

TRIVE PROPERTY GROUP BERHAD (Registration No. 200401029337 (667845-M))
(Incorporated in Malaysia)

QUARTERLY REPORT FOR THE PERIOD ENDED 31 JANUARY 2024

UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME

	CURRENT YEAR	RESTATED	CURRENT YEAR	RESTATED
	QUARTER	PRECEDING YEAR	TO DATE	PRECEDING YEAR
	3 MONTHS	CORRESPONDING	6 MONTHS	CORRESPONDING
	NOV'23 - JAN'24	QUARTER	AUG'23 - JAN'24	PERIOD
	RM'000	3 MONTHS	6 MONTHS	6 MONTHS
		NOV'22 - JAN'23	AUG'22 - JAN'23	AUG'22 - JAN'23
		RM'000	RM'000	RM'000
Revenue	1,781	2,264	2,621	4,626
Other Operating Income	238	4,775	495	4,907
Operating Expenses	(1,955)	(2,591)	(2,968)	(6,831)
Other operating expenses	(51)	(34)	(103)	(35)
Profit from operation	13	4,414	45	2,667
Finance Costs	(3)	(2)	(5)	(2)
Profit before taxation	10	4,412	40	2,665
Taxation	-	(460)	-	(460)
Profit for the financial period	10	3,952	40	2,205
Other Comprehensive expense				
- Foreign exchange translation from the foreign operations	-	-	-	(1)
Total Comprehensive Expense for the financial period	10	3,952	40	2,204
Profit for the period attributable to:				
Owners of the parent	10	3,952	40	2,205
Non-controlling interest	-	-	-	-
	10	3,952	40	2,205
Total Comprehensive Income attributable to:				
Owners of the parent	10	3,952	40	2,204
Non-controlling interest	-	-	-	-
	10	3,952	40	2,204
Earning per share (sen)				
Basic (note B12)	0.00	0.31	0.00	0.17
Diluted (note B12)	0.00	0.31	0.00	0.17

These unaudited condensed consolidated statements of comprehensive income should be read in conjunction with the audited financial statements for the financial year ended 31 July 2023 and the accompanying explanatory notes of this interim financial reports.

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QUARTERLY REPORT FOR THE PERIOD ENDED 31 JANUARY 2024

UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION

	(UNAUDITED)	(AUDITED)
	AS AT 31 JAN 2024 RM'000	AS AT 31 JULY 2023 RM'000
ASSETS		
NON-CURRENT ASSETS		
Property, plant & equipment	19	134
Right-of-use assets	248	71
Land held for property development	2,500	2,500
Investment property	88,000	88,000
Goodwill	4,809	4,809
	<u>95,576</u>	<u>95,514</u>
CURRENT ASSETS		
Trade receivables	2,647	4,779
Other receivables	8,676	9,734
Current tax assets	153	153
Fixed deposits	15,270	14,839
Cash and bank balances	1,907	911
	<u>28,653</u>	<u>30,416</u>
TOTAL ASSETS	<u>124,229</u>	<u>125,930</u>
EQUITY AND LIABILITIES		
Equity attributable to equity holders of the parent		
Share capital	180,218	180,218
Accumulated losses	(76,974)	(77,014)
Warrant reserve	15,818	15,818
Owner equity	119,062	119,022
TOTAL EQUITY	<u>119,062</u>	<u>119,022</u>
NON-CURRENT LIABILITIES		
Deferred tax liabilities	2,530	2,530
Lease liabilities	66	11
	<u>2,596</u>	<u>2,541</u>
CURRENT LIABILITIES		
Trade payables	922	3,048
Other payables	1,280	1,031
Amount owing to directors	121	151
Lease liabilities	173	62
Current tax liabilities	75	75
	<u>2,571</u>	<u>4,367</u>
TOTAL LIABILITIES	<u>5,167</u>	<u>6,908</u>
TOTAL EQUITY AND LIABILITIES	<u>124,229</u>	<u>125,930</u>
Net asset per share (RM)	0.09	0.09

The unaudited condensed consolidated statements of financial position should be read in conjunction with the audited financial statements for the financial year ended 31 July 2023 and the accompanying explanatory notes of this interim financial reports.

