



**I-BERHAD** (7029-H)  
**CONDENSED CONSOLIDATED INCOME STATEMENTS**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**  
(The figures have not been audited)

	Note	-----Individual quarter-----		-----6 Months Cumulative -----	
		Current year quarter 30/06/2009 RM '000	Preceding year corresponding quarter 30/06/2008 RM '000	Current year to date 30/06/2009 RM '000	Preceding year corresponding period 30/06/2008 RM '000
Revenue	3	173	475	1,640	867
Operating Expenses		(2,359)	(747)	(6,024)	(1,510)
Other Operating Income		69	134	206	523
<b>Operating Loss</b>		<b>(2,117)</b>	<b>(138)</b>	<b>(4,178)</b>	<b>(120)</b>
Interest Income		543	723	1,297	1,349
Share of Result of an Associate		(236)	(101)	(610)	(120)
<b>(Loss) / Profit Before Taxation</b>		<b>(1,810)</b>	<b>484</b>	<b>(3,491)</b>	<b>1,109</b>
Tax Income / (Expense)	18	187	41	146	(68)
<b>(Loss) / Profit For The Period</b>		<b>(1,623)</b>	<b>525</b>	<b>(3,345)</b>	<b>1,041</b>
(Loss) / Earnings Per Share (sen)					
(a) Basic	26	(1.53)	0.49	(3.14)	0.98
(b) Fully Diluted	26	(1.53)	0.49	(3.14)	0.98

**(The Condensed Consolidated Income Statements should be read in conjunction with the Audited Financial Statements for the financial year ended 31 December 2008 and the accompanying explanatory notes attached to this interim financial report)**



**I-BERHAD** (7029-H)  
**CONDENSED CONSOLIDATED BALANCE SHEET**  
**AS AT 30 JUNE 2009**  
(The figures have not been audited)

	Note	As at end of current quarter 30/06/2009 RM '000	As at preceding financial year end 31/12/2008 RM '000
<b>ASSETS</b>			
<b>Non Current Assets</b>			
Property, Plant and Equipment	8	20,009	8,684
Prepaid Lease Payments		2,865	2,887
Investment Properties		13,283	13,080
Investment In Associate		-	610
		<hr/> 36,157	<hr/> 25,261
<b>Current Assets</b>			
Property Development Costs		90,395	74,827
Inventories		-	1,297
Investments	20	1,315	3,253
Marketable Securities	20	85	85
Receivables		7,971	7,335
Cash & Cash Equivalents		<hr/> 57,470	<hr/> 120,159
		157,236	206,956
<b>TOTAL ASSETS</b>		<hr/> <hr/> 193,393	<hr/> <hr/> 232,217
<b>EQUITY AND LIABILITIES</b>			
<b>Equity Attributable to Equity Holders</b>			
Share Capital		114,486	114,486
Treasury Shares	9	(8,470)	(8,470)
Reserves		<hr/> 49,991	<hr/> 57,310
<b>TOTAL EQUITY</b>		156,007	163,326
<b>Non Current Liabilities</b>			
Deferred Tax Liabilities		<hr/> 696	<hr/> 696
		696	696
<b>Current Liabilities</b>			
Payables		36,690	68,187
Tax Payables		<hr/> -	<hr/> 8
		36,690	68,195
<b>TOTAL LIABILITIES</b>		37,386	68,891
<b>TOTAL EQUITY AND LIABILITIES</b>		<hr/> <hr/> 193,393	<hr/> <hr/> 232,217
<b>Net Assets Per Share (RM) (Note 1)</b>		<hr/> <hr/> 1.47	<hr/> <hr/> 1.54

**Note 1:**

The net assets per share for 2009 is calculated by dividing the total net assets by the number of ordinary shares in issue of 114,486,356 ordinary shares net of treasury shares.

The net assets per share for 2008 is calculated by dividing the total net assets by the number of ordinary shares in issue of 114,486,356 ordinary shares net of treasury shares.

