

CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME
FOR THE QUARTER ENDED 30 SEPTEMBER 2017

(The figures have not been audited)

| | CURRENT | | YEAR TO DATE | |
|------------------------------------|----------------|----------------|----------------|-----------------|
| | 3 Months Ended | | 9 Months Ended | 9 Months Ended |
| | 30.9.2017 | 30.9.2016 | 30.9.2017 | 30.9.2016 |
| | RM'000 | RM'000 | RM'000 | RM'000 |
| CONTINUING OPERATIONS : | | | | |
| Revenue | 28,289 | 30,118 | 146,669 | 97,469 |
| Operating expenses | (25,866) | (25,011) | (118,805) | (78,254) |
| Other income | 2,387 | 1,382 | 5,737 | 4,284 |
| Other expenses | (1,942) | (9,775) | (5,970) | (23,415) |
| Operating profit/(loss) | 2,868 | (3,286) | 27,631 | 84 |
| Finance costs | (3,537) | (3,995) | (10,178) | (16,412) |
| Profit / (Loss) before tax | (669) | (7,281) | 17,453 | (16,328) |
| Income tax expense | (918) | (628) | (5,846) | (3,601) |
| Profit / (Loss) after tax from : | | | | |
| - continuing operations | (1,587) | (7,909) | 11,607 | (19,929) |
| DISCONTINUING OPERATIONS : | | | | |
| Profit / (Loss) after tax from : | | | | |
| - discontinuing operations | 745 | 963 | 337 | 771 |
| (Loss) / Profit after tax : | (842) | (6,946) | 11,944 | (19,158) |

| | | | | |
|----------------------------------|---------|---------|--------|----------|
| (Loss) / Profit attributable to: | | | | |
| - Owners of the Company : | | | | |
| - continuing operations | (1,587) | (7,909) | 11,607 | (19,926) |
| - discontinuing operations | 835 | 1,126 | 527 | 808 |
| | (752) | (6,783) | 12,134 | (19,118) |
| - Non-controlling interests : | | | | |
| - continuing operations | - | - | - | (3) |
| - discontinuing operations | (90) | (163) | (190) | (37) |
| | (90) | (163) | (190) | (40) |
| | (842) | (6,946) | 11,944 | (19,158) |

| | | | | |
|--|-------|---------|--------|----------|
| Other comprehensive (loss) / income : | | | | |
| Foreign currency translation | (41) | 141 | 23 | (22) |
| | (41) | 141 | 23 | (22) |
| Total comprehensive (loss) / profit for the period | (883) | (6,805) | 11,967 | (19,180) |

| | | | | |
|--|---------|---------|--------|----------|
| Total comprehensive (loss) / income attributable to: | | | | |
| - Owners of the Company : | | | | |
| - continuing operations | (1,628) | (7,768) | 11,630 | (19,948) |
| - discontinuing operations | 835 | 1,127 | 527 | 808 |
| | (793) | (6,641) | 12,157 | (19,140) |
| - Non-controlling interests : | | | | |
| - continuing operations | - | - | - | (3) |
| - discontinuing operations | (90) | (164) | (190) | (37) |
| | (90) | (164) | (190) | (40) |
| | (883) | (6,805) | 11,967 | (19,180) |

(Loss) / Profit per share attributable to

Owners of the Company :

| | | | | |
|----------------------------|-------|-------|-----|-------|
| Basic (Sen) : | | | | |
| - continuing operations | (0.2) | (0.8) | 1.1 | (1.9) |
| - discontinuing operations | 0.1 | - | 0.1 | 0.1 |
| | (0.1) | (0.8) | 1.2 | (1.8) |
| Diluted (Sen) : | | | | |
| - continuing operations | (0.2) | (0.8) | 1.1 | (1.9) |
| - discontinuing operations | 0.1 | - | 0.1 | 0.1 |
| | (0.1) | (0.8) | 1.2 | (1.8) |

The unaudited Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Audited Financial Statements for the year ended 31 December 2016 and the accompanying explanatory notes attached to the Interim Financial Statements.

CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION
FOR THE QUARTER ENDED 30 SEPTEMBER 2017

(The figures have not been audited)

| | As at 30.9.2017 RM'000 Unaudited | As at 31.12.2016 RM'000 Audited |
|---|---|--|
| ASSETS | | |
| Non-current assets | | |
| Property, plant and equipment | 10,416 | 14,153 |
| Land held for property development | 201,862 | 201,845 |
| Investment properties | 330,280 | 330,280 |
| Intangible assets | - | 21 |
| Investment in associates | - | - |
| Derivative financial asset | - | 320 |
| | 542,558 | 546,619 |
| Current assets | | |
| Property development costs | - | 40,677 |
| Inventories | 61,623 | 61,589 |
| Amount due from associates | 3 | - |
| Amount due from affiliated companies | 2,980 | 3,262 |
| Trade and other receivables | 13,295 | 36,415 |
| Investment in securities | 16,942 | 14,581 |
| Tax refundable | 110 | 60 |
| Cash and bank balances | 26,334 | 65,733 |
| | 121,287 | 222,317 |
| Assets of disposal group classified as held for sale / discontinuing operations | 57,247 | - |
| | 178,534 | 222,317 |
| TOTAL ASSETS | 721,092 | 768,936 |
| EQUITY AND LIABILITIES | | |
| Equity attributable to Owners of the Company | | |
| Share Capital | 102,343 | 102,343 |
| Other Reserves | 195,549 | 198,040 |
| Merger deficit | (233,884) | (233,884) |
| Retained earnings | 329,600 | 317,465 |
| Reserves of disposal group classified as held for sale | 2,514 | - |
| | 396,122 | 383,964 |
| Non-controlling interests | 4,341 | 4,535 |
| Total equity | 400,463 | 388,499 |
| Non-current liabilities | | |
| Loans and borrowings | 169,979 | 121,066 |
| Deferred tax liabilities | 2,597 | 2,639 |
| Derivative financial liability | 399 | - |
| | 172,975 | 123,705 |
| Current liabilities | | |
| Amount due to associates | 17 | 4 |
| Amount due to affiliated companies | 87,201 | 89,807 |
| Trade and other payables | 33,295 | 114,334 |
| Loans and borrowings | 147 | 48,936 |
| Tax payable | 1,868 | 3,651 |
| | 122,528 | 256,732 |
| Liabilities directly associated with disposal group classified as held for sale / discontinuing operations | 25,126 | - |
| | 147,654 | 256,732 |
| Total liabilities | 320,629 | 380,437 |
| TOTAL EQUITY AND LIABILITIES | 721,092 | 768,936 |
| Net assets per share attributable to owners of the Company (RM) | 0.39 | 0.38 |

The unaudited Condensed Consolidated Statement of Financial Position should be read in conjunction with the audited financial statements for the year ended 31 December 2016 and the accompanying explanatory notes to the Interim Financial Statements.

OLYMPIA INDUSTRIES BERHAD
(Company No. 63026-U)

CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY
FOR THE QUARTER ENDED 30 SEPTEMBER 2017

(The figures have not been audited)

| | ---Attributable to Owners of the Company --- | | | | | Non-Controlling Interests RM'000 | Equity RM'000 |
|-------------------------------------|--|------------------------------|--------------------------|---|-----------------|-------------------------------------|------------------|
| | Share Capital RM'000 | -----Non-distributable ----- | | Retained Earnings / (Accumulated Losses) RM'000 | Total RM'000 | | |
| | | Other Reserves RM'000 | Merger Deficit RM'000 | | | | |
| Balance at 1 January 2017 | 102,343 | 198,040 | (233,884) | 317,465 | 383,964 | 4,535 | 388,499 |
| Total comprehensive income / (loss) | - | 23 | - | 12,135 | 12,158 | (194) | 11,964 |
| Balance at 30 September 2017 | 102,343 | 198,063 | (233,884) | 329,600 | 396,122 | 4,341 | 400,463 |
| Balance at 1 January 2016 | 1,023,432 | 15,789 | (233,884) | (424,014) | 381,323 | 4,992 | 386,315 |
| Total comprehensive (loss) / income | - | (54) | - | (18,821) | (18,875) | (40) | (18,915) |
| | 1,023,432 | 15,735 | (233,884) | (442,835) | 362,448 | 4,952 | 367,400 |
| Transactions with owners | | | | | | | |
| Effects of par value reduction | (921,089) | 182,023 | - | 739,066 | - | - | - |
| Balance at 30 September 2016 | 102,343 | 197,758 | (233,884) | 296,231 | 362,448 | 4,952 | 367,400 |

OLYMPIA INDUSTRIES BERHAD
(Company No. 63026-U)

CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY
FOR THE QUARTER ENDED 30 SEPTEMBER 2017

