Registration No: 200301024697 (627117-P) (Incorporated in Malaysia)

CONDENSED CONSOLIDATED STATEMENTS OF COMPREHENSIVE INCOME FOR THE QUARTER ENDED 30 NOVEMBER 2023

INDIVIDUAL QUARTER

CUMULATIVE QUARTER

	CURRENT QUARTER ENDED 30-Nov-23	CORRESPONDING QUARTER ENDED 30-Nov-22	CURRENT YEAR TO DATE ENDED 30-Nov-23	CORRESPONDING YEAR TO DATE ENDED 30-Nov-22
	RM	RM	RM	RM
Revenue	93,003,338	79,427,599	186,991,657	99,247,211
Operating profit	10,622,826	5,390,954	15,483,159	12,708,103
Finance costs	(353,054)	(181,049)	(700,153)	(185,301)
Depreciation and amortisation	(2,050,608)	(1,502,401)	(4,008,902)	(2,135,612)
Interest income	451,065	102,690	695,162	314,884
Profit before taxation	8,670,229	3,810,194	11,469,266	10,702,074
Taxation	(993,877)	(1,580,477)	(1,563,122)	(3,465,643)
Profit for the period	7,676,352	2,229,717	9,906,144	7,236,431
Other comprehensive income: Foreign exchange translation difference	(166,438)	4,527	(3,387,065)	(3,199,768)
Total comprehensive income for the period	7,509,914	2,234,244	6,519,079	4,036,663
Profit/(Loss) Attributable to :				
Equity holders of the parent Non-Controlling Interest	7,676,352	2,229,717	9,906,144	7,236,431
Non Controlling Interest	7,676,352	2,229,717	9,906,144	7,236,431
Total comprehensive income attributable to:				
Equity holders of the parent	7,509,914	2,234,244	6,519,079	4,036,663
Non-Controlling Interest	7,509,914	2,234,244	6,519,079	4,036,663
Earnings per share (sen) - Basic	1.15	0.42	1.48	1.37
- Diluted	1.15	0.42	1.48	1.37

(The condensed consolidated Statement of Comprehensive Income should be read in conjunction with the Audited Financial Statement for the year ended 31 May 2023)

Registration No: 200301024697 (627117-P) (Incorporated in Malaysia)

CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION AS AT 30 NOVEMBER 2023

	AS AT 30-Nov-23 (UNAUDITED)	AS AT 31-May-23 (AUDITED)
ASSETS	RM	RM
Non-Current Assets Property, Plant and Equipment	69,257,408	71,232,565
Right-Of-Use Assets	31,597,210	34,393,914
Investment Properties	8,385,534	8,529,679
Goodwill	11,673,895	11,673,895
Intangible Assets	366,771	366,771
Intangible Assets (Trademark)	98,501	144,271
	121,379,319	126,341,095
Current Assets		
Inventories	9,930,486	9,743,726
Trade & Other Receivables	102,406,240	107,132,165
Current Tax Asset	3,896,850	4,921,718
Cash and Cash Equivalents	89,127,899	50,945,567
	205,361,475	172,743,176
TOTAL ASSETS	326,740,794	299,084,271
EQUITY AND LIABILITIES		
Equity Attributable to Equity Holders of the Parent		
Share Capital	80,156,259	51,718,874
Share Option Reserve	1,270,807	1,270,807
Capital Reserve	715,680	715,680
Exchange Reserve	2,858,410	6,245,475
Retained Profit	111,011,729	101,105,585
Non controlling interact	196,012,885	161,056,421
Non-controlling interest TOTAL EQUITY	196,012,885	161,056,421
- IOTAL EQUIT	100,012,000	101,000,421
LIABILITIES		
Non-Current Liabilities		
Lease Liabilities	654,138	1,481,229
Employee Benefit Obligation	26,974	29,874
Bank Borrowings Term Loan	1,579,980 20,206,892	1,621,259 21,030,841
Provision for restoration cost	166,070	162,951
Deferred Taxation	6,080,958	6,080,958
	28,715,012	30,407,112
Current Liabilities	04 000 040	00.404.400
Trade and Other Payables Contract Liabilities	91,333,019	96,184,488 5,500,590
Lease Liabilities	3,823,529 1,553,830	1,356,200
Term Loan	2,501,093	2,025,013
Bank Borrowings	1,542,520	1,422,536
Provision for restoration cost	29,849	29,849
Current Tax Payable	1,229,057	1,102,062
	102,012,897	107,620,738
TOTAL LIABILITIES	130,727,909	138,027,850
TOTAL EQUITY AND LIABILITIES	326,740,794	299,084,271
Net assets per share attributable to ordinary equity	,	
holders of the parent (sen)	29	32
· · · · · ·		