**(The Condensed Consolidated Balance Sheet should be read in conjunction with the Audited Financial Statements for the financial year ended 31 December 2008 and the accompanying explanatory notes attached to this interim financial report)**



**I-BERHAD** (7029-H)  
**CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**  
(The figures have not been audited)

	<b>Share Capital RM '000</b>	<b>Reserve Attributable to Capital RM '000</b>	<b>Accumulated Loss RM '000</b>	<b>Treasury Shares RM '000</b>	<b>Total RM '000</b>
<b>At 1 January 2008</b>	114,486	62,099	(18,079)	(8,470)	150,036
Movements during the period (cumulative)	-	36	1,041	-	1,077
<b>At 30 June 2008</b>	<u>114,486</u>	<u>62,135</u>	<u>(17,038)</u>	<u>(8,470)</u>	<u>151,113</u>
<b>At 1 January 2009</b>	114,486	62,119	(4,809)	(8,470)	163,326
Movements during the period (cumulative)	-	16	(3,345)	-	(3,329)
Final dividend for the financial year ended 31 Dec 2008	-	-	(3,990)	-	(3,990)
<b>At 30 June 2009</b>	<u>114,486</u>	<u>62,135</u>	<u>(12,144)</u>	<u>(8,470)</u>	<u>156,007</u>

(The Condensed Consolidated Statement Of Changes In Equity should be read in conjunction with the Audited Financial Statements for the financial year ended 31 December 2008 and the accompanying explanatory notes attached to this interim financial report)



**I-BERHAD** (7029-H)  
**CONDENSED CONSOLIDATED CASH FLOW STATEMENT**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**  
(The figures have not been audited)

	<b>Current year to date 30/06/2009 RM '000</b>	<b>Preceding year corresponding period 30/06/2008 RM '000</b>
Net cash used in operating activities	(48,991)	(34,934)
Net cash (used in) / generated from investing activities	(9,708)	2,425
Net cash used in financing activities	(3,990)	-
<b>Net decrease in cash &amp; cash equivalents</b>	<b>(62,689)</b>	<b>(32,509)</b>
Cash & cash equivalents at beginning of financial year	120,159	97,683
<b>Cash &amp; cash equivalents at end of the financial year</b>	<b>57,470</b>	<b>65,174</b>
 <b>Cash and cash equivalents at the end of the financial year comprise the following :</b>		
 <b>Cash and bank balances</b>	 <b>57,470</b>	 <b>65,174</b>

(The Condensed Consolidated Cash Flow Statement should be read in conjunction with the Audited Financial Statements for the financial year ended 31 December 2008 and the accompanying explanatory notes attached to this interim financial report)



**I-BERHAD (7029-H)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**

**PART A -EXPLANATORY NOTES PURSUANT TO FRS 134**

**1 Basis of Preparation**

The interim financial statements have been prepared in accordance with Financial Reporting Standards ("FRS") : 134, Interim Financial Reporting and Chapter 9, Part K of the Listing Requirements of Bursa Malaysia Securities Berhad.

The unaudited interim financial statements should be read in conjunction with the audited financial statements for the financial year ended 31 December 2008. The 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 the Group since the year ended 31 December 2008.

The significant accounting policies and methods of computation adopted by the Group are consistent with those adopted in the audited financial statements for the year ended 31 December 2008.

**2 Auditors' Report on Preceding Annual Financial Statements**

The auditors' report of the Group's financial statements for the financial year ended 31 December 2008 was not qualified.

**3 Segmental Information**

The Group's segmental report for the financial period under review is as follows:-

**(a) Business segments**

	-----Individual quarter-----		----- 6 Months Cumulative -----	
	Current year quarter 30/06/2009 RM'000	Preceding year corresponding quarter 30/06/2008 RM'000	Current year to date 30/06/2009 RM'000	Preceding year corresponding period 30/06/2008 RM'000
<u>Revenue</u>				
Property Development	-	471	1,388	858
Property Investment	223	-	300	-
Others	9	4	16	9
Total revenue including inter-segment sales	232	475	1,704	867
Elimination of inter-segment sales	(59)	-	(64)	-
Total	173	475	1,640	867
<u>Results</u>				
Property Development	(207)	(6)	(404)	(22)
Property Investment	(1,429)	(72)	(3,194)	(154)
Others	(250)	(30)	(316)	166
	(1,886)	(108)	(3,914)	(10)
Elimination of inter-segment sales	(9)	-	26	-
Loss from operations	(1,895)	(108)	(3,888)	(10)
Unallocated corporate expenses	(222)	(30)	(290)	(110)
Operating loss	(2,117)	(138)	(4,178)	(120)
Share of loss of associate	(236)	(101)	(610)	(120)
Interest income	543	723	1,297	1,349
Income tax	187	41	146	(68)
(Loss) / Profit for the period	(1,623)	525	(3,345)	1,041

**(b) Geographical segment**

The financial information by geographical location is not presented as the Group's activities are predominantly in Malaysia.



