



SELANGOR CHIEF MINISTER LEADS KEY HANDOVER CEREMONY AT MGB'S RUMAH IDAMAN MELUR

SELANGOR, 3 JULY 2025 – Permodalan Negeri Selangor Berhad (PNSB), a wholly-owned company of the Selangor State Government under the supervision of Menteri Besar Selangor (Incorporated) (MBI), through its subsidiary PNSB Construction Sdn. Bhd., in collaboration with MGB Berhad (“MGB” or “the Group”), a leading construction and property development solutions provider and a subsidiary of LBS Bina Group Berhad (“LBS”), organized the key handover ceremony today for Rumah Idaman Melur at Cybersouth, Selangor.

Located in Cybersouth, Idaman Melur is the second of six Rumah Idaman MBI projects by MGB Berhad, an initiative by the Selangor State Government to provide affordable housing to citizens across the state. Strategically situated with excellent connectivity, the development offers easy access to major highways, including ELITE and MEX.

Spanning 12.07 acres, the project comprises two 23-storey apartment blocks with an estimated Gross Development Value (GDV) of RM406 million. Idaman Melur features a total of 1,448 units, each semi-furnished with air conditioners, refrigerators, wardrobes, kitchen cabinets, televisions, TV cabinets, and water heaters. The development is complemented by essential amenities and is surrounded by natural greenery, creating a peaceful and tranquil living environment.

The six Rumah Idaman MBI projects, comprising a total of 7,210 affordable housing units, utilises MGB's in-house Industrialised Building System (IBS) precast concrete technology. These projects are being developed by the Consortium of PNSB Construction Sdn Bhd, a subsidiary of PNSB, and MGB. All Rumah Idaman MBI developments consist of high-rise residential units priced at RM250,000 onwards, offering 3 bedrooms and 2 bathrooms with a minimum built-up area of 1,000 square feet per unit.

The ceremony was officiated by YAB Dato' Seri Amirudin Shari, Chief Minister of Selangor, and witnessed by YB Datuk Hajah Aiman Athirah Sabu, Deputy Minister of Housing and Local Government, YB Datuk Borhan Aman Shah, Selangor State Executive Council Member for Housing and Culture; YBhg, Dato' Johary Anuar, Deputy State Secretary for Development; YBhg. Dato' TPr. Dr. Juhari Ahmad, Executive Director of LPHS; YBhg. Dato' Ts. Saipolyazan Mat Yusop, Group CEO for MBI; YM Raja Ahmad Shahrir Iskandar Raja Salim, CEO of PNSB; YBhg Tan Sri Dato' Sri Ir (Dr) Lim Hock San, Group Executive Chairman of LBS Bina Group Berhad; YBrs. Tuan Khairi Azali Ibrahim, District Officer of Sepang, YBhg. Tuan Muhamad Shah Osmin, Deputy Chairman for the Sepang Municipal Council.

FOR IMMEDIATE

Tan Sri Dato' Sri Ir. Dr. Lim Hock San expressed his enthusiasm, stating: "We are proud to support the Selangor State Government through the Rumah Idaman MBI initiative—a caring and forward-thinking effort to provide up to 30,000 affordable homes for the people of Selangor. This smart collaboration between the public and private sectors reflects a shared commitment to delivering quality, well-equipped, and accessible homes.

The Rumah Idaman projects developed by MGB are built using our advanced IBS precast concrete technology, which is also used internationally, including in our project in Jeddah, Saudi Arabia, for the ROSHN Al-Arous Phase 1 development.

We are also pleased to report that demand for these homes has been overwhelming, reaffirming this segment as a key focus for MGB."

Notably, Idaman Melur has achieved an outstanding QLASSIC score of 79%, that is the standard set by the Construction Industry and Development Board ("CIDB"), hence setting a new benchmark for construction excellence and underscoring our commitment to quality. Today is especially meaningful for us as we hand over the keys to proud new homeowners of Idaman Melur ahead of schedule—continuing the momentum from our early delivery of Idaman BSP in 2024. This milestone is a testament to our pursuit of excellence and to supporting Selangor's vision of building over 200,000 affordable homes by 2028."

YM Raja Ahmad Shahrir Iskandar Raja Salim, Chief Executive Officer of PNSB, commented: "We are immensely proud to collaborate with MGB on this affordable housing project. This partnership not only aligns with our commitment to enhancing housing accessibility but also exemplifies our dedication to delivering quality and value to the community. Together, we are making a significant impact on providing affordable, high-quality homes for all"

YAB Dato' Seri Amirudin underscored the Selangor State Government's steadfast commitment to enhancing the well-being of its citizens through the provision of high-quality, comfortable housing equipped with essential amenities. He further expressed confidence in the success of the Rumah Idaman BSP and other Rumah Idaman MBI projects, highlighting that their strategic locations and affordable prices, combined with the inclusion of essential appliances, will significantly elevate the overall quality of life for Selangor residents.

-End-

About Permodalan Negeri Selangor Berhad (PNSB) - www.pnsb.com.my

Permodalan Negeri Selangor Berhad, or as it is more widely known, PNSB is a Selangor State Government subsidiary, under the supervision of Menteri Besar Selangor (Incorporated) or MBI.

As a subsidiary organisation of the Selangor state government, PNSB focuses on real estate development as its core business, developing residential and commercial property as well as housing estate and townships that are sustainable and affordable in Selangor and the Klang Valley.

Through its subsidiary, PNSB offers insurance services via PNSB Insurance Brokers Sdn. Bhd. (PIBSB), project management consultancy services via PNSB Management Consultancy Sdn. Bhd. (PMC), mining activity through PNSB Trading Sdn. Bhd. (PTSB), and aeronautical exploration services via PNSB Aero Frontier Sdn. Bhd. Meanwhile, in the property sector, it leads property development efforts for affordable housing under the 'Project Rumah Idaman' scheme via its subsidiary PNSB Construction Sdn. Bhd. (PCSB). With its mission to diversify its business, PNSB has established PNSB Investment Venture Sdn Bhd (PIV) to spearhead its foray into the Venture Capital space.

PNSB also plays a vital role in carrying out corporate social responsibility obligations as it is a government subsidiary with conscience taking an active role in corporate social responsibility (CSR) on behalf of the Selangor state government and as well as for PNSB itself.

About MGB Berhad

Established in 2007, MGB Berhad ("MGB") has evolved into a construction and property development solutions provider, primarily focusing on providing efficient and cost-effective solutions across a wide range of industries, in particular building mass market and affordable living spaces for generational living in Malaysia.

Through its subsidiaries, MGB provides a full range of design, construction and development services including design and build, project management, civil engineering, value engineering, geotechnical specialisation, and manufacturing in Industrialised Building System (IBS) precast concrete products.

MGB has accumulated a strong track record, with more than 15 years in design and build to general construction for residential, commercial and industrial buildings as well as infrastructure works. MGB has successfully completed more than 29,000 units of properties, particularly in the affordable homes segment. In addition, MGB has also completed more than 12,000 homes using their IBS technology.

For more information, please visit www.mgbgroup.com.my.

For media inquiries, please contact:

Public Relations Department
Permodalan Negeri Selangor Berhad (PNSB)
Email: pr@pnsb.com.my

Corporate Communications
LBS Bina Group Berhad
Email: media@lbs.com.my