



SCIENTEX BERHAD
 (Company No: 196801000264 [7867-P])
 (Incorporated in Malaysia)

QUARTERLY REPORT

Quarterly report on consolidated results for the financial quarter ended 31 January 2022

The figures have not been audited.

CONDENSED CONSOLIDATED STATEMENT OF PROFIT OR LOSS

For the six months ended 31 January 2022

	INDIVIDUAL QUARTER		CUMULATIVE QUARTER	
	Current year quarter 31.1.2022 RM'000	Preceding year corresponding quarter 31.1.2021 RM'000	Current year to date 31.1.2022 RM'000	Preceding year corresponding period 31.1.2021 RM'000
Revenue	952,007	906,545	1,880,179	1,708,804
Operating profit	125,865	149,174	259,082	275,930
Interest expense	(4,905)	(2,383)	(9,241)	(4,667)
Investing results	3,099	2,731	4,637	6,289
Profit before tax	124,059	149,522	254,478	277,552
Taxation	(25,126)	(28,434)	(47,345)	(56,575)
Profit for the quarter / period	98,933	121,088	207,133	220,977
Profit attributable to:				
Owners of the Company	93,686	112,166	196,560	204,699
Non-controlling interests	5,247	8,922	10,573	16,278
Profit for the quarter / period	98,933	121,088	207,133	220,977
Earnings per share attributable to owners of the Company (sen per share)				
- Basic	6.04	7.23	12.67	13.21
- Diluted	6.01	N/A	12.62	N/A

(The Condensed Consolidated Statement of Profit or Loss should be read in conjunction with the Audited Financial Statements for the year ended 31 July 2021)



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QUARTERLY REPORT

Quarterly report on consolidated results for the financial quarter ended 31 January 2022
 The figures have not been audited.

CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME
For the six months ended 31 January 2022

	INDIVIDUAL QUARTER		CUMULATIVE QUARTER	
	Current year quarter	Preceding year corresponding quarter	Current year to date	Preceding year corresponding period
	31.1.2022 RM'000	31.1.2021 RM'000	31.1.2022 RM'000	31.1.2021 RM'000
Profit for the quarter / period	98,933	121,088	207,133	220,977
Other comprehensive income/(loss), net of income tax: Items that may be reclassified subsequently to profit or loss:				
- Foreign currency translation of foreign operations	593	(6,475)	(5,388)	(9,335)
Other comprehensive income/(loss) for the quarter / period, net of income tax	593	(6,475)	(5,388)	(9,335)
Total comprehensive income for the quarter / period, net of income tax	99,526	114,613	201,745	211,642
Total comprehensive income for the quarter / period attributable to:				
Owners of the Company	94,769	107,992	193,938	196,861
Non-controlling interests	4,757	6,621	7,807	14,781
	99,526	114,613	201,745	211,642

(The Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Audited Financial Statements for the year ended 31 July 2021)

SCIENTEX BERHAD
(Company No: 196801000264 [7867-P])
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CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION
As at 31 January 2022

	AS AT CURRENT FINANCIAL QUARTER ENDED 31.1.2022 RM'000 (Unaudited)	AS AT PRECEDING FINANCIAL YEAR ENDED 31.7.2021 RM'000 (Audited)
ASSETS		
Non-current assets		
Property, plant and equipment	1,419,838	1,382,668
Right-of-use assets	5,714	5,126
Investment properties	16,900	16,900
Land held for property development	1,713,389	1,283,660
Investment in joint venture	15,086	14,149
Investment in associate	84,630	85,224
Other investments	24,525	24,525
Deferred tax assets	15,531	15,552
Goodwill	330,054	332,176
	3,625,667	3,159,980
Current assets		
Property development costs	388,650	411,533
Inventories	355,934	386,958
Trade and other receivables	888,312	898,054
Cash and cash equivalents	109,228	243,308
	1,742,124	1,939,853
TOTAL ASSETS	5,367,791	5,099,833
EQUITY AND LIABILITIES		
Capital and reserves		
Share capital	704,799	703,250
Reserves	2,243,351	2,192,413
Equity attributable to owners of the Company	2,948,150	2,895,663
Non-controlling interests	172,311	201,545
Total equity	3,120,461	3,097,208
Non-current liabilities		
Borrowings	300,239	300,950
Lease liabilities	3,374	3,363
Retirement benefits obligations	44,161	42,145
Deferred tax liabilities	83,667	84,905
	431,441	431,363
Current liabilities		
Borrowings	1,075,818	818,847
Lease liabilities	5,177	4,617
Trade and other payables	698,160	708,209
Tax liabilities	36,734	39,589
	1,815,889	1,571,262
Total liabilities	2,247,330	2,002,625
TOTAL EQUITY AND LIABILITIES	5,367,791	5,099,833
Net assets per share attributable to owners of the Company (RM)	1.90	1.87