(The figures have not been audited)

| Breakdown of - Other Reserves | Asset Revaluation Reserve RM'000 | Share Premium RM'000 | Foreign Currency Translation Reserve RM'000 | Reserves of disposal group classified as held for sale RM'000 | Capital Reserve RM'000 | Hedging Reserve RM'000 | Total RM'000 |
|--------------------------------------|---|-------------------------------------|--|--|---------------------------------------|---------------------------------------|-------------------------|
| Balance at 1 January 2017 | - | 11,018 | 908 | 2,491 | 183,623 | - | 198,040 |
| Total comprehensive income / (loss) | - | - | - | 23 | - | - | 23 |
| Balance at 30 September 2017 | - | 11,018 | 908 | 2,514 | 183,623 | - | 198,063 |
| Balance at 1 January 2016 | - | 11,018 | 3,171 | - | 1,600 | - | 15,789 |
| Total comprehensive (loss) / income | - | - | (22) | - | - | (32) | (54) |
| Transactions with owners | | | | | | | |
| Effects of par value reduction | - | - | - | - | 182,023 | - | 182,023 |
| Balance at 30 September 2016 | - | 11,018 | 3,149 | - | 183,623 | (32) | 197,758 |

The unaudited Condensed Consolidated Statement of Changes In Equity should be read in conjunction with the audited financial statements for the year ended 31 December 2016 and the Notes to the Interim Financial Statements.

OLYMPIA INDUSTRIES BERHAD

(Company No. 63026-U)

CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS

FOR THE QUARTER ENDED 30 SEPTEMBER 2017

(The figures have not been audited)

| | 9 Months Ended 30.9.2017 RM'000 | 9 Months Ended 30.9.2016 RM'000 |
|--|--|--|
| Cash flows from operating activities | | |
| Profit / (Loss) before tax :- | | |
| - continuing operations | 17,452 | (16,328) |
| - discontinuing operations | 337 | 900 |
| | <u>17,789</u> | <u>(15,428)</u> |
| Adjustments for non-cash items: | | |
| Impairment loss on receivables | 53 | 7 |
| Net loss / (gain) on fair value changes of investment securities | (13) | (11) |
| Fair value (gain) / loss on derivative financial instrument | 719 | - |
| Amortisation of transaction cost on borrowings | 244 | 593 |
| Depreciation of property, plant and equipment | 3,359 | 3,301 |
| Property, plant and equipment written off | 4 | 35 |
| (Gain) / loss on disposal of property, plant and equipment | 4 | - |
| Unrealised loss on foreign exchange | 89 | (11) |
| Dividend income | (317) | (190) |
| Interest income from: | | |
| - fixed deposits and others | (2,429) | (2,685) |
| Finance costs | 10,172 | 16,418 |
| | <u>11,885</u> | <u>17,457</u> |
| Operating profit before working capital changes | 29,674 | 2,029 |
| Changes in working capital | | |
| (Increase) / Decrease in land held for property development | (17) | (188) |
| (Increase) / Decrease in property development costs | 40,677 | (195) |
| Decrease / (Increase) in inventories | (33) | (42) |
| (Increase) / Decrease in receivables | (12,961) | (4,194) |
| Net changes in the balances with associated companies | 10 | (92) |
| Net changes in the balances with affiliated companies | 70,698 | 2,344 |
| Increase / (decrease) in payables | (128,289) | 111,240 |
| | <u>(29,915)</u> | <u>108,873</u> |
| Cash generated from operations | (241) | 110,902 |
| Interest received | 2,429 | 2,685 |
| Interest paid | (10,172) | (16,418) |
| Tax paid | (7,647) | (7,044) |
| Net cash generated from operating activities | (15,631) | 90,125 |
| Cash flows from investing activities | | |
| Purchase of property, plant and equipment | (613) | (2,601) |
| Proceeds from disposal of investment securities | 2,686 | 585 |
| Purchase of investment securities | (5,035) | (1,166) |
| Dividend received | 317 | 190 |
| Net cash (used in) / generated from investing activities | (2,641) | (2,992) |

OLYMPIA INDUSTRIES BERHAD
(Company No. 63026-U)

CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS
FOR THE QUARTER ENDED 30 SEPTEMBER 2017
(The figures have not been audited)

| | 9 Months Ended 30.9.2017 RM'000 | 9 Months Ended 30.9.2016 RM'000 |
|---|--|--|
| | | |
| Cash flows from financing activities | | |
| Proceeds from borrowings | - | 159,000 |
| Repayment of borrowings | (750) | (244,333) |
| Repayment of hire purchase payables | (243) | 313 |
| Net movement in trust monies for dealers' representatives | 41 | 8 |
| Net movement in securities placed with licensed bank | (20) | 2,220 |
| Net movement in fixed deposits with licensed banks | 3,190 | 1,522 |
| Net cash generated from / (used in) financing activities | 2,218 | (81,270) |
| Net increase / (decrease) in cash and cash equivalents | (16,054) | 5,715 |
| Effect of exchange rate changes | 23 | 204 |
| Cash and cash equivalents at beginning of period | 45,553 | 37,363 |
| Cash and cash equivalents at end of the period | 29,522 | 43,282 |

Cash and cash equivalents at the end of the period comprise the following:

| | 9 Months Ended 30.9.2017 RM'000 | 9 Months Ended 30.9.2016 RM'000 |
|--------------------------------------|--|--|
| | | |
| Deposits with financial institutions | 20,093 | 25,334 |
| Cash and bank balances | 9,429 | 17,948 |
| | 29,522 | 43,282 |

The unaudited Condensed Consolidated Statement of Cash Flows should be read in conjunction with the audited financial statements for the year ended 31 December 2016 and the Notes to the Interim Financial Statements.