**I-BERHAD (7029-H)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**

**4 Unusual Items due to their Nature, Size or Incidence**

There were no unusual items affecting assets, liabilities, equity, net income, or cash flows during the financial quarter ended 30 June 2009.

**5 Changes in Estimates**

There were no changes in estimates reported in prior interim periods of the current financial year or prior financial year which have a material effect in the current interim financial period.

**6 Comments about Seasonal or Cyclical Factors**

The Group's business was not significantly affected by any seasonal or cyclical factors in the current interim period.

**7 Dividends Paid**

No dividend was paid in the current quarter.

**8 Valuation of Property, Plant and Equipment**

The valuation of property, plant and equipment have been brought forward, without amendment from the previous audited financial statements.

**9 Changes in Debt and Equity Securities**

There were no issuance or repayment of debt or equity securities, share buy-back, share cancellations and sale of treasury shares for the current financial year to date.

All the treasury shares were bought in the previous financial years and were being held and retained as treasury shares as defined under Section 67A of the Companies Act, 1965. As at 30 June 2009, the total number of treasury shares held were 8,085,000 representing 7.06% of the total paid-up share capital of the Company. None of the treasury shares were sold or cancelled during the current quarter.

**10 Changes in Composition of the Group**

There were no changes in the composition of the Group during the interim financial period.

**11 Capital Commitments**

There was no capital commitments as at the end of the current quarter or last annual balance sheet date.

**12 Changes in Contingent Liabilities or Contingent Assets**

**a. Contingent Liabilities**

	As at 30/06/2009 RM'000	As at 31/12/2008 RM'000
i. Bank guarantees given to third parties in respect of services rendered to a subsidiary company	375	225
ii. Bank guarantee given to third party in respect of water reticulation works granted to a subsidiary company	110	110
iii. Guarantee given to a third party for securing the ljarah rental owing to the third party as part of the terms and conditions for a sale and leaseback transaction between the third party and a subsidiary	<u>26,778</u>	<u>29,509</u>
	<u>27,263</u>	<u>29,844</u>

**b. Contingent Assets**

There were no contingent assets as at the end of the current quarter or last annual balance sheet date.

**13 Material Events Subsequent to the End of Interim Period**

There were no material events subsequent to the end of the financial period and up to the date of this report that have not been reflected in the financial statements for the current interim financial period.



**I-BERHAD (7029-H)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**

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

**14 Performance Review**

For the 1st half ended 30 June 2009, the Group posted an after-tax loss of RM3.3 million as compared to the after-tax profit of RM1.0 million a year ago, primarily due to RM2.7 million rental guarantee paid for the 36 units cybercentre office suites as well as the share of losses from an associate company of RM0.6 million.

**15 Comment on the Profit Before Taxation for the Quarter Reported against the First Quarter 2009**

Other than the lower revenue recorded in the current quarter under review, the Group's operating results were comparable to the first quarter of 2009, where it's operating income was largely contributed by the Group's leasing activities.

**16 Commentary on Prospects**

The next cybercentre office suites under development is scheduled for completion in the 4th quarter of 2009 and consequently, the Group do not envisage any sales to be generated from property development until then. Based on the weakening property market coupled with the uncertainty in the economic outlook, the Group's business for the year 2009 is expected to be extremely challenging.

**17 a. Explanatory Note for Variance of Actual Profit After Tax and Minority Interest and Profit Forecast After Tax and Minority Interest**

Not applicable

**b. Explanatory Note for Any Shortfall in Profit Guarantee**

Not applicable

**18 Tax Income / (Expense)**

	-----Individual quarter-----		----- 6 Months Cumulative -----	
	Current year quarter 30/06/2009 RM'000	Preceding year corresponding quarter 30/06/2008 RM'000	Current year to date 30/06/2009 RM'000	Preceding year corresponding period 30/06/2008 RM'000
- Current year tax (expense)/income	(178)	41	(219)	(68)
- Over provision in prior years	365	-	365	-
- Deferred Tax	-	-	-	-
<b>Tax Income / (Expense)</b>	<b>187</b>	<b>41</b>	<b>146</b>	<b>(68)</b>

Despite reporting a loss before taxation for the current quarter and six months under review, the Group recorded tax expense of RM0.2 million mainly due to the adding back of some disallowable expenses for certain subsidiaries.

