

PURPOSE

This fact sheet describes the distribution of net rental income to investors and the bid price for investors who wish to exercise their right to redeem part of their investment.

FUND FACTS

Currency	Saudi Riyal
Inception	1st March, 2004
Redemption	Up to 20%
Redemption Notice	Five days prior to Redemption day
Distribution Frequency	Semi-annually
Category	Real Estate Income Funds
Risk Profile	Medium to High risk
Duration	Six and a half years
Capital Guarantee	None
Initial Fund Size (at cost)	SR 345,555 million (100%)
Capital Distributed	SR 17, 716 million (5%)
Current Fund Size (at cost)	SR 327, 839 million
Accumulated Income Distribution	SR 82,142,501.19
Initial Fee	Zero

INCOME PROCEEDS DISTRIBUTION

Total 13th & 14th Income Distribution	SR 3,309,127.93
Income Distribution Per Units	SR 0.0105616678

BID PRICE (per unit)

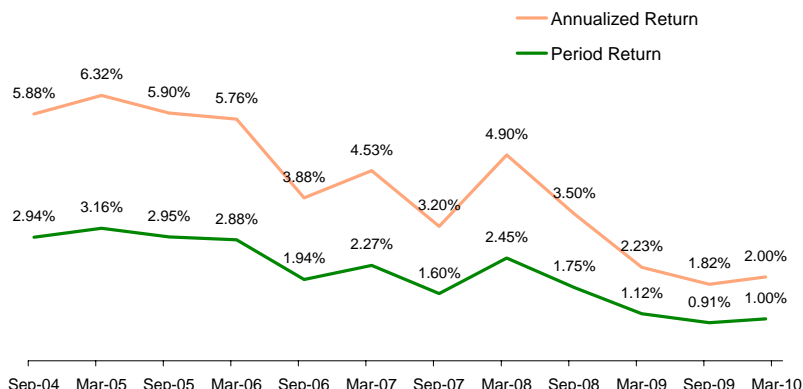
Bid Price (for Redeeming Investors)	SR 1.0306291744
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INFORMATION

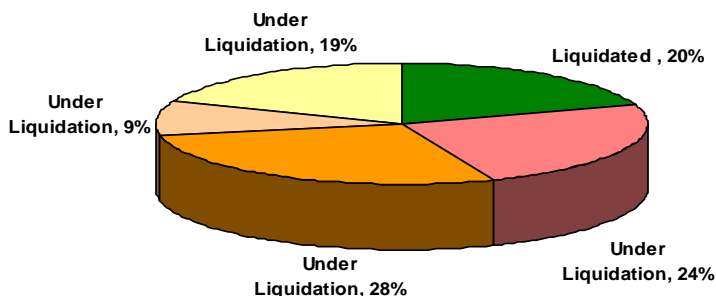
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INCOME DISTRIBUTION



FUND ASSET'S STATUS

Liquidated/Under Liquidation



FUND PERFORMANCE

According to the Terms & Conditions, the Fund Manager expects to liquidate the fund by the end of its 78 months duration, which is 31st August 2010. The Fund Manager will distribute sale proceeds gradually over the next period as the transfer of title deeds is completed for each asset.

To date the aggregate income distributed by the fund stands at SAR 82.14 million, including the current distribution of SAR 3.31 million for the period ending 28 February 2010. This represents a return of 25.05% cash on cash, based on the present fund size of SAR 327.8 million.

The current income distribution of SAR 0.0105616678 per unit represents an annualized return of 2.00% based on the current NAV.

The Unit Price stands at SAR 1.0516624229, slightly down by 0.35% compared to previous unit price as of 31 August 2009.

The Bid Price that will be applied for redemptions is SAR 1.0306291744 per unit. Clients wishing to avail the redemption option may submit their requests not later than Saturday 24th April.