

## PRODUCT DISCLOSURE SHEET

**REMINDER:** You are reminded to read and understand the terms and conditions of this Product Disclosure Sheet before signing below. In the event there are any terms and conditions in this Product Disclosure Sheet you do not understand, you are advised to obtain further clarification with the Bank's staff, representative or agent before signing below.

## ENGLISH VERSION

Bank : Affin Bank Berhad  
Scheme : PENJANA TOURISM FINANCING (PTF)

Date of Issuance to Customer:

(to be filled out upon application)

### 1. What is this product about?

**PENJANA TOURISM SME FINANCING** (PTF) is a Term Loan facility offered by the Bank to assist to support Small and Medium Enterprises (SMEs) in the tourism and tourism-related sectors that affected by the COVID-19 pandemic outbreak. The financing product features offered are as below :-

- For working capital financing / \*refinancing purpose
- Loan amount up to maximum of RM 500,000 per SME
- Loan tenure of maximum 84 months, inclusive of 6 months moratorium
- Only Joint and Several Guarantee is required for the facility which will also be partially secured by Syarikat Jaminan Pembiayaan Perniagaan (SJPP) at 80% of the financing amount.

Note:

50% of financing approved can be used to refinance existing business financing (excludes financing obtained under BNM's Fund for SMEs)

### 2. What do I get from this product?

**Financing Amount :** RM300,000

**Effective rate:** 3.50% per annum

**Loan Tenure:** 84 months inclusive of 6 months moratorium

Note:

- All the above is for illustration purpose only
- BLR is subject to change from time to time and the Bank's current Base Lending Rate (BLR) is 6.56% p.a.
- Revised interest rate is BLR + 3.50% p.a. in the event of default of payment

### 3. What are my obligations?

- Your monthly installment is **RM4,031.96**
- Your payment amount at the end of 7 years is **RM338,684.24**

**Important:**

In the event that your account is impaired or classified as non performing, the financing rate will be revised to BLR+3.50% that will result in higher monthly instalment and total payment.

Rate	Effective Rate (ER = 3.50% p.a.)	BLR + 3.50% (BLR = 6.56%)	If BLR increase by 1% p.a.
Monthly installment	RM4,031.96	RM4,989.66	RM5,146.20
Total interest at the end of 7 years	RM38,684.24	RM119,131.55	RM132,280.82
Total payment amount at the end of 7 years	RM338,684.24	RM419,131.55	RM432,280.82

- Interest is calculated on monthly rest basis.
- Others terms & conditions stipulated as per Letter of Offer.

#### 4. What other charges do I have to pay?

##### Type of Fee / Charge

- Stamp Duty  
For stamp duty, it is as per Stamp Act 1949 (revised 1989) and will be borne by the Customer.
- Legal fee on solicitor in order of completion of Security Documentation prior release of Term Loan facility  
Legal fee on solicitor will be borne by Customer.
- Disbursement fee / Processing fee  
No fee on Disbursement / Processing.

#### 5. How disbursement of the facility will be made?

- The Term Loan will be released in one lump sum directly to the customer's preferred Current Account.
- Kindly ensure there is sufficient month-end balance in current account for the Term Loan repayment. All documents relating to account opening will be provided and signed-off by Customer including (but not limited to the Foreign Account Tax Compliance Act (FATCA) / Common Reporting Standard (CRS) declaration).

#### 6. What if I fail to fulfill my obligations?

Conditions	Description
Late Payment Interest	In the event of late payment of interest or instalments, late payment interest of 1.0% per annum shall be charged on late interest and/or instalment amounts for the overdue period. The Bank reserves the right to debit the Borrower's account for the payment of the late payment interest.
Administration Fee	Standard administration fee of RM10.00 shall be levied on the scheduled payment date if unsuccessful standing instruction due to insufficient funds in the Borrower's account.
Default Rate	In the event of default on the facility(ies) as stated in the security document / Facility Agreement, the Bank shall be entitled to charge the interest rate at BLR plus 3.5% per annum or such other rates as the Bank may prescribe from time to time on the entire outstanding in the facility(ies) and accounts, unless specified otherwise this condition shall apply, with sufficient notice of twenty-one (21) calendar days to you.
Right to commence recovery or legal action	Legal action will be taken against you and guarantors if you fail to respond to reminder notices.  Legal action against you and guarantors which may effect your credit rating leading to credit being more difficult or expensive.  The Bank has the right to commence recovery activities (including engaging third party debt collection agencies), foreclosure and bankruptcy proceedings.