A1. Basis of preparation

The interim financial statements have been prepared under historical cost convention.

The interim financial statements are unaudited and have been prepared in accordance with the requirements of MFRS 134 : Interim Financial Reporting and paragraph 9.22 of the Main Market Listing Requirements of the Bursa Malaysia Securities Berhad.

The interim financial statements should be read in conjunction with the audited financial statements for the financial year ended 31 December 2016.

These explanatory notes attached to the interim financial statements provide an explanation of events and transactions that are significant to an understanding of the changes in the financial position and performance of Olympia Industries Berhad (“OIB” or “Company”) and its subsidiary companies (hereinafter referred to as the “Group”) since the financial year ended 31 December 2016.

A2. Changes in accounting policies

The accounting policies and methods of computation for the Interim Financial Statements are consistent with those adopted for the annual audited financial statements ended 31 December 2016.

A3. Auditors' report on preceding annual financial statements

The auditors' report on the financial statements for the year ended 31 December 2016 was not subject to qualification.

A4. Comments about seasonal or cyclical factors

The Group's business operations are not significantly affected by any seasonal or cyclical factors.

A5. Unusual items due to their nature, size or incidence

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

A6. Changes in estimates

There were no material changes to the estimates of amounts reported in prior quarter of the current financial period or changes to the estimates of amounts reported in prior financial years that have a material effect in the current quarter.

A7. Debts and equity securities

There were no issuance, cancellation, repurchase, resale or repayment of debts and equity securities for the current quarter.

A8. Dividend paid

No dividend has been paid and/or recommended for the current financial period.

A9. Segmental information

Results for 9 months ended 30 September 2017 :

| | Financial Services {discontinuing} RM'000 | Property Development RM'000 | Gaming RM'000 | Leasing RM'000 | Investment Holding & Others RM'000 | Elimination RM'000 | Consolidated RM'000 |
|--|---|--------------------------------|------------------|-------------------|---------------------------------------|-----------------------|------------------------|
| Revenue | | | | | | | |
| External customers | 7,490 | 58,800 | 64,756 | 18,327 | 4,786 | - | 154,159 |
| Inter-segment | - | - | 2,590 | 5,112 | 3,184 | (10,886) | - |
| Total revenue | 7,490 | 58,800 | 67,346 | 23,439 | 7,970 | (10,886) | 154,159 |
| Included in segment revenue of RM154.2 million above is RM4.8 million denominated in Singapore Dollars ("SGD") as follows :- | | | | | | | |
| - SGD'000 | - | - | - | - | 1,530 | (11) | 1,519 |
| - RM'000 equiv. @ 3.1277 | - | - | - | - | 4,786 | (34) | 4,752 |

A : EXPLANATORY NOTES PURSUANT TO MALAYSIAN FINANCIAL REPORTING STANDARD 134

A9. Segmental information (cont'd)

Results for 9 months ended 30 September 2017 (cont'd) :

| | Financial Services {discontinuing} | Property Development | Gaming | Leasing | Investment Holding & Others | Elimination | Consolidated |
|---|---|-----------------------------|---------------|----------------|--|--------------------|---------------------|
| | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 |
| Results | | | | | | | |
| Segment results | (740) | 16,187 | 3,292 | 7,837 | 1,460 | (75) | 27,961 |
| Finance costs | (13) | - | (13) | (7,223) | (2,941) | 18 | (10,172) |
| Profit/(Loss) before tax | (753) | 16,187 | 3,279 | 614 | (1,481) | (57) | 17,789 |
| Income tax expense | - | (3,741) | (548) | (1,511) | (46) | - | (5,846) |
| Profit/(Loss) for the period | (753) | 12,446 | 2,731 | (897) | (1,527) | (57) | 11,943 |
| Included in segment profit of RM11.9 million above is RM0.8 million profit denominated in SGD as follows :- | | | | | | | |
| - SGD'000 | - | - | - | - | 280 | (11) | 269 |
| - RM'000 equiv. @ 3.1277 | - | - | - | - | 875 | (34) | 841 |