Registration No: 200301024697 (627117-P) (Incorporated in Malaysia)

CONDENSED CONSOLIDATED STATEMENTS OF CHANGES IN EQUITY

		Attributable to Owners of the Parent						
	Share Capital	Share Option Reserve	Capital Reserve	Exchange Reserve	Retained Profits	Total Equity		
	RM	RM	RM	RM	RM	RM		
Balance at 1 Jun 2023	51,718,874	1,270,807	715,680	6,245,475	101,105,585	161,056,421		
Share-based payment transactions						-		
Warrant converted	28,437,385					28,437,385		
ESOS exercised						-		
Total comprehensive income for the period			-	(3,387,065)	9,906,144	6,519,079		
Dividends paid						-		
Balance at 30 November 2023	80,156,259	1,270,807	715,680	2,858,410	111,011,729	196,012,885		

For the Corresponding Quarter Ended 30 November 2022

		Attributabl	e to Owners of	the Parent		
	Share Capital	Share Option Reserve	Capital Reserve	Exchange Reserve	Retained Profits	Total Equity
	RM	RM	RM	RM	RM	RM
Balance at 1 Jun 2022	46,110,874	1,356,144	715,680	5,670,502	78,291,400	132,144,600
Share-based payment transactions		-				-
Warrant converted	358,000					358,000
ESOS exercised						-
Total comprehensive income for the period			-	(3,199,768)	7,236,431	4,036,663
Dividends paid						-
Balance at 30 November 2022	46,468,874	1,356,144	715,680	2,470,734	85,527,831	136,539,263

(The condensed consolidated Statement of changes in Equity should be read in conjunction with the Audited Financial Statement for the year ended 31 May 2023)

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CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS FOR THE PERIOD ENDED 30 NOVEMBER 2023

	CURRENT QUARTER ENDED 30-Nov-23	PRECEDING YEAR QUARTER ENDED 30-Nov-22
	RM	RM
Cash flows from operating activities Profit before taxation	11,469,266	10,702,074
Adjustments for :- Depreciation, amortisation and impairment losses Interest income and expenses Other non-cash items Operating profit before changes in working capital	4,008,902 4,991 (3,888,499) 11,594,660	2,135,612 (129,583) (2,676) 12,705,427
Changes in working capital: Net change in contract liabilities Net change in inventories Net change in receivables Net change in payables Cash flow from operations	(1,677,061) 186,760 7,052,333 (5,136,746) 12,019,946	(1,117,077) 4,669,239 12,417,094 2,665,354 31,340,037
Finance costs Income tax refunded/(paid) Net cash flows from operating activities	(700,153) (125,643) 11,194,150	(185,301) (3,465,643) 27,689,093
Cash flows from investing activities Purchase of property, plant and equipment Interest income Acquisition of a subsidiary Proceeds from disposal of property, plant and equipment Net cash used in investing activities	(2,502,058) 695,162 - 8,181,723 6,374,827	(619,412) 314,884 (49,532,159) - (49,836,687)
Cash flows from financing activities Drawdown / (Repayment) of bank borrowings Drawdown / (Repayment) of term loan Issuance of ordinary shares pursuant to conversion of warrant Drawdown / (Repayment) of lease liabilities Net cash flows from financing activities	(92,364) 140,603 28,437,385 (282,779) 28,202,845	9,406,904 358,000 308,130 10,073,034
Net increase / (decrease) in cash and cash equivalents Cash and cash equivalents at beginning of the year Effect of changes in foreign exchange rates	45,771,822 40,620,351 1,570,432	(12,074,560) 60,936,628 (1,321,637)
Cash and cash equivalents at end of period	87,962,605	47,540,431
Cash and cash equivalents Term Deposit		

