

**MEGA SUN CITY HOLDINGS BERHAD (640850-U)**  
(Incorporated in Malaysia)

**CONDENSED CONSOLIDATED STATEMENT OF PROFIT OR LOSS AND OTHER COMPREHENSIVE INCOME**

**For The Third Quarter Ended 30 September 2019**

*(The figures have not been audited)*

	INDIVIDUAL QUARTER ENDED		CUMULATIVE PERIOD ENDED	
	30.09.2019 RM'000	30.09.2018 RM'000	30.09.2019 RM'000	30.09.2018 RM'000
<b>Revenue</b>	1,526	1,472	4,469	5,035
Cost of sales	(105)	(557)	(867)	(1,072)
<b>Gross profit</b>	1,421	915	3,602	3,963
Other operating income	54	174	260	440
Administration expenses	(878)	(909)	(2,948)	(3,018)
<b>Profit from operations</b>	597	180	914	1,385
Finance costs	(10)	(8)	(48)	(37)
<b>Profit before tax</b>	587	172	866	1,348
Income tax expense	(231)	(70)	(347)	(610)
<b>Profit for the period</b>	356	102	519	738
<b>Other comprehensive income for the period</b>	-	-	-	-
<b>Total comprehensive income for the period</b>	356	102	519	738
<b>Profit for the period attributable to:</b>				
Owners	356	102	519	738
Minority interest	-	-	-	-
	356	102	519	738
<b>Total comprehensive income for the period attributable to:</b>				
Owners	356	102	519	738
Minority interest	-	-	-	-
	356	102	519	738
<b>Earnings per share attributable to Owners:</b>				
- Basic (sen)	0.14	0.05	0.21	0.34
- Diluted (sen)	0.14	0.05	0.21	0.34

The Unaudited Condensed Consolidated Statement of Profit or Loss and Other Comprehensive Income should be read in conjunction with the Annual Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the interim financial report.

**MEGA SUN CITY HOLDINGS BERHAD (640850-U)**  
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**CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION**

For The Third Quarter Ended 30 September 2019

*(The figures have not been audited)*

	<b>30.09.2019</b>	<b>31.12.2018</b>
	<b>RM'000</b>	<b>RM'000</b>
	<b>(Unaudited)</b>	<b>(Audited)</b>
<b>ASSETS</b>		
<b>Non-current assets</b>		
Property, plant and equipment	4,086	4,751
Investment properties	40,442	40,751
	<u>44,528</u>	<u>45,502</u>
<b>Current assets</b>		
Assets held for sale	4,141	4,141
Trade receivables	9,836	7,865
Other receivables and prepaid expenses	7,953	1,626
Current tax assets	55	303
Deposits, cash and bank balances	2,203	8,440
	<u>24,188</u>	<u>22,375</u>
<b>TOTAL ASSETS</b>	<u><u>68,716</u></u>	<u><u>67,877</u></u>
<b>EQUITY AND LIABILITIES</b>		
<b>Equity attributable to owners</b>		
Share capital	44,694	41,688
Reserves	23,300	22,781
<b>TOTAL EQUITY</b>	<u>67,994</u>	<u>64,469</u>
<b>Non-current liabilities</b>		
Deferred tax liabilities	20	20
Hire purchase payable	49	1,051
	<u>69</u>	<u>1,071</u>
<b>Current liabilities</b>		
Other payables and accrued expenses	273	1,665
Hire purchase payable	9	282
Current tax liabilities	371	390
	<u>653</u>	<u>2,337</u>
<b>TOTAL LIABILITIES</b>	<u>722</u>	<u>3,408</u>
<b>TOTAL EQUITY AND LIABILITIES</b>	<u><u>68,716</u></u>	<u><u>67,877</u></u>
<b>Net Assets Per Share (RM)</b>	0.30	0.30

The Unaudited Condensed Consolidated Statement of Financial Position should be read in conjunction with the Annual Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the interim financial report.

**MEGA SUN CITY HOLDINGS BERHAD (640850-U)**  
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**CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY**

**For The Third Quarter Ended 30 September 2019**

*(The figures have not been audited)*

	Share Capital RM'000	Discount on Shares RM'000	Non-Distributable			Distributable	Total RM'000
			Share Premium RM'000	Warrant Reserve RM'000	Capital Reserve RM'000	Retained Profits RM'000	
<b>Balance as of 1 January 2019</b>	41,688	(1,987)	-	1,987	2,692	20,089	64,469
Issuance of shares	3,006	1,987	-	(1,987)	-	-	3,006
Profit for the financial period	-	-	-	-	-	519	519
<b>Balance as of 30 September 2019</b>	<b>44,694</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>2,692</b>	<b>20,608</b>	<b>67,994</b>
<b>Balance as of 1 January 2018</b>	41,583	(2,029)	-	2,029	2,692	19,554	63,829
Issuance of shares	33	13	-	(13)	-	-	33
Profit for the financial period	-	-	-	-	-	738	738
<b>Balance as of 30 September 2018</b>	<b>41,616</b>	<b>(2,016)</b>	<b>-</b>	<b>2,016</b>	<b>2,692</b>	<b>20,292</b>	<b>64,600</b>

The Unaudited Condensed Consolidated Statement of Changes in Equity should be read in conjunction with the Annual Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the interim financial report.

**MEGA SUN CITY HOLDINGS BERHAD (640850-U)**  
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**CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS**

**For The Third Quarter Ended 30 September 2019**

*(The figures have not been audited)*

	<b>Current Year Cumulative Period Ended 30.09.2019 RM'000</b>	<b>Preceding Year Corresponding Period Ended 30.09.2018 RM'000</b>
<b>Cash Flows From Operating Activities</b>		
Profit before tax	866	1,348
Adjustments for:		
Allowance for doubtful debts	115	157
Depreciation charge	978	943
Operating Profit Before Working Capital Changes	<u>1,959</u>	<u>2,448</u>
Changes in Working Capital:		
Increase in:		
Receivables	(8,413)	(1,903)
(Decrease) / Increase in:		
Payables	(1,392)	1,054
Cash (Used In) / From Operations	<u>(7,846)</u>	<u>1,599</u>
Income tax paid	(575)	-
Income tax refund	457	(1,274)
<b>Net Cash (Used In) / From Operating Activities</b>	<u><b>(7,964)</b></u>	<u><b>325</b></u>
<b>Cash Flows From Investing Activities</b>		
Purchase of property, plant and equipment	(4)	(1,669)
<b>Net Cash Used In Investing Activities</b>	<u><b>(4)</b></u>	<u><b>(1,669)</b></u>
<b>Cash Flows From Financing Activities</b>		
Proceeds from issuance of shares, net of expenses	3,006	33
Proceeds from finance lease	-	660
Repayment of finance lease payables	(1,275)	(141)
<b>Net Cash From Financing Activities</b>	<u><b>1,731</b></u>	<u><b>552</b></u>
<b>NET DECREASE IN CASH AND CASH EQUIVALENTS</b>	<b>(6,237)</b>	<b>(792)</b>
<b>CASH AND CASH EQUIVALENTS AT BEGINNING OF PERIOD</b>	<b>8,440</b>	<b>5,525</b>
<b>CASH AND CASH EQUIVALENTS AT END OF PERIOD</b>	<u><u><b>2,203</b></u></u>	<u><u><b>4,733</b></u></u>

The Unaudited Condensed Consolidated Statement of Cash Flows should be read in conjunction with the Annual Audited Financial Statements for the year ended 31 December 2018 and the accompanying explanatory notes attached to the interim financial report.