(The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for the year ended 31 July 2021)



SCIENTEX BERHAD
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(Incorporated in Malaysia)

**CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY
FOR THE SIX MONTHS ENDED 31 JANUARY 2022**

	Reserves						Attributable to owners of the Company RM'000	Non-controlling interests RM'000	Total equity RM'000
	Share capital RM'000	Treasury shares RM'000	Property revaluation surplus RM'000	Foreign currency translation reserve RM'000	Other reserves RM'000	Retained earnings RM'000			
As at 1 August 2021	703,250	(1)	90,719	10,678	461	2,090,556	2,895,663	201,545	3,097,208
Profit for the period	-	-	-	-	-	196,560	196,560	10,573	207,133
Other comprehensive loss for the period	-	-	-	(2,622)	-	-	(2,622)	(2,766)	(5,388)
Total comprehensive income for the period	-	-	-	(2,622)	-	196,560	193,938	7,807	201,745
Acquisition of additional interest in an existing subsidiary	-	-	-	-	-	(65,450)	(65,450)	(28,057)	(93,507)
Issuance of ordinary shares pursuant to: Share Grant Plan	1,442	-	-	-	-	-	1,442	-	1,442
Exercise of warrants	107	-	-	-	-	-	107	-	107
Dividends	-	-	-	-	-	(77,550)	(77,550)	(8,984)	(86,534)
As at 31 January 2022	704,799	(1)	90,719	8,056	461	2,144,116	2,948,150	172,311	3,120,461
As at 1 August 2020	691,782	(1)	90,719	15,465	461	1,762,966	2,561,392	194,260	2,755,652
Profit for the period	-	-	-	-	-	204,699	204,699	16,278	220,977
Other comprehensive loss for the period	-	-	-	(7,838)	-	-	(7,838)	(1,497)	(9,335)
Total comprehensive income for the period	-	-	-	(7,838)	-	204,699	196,861	14,781	211,642
Issuance of ordinary shares pursuant to Share Grant Plan	11,203	-	-	-	-	-	11,203	-	11,203
Expenses in relation to bonus issue and issuance of free warrants	-	-	-	-	-	(449)	(449)	-	(449)
Dividends	-	-	-	-	-	(67,192)	(67,192)	(7,008)	(74,200)
As at 31 January 2021	702,985	(1)	90,719	7,627	461	1,900,024	2,701,815	202,033	2,903,848

(The Condensed Consolidated Statement Of Changes In Equity should be read in conjunction with the Audited Financial Statements for the year ended 31 July 2021)

SCIENTEX BERHAD
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CONDENSED CONSOLIDATED STATEMENT OF CASH FLOW
For the six months ended 31 January 2022