(The condensed consolidated Statement of Cash Flows should be read in conjunction with the Audited Financial Statement for the year ended 31 May 2023)

Registration No: 200301024697 (627117-P) (Incorporated in Malaysia)

NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND QUARTER ENDED 30 NOVEMBER 2023

A EXPLANATORY NOTES PURSUANT TO MALAYSIAN FINANCIAL REPORTING STANDARD ("MFRS") 134 INTERIM FINANCIAL REPORTING

A1. Basis of Preparation

The interim financial reports are unaudited and have been prepared in accordance with Malaysian Financial Reporting Standard 134 ("MFRS 134") "Interim Financial Reporting" and Rule 9.22 of the Listing Requirements of Bursa Malaysia Securities Berhad ("Bursa Securities") for the ACE Market ("ACE").

The interim financial report should be read in conjunction with the latest audited financial statements of ES Ceramics Technology Bhd ("ESCTB" or the "Company") and its subsidiaries ("Group") for the financial year ended 31 May 2023.

The accounting policies and methods of computation adopted for the interim financial statements are consistent with those adopted for the annual audited financial statements for the year ended 31 May 2023, except for the adoption of the following new Malaysian Financial Reporting Standards ("MFRS") and IC Interpretations ("IC Int.") that have been issued by the Malaysian Accounting Standards Board ("MASB") but are not yet effective for the current financial year:-

MFRSs and/or IC Interpretations (Including The Consequential Amendments)	Effective for annual periods beginning on or after
MFRS 17: Insurance Contracts	1 January 2023
Amendments to MFRS 10 and MFRS 128: Sale or Contribution of Assets between an Investor and its Associate or Joint Venture	Deferred
Amendments to MFRS 16: Lease Liability in a Sale and Leaseback	1 January 2024
Amendments to MFRS 17: Insurance Contracts	1 January 2023
Amendment to MFRS 17: Initial Application of MFRS 17 and MFRS 9 - Comparative Information	1 January 2023
Amendments to MFRS 101: Disclosure of Accounting Policies	1 January 2023
Amendments to MFRS 101: Classification of Liabilities as Current or Non-current	1 January 2024
Amendments to MFRS 101: Non-current Liabilities with Covenants	1 January 2024
Amendments to MFRS 107 and MFRS 7: Supplier Finance Arrangements	1 January 2024
Amendments to MFRS 108: Definition of Accounting Estimates	1 January 2023
Amendments to MFRS 112: Deferred Tax related to Assets and Liabilities arising from a Single Transaction	1 January 2023
Amendments to MFRS 112: International Tax Reform - Pillar Two Model Rules	1 January 2023

The adoption and application of the amendments to MFRSs and IC Interpretations are expected to have no significant impact on the financial statements of the Group.

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND OUARTER ENDED 30 NOVEMBER 2023

A2. Auditors' Report on Preceding Annual Financial Statements

The auditor's report on the financial statements of ESCTB for the financial year ended 31 May 2023 was not subject to any audit qualification.

A3. Seasonal or Cyclical Factors

The results of the Group were not materially affected by any seasonal or cyclical factors during the current quarter under review.

A4. Unusual Items Affecting Assets, Liabilities, Equity, Net Income or Cash Flows

There were no unusual items affecting assets, liabilities, equity, net income or cash flow of the Group during the current quarter under review.

A5. Material Changes in Estimates

There were no changes in estimates that have a material effect on the current quarter's results.