#### 7. What if I fully settle the financing before its maturity?

- The Borrower shall have given the Bank three (3) months written notice or any other period approved by the Bank, stating the amount to be prepaid and the date of such prepayment, failing which three (3) months interest in lieu thereof will be charged.

#### 8. Do I need any insurance coverage?

- You are highly recommended to purchase life insurance to cover the life of any director(s) or owner(s) or guarantor(s) or shareholder(s) with the bank's preferred insurance partners.
- Notwithstanding this, you are free to use the service of any Takaful operators of your choice that provide adequate coverage against such risks as the Bank may require and determine fit.

#### 9. What do I do if there are changes to my contact details?

- Please liaise with respective Relationship Manager at Business Centre or Direct Channel where the loan was applied.

#### 10. Where can I get assistance and redress?

- If you have difficulties in making payments, you should contact your respective Relationship Manager earliest possible to discuss payment alternatives.
- If you wish to complain on the product or services provided by us, you may fill-in an "Online Feedback Form" which is available at Bank's website: [www.affinalways.com](http://www.affinalways.com) that will be escalated to Customer Care and Quality. You may also contact us at:

**Customer Care and Quality**  
**17 Floor, Menara Affin,**  
**80, Jalan Raja Chulan,**  
**50200 Kuala Lumpur**  
**Telephone** : 1-800-88-3883  
**Fax** : 03-2026 1104  
**E-mail** : [yourvoice@affinbank.com.my](mailto:yourvoice@affinbank.com.my)  
**Website** : [www.affinalways.com](http://www.affinalways.com)

- Alternatively, you may seek the services of Agensi Kaunseling dan Pengurusan Kredit (AKPK), an agency established by Bank Negara Malaysia to provide free services on money management, credit counselling, financial education and debt restructuring for both individuals and SMEs. You can contact AKPK at:

**Agensi Kaunseling dan Pengurusan Kredit (AKPK)**  
**Level 5 and 6,**  
**Menara Bumiputra-Commerce,**  
**Jalan Raja Laut,**  
**50350 Kuala Lumpur.**  
**Telephone** : 03-2616 7766  
**Fax** : 03-2616 7601  
**E-mail** : [enquiry@akpk.org.my](mailto:enquiry@akpk.org.my)  
**Operating Hours** : **9:00 a.m. – 5:00 p.m.**  
 (Monday – Friday)

- Alternatively, you may seek the services of Financing Advisory Services at Credit Guarantee Corporation Malaysia that provides financial advisory to Small and Medium Enterprises (SMEs) who were unable to obtain SME financing from banks. Should you be interested to receive advisory from Financing Advisory Services @ CGC, please contact

**Telephone** : 03-7880 0088  
**E-mail** : [myknp@cgc.com.my](mailto:myknp@cgc.com.my)  
**Website** : [www.myknp.com.my](http://www.myknp.com.my)

- If your query or complaint is not satisfactorily resolved by us, you may contact Bank Negara Malaysia LINK or TELELINK at:

**Block D, Bank Negara Malaysia**  
**Jalan Dato' Onn**  
**50480 Kuala Lumpur**  
**Telephone** : 1-300-88-5465  
**Fax** : 03-21741515  
**E-mail** : [bnmtelink@bnm.gov.my](mailto:bnmtelink@bnm.gov.my)

#### 11. Where can I get further information?

- Should you require additional information on our products, please visit us at the nearest Affin Bank Berhad Branches or Business Center or Direct Channel or logon [www.affinalways.com](http://www.affinalways.com) for more info.

#### 12. Other loan package available?

- Please liaise with your respective Relationship Manager or alternatively, you can also visit us at nearest Affin Bank Berhad Branches or Business Center or Direct Channel or logon [www.affinalways.com](http://www.affinalways.com) for more info.

**IMPORTANT NOTE:**

**YOUR PROPERTY MAY BE FORECLOSED IF YOU FAIL TO SERVICE THE MONTHLY INSTALLMENT PAYMENT FOR FACILITY. LEGAL ACTION MAY BE TAKEN AGAINST YOU IF YOU DO NOT KEEP UP PAYMENTS ON YOUR WORKING CAPITAL FACILITY.**

*The information provided in this disclosure sheet is valid as at 07 November 2022*

I/We hereby acknowledge that the key terms of this product disclosure sheet the terms affecting my/our obligations, have been adequately explained to me/us by the Bank's staff, representative or agent.

Signature : \_\_\_\_\_  
Name : \_\_\_\_\_  
NRIC No : \_\_\_\_\_  
Date : \_\_\_\_\_