Comparative results for 9 months ended 30 September 2016 :

| | Financial Services {discontinuing} | Property Development | Gaming | Leasing | Investment Holding & Others | Elimination | Consolidated |
|--|---|-----------------------------|---------------|----------------|--|--------------------|---------------------|
| | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 |
| Revenue | | | | | | | |
| External customers | 5,454 | - | 74,956 | 17,670 | 4,843 | - | 102,923 |
| Inter-segment | - | - | 2,998 | 5,042 | 3,193 | (11,233) | - |
| Total revenue | 5,454 | - | 77,954 | 22,712 | 8,036 | (11,233) | 102,923 |
| Included in segment revenue of RM102.9 million above is RM4.8 million denominated in SGD as follows :- | | | | | | | |
| - SGD'000 | - | - | - | - | 1,640 | (14) | 1,626 |
| - RM'000 equiv. @ 2.9781 | - | - | - | - | 4,885 | (42) | 4,843 |

A9. Segmental information (cont'd)

Comparative results for 9 months ended 30 September 2016 (cont'd) :

| | Financial Services {discontinuing} | Property Development | Gaming | Leasing | Investment Holding & Others | Elimination | Consolidated |
|---|---|---------------------------------|---------------|----------------|--|--------------------|---------------------|
| | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 | RM'000 |
| Results | | | | | | | |
| Segment results | (77) | (2,605) | 4,781 | 4,501 | 30,678 | (35,991) | 1,287 |
| Finance costs | (6) | (12,532) | (16) | (1,279) | (8,671) | 6,086 | (16,418) |
| Profit/(Loss) before tax | (83) | (15,137) | 4,765 | 3,222 | 22,007 | (29,905) | (15,131) |
| Income tax expense | (129) | (670) | (978) | (4,014) | 2,061 | - | (3,730) |
| Profit/(Loss) for the period | (212) | (15,807) | 3,787 | (792) | 24,068 | (29,905) | (18,861) |
| Included in segment loss of RM18.9 million above is RM0.6 million profit denominated in SGD as follows :- | | | | | | | |
| - SGD'000 | - | - | - | - | 221 | (14) | 207 |
| - RM'000 equiv. @ 2.9781 | - | - | - | - | 657 | (42) | 615 |

A10. Valuation of property, plant and equipment

There is no change in the fair value of the Properties since the end of the previous financial year.

A11. Subsequent events

There were no material events subsequent to the end of the quarter and period to-date ended 30 September 2017.

A12. Changes in composition of the Group

On 6 September 2017, the Company had entered into a Share Purchase Agreement with CIMB Group Sdn Bhd to dispose of its entire equity interest in Jupiter Securities Sdn Bhd ("JSSB") and its subsidiaries.

On 4 October 2017, the Company's wholly-owned subsidiary, Olympia Ventures Sdn Bhd, had entered into a Sale and Purchase Agreement with Global Mobility Investments Limited to dispose of 70% of its equity interest in Olympia Travels & Tours (S) Pte Lte ("OTTS").

A12. Changes in composition of the Group (cont'd)

Disposal group classified as held for sale / discontinuing operations :

At the end of the current reporting period, the assets, liabilities and relevant reserves of JSSB and OTTS have been presented in the statements of financial position as "Assets of disposal group classified as held for sale / discontinuing operations", "Liabilities directly associated with disposal group classified as held for sale / discontinuing operations" and "Reserves of disposal group classified as held for sale" respectively.

Details of the assets, liabilities and reserves of the disposal group classified as held for sale / discontinuing operations are as follows :-

| | 30/9/2017 |
|---|------------------|
| | RM'000 |
| Assets | |
| Property, plant & equipment | 1,002 |
| Trade & other receivables | 36,087 |
| Cash and bank balances | 20,158 |
| <i>Assets of disposal group classified as held for sale / discontinuing operations :</i> | <u>57,247</u> |
| Liabilities | |
| HP payables | 89 |
| Deferred tax liabilities | 46 |
| Trade & other payables | 24,991 |
| <i>Liabilities directly associated with disposal group classified as held for sale / discontinuing operations :</i> | <u>25,126</u> |
| Equity | |
| Foreign exchange reserve | 2,514 |
| <i>Reserves of disposal group classified as held for sale :</i> | <u>2,514</u> |

Further details of the disposals are described under Note B6. Save as disclosed above, there were no other material events subsequent to the end of the quarter ended 30 September 2017.

A13. Changes in contingent liabilities and contingent assets

There were no changes in other contingent liabilities and contingent assets since the last audited statement of financial position as at 31 December 2016.

A14. Capital commitments

There were no capital commitments contracted but not provided for in the interim financial statements as at 30 September 2017.