A6. Debts and Equity Securities

Save as disclosed below, there were no issuance and repayment of debts and equity securities, share buy-back, share cancellation, shares held as treasury shares and resale of treasury shares for the current quarter under review.

During the current financial year, 142,186,925 warrants were exercised up to 19 Oct 2023, the expiry date of the warrants which resulted in 142,186,925 new ordinary shares at the issue price of RM0.20 each being issued and thereafter listed on the Ace Market of Bursa Securities. Accordingly, the issued and paid-up share capital of the Company increased to RM80,156,259 comprising 671,389,489 ordinary shares.

As at the Expiry Date, 32,339,802 warrants which remained unexercised and accordingly, the Unexercised Warrants became null and void and ceased to be exercisable. The Unexercised Warrants were removed from the official list of Bursa Securities with effect from 20 Oct 2023.

A7. Dividend paid

There were no dividends paid for the current quarter under review.

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND QUARTER ENDED 30 NOVEMBER 2023

A8. Segmental Reporting

RESULTS FOR THE QUARTER ENDED

	Manufacturing		Building I	Materials	Total	
	30.11.2023	30.11.2022	30.11.2023	30.11.2022	30.11.2023	30.11.2022
Revenue	7,080,729	8,783,656	85,922,609	70,643,943	93,003,338	79,427,599
Profit/(Loss)						
Before Tax	260,734	1,198,976	8,409,495	2,611,218	8,670,229	3,810,194

RESULTS FOR THE YEAR-TO-DATE ENDED

	Manufacturing		Building l	Materials	Total	
	30.11.2023	30.11.2022	30.11.2023	30.11.2022	30.11.2023	30.11.2022
Revenue	15,009,856	28,603,268	171,981,801	70,643,943	186,991,657	99,247,211
Profit/(Loss)						
Before Tax	725,227	8,090,856	10,744,039	2,611,218	11,469,266	10,702,074

A9. Valuation of Property, Plant and Equipment

The Group did not revalue any of its property, plant and equipment during the current quarter under review.

A10. Material Events Subsequent To the End of the Quarter

There are no material events subsequent to the current quarter that have not been reflected in this quarterly report.

A11. Changes in the Composition of the Group

There were no changes in the composition of the Group during the current financial quarter.

A12. Contingent Assets or Liabilities

There were no contingent assets or contingent liabilities for the current quarter under review.

A13. Capital Commitments

There were no material capital commitments for the current quarter under review.

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND QUARTER ENDED 30 NOVEMBER 2023

B. ADDITIONAL INFORMATION PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD

B1. Review of Performance

	2nd Quarter			Year-To-Date Ended		
	30-Nov-23	30-Nov-22	Variance	30-Nov-23	30-Nov-22	Variance
	(RM)	(RM)	%	(RM)	(RM)	%
Revenue	93,003,338	79,427,599	17.09%	186,991,657	99,247,211	88.41%
Operating Profit	10,622,826	5,390,954	97.05%	15,483,159	12,708,103	21.84%
Profit Before Interest and Tax	9,023,283	3,991,243	126.08%	12,169,419	10,887,375	11.78%
Profit Before Tax	8,670,229	3,810,194	127.55%	11,469,266	10,702,074	7.17%
Profit After Tax	7,676,352	2,229,717	244.27%	9,906,144	7,236,431	36.89%
Profit Attributable to Ordinary Equity Holders of the Parent	7,676,352	2,229,717	244.27%	9,906,144	7,236,431	36.89%

For the current quarter ended 30 November 2023, the Group recorded revenue of RM93.00 million, represents an increase of 17.09% as compared to revenue of RM79.43 million for the corresponding quarter of the preceding year.

The Group achieved a profit before taxation of approximately RM8.67 million for the current quarter. This represents an increase of 127.55% from the profit before taxation of approximately RM3.81 million registered in the corresponding quarter of the preceding year. This was mainly due to the substantial gain arising from the disposal of a piece of industrial land formerly used for concrete batching plant operation.