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QUARTERLY REPORT FOR THE PERIOD ENDED 31 JANUARY 2024

UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS

	CURRENT YEAR TO DATE 31 JAN 2024 (Unaudited) RM'000	(RESTATED) PRECEDING YEAR CORRESPONDING YEAR TO DATE 31 JAN 2023 (Unaudited) RM'000
Cash flows from operating activities		
Profit before tax	40	2,666
Adjustments for:		
Non-cash items	103	(2,942)
Non operating items	(426)	(153)
Operating loss before working capital changes	<u>(283)</u>	<u>(429)</u>
Changes in working capital:		
Net changes in current assets	3,190	(224)
Net changes in current liabilities	(1,907)	(620)
Cash generated from/(used in) operations	<u>1,000</u>	<u>(1,273)</u>
Tax paid	-	(57)
Net cash generated from/(used in) operating activities	<u>1,000</u>	<u>(1,330)</u>
Cash flows from investing activity		
Acquisition of right-of-use assets	(277)	-
Interest received	-	154
Purchase of property, plant and equipment	(8)	-
Net changes in money market instrument	-	43
Net changes in investment in quoted share	-	165
Proceeds from disposal of property, plant and equipment	120	100
Net cash (used in)/generated from investing activity	<u>(165)</u>	<u>462</u>
Cash flows from financing activity		
Interest paid	(5)	(2)
Net (repayment) of lease liabilities	166	(30)
Net cash generated from/(used in) financing activity	<u>161</u>	<u>(32)</u>
NET INCREASE/(DECREASE) IN CASH AND CASH EQUIVALENTS	996	(900)
CASH AND CASH EQUIVALENTS AT BEGINNING OF YEAR	911	12,946
CASH AND CASH EQUIVALENTS AT END OF FINANCIAL PERIOD	<u>1,907</u>	<u>12,045</u>
CASH AND CASH EQUIVALENTS AT END OF PERIOD COMPRISES		
Fixed deposits	15,270	15,439
Cash and bank balances	1,907	8,058
Money market instruments	-	3,987
	<u>17,177</u>	<u>27,484</u>
Less: Fixed deposits with maturity more than 3 months	(15,270)	(15,439)
	<u>1,907</u>	<u>12,045</u>

The unaudited condensed consolidated statement of cashflows should be read in conjunction with the audited financial statements for the financial year ended 31 July 2023 and the accompanying explanatory notes of this interim financial reports.

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QUARTERLY REPORT FOR THE PERIOD ENDED 31 JANUARY 2024

UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

	SHARE CAPITAL RM'000	TRANSLATION RESERVE RM'000	WARRANT RESERVE RM'000	ACCUMULATED PROFIT / (LOSSES) RM'000	TOTAL EQUITY RM'000
<u>Unaudited</u>					
At 1 August 2023	180,218	-	15,818	(77,014)	119,022
Total comprehensive income/(loss) for the period	-	-	-	40	40
At 31 January 2024	<u>180,218</u>	<u>-</u>	<u>15,818</u>	<u>(76,974)</u>	<u>119,062</u>

	SHARE CAPITAL RM'000	TRANSLATION RESERVE RM'000	WARRANT RESERVE RM'000	ACCUMULATED PROFIT / (LOSSES) (RESTATED) RM'000	TOTAL EQUITY RM'000
<u>Audited</u>					
At 1 August 2022	180,218	5	15,818	(58,108)	137,933
Total comprehensive income/(loss) for the financial period	-	-	-	(18,906)	(18,906)
Foreign translation reserve	-	(5)	-	-	(5)
At 31 July 2023	<u>180,218</u>	<u>-</u>	<u>15,818</u>	<u>(77,014)</u>	<u>119,022</u>

The unaudited condensed consolidated statement of changes in equity should be read in conjunction with the audited financial statements for the financial year ended 31 July 2023 and the accompanying explanatory notes of this interim financial reports.