

TO BE RELEASED TO BURSA



HUA YANG GROUP OF COMPANIES

INTERIM FINANCIAL RESULTS

FIRST QUARTER ENDED 30 JUNE 2022

Interim Financial Statements for the financial period ended 30 June 2022

The figures have not been audited.

CONDENSED CONSOLIDATED INCOME STATEMENT

	INDIVIDUAL QUARTER			CUMULATIVE QUARTER		
	CURRENT YEAR QUARTER	PRECEDING YEAR CORRESPONDING QUARTER	%	CURRENT YEAR TO DATE	PRECEDING YEAR CORRESPONDING YEAR TO DATE	%
	30/6/2022 RM' 000	30/6/2021 RM' 000	+ / (-)	30/6/2022 RM' 000	30/6/2021 RM' 000	+ / (-)
Revenue	23,419	33,111	(29.3)	23,419	33,111	(29.3)
Cost of Sales	(16,802)	(26,017)		(16,802)	(26,017)	
Gross Profit	6,617	7,094	(6.7)	6,617	7,094	(6.7)
Other Income	2,165	280		2,165	280	
Selling and Marketing Expenses	(778)	(3,104)		(778)	(3,104)	
Administrative and General Expenses	(4,278)	(4,181)		(4,278)	(4,181)	
Net Gain on Impairment of Financial Instruments	-	6,549		-	6,549	
Operating Profit	3,727	6,638	(43.9)	3,727	6,638	(43.9)
Finance Costs	(2,367)	(2,724)		(2,367)	(2,724)	
Share of Results of an Associate	-	(2,482)		-	(2,482)	
Profit Before Tax	1,360	1,432	(5.0)	1,360	1,432	(5.0)
Tax Expense	(1,150)	(550)		(1,150)	(550)	
Profit For The Period	210	882	(76.2)	210	882	(76.2)
Profit attributable to:						
Owners of the Company	227	891	(74.5)	227	891	(74.5)
Non-controlling Interests	(18)	(9)		(18)	(9)	
	210	882		210	882	
Earnings Per Share Attributable to Owners of the Company (sen)						
Basic, for profit for the period	0.06	0.25	(74.5)	0.06	0.25	(74.5)

The Condensed Consolidated Income Statement should be read in conjunction with the Annual Financial Statements for the year ended 31 March 2022 and the accompanying explanatory notes attached to the interim financial statements.

Interim Financial Statements for the financial period ended 30 June 2022

The figures have not been audited.

CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME

	INDIVIDUAL QUARTER			CUMULATIVE QUARTER		
	CURRENT YEAR QUARTER	PRECEDING YEAR CORRESPONDING QUARTER	%	CURRENT YEAR TO DATE	PRECEDING YEAR CORRESPONDING YEAR TO DATE	%
	30/6/2022 RM' 000	30/6/2021 RM' 000	+ / (-)	30/6/2022 RM' 000	30/6/2021 RM' 000	+ / (-)
Profit For The Period	210	882	(76.2)	210	882	(76.2)
Other Comprehensive Income For The Period, Net Of Tax	6,688	1,078	520.4	6,688	1,078	520.4
Total Comprehensive Income For The Period, Net Of Tax	6,897	1,960		6,897	1,960	
Total Comprehensive Income Attributable To :						
Owners of the Company	6,916	1,969	251.2	6,916	1,969	251.2
Non-controlling Interests	(18)	(9)		(18)	(9)	
	6,897	1,960		6,897	1,960	

Note: Included in the Total Comprehensive Income for the period are the followings:

Interest Income	9	71		9	71	
Other Income Including Investment Income	2,155	209		2,155	209	
Interest Expense	2,367	2,724		2,367	2,724	
Depreciation & Amortization	820	819		820	819	
Provision For/Write Off of Receivables	-	-		-	-	
Provision For/Write Off of Inventories	N/A	N/A		N/A	N/A	
Gain/Loss on Disposal of Quoted and Unquoted Investment or Properties	N/A	N/A		N/A	N/A	
Gain/Loss on Impairment of Assets	-	6,549		-	6,549	
Gain/Loss on Foreign Exchange	-	1,078		-	1,078	
Gain/Loss on Derivatives	N/A	N/A		N/A	N/A	
Gain/Loss on Fair Value of Quoted Investment	6,688	-		6,688	-	

N/A: Not Applicable

The Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Annual Financial Statements for the year ended 31 March 2022 and the accompanying explanatory notes attached to the interim financial statements.