	2nd Quarter			Year-To-Date Ended		
	30-Nov-23	30-Nov-22	Variance	30-Nov-23	30-Nov-22	Variance
	(RM)	(RM)	%	(RM)	(RM)	(RM)
Revenue						
Manufacturing	7,080,729	8,783,656	-19.39%	15,009,856	28,603,268	-47.52%
Building Materials	85,922,609	70,643,943	21.63%	171,981,801	70,643,943	143.45%
	93,003,338	79,427,599	17.09%	186,991,657	99,247,211	88.41%
Profit Before Tax						
Manufacturing	260,734	1,198,976	-78.25%	725,227	8,090,856	-91.04%
Building Materials	8,409,495	2,611,218	222.05%	10,744,039	2,611,218	311.46%
	8,670,229	3,810,194	127.55%	11,469,266	10,702,074	7.17%

For the six (6) months ended 30 November 2023, the Group generated total revenue of approximately RM186.99 million which represents an increase of approximately 88.41% as compared to RM99.25 million achieved in the corresponding period of the preceding year which only accounted for 3 months results of the building material segment. For the same period, the Group achieved a profit before tax of approximately RM11.47 million which represents an increase of 7.17% as compared to a profit before tax of approximately RM10.70 million registered in the corresponding period of the preceding year. The increase in profit before tax was mainly attributed to the disposal gain of industrial land, increase in the readymix concrete selling price and higher sales volume achieved amidst recovery in the construction

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND OUARTER ENDED 30 NOVEMBER 2023

activities while the manufacturing segment suffers reduction in sales volume and higher operating expenses.

B2. Comparison with Preceding Quarter's Results

	Current Quarter 30.11.2023 RM	Immediate preceding Quarter 31.08.2023 RM	Changes %
Revenue	93,003,338	93,988,319	(1.05)
Operating Profit	10,622,826	4,860,333	118.56
Profit/(Loss) Before Interest and Tax	9,023,283	3,146,136	186.81
Profit/(Loss) Before Tax	8,670,229	2,799,037	209.76
Profit/(Loss) After Tax	7,676,352	2,229,792	244.26
Profit/(Loss) Attributable to Ordinary Equity Holders of the Parent	7,676,352	2,229,792	244.26

	Quarter Ended			Quarter Ended		
	30-Nov-23	31-Aug-23	Variance	30-Nov-23	31-Aug-23	Variance
	(RM)	(RM)	%	(RM)	(RM)	(RM)
	Revenue			Profit Before Tax		
Manufacturing	7,080,729	7,929,127	-10.70%	260,734	464,493	-43.87%
Building Materials	85,922,609	86,059,192	-0.16%	8,409,495	2,334,544	260.22%
	93,003,338	93,988,319	-1.05%	8,670,229	2,799,037	209.76%

Revenue registered in the current quarter of RM93.00 million represents a slightly decrease of 1.05% as compared to the revenue of RM93.99 million recorded in the immediate preceding quarter.

The Group's current quarter profit before taxation of approximately RM8.67 million has increased by 209.76% as compared to the immediate preceding quarter. The increase was mainly due to gains on disposal of industrial land and recovery of bad debts from building material segment.

Manufacturing segment current quarter profit before taxation of approximately RM0.26 million has decreased by 43.87% as compared to the immediate preceding quarter. The decrease in profit before taxation was in tandem with the decrease in revenue as well as higher operating expenses in the manufacturing segment.

B3. Commentary on Prospect for the Current Financial Year

Moving forward in the near term, the Group is of the opinion that the economic challenge due to inflation is expected to continue in 2024, the anticipated increase in raw material prices coupled with the increase in the gas and electricity unit prices will be the key concerns of the cost of production to the group. It remains a challenge to predict the full extent and duration of these impacts on the global economy.

The glove industry will continue to be in oversupply and overcapacity position as a result of aggressive capacity expansion during the pandemic period which has led to the current market supply-demand imbalance. This situation will persist to affect the demand and also the pricing

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND OUARTER ENDED 30 NOVEMBER 2023

of the Group's products. The Group remains cautiously optimistic about the long term prospect of the sector.