**B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA
MALAYSIA SECURITIES BERHAD**

B1. Performance review

| | | Individual Period (3rd Quarter) | | | | Cumulative Period (9 months year-to-date) | | | |
|-------------------------|---------------------|---------------------------------|--------------------------------|----------------|-------------|---|--------------------------------|---------------|-------------|
| | | Curr. year 30/9/2017 | Preceding year 30/9/2016 | + / - | | Curr. year 30/9/2017 | Preceding year 30/9/2016 | + / - | |
| RM'000 | | | | | | | | | |
| Revenue | - continuing op. | 28,289 | 30,118 | (1,829) | -6% | 146,669 | 97,469 | 49,200 | 50% |
| | - discontinuing op. | 2,269 | 1,700 | 569 | 33% | 7,490 | 5,454 | 2,036 | 37% |
| | | 30,558 | 31,818 | (1,260) | -4% | 154,159 | 102,923 | 51,236 | 50% |
| Profit before tax | - continuing op. | (669) | (7,281) | 6,612 | 91% | 17,453 | (16,328) | 33,781 | 207% |
| | - discontinuing op. | 745 | 1,099 | (354) | -32% | 337 | 1,197 | (860) | -72% |
| | | 76 | (6,182) | 6,258 | 101% | 17,790 | (15,131) | 32,921 | 218% |
| Profit after tax | - continuing op. | (1,587) | (7,909) | 6,322 | 80% | 11,607 | (19,929) | 31,536 | 158% |
| | - discontinuing op. | 745 | 963 | (218) | -23% | 337 | 771 | (434) | -56% |
| | | (842) | (6,946) | 6,104 | 88% | 11,944 | (19,158) | 31,102 | 162% |

Table 1: Financial review for current quarter & financial year-to-date

Current Quarter vs Previous Corresponding Quarter Last Year

The Group reported a consolidated revenue of RM30.6 million for the current quarter under review as compared to RM31.8 million in the previous corresponding quarter of last year, a decline of 4.0% or RM1.3 million in the Group's revenue. Gaming division remains the main contributor of the Group, making up 66.7% or RM20.4 million of total revenue to the Group for the current quarter.

The Group reported a profit before tax of RM76,000 for the current quarter compared to a RM6.2 million loss before tax in the previous corresponding quarter last year.

The variance in comparing both financial quarters is mainly due to :

- i) Gaming division – Higher profit due to lower payout ratio of 64.2%, down from 68.7% in the corresponding quarter last year, despite lower average sales value per draw.
- ii) Leasing segment – Lower profits due to lower average rental rate during the current quarter.
- iii) Investment Holding segment – Lower loss due to lower term loan interests during the current quarter.

YTD (9 months) Q3 FY 2017 vs YTD (9 months) Q3 2016

The Group reported a profit before tax of RM17.8 million during the 9 months ended 30 September 2017 compared to a RM15.1 million loss before tax in the corresponding 9 months period last year.

The variance is mainly due to:

- i) Property development segment :-
 - Profit from sale of development land: A wholly-owned subsidiary, Olympia Properties Sdn Bhd entered into a Sale and Purchase Agreement on 22 April 2016 with Semanja Hartamas Sdn Bhd for the disposal of a piece of development land held under Geran No. 77974, Lot No. 67801, situated in Mukim Batu, District of Kuala Lumpur, State of Wilayah Persekutuan Kuala Lumpur. The sale was completed on 25 April 2017.
 - Lower term loan interests during the current 9 months period to-date.
- ii) Gaming division – Lower profits due to lower average sales value per draw and higher payout ratio at 62.9%, up from 60.1% in the corresponding period last year.
- iii) Leasing segment – Lower profits due to lower average rental rate during the current 9 months period to-date.
- iv) Investment Holding segment – Lower loss due to lower term loan interests during the current quarter.

**B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA
MALAYSIA SECURITIES BERHAD**

B2. Comparison with immediate preceding quarter's results

| | | Current quarter 30/9/2017 | Immediate preceding quarter 30/6/2017 | + / - | |
|-------------------------|---------------------|---------------------------------|--|-----------------|--------------|
| | | RM'000 | | | |
| Revenue | - continuing op. | 28,289 | 86,687 | (58,398) | -67% |
| | - discontinuing op. | 2,269 | 2,613 | (344) | -13% |
| | | 30,558 | 89,300 | (58,742) | -66% |
| Profit before tax | - continuing op. | (669) | 18,273 | (18,942) | -104% |
| | - discontinuing op. | 745 | (441) | 1,186 | 269% |
| | | 76 | 17,832 | (17,756) | -100% |
| Profit after tax | - continuing op. | (1,587) | 14,055 | (15,642) | -111% |
| | - discontinuing op. | 745 | (441) | 1,186 | 269% |
| | | (842) | 13,614 | (14,456) | -106% |

Table 2: Financial review for current quarter compared with immediate preceding quarter

The Group reported a profit before tax of RM76,000 for the current quarter compared to a RM17.8 million profit before tax in the immediate preceding quarter.

