Purchasers' purchasing behaviour.
- 5.3 The Developer shall at all times reserves the rights to change, amend, delete or add to any of these Terms and Conditions of the Campaign without prior notice and all the Purchasers shall be bound by such changes (if any). In the Campaign of any inconsistency between these Terms & Conditions with any form of publicity collaterals relating to the Campaign, these Terms and Conditions shall prevail.
- 5.4 The Developer shall at all times reserve the right to change the campaign incentive(s) to an equivalent of similar value without any prior notice to the Eligible Purchaser(s) and the Developer's decision shall be deemed final and conclusive.
- 5.5 All decisions made by the Developer shall be deemed final and the Eligible Purchaser(s) shall have no legal recourse against the decision of the Developers. Any disputes regarding the decision will not be entertained.
- 5.6 The Developer reserves the right to forfeit the campaign incentives awarded if the Eligible Purchaser(s) do not comply with any of the terms and conditions herein.
- 5.7 The Eligible Purchaser(s) shall indemnify the Developer from and against all claims, damage, losses, costs and expenses suffered as a result of the Eligible Purchaser's breach of the eligibility criteria and these Terms and Conditions and/or the rules and regulations of the Campaign.
- 5.8 The Developer will not be held responsible for the loss or the damage of any campaign incentives, including but not limited to the 3g gold coin prize.
- 5.9 The Developer reserves the right to request for Eligible Purchasers' details and demand for proof of purchase for verification purpose.
- 5.10 The Developer reserves the right to disqualify any Eligible Purchaser who is found at any time within the Campaign period to be in breach of the eligibility criteria in Paragraph 2 above. The incentives awarded shall be forfeited.
- 5.11 The Developer reserves the right to cancel, terminate or suspend the Campaign during the Campaign Period with prior notice through the Developer's social media official channels. For avoidance of doubt,

cancellation, termination or suspension of the Campaign shall not entitle any Eligible Purchasers to any claims or compensation against the Developer for any losses or damages suffered or incurred by the Eligible Purchaser(s) as a direct or indirect result of the act of cancellation, termination or suspension.

5.12 The Developer's decision on all matters relating to the Campaign shall be final, conclusive and binding. No correspondence shall be entertained.

6. Tax

6.1 If deemed necessary, all Eligible Purchaser(s) of the Campaign shall be responsible for declaring the acquisition of their eligible incentives to the relevant tax bodies and pay for any levy, charges, tax and/or duty that is imposed in the manner required by relevant laws and regulations in force in Malaysia from time to time. The Developer shall not be responsible and/or liable in any way to pay on behalf of the winners any levy, charges, fines, tax and/or duty that is imposed on the winners by the relevant tax bodies for the campaign incentives, such as but not limited to the 3g gold coin prizes.

7. Binding Effect

7.1 The Terms and Conditions herein upon acceptance shall be binding upon the heirs, successors in title and permitted assigns of the parties hereto.

7.2 These terms and conditions shall be governed by the laws of Malaysia, and Eligible Purchasers shall be deemed to have agreed to submit to the exclusive jurisdiction of the Malaysian Courts.

8. Data Protection and Privacy Policy Notice

8.1 By participating in this Campaign, the Purchasers hereby agree and consent to permit his/her personal data ("**Personal Data**") being collected, processed and used by the Developer in accordance with the Developer's Privacy & PDP Policy, which may be viewed on www.mahsing.com.my for: -

- (a) the purpose of this Campaign; and
- (b) marketing and promotional activities conducted in such manner as the Developer deems fit in any media including but not limited to any form of advertising or publicity media, marketing and other legitimate business purpose and materials such as audio and/or visual recordings published through newspapers, television network, radio station or online and digital media and on the internet ("**Purpose**").

- 8.2 The Purchasers' Personal Data may be disclosed to the Developer's affiliates, service providers and relevant business partners such as public relations agencies, market research firms, advertising agencies (if any) for the Purpose and as permitted by applicable data privacy laws.

- 8.3 The Purchaser(s) are required to provide all of the Personal Data, without which the Developer will not be able to process the same for the Purpose including obtaining the Purchasers' feedback.