	6 MONTHS ENDED 31.1.2022 RM'000	6 MONTHS ENDED 31.1.2021 RM'000
CASH FLOWS FROM/(USED IN) OPERATING ACTIVITIES		
Profit before taxation	254,478	277,552
Adjustments	62,322	60,207
Operating profits before working capital changes	<u>316,800</u>	<u>337,759</u>
Movement in working capital:		
Decrease in inventories	30,582	98,864
Decrease in development properties	65,167	47,497
Increase in receivables	(10,873)	(91,205)
Decrease in payables	(13,540)	(27,950)
Cash generated from operations	<u>388,136</u>	<u>364,965</u>
Taxation paid	(57,716)	(25,933)
Gratuity and retirement benefits paid	(614)	(1,355)
Net cash from operating activities	<u>329,806</u>	<u>337,677</u>
CASH FLOWS FROM/(USED IN) INVESTING ACTIVITIES		
Investment in an associate	-	(4,000)
Purchase of additional interest in an existing subsidiary	(93,507)	-
Purchase of property, plant and equipment	(74,944)	(55,017)
Deposit paid for purchase of plant and equipment	(16,240)	(10,876)
Purchase of land held for development	(415,300)	(437,548)
Deposit paid for purchase of land held for development	(27,442)	(22,091)
Proceeds from disposal of property, plant and equipment	52	128
Capital reduction from investment in joint venture	-	12,500
Dividend income received	4,331	2,900
Interest received	1,154	1,620
Net cash used in investing activities	<u>(621,896)</u>	<u>(512,384)</u>
CASH FLOWS FROM/(USED IN) FINANCING ACTIVITIES		
Dividends paid to:		
Shareholders of the Company	(77,550)	(67,192)
Non-controlling shareholders of subsidiaries	(8,984)	(7,008)
Proceeds from exercise of warrants in the Company	107	-
Expenses incurred in relation to bonus issue and issuance of free warrants	-	(449)
Net repayment of term loans	(5,634)	(6,042)
Net drawdown/(repayment) of short term borrowings	264,398	(23,662)
Repayment of lease liabilities	(1,595)	(1,343)
Finance cost paid	(12,732)	(9,152)
Net cash from/(used in) financing activities	<u>158,010</u>	<u>(114,848)</u>
NET CHANGE IN CASH AND CASH EQUIVALENTS	<u>(134,080)</u>	<u>(289,555)</u>
CASH AND CASH EQUIVALENTS AT BEGINNING OF THE PERIOD	<u>243,308</u>	<u>413,244</u>
CASH AND CASH EQUIVALENTS AT END OF THE PERIOD	<u>109,228</u>	<u>123,689</u>
Cash and cash equivalents in the cash flow statement comprise :		
Cash and bank balances	69,145	102,621
Short term deposits	40,083	21,068
	<u>109,228</u>	<u>123,689</u>

(The Condensed Consolidated Statement of Cash Flow should be read in conjunction with the Audited Financial Statements for the year ended 31 July 2021)

NOTES TO THE INTERIM FINANCIAL REPORT
FOR THE FINANCIAL QUARTER ENDED 31 JANUARY 2022

PART A: EXPLANATORY NOTES PURSUANT TO MFRS 134

A1 Basis of preparation

The interim financial report is unaudited and has been prepared in accordance with MFRS 134 Interim Financial Reporting and paragraph 9.22 and Appendix 9B of Bursa Malaysia Securities Berhad Main Market Listing Requirements.

The interim financial statements should be read in conjunction with the audited financial statements of the Group for the financial year ended 31 July 2021 which were prepared under Malaysian Financial Reporting Standards (“MFRS”). 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 the Group since the financial year ended 31 July 2021.

The accounting policies adopted in the preparation of the interim financial statements are consistent with those adopted for the annual audited financial statements for the financial year ended 31 July 2021, except for the adoption of the following amendments to MFRSs that are effective for financial statements beginning on 1 August 2021, as disclosed below:

Amendments to MFRS 9, MFRS 139,
MFRS 7, MFRS 4 and MFRS 16
Amendments to MFRS 16

Interest Rate Benchmark Reform – Phase 2

COVID-19 – Related Rent Concessions beyond 30 June 2021

The adoption of the above amendments to MFRSs are not expected to have significant impact on the financial statements of the Group.

A2 Audit report

The Group's preceding annual financial statements for the financial year ended 31 July 2021 was not qualified.

A3 Seasonal or cyclical factors

The business operations of the Group for the current financial quarter under review were not materially affected by any seasonal or cyclical factors.

A4 Unusual items affecting assets, liabilities, equity, net income or cash flows

There were no material items affecting assets, liabilities, equity, net income or cash flows that are unusual because of their nature, size or incidence for the current financial quarter under review.