This is mainly due to:

- i) Property development segment – profit from sale of development land & lower term loan interests during the previous quarter.

B3. Commentary of prospects

Amidst these uncertainties in the external environment, the Group's results for the rest of the current financial year will mostly remain subdued, in the face of higher interest rates and the weakening currency. The Group's property division's joint venture are unlikely to unveil new products until the economy and the external environment becomes more conducive.

However, Gaming and Leasing divisions are expected to sustain their present level of performance for the rest of the current financial year.

B4. Profit forecast and profit guarantee

The Group has not issued any profit forecast or profit guarantee during the current quarter and period to-date under review.

**B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA
MALAYSIA SECURITIES BERHAD**

B5. Taxation

| | Current Quarter 3 Months 30.9.2017 RM'000 | Cumulative Quarter 9 Months 30.9.2017 RM'000 |
|--|--|---|
| CONTINUING OPERATIONS :- | | |
| Current tax : Malaysian | (907) | (5,816) |
| Overseas | (9) | (28) |
| Deferred tax : Malaysian | (2) | (2) |
| Overseas | - | - |
| Total income tax attributable to continuing operations : | <u>(918)</u> | <u>(5,846)</u> |
| DISCONTINUING OPERATIONS :- | | |
| Current tax : Malaysian | - | - |
| Overseas | - | - |
| Deferred tax : Malaysian | - | - |
| Overseas | - | - |
| Total income tax attributable to discontinuing operations : | <u>-</u> | <u>-</u> |
| TOTAL : | <u>(918)</u> | <u>(5,846)</u> |

The Group's effective tax rate is higher than the statutory tax rate of 24% (2016: 24%) due additional assessments on disallowed expenses on certain subsidiaries of the Group.

B6. Corporate proposals

- (a) On 6 September 2017, the Company, together with the remaining non-controlling shareholders of Jupiter Securities Sdn Bhd ("JSSB"), had entered into a Share Purchase Agreement ("SPA") with CIMB Group Sdn Bhd ("Purchaser") for the disposal of the entire issued and paid-up share capital in JSSB consisting of 80,288,775 ordinary shares (after full conversion of the 2,000,000 redeemable convertible preference shares ("RCPS") held by the Company) ("Sale Shares") to the Purchaser for a total cash consideration of RM55,000,000 ("Consideration").

The Company currently holds 54,796,652 ordinary shares representing 74.43% equity interest in JSSB and 2,000,000 RCPS. Upon conversion of the RCPS to 6,666,667 ordinary shares in JSSB, the Company's shareholding in JSSB will increase to 76.55% consisting of 61,463,319 ordinary shares.

Accordingly, the Company shall dispose its entire 76.55% shareholding in JSSB to the Purchaser for consideration of RM42,104,049 ("Proposed Disposal"), subject to adjustment and upon satisfaction of all other terms and conditions as stipulated in the SPA.

The Proposed Disposal is currently pending the fulfillment of the conditions precedent as stipulated in the SPA.

- (b) On 4 October 2017, Olympia Ventures Sdn Bhd ("OVSB"), a wholly-owned subsidiary of the Company had entered into a Sale and Purchase Agreement with Global Mobility Investments Limited for the disposal of 70% of its interests in the issued and paid-up share capital in Olympia Travels & Tours (Singapore) Pte Ltd ("OTTS") for a total cash consideration of Singapore Dollars (S\$) 840,000 (equivalent to RM2,609,796). OTTS is wholly-owned by OVSB, which in turn is wholly-owned by the Company.

The Proposed Disposal is currently pending the fulfillment of the conditions precedent as stipulated in the SPA.

Save as disclosed above, there were no other corporate proposal announced but not completed as at 23 November 2017, being 7 days from the date of issuance of these interim financial statements.

**B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA
MALAYSIA SECURITIES BERHAD**

B7. Borrowings and debt securities

| | ----- As at 30.9.2017 ----- | | |
|-------------------------|-----------------------------|---------------------|-----------------|
| | Secured RM'000 | Unsecured RM'000 | Total RM'000 |
| Group borrowings | | | |
| Short term: | | | |
| Term loans | (67) | - | (67) |
| Hire purchase payables | 214 | - | 214 |
| | 147 | - | 147 |
| Long term: | | | |
| Term loans | 168,978 | - | 168,978 |
| Hire purchase payables | 1,001 | - | 1,001 |
| | 169,979 | - | 169,979 |
| | 170,126 | - | 170,126 |

All borrowings are denominated in Ringgit Malaysia.