The Management is also mindful of competition and operational risks such as foreign exchange fluctuations, material, labour costs and softening of the demand for gloves that could impact on its financial results.

The building materials segment will see better prospect in the coming financial year in tandem with the objective of the new unity government which focus on creating a bigger economic pie via the various investment initiatives to draw in both foreign and domestic investors. However, we are approaching this optimism with cautions, being mindful of the upward raw material cost challenge from the supply chain.

Despite the prevailing challenges, the Group remains cautiously optimistic on the long term business prospects and will continue to actively pursue various business strategies to increase its revenue, strengthening product portfolios, enhancement of supply chain security, focusing on reducing redundancy, improving efficiency, automation across our operations and to implement cost control measures to maintain our competitiveness post-pandemic and during this challenging time.

B4. Variance of Actual and Forecast Profit

The Group has not provided any profit forecast and therefore no variance information is available for presentation.

B5. Taxation

	Current quarter 30.11.2023	Current year to date 30.11.2023	
	RM	RM	
Current year	492,600	1,061,845	
Deferred taxation	-	-	
RPGT	501,277	501,277	

Income tax is calculated at the Malaysian statutory tax rate of 24% of the estimated assessable profit for the current period.

The effective tax rate of the Group's current tax charge for the period was lower than the statutory tax rate mainly due to tax incentives enjoyed by subsidiary companies.

B6. Status of Corporate Proposals

There was no other corporate proposal announced but not completed as at the date of this report.

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND OUARTER ENDED 30 NOVEMBER 2023

B7. Borrowings and Debt Securities

The Group's borrowings as at 30 November 2023 are as follows:

At end of current quarter 30 November 2023 (RM)

	Short term Borrowings	Long term borrowings	Total Borrowings
Secured:			
Lease Liability	1,553,830	654,138	2,207,968
Bank Borrowing	1,542,520	1,579,980	3,122,500
Term Loan	2,501,093	20,206,892	22,707,985
	5,597,443	22,441,010	28,038,453

B8. Derivative Financial Instruments

The Group does not have any derivative financial instruments as at the date of this report.

B9. Material Litigation

Save as disclosed below, the Company and its subsidiaries are not engaged in any litigation, either as plaintiff or defendant, which has a material effect on the financial position of the Company and its subsidiaries as at the date of this announcement:

On 1 Dec 2023, the Company informed that the Appeal filed by the Appellant against its wholly-owned subsidiary, Easy Sun Sdn. Bhd. is now fixed for Hearing before the Court of Appeal on 21.06.2024, by way of Zoom. The Court of Appeal has also given directions for both parties to file their respective written submissions and reply submissions, prior to the Hearing date.

B10. Dividend

No interim dividend has been declared for the current quarter under review.

B11. Earnings Per Share

	Current Quarter Ended	Current Year To Date
	30.11.23	30.11.23
Net profit/(loss) attributable to owner of the Company (RM'000)	7,676	9,906
Weighted average number of	669,861	669,861
ordinary shares in issue (RM'000)		
Basic earnings per share (sen)	1.15	1.48

The diluted earnings per share equals the basic earnings per share as the Company did not have any potential dilutive ordinary shares during the financial year.

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NOTES TO THE INTERIM FINANCIAL REPORT FOR THE SECOND QUARTER ENDED 30 NOVEMBER 2023

Profit Before Taxation B12. Current Quarter Current Year To Date 30.11.23 30.11.23 RM'000 RM'000 Profit before taxation is arrived at after charging/(crediting): Interest income (451)(695)Other income including investment income Interest expense 353 700 Depreciation and amortization 2,051 4,009 Provision for and write off of receivables Provision for and write off of inventories Gain/(loss) on disposal of quoted or unquoted investments or properties 4,909 4,909 Impairment of assets Foreign exchange gain/(loss) 7 11 Gain/(loss) on derivatives Exceptional items