A5 Material changes in estimates

There were no changes in estimates of amounts reported in prior interim periods that have a material effect in the current financial quarter under review.

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A6 Changes in debts and equity securities

There were no issuance and repayment of debts and equity securities, share buy-backs, share cancellations, shares held as treasury shares and resale of treasury shares for the current financial period under review, except for the followings: -

Share Grant Plan

On 2 December 2021, the Company issued and allotted 319,000 new ordinary shares to the eligible employees of Scientex Berhad's group of companies, pursuant to the Scientex Berhad Share Grant Plan.

Conversion of Warrants to Ordinary Shares

During the current financial quarter under review, the Company issued 24,738 new ordinary shares pursuant to the exercise of 24,738 warrants at the exercise price of RM4.30 per warrant.

As at 31 January 2022, the total number of issued shares of the Company was 1,550,999,867 ordinary shares, out of which 100 ordinary shares were held as treasury shares. The total number of unexercised warrants was 103,286,327.

A7 Dividends paid

The amount of dividend paid by the Company since 31 July 2021 was as follows:

RM'000

In respect of the financial year ended 31 July 2021:

Single tier final dividend of 5 sen per ordinary share declared on 8 December 2021 and paid on 13 January 2022

77,550

A8 Segment information

Segment information is presented in respect of the Group's business segments.

6 months ended 31 January 2022

	Packaging RM'000	Property Development RM'000	Total RM'000
Revenue	1,370,885	509,294	<u>1,880,179</u>
Results			
Operating profit	118,407	140,675	259,082
Investing results			4,637
Interest expense			<u>(9,241)</u>
Profit before taxation			<u>254,478</u>

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A8 Segment information (Cont'd)

6 months ended 31 January 2021

	Packaging RM'000	Property Development RM'000	Total RM'000
Revenue	1,202,597	506,207	1,708,804
Results			
Operating profit	131,580	144,350	275,930
Investing results			6,289
Interest expense			(4,667)
Profit before taxation			277,552

A9 Disclosure items

The following items have been included in arriving at profit before tax:

	3 months ended		6 months ended	
	31.1.2022 RM'000	31.1.2021 RM'000	31.1.2022 RM'000	31.1.2021 RM'000
(a) Interest income	(476)	(983)	(1,154)	(1,620)
(b) Other income	(1,327)	(826)	(2,444)	(1,646)
(c) Interest expense	4,817	2,256	9,060	4,421
(d) Interest on lease liabilities	88	127	181	246
(e) Depreciation of property, plant and equipment	27,804	26,787	55,648	53,539
(f) Depreciation of right-of-use assets	879	876	1,701	1,553
(g) Net provision/(write back) of receivables	(303)	(110)	80	(198)
(h) Net provision/(write back) of inventories	26	(234)	442	81
(i) Gain on disposal of plant and equipment	(46)	(47)	(52)	(78)
(j) Property, plant and equipment written off	1	-	1	169
(k) Net foreign exchange loss/(gain)	6,718	(9,849)	(6,872)	(15,245)

In the current financial quarter and current financial year-to-date ended 31 January 2022, there were no:

- Impairment of assets;
- Gain or loss on disposal of quoted or unquoted investments;
- Gain or loss on derivatives; and
- Any other material items not disclosed above.

A10 Valuation of property, plant and equipment and investment properties

The valuation of property, plant and equipment and investment property were brought forward without any amendments from the preceding annual financial statements.

A11 Events subsequent to the end of the reporting period

There were no material events subsequent to the end of the current financial quarter which have not been reflected in the financial statements for the said period as at the date of this report.

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A12 Changes in the composition of the Group

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

A13 Contingent liabilities

There were no contingent liabilities or assets for the Group as at the end of the current financial quarter under review.