**19 Sale of Unquoted Investments and/or Properties**

There were no sales of investment and/or properties for the current financial period and financial year-to-date.

**20 Quoted Securities**

	As At 30/06/2009 RM'000
<b>a. Investments in Money Market Fund</b>	
At Cost/Book Value	1,315
At Market value	1,308
<b>b. Investments in quoted securities as at the reporting period:</b>	
At Cost/Book Value	85
At Market value	209



**I-BERHAD (7029-H)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE SECOND QUARTER ENDED 30 JUNE 2009**

**21 a. Status of Corporate Proposals**

There were no new corporate proposals for the financial quarter under review.

**b. Status on Utilisation of Right Issue Proceeds**

Utilisation As Approved	Revised Utilisation As Approved by the SC vide its letter dated 6 February 2009		Utilisation As At 30/06/09 RM'000	Balance Unutilised RM'000
	RM'000	RM'000		
Advertising and promotions	7,746		2,977	4,769
Development of i-City :-				
- Bridge financing for i-City	25,209		20,782	4,427
- Long term investment in data centre	20,000		15,551	4,449
- Investment in ICT facilities	10,000		4,761	5,239
- Investment in the retail centre	10,000		10,000	-
Marketing network, sales and service outlet showroom for i-City	1,000		800	200
<b>Total</b>	<b>73,955</b>		<b>54,871</b>	<b>19,084</b>

On 23 February 2009, all conditions imposed by the Securities Commission ("SC") vide its letter dated 6 February 2009 in respect of the Company's revision in utilisation of the right issue proceeds of RM73.955 million, have been met by the Company.

**22 Group Borrowings and Debt Securities**

The Group has no borrowings and debt securities as at 30 June 2009.

**23 Off Balance Sheet Financial Instruments**

There were no financial instruments with off balance sheet risk at the date of the report.

**24 Changes in Material Litigation**

On 2 February 2009, China National Complete Plant Import and Export Guangzhou Company Limited ("China National"), a company incorporated in the Republic of China, filed an updated claim at the China International Economic and Trade Arbitration Centre ("CIETAC") against the Company amounting to USD406,848 (approximately RM1,482,998) for goods supposedly supplied by China National to the Company. The Company and its subsidiaries did not have any dealings with China National.

The Company has in April 2009 filed a Statement of Defense with CIETAC and CIETAC has set the arbitration date on 23rd and 24th of September 2009.

The Directors, based on the advice of the Company's solicitors, are of the opinion that the case is frivolous and the Company has a strong defense against the claim, as such no provision for contingency claim has been made in the financial statements.

**25 Dividend**

No interim dividend has been declared for the financial period ended 30 June 2009 (30 June 2008: Nil)

**26 Earnings Per Ordinary Share**

	-----Individual quarter-----		----- 6 Months Cumulative -----	
	Current year quarter 30/06/2009	Preceding year corresponding quarter 30/06/2008	Current year to date 30/06/2009	Preceding year corresponding period 30/06/2008
<b>a. Basic</b>				
Net (loss) / profit attributable to equity holders of the Company (RM'000)	(1,623)	525	(3,345)	1,041
Number of ordinary shares in issue, net of treasury shares ('000)	106,401	106,401	106,401	106,401
Basic (loss) / earnings per ordinary share (sen)	(1.53)	0.49	(3.14)	0.98

**b. Diluted**

The fully diluted earnings per share have not been presented as there is no dilutive effect on the shares of the Company.

**27 Authorisation for Issue**

The financial statements were authorised for issue by the Board of Directors in accordance with a resolution of the Directors on 25 August 2009.

**BY ORDER OF THE BOARD**

**TOO YET LAN**  
**Secretary**  
 Shah Alam  
 25 August 2009