

## GOVERNMENT

### [Government Strengthening Strata Titles Act](#)

*The Edge – 9 January 2025*

The Ministry of Natural Resources and Environmental Sustainability is currently working on enhancing the Strata Titles Act 1985 (Act 318) to address issues related to strata housing, particularly for low and medium-low-cost units. This initiative aims to ensure that the strata schemes being developed would meet the legal requirements, including the preparation of strata title documents.

### [Malaysia Announces Tax Incentives for Johor-Singapore Special Economic Zone](#)

*The Edge – 8 January 2025*

Investors in the Johor-Singapore Special Economic Zone (JS-SEZ) are eligible for a suite of incentives, including a special corporate tax rate of 5% for up to 15 years for qualifying manufacturing and service sector investments. Eligible knowledge workers within the JS-SEZ enjoy a special personal income tax rate of 15% for 10 years. Additionally, tailored incentives are available for businesses operating in designated flagship areas within the zone.

### [JS-SEZ Marks New Chapter in Malaysia's Regional Economic Collaboration](#)

*The Edge – 8 January 2025*

The Johor State Government has drafted a development plan for the Johor-Singapore Special Economic Zone (JS-SEZ) to achieve sustainable and comprehensive growth. Initial efforts will prioritise the development of key infrastructure, including the Johor-Singapore Rapid Transit System (RTS) and supporting facilities within the zone, in addition to attracting investments in sectors where Johor has a strong existing ecosystem, such as petrochemicals, chemicals, data centres, and medical devices. Malaysia and Singapore formalised an agreement establishing the economic zone linking their two nations' border region on 7 January 2025.

## CONSTRUCTION

### [Unit Price Index of Steel Down by 0.1% to 4.6% in December 2024](#)

*The Edge – 9 January 2025*

The Department of Statistics Malaysia (DOSM) data showed 0.1% to 4.6% decline in the unit price index of steel across most parts of Malaysia in December 2024, compared with November 2024. The unit price index of cement remained unchanged across most areas in the country.

## INFRASTRUCTURE

### [MRT Corp Proposes LRT Depot at Sungai Nibong Festival Site](#)

*The Edge – 8 January 2025*

MRT Corp has proposed the construction of a secondary depot for the Mutiara Line Light Rail Transit (LRT) project at the Sungai Nibong Festival Site. The depot would serve for maintenance and cleaning operations after service hours. However, discussions regarding this proposal have yet to commence.

### [Gemas-JB Electrified Double-Track Rail On Track for Completion in Q3 2025](#)

*The Edge – 7 January 2025*

The Gemas-Johor Bahru Electrified Double-Track Rail Project (Gemas-JB EDTP) is on schedule for completion in the third quarter of 2025 (Q3 2025). Spanning 192 km, the electric train service will connect four major districts in Johor: Segamat, Kluang, Kulai, and Johor Bahru. Once operational, it will reduce travel time between Johor Bahru and Kuala Lumpur to 4.5 hours, significantly down from the current 7 hours.

### [KL-Singapore HSR can be Revived with Full Private Participation](#)

*The Edge – 7 January 2025*

The Malaysian Government is open to reviving the Kuala Lumpur-Singapore High-Speed Rail (HSR) project, provided it is driven entirely by private sector participation with minimal government involvement, stated Prime Minister Datuk Seri Anwar Ibrahim. The Government has received proposals, and a task force is currently evaluating them.

### [Study, Design Work for Juru-Sungai Dua Elevated Highway Underway](#)

*The Edge – 3 January 2025*

The study and design phase for the Juru-Sungai Dua Elevated Highway Project has commenced and is expected to be completed within a year. The physical implementation of this traffic dispersal project will begin upon the conclusion of this phase by the implementing agency. Construction is projected to take at least five years. The initial estimated cost for this project was RM2.7 billion.

## WORLD

### [China's Residential Foreclosures Increase in 2024 Amid Property Slump](#)

*The Star – 7 January 2025*

A China Index Academy report showed that the number of repossessed homes up for auction in China reached 370,000 in 2024, up from 364,000 in 2023. Most foreclosed homes were found in tier-three and tier-four cities, at 63,871 units. Total foreclosures, including commercial, residential and industrial properties, land, garages and parking spaces, stood at 768,000 units, down by 0.9% from 2023.

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