A14 Capital commitments

As at the end of the current financial quarter under review, the capital commitments not recognised in the financial statements were as follows:

	As at 31.1.2022 RM'000	As at 31.1.2021 RM'000
Approved and contracted for:		
Purchase of plant and machinery	114,875	83,826
Balance payment for purchase of land held for development	713,305	266,875
	828,180	350,701

A15 Related party transactions

The Group's related party transactions in the current financial quarter and current financial year-to-date ended 31 January 2022 were as follows:

	3 months ended		6 months ended	
	31.1.2022 RM'000	31.1.2021 RM'000	31.1.2022 RM'000	31.1.2021 RM'000
Purchase of goods from associated companies	44,398	37,994	88,743	58,979
Rental income from associated company	(139)	(139)	(278)	(139)
Rental income from jointly controlled entity	(232)	(232)	(463)	(463)

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**ADDITIONAL INFORMATION REQUIRED BY THE LISTING REQUIREMENTS
OF BURSA MALAYSIA SECURITIES BERHAD
INTERIM FINANCIAL REPORT
FOR THE FINANCIAL QUARTER ENDED 31 JANUARY 2022**

**PART B: EXPLANATORY NOTES PURSUANT TO MAIN MARKET LISTING REQUIREMENTS OF
BURSA MALAYSIA SECURITIES BERHAD**

B1 Review of performance

	INDIVIDUAL QUARTER		Changes %	CUMULATIVE QUARTER		Changes %
	Current year quarter	Preceding year corresponding quarter		Current year quarter	Preceding year corresponding quarter	
	31.1.2022 RM'000	31.1.2021 RM'000		31.1.2022 RM'000	31.1.2021 RM'000	
Revenue	952,007	906,545	5.0%	1,880,179	1,708,804	10.0%
Operating profit	125,865	149,174	-15.6%	259,082	275,930	-6.1%
Profit attributable to owners of the Company	93,686	112,166	-16.5%	196,560	204,699	-4.0%

(i) Current quarter review

For the current financial quarter ended 31 January 2022, the Group recorded revenue of RM952.0 million, an increase of 5.0% compared to RM906.5 million recorded in the preceding year corresponding quarter. The Group's operating profit stood at RM125.9 million, a decrease of 15.6% compared to RM149.2 million in the preceding year corresponding quarter.

Packaging revenue was RM692.8 million compared to RM618.8 million recorded in the preceding year corresponding quarter. The increase in revenue was contributed from both its industrial and consumer packaging products, driven mainly by its export markets. The Group's packaging business continues to face challenges from rising raw material prices and freight cost, resulting in lower operating profit of RM53.7 million compared to RM63.0 million recorded in the preceding year corresponding quarter.

Property revenue was RM259.2 million, a decrease of 9.9% compared to RM287.8 million recorded in the preceding year corresponding quarter. The lower revenue was mainly attributed to the deferment of the issuance of Certificate of Completion & Compliance ("CCC") for our projects in the Southern region due to slower progress in the installation of power supply infrastructure as a result of material shortages. In line with the lower revenue recorded, operating profit for the current financial quarter stood at RM72.2 million compared to RM86.2 million recorded in the preceding year corresponding quarter.

(ii) 6-month review

For the 6-month financial period ended 31 January 2022, the Group recorded revenue of RM1.88 billion compared to the preceding year corresponding period of RM1.71 billion. Operating profit stood at RM259.1 million compared to the preceding year corresponding period of RM275.9 million.

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B1 Review of performance (Cont'd)

(ii) 6-month review (Cont'd)

Packaging revenue stood at RM1.37 billion for the period under review, reflecting an increase of 14.0% compared to the preceding year corresponding period of RM1.20 billion. The higher sales recorded was contributed from both its industrial and consumer packaging products' domestic and export markets. However, operating profit stood at RM118.4 million, reflecting a decrease compared to RM131.6 million in the preceding year corresponding period. The decrease was mainly due to the lower contributions from the Group's consumer packaging segment which was impacted by the higher raw material prices and upsurge of freight cost.

Property revenue stood at RM509.3 million for the period under review, a marginal increase compared to the preceding year corresponding period of RM506.2 million. Operating profit stood at RM140.7 million compared to the preceding year corresponding period of RM144.4 million.

