

Gamuda plans RM33.6b properties over next decade

By Stephanie Augustin

stephanie@mmail.com.my

SHAH ALAM — Construction, property developer and water and highway concessionaire Gamuda Bhd is planning to build four new major townships with a combined gross development value (GDV) of RM33.6 billion over the next 10 years, said group managing director Datuk Lin Yun Ling.

Of this, the 900-acre Kundang Estates (which has already seen its first phase of 120 units sold out) accounts for RM600 million GDV, the 812-acre Gamuda Gardens north of Sungai Buloh for RM10 billion, 250-acre Twentyfive 7 located south of Kota Kemuning for RM4 billion and 1,500-acre Gamuda Cove located along the Elite expressway in Kuala Langat for RM19 billion.

With the exception of Kundang Estates, the first phases of the other three townships will be launched in the first quarter of next year.

“Gamuda Land has planned RM3.5 billion in capital expenditure (capex) on township infrastructure for the next two years, to be spent on interchanges, earthworks, parks and lakes, waterfront amenities, as well as building and landscaping.

“All in all, our total land bank amounts to 3,800 acres with a GDV in excess of RM55 billion over the next 20 years,” Lin told reporters after the company’s annual general meeting here yesterday.

For the financial year ending July 31, 2017 (FY17), Gamuda Land is targeting RM3 billion in sales, after recording RM2.1 billion property sales in FY16.

“Half of our sales are from overseas projects and currently our unbilled sales is at RM1.9 billion. We are now in 2Q17 and on track, so we will be nearing the RM3 billion target by next July,” Lin added.

On the construction side, Gamuda — which is the project delivery partner for both the MRT1 and MRT2 projects with MMC Corporation Bhd — expects the remaining 50% of MRT2 work packages and contracts (majority of which will be for station building) to be awarded over

the next eight to nine months.

“Currently, our construction order book stands at RM9 billion which will last for three years, mainly from the MRT2 underground work package and a section of the PanBorneo Highway in Sarawak. As we will be tendering for more infrastructure projects, our order book could easily hit double digits next year.

“We might be approaching the Chinese main contractor for the East Coast Rail Link, to come in as a subcontractor,” the Gamuda boss said.

The tunnelling specialist has planned RM2.5 billion construction capex for 2017, which will mostly be spent on plant, machinery and tunnel boring machines (TBMs).

Gamuda currently has eight TBMs from MRT1 that are being refurbished for MRT2, and Lin said it has purchased another four TBMs as a total of 12 TBMs are needed for MRT2.

“We have also commenced tendering for tunnelling projects in Singapore. As we are losing many of our trained staff to Singapore, we prefer to have them work for us there.

“Meanwhile, our tunnelling training academy will be providing on-the-job training for 980 trainees from community colleges, Institut Kemahiran Belia Negara and local polytechnics for the MRT2 underground works,” he added.

Besides training another 1,000 staff over the next two years to be skilled in building information modelling, particularly construction sequencing and costing workflows, Gamuda will also train consultants and vendors to share information on a common data platform, he said.

The group is also seeking to double its output of Industrialised Building System (IBS) units to 4,000 yearly the first half of 2018.

“Our IBS factory in Sepang produces 2,000 units per annum and have commenced construction on another

Gamuda plans RM33.6b properties over next decade

Malay Mail, Money

Date: 9 December 2016

factory in Banting, which will also completion in the middle of 2018,” Lin have a 2,000-unit yearly capacity upon said.