B8. Derivative Financial Instrument

During the previous financial year, the Group entered into an interest rate swap ("IRS") contract to manage its exposure to interest rate risks by converting its floating rate liabilities to fixed rate liabilities in order to limit the Group's exposure to unfavourable interest rate fluctuations on the underlying debt instrument, specifically a long term loan included under Note B7.

The IRS for the term loan was entered into for 5 years with a fixed swap rate of 3.75%.

The notional amount, fair values and maturity tenure of the outstanding IRS contract as at 30 September 2017 are disclosed as follows :-

| | Contract / notional amount RM'000 | Classification in Statement of Financial Position | | | |
|----------------|--|---|-------------------|-----------------------|-------------------|
| | | Assets | | Liabilities | |
| | | Non-current RM'000 | Current RM'000 | Non-current RM'000 | Current RM'000 |
| IRS contract : | | | | | |
| - 4 years | 120,000 | - | - | (399) | - |

Since its inception, there is no change to the type of derivative financial contracts entered into, the cash requirements of the derivative, the risks associated with the derivative; and the risk management objectives and policies to mitigate these risks.

B9. Changes in material litigation

The list of material litigation is announced to Bursa Malaysia together with this Interim Financial Report. Other than as disclosed in the attached list of material litigation, there are no material litigations that have material effect to the Group at the date of this report.

B10. Off balance sheet financial instruments

There were no off balance sheet financial instruments as at the date of this report.

B11. Dividend payable

No dividend has been declared for the financial period to-date ended 30 September 2017.

**B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA
MALAYSIA SECURITIES BERHAD**

B12. Notes to the condensed consolidated statement of comprehensive income

The following amount have been credited/(charged) in arriving at profit/(loss) before tax:

| | Quarter ended | | Financial period ended | |
|---|---------------------|---------------------|------------------------|---------------------|
| | 30.9.2017 RM'000 | 30.9.2016 RM'000 | 30.9.2017 RM'000 | 30.9.2016 RM'000 |
| Interest income | 744 | 877 | 2,429 | 2,684 |
| Interest expense | (3,522) | (3,998) | (10,172) | (16,418) |
| Dividend income | 145 | 55 | 317 | 190 |
| Depreciation on property, plant and equipment | (1,128) | (1,121) | (3,359) | (3,300) |
| Property, plant and equipment written off | - | (23) | (4) | (34) |
| Amortisation of transaction costs on borrowings | - | (60) | (244) | (593) |
| Gain/(Loss) on fair value changes of investment securities | (34) | 4 | 13 | 11 |
| Impairment loss on receivables | (9) | 8 | (53) | (7) |
| Reversal of impairment loss on receivables | - | - | - | - |

B13. Earnings/(Loss) per share

a) Basic

The basic earnings/(loss) per share for the quarter and cumulative period to date is computed as follows:

| | Quarter ended | | Financial period ended | |
|---|---------------|-----------|------------------------|-----------|
| | 30.9.2017 | 30.9.2016 | 30.9.2017 | 30.9.2016 |
| Profit/(Loss) attributable to Owners of the Company (RM'000) :- | | | | |
| - continuing operations | (1,587) | (7,909) | 11,607 | (19,926) |
| - discontinuing operations | 835 | 1,126 | 527 | 808 |
| | (752) | (6,783) | 12,134 | (19,118) |
| Weighted average number of ordinary shares in issue ('000) | 1,023,432 | 1,023,432 | 1,023,432 | 1,023,432 |
| Earnings/(Loss) per share (Sen) :- | | | | |
| - continuing operations | (0.2) | (0.8) | 1.1 | (1.9) |
| - discontinuing operations | 0.1 | 0.1 | 0.1 | 0.1 |
| | (0.1) | (0.7) | 1.2 | (1.9) |

b) Diluted

As there are no potential dilutive ordinary shares outstanding at reporting date, the diluted earnings per share is the same as the basic earnings per share.

B14. Realised and unrealised profit/losses

The retained earnings/(accumulated losses) as at reporting date are analysed as follows :

| | As at 30.9.2017 RM'000 | As at 31.12.2016 RM'000 Audited |
|--------------------------------|--|--|
| | Holding company and its subsidiaries : | |
| Realised | (798,279) | (1,549,346) |
| Unrealised | (2,643) | (2,641) |
| | (800,922) | (1,551,987) |
| Associated companies : | | |
| Realised | - | - |
| Unrealised | - | - |
| | (800,922) | (1,551,987) |
| Effects of par value reduction | - | 739,066 |
| Consolidation adjustments | 1,130,522 | 1,130,386 |
| | 329,600 | 317,465 |

On behalf of the Board

OLYMPIA INDUSTRIES BERHAD

Lim Yoke Si
Company Secretary

Kuala Lumpur
30 November 2017