B2 Variations of the quarterly results as compared to the results of the preceding quarter

	Current quarter	Preceding quarter	Changes %
	31.1.2022 RM'000	31.10.2021 RM'000	
Revenue	952,007	928,172	2.6%
Profit before tax	124,059	130,419	-4.9%
Profit attributable to owners of the Company	93,686	102,874	-8.9%

The Group's revenue for the current financial quarter stood at RM952.0 million compared to RM928.2 million recorded in the preceding financial quarter. The increase in revenue was mainly contributed by the packaging division. The Group's profit before tax stood at RM124.1 million for the current financial quarter as compared to RM130.4 million in the preceding financial quarter due to lower operating profit reported in the packaging division.

B3 Current financial year prospects

The global economic conditions remain challenging in view of the ongoing geopolitical tensions. Potential downside risks such as rising Omicron infections or the discovery of new pandemic variants, supply chain disruptions and rising global energy prices are additional factors which could derail global economic recovery.

Packaging

The surge in energy prices since the last quarter has increased the volatility of the raw material prices. Furthermore, global supply chain restrictions and rising freight costs continue to afflict most global exporters. Despite facing such challenges, demand for our packaging products continue to remain relatively stable. Whilst the packaging division will continue to monitor the global developments to address issues within its control, it will continue to strengthen and enhance its operational and supply chain efficiencies and expand capacity in areas of competitive strengths to manage costs with renewed focus on developing innovative, sustainable and value-added products to diversify its product portfolio on the global stage.

In addition, as the country continues to see rising infections, the Group continues to place emphasis in ensuring the safety and health of its employees with stringent SOPs put in place. The Group has accelerated execution of its strategies to strengthen and enhance its business continuity plans as part of its longer term plan to reduce operational disruptions to ensure that its supply chain commitments to its customers remain intact. Barring unforeseen developments, the Group remains optimistic to continue deliver a profitable performance in this financial year.

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B3 Current financial year prospects (Cont'd)

Property

The Group continues to see favourable response to its affordable housing as demand continues to remain consistent. With the anticipated re-opening of the nation's borders, the Group is optimistic that the reopening of businesses and increase in economic activities will further spur demand for its products. The Group's strategic landbanks has put the Group in a good position to now tap and capitalise on the anticipated post-pandemic economic rebound. However, the Group continues to face challenges in rising raw material costs, shortage of materials and changes in certain regulatory application procedures. These could lead to potential delays in obtaining permits, approvals and CCC from the relevant authorities.

Its latest Sungai Dua, Penang land acquisition is expected to see its maiden launch in the first quarter of the next financial year. In line with the Group's Cross Boundary Development strategy, it has also lined up its new launches for its latest locations in Seremban in Negeri Sembilan and Sungai Petani in Kedah, which are all expected to be launched in the second half of this financial year. Apart from these new locations which maiden launches are expected to boost the Group's performance this financial year and thereafter, the Group will continue to launch new phases in our existing projects across Peninsular Malaysia, including our latest high-rise Mori Residences located in our Rawang development to meet the robust demand for affordable housing within these localities.

Focused on its affordable housing, the property division will continue to enhance its operational efficiencies, cost controls and efficient land use to maintain its competitiveness whilst embracing the use of technology by leveraging on digital platforms to increase sales of our affordable homes to more Malaysians throughout the Peninsular.

B4 Variations of actual profit from forecast profit

This note is not applicable as the Group did not issue and publish any profit forecast for the current financial quarter under review.

B5 Taxation

Details of tax expense for the current financial quarter and current financial year-to-date were as follows:

	3 months ended		6 months ended	
	31.1.2022	31.1.2021	31.1.2022	31.1.2021
	RM'000	RM'000	RM'000	RM'000
In respect of current quarter:				
- Income tax	25,586	28,632	48,582	56,917
- Deferred taxation	(460)	(198)	(1,237)	(342)
	<u>25,126</u>	<u>28,434</u>	<u>47,345</u>	<u>56,575</u>

The Group's effective tax rate for the current financial quarter and current financial year-to-date is lower than the statutory income tax rate mainly due to the utilisation of tax incentives by certain subsidiaries of the Group.

