

FITOUT INSTRUCTION FORM - VACANT PREMISES

MOU No: t0006548 Premises Number(s) G-60 Premises Location(s) Ground Floor

Concept Zone (if applicable) _____ Area (m2) 3032.900 meters

Municipality Permitted Use (Retail, Office, Restaurant, Cafe etc) _____ Remote Seating Area (if applicable) _____

Reinstatement Obligations of previous Investor (if applicable) _____

Investor Company Name Lulu Center International General Trading and Contracting Company W.L.L.

Investor Brand Name Lulu Hypermarket

Permitted Usage (Detailed description as per MOU) The permitted usage of the premises is strictly restricted to the retail sale of items sold and similar services provided within other Lulu Hypermarket stores opening under the Lulu Hypermarket brand name and for no other purposes and under no other brand name.

Brand Positioning _____ Menu (if applicable) ☐ Yes ☐ No

Website for photo's of latest generation fitout (if any) _____

Fitout Deposit (as per signed MOU) 0.00 Fitout Design Guidelines given to Investor ☒ Yes ☐ No Full set of POD's given to investor ☒ Yes ☐ No

Amount Paid ☐ Yes ☐ No

Fitout Admin Fee (as per signed MOU) 0.00 Fitout Period (Number of days from Handover Date to Fitout Completion Date) 181 Days

Amount Paid ☐ Yes ☐ No

Key Milestone Dates

Concept Design Submission	20 May 2022	Detail Design Submission	19 Jun 2022	Unit Handover	17 October 2022
Fitout Start	17 Oct 2022	Fitout Completion	15 Apr 2023	Store Opening	16 Apr 2023

Title	Signature	Date
Leasing Representative		
GM Leasing		<u>May 9, 2022</u>

Leasing related comments:

INVESTOR DETAILS

Investor Name Lulu Center International General Trading and Contracting Company W.L.L.

Investor Principal / Postal Address , Kuwait/Farwaniya, Block 1, Ali Fahad Al Dwyah ST., Plot 003816, KFH Building, Floor 13, Unit 20

CONTACT 1

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CONTACT 2

Name
Title
Tel
Fax
Mobile
Email

SHOP DESIGNER / ARCHITECT

Name
Title
Tel
Fax
Mobile
Email

PROJECT MANAGER / SHOPFITTER

Name
Title
Tel
Fax
Mobile
Email

Any agreed "Special Conditions" in the MOU, including but not limited to:

- The recovery of costs for any existing or pre-installed additional Investors Works in the Premises ☐ Yes-details attached
- Variations from the standard Owners / Investors Works schedules ☐ No
- Any particular MEP services restrictions, limitations, availability or non-availability, etc
- Anything unusual or non-standard in the MOU

Accompanying Seating Area License relevant details (if applicable) ☐ Yes-details attached ☐ No

Accompanying Storage Area License relevant details (if applicable) ☐ Yes-details attached ☐ No

Copy to
Chief Operating Officer
General Manager - Leasing
General Manager – Operations & Marketing
General Manager – Retail Design & Delivery
Centre Manager