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B6 Status of corporate proposals

There were no material corporate proposals announced and not completed as at the date of this report, except for the following:-

(i) Proposed acquisition of lands in the State of Johor

On 7 May 2021, the Company announced that Scientex Quatari Sdn Bhd, a wholly-owned subsidiary of the Company, entered into a conditional Sale and Purchase Agreement (“SPA”) with Pelangi Sdn Bhd for the proposed acquisition of eight (8) pieces of freehold lands, all situated in Mukim Tebrau, District of Johor Bahru, State of Johor, measuring in aggregate area of approximately 959.7 acres for a total purchase consideration of RM518.1 million. The proposed acquisition will be completed in stages up to the first half of year 2024.

(ii) Proposed acquisition of lands in the State of Selangor

On 30 August 2021, the Company announced that Scientex Park (M) Sdn Bhd, a wholly-owned subsidiary of the Company entered into a SPA with Seriemas Development Sdn Bhd for the proposed acquisition of five (5) pieces of freehold agricultural lands all situated in the State of Selangor, measuring an aggregate area of approximately 250.8 acres for a total purchase consideration of RM207.6 million. The proposed acquisition is expected to be completed in the second half of year 2022.

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B7 Borrowings and debt securities

As at 31 January 2022	Long term RM'000	Short term RM'000	Total borrowings RM'000
<u>Secured</u>			
Denominated in RM			
- Sukuk Murabahah	300,000	50,000	350,000
<u>Unsecured</u>			
Denominated in USD			
- Trade financing	-	421,260	421,260
Denominated in JPY			
- Trade financing	-	61,884	61,884
Denominated in AUD			
- Trade financing	-	33,575	33,575
Denominated in RM			
- Term loan	239	1,413	1,652
- Trade financing	-	507,686	507,686
Total	300,239	1,075,818	1,376,057

As at 31 January 2021	Long term RM'000	Short term RM'000	Total borrowings RM'000
<u>Secured</u>			
Denominated in RM			
- Sukuk Murabahah	350,000	-	350,000
<u>Unsecured</u>			
Denominated in USD			
- Term loan	-	9,529	9,529
- Trade financing	-	358,973	358,973
Denominated in JPY			
- Trade financing	-	94,965	94,965
Denominated in AUD			
- Trade financing	-	23,560	23,560
Denominated in RM			
- Term loan	1,656	1,883	3,539
- Trade financing	-	171,342	171,342
Total	351,656	660,252	1,011,908

B8 Material litigation

There was no material litigation involving any member of the Group as at the date of this report.

SCIENTEX BERHAD
(Company No: 196801000264 [7867-P])
(Incorporated in Malaysia)

B9 Dividend

The Board of Directors does not recommend any dividend for the current financial quarter under review.

B10 Earnings per share

(i) Basic earnings per share		3 months ended		6 months ended	
		31.1.2022	31.1.2021	31.1.2022	31.1.2021
Profit attributable to owners of the Company	(RM'000)	93,686	112,166	196,560	204,699
Weighted average number of ordinary shares in issue	('000)	1,550,877	1,550,594	1,550,767	1,549,483
Basic earnings per share	(sen)	6.04	7.23	12.67	13.21

(ii) Diluted earnings per share		3 months ended		6 months ended	
		31.1.2022	31.1.2021	31.1.2022	31.1.2021
Profit attributable to owners of the Company	(RM'000)	93,686	N/A	196,560	N/A
Weighted average number of ordinary shares in issue	('000)	1,550,877	N/A	1,550,767	N/A
Effect of dilution - warrants	('000)	8,136	N/A	6,356	N/A
Adjusted weighted average number of ordinary shares	('000)	1,559,013	N/A	1,557,123	N/A
Diluted earnings per share	(sen)	6.01	N/A	12.62	N/A

Diluted earnings per share has been calculated by dividing the Group's profit after tax attributable to owners of the Company by the weighted average number of shares that would have been in issue adjusted for the effects of dilutive potential ordinary shares under warrants.

By Order of the Board

Tung Wei Yen (MAICSA 7062671)
Ong Ling Hui (MAICSA 7065599)
Company Secretaries

16 March 2022