Interim Financial Statements for the financial period ended 30 June 2022

CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION

	(UNAUDITED) As at 30/6/2022 RM' 000	(AUDITED) As at 31/03/2022 RM' 000
ASSETS		
Non-current assets		
Property, plant and equipment	9,399	9,915
Right-of-use assets	1,235	1,029
Concession assets	7,917	8,049
Inventories - Land held for property development	580,202	580,122
Investment properties	1,557	1,568
Other investment	51,445	44,757
Other receivables	3,330	3,001
Fixed deposit with licenced bank	8,245	8,239
Intangible assets	9,596	9,596
Deferred tax assets	18,244	18,188
	<u>691,170</u>	<u>684,464</u>
Current assets		
Inventories - Completed properties	48,479	47,683
Inventories - Property development costs	59,978	57,946
Inventories - Others	6	6
Contract assets	33,085	28,832
Contract costs	15,616	14,139
Trade and other receivables	34,440	39,819
Other current assets	919	1,219
Cash and bank balances	7,894	9,824
	<u>200,417</u>	<u>199,468</u>
TOTAL ASSETS	<u>891,587</u>	<u>883,932</u>
EQUITY AND LIABILITIES		
Current liabilities		
Trade and other payables	107,024	104,947
Contract liabilities	-	-
Short term borrowings	54,408	52,492
Lease liabilities	535	550
Taxation	5,570	4,518
	<u>167,537</u>	<u>162,507</u>
Net current assets	<u>32,880</u>	<u>36,962</u>
Non-current liabilities		
Trade and other payables	30,807	29,873
Deferred tax liabilities	33,724	33,883
Long term borrowings	195,337	200,595
Lease liabilities	255	121
	<u>260,123</u>	<u>264,472</u>
TOTAL LIABILITIES	<u>427,660</u>	<u>426,979</u>
Net assets	<u>463,927</u>	<u>456,953</u>
Total equity attributable to owners of the Company		
Share capital	352,000	352,000
Reserves	85,286	78,372
	<u>437,286</u>	<u>430,372</u>
Perpetual sukuk	4,336	4,259
Non-controlling interests	22,305	22,322
TOTAL EQUITY	<u>463,927</u>	<u>456,953</u>
TOTAL EQUITY AND LIABILITIES	<u>891,587</u>	<u>883,932</u>
Net Assets Attributable to Owners of the Company	437,286	430,372
Net Assets Per Share Attributable to Owners of the Company (RM)	1.24	1.22

The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Annual Financial Statements for the year ended 31 March 2022 and the accompanying explanatory notes attached to the interim financial statements.

Interim Financial Statements for the financial period ended 30 June 2022
The figures have not been audited.

CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

<----- Attributable to Owners of the Company ----->

	<----- Non-distributable ----->			<- Distributable ->		Perpetual Sukuk RM' 000	Non-controlling Interests RM' 000	Total Equity RM' 000
	Share Capital RM' 000	Foreign Exchange Reserve RM' 000	Fair Value Reserve RM' 000	Retained Earnings RM' 000	Sub-Total RM' 000			
<u>3 months ended 30 June 2021</u>								
At 1 April 2021	352,000	(3,959)	-	91,965	440,006	-	22,415	462,421
Profit for the period	-	-	-	891	891	-	(9)	882
Share of gain of equity-accounted associate	-	1,078	-	-	1,078	-	-	1,078
Total comprehensive income for the period	-	1,078	-	891	1,969	-	(9)	1,960
At 30 June 2021	352,000	(2,881)	-	92,856	441,975	-	22,406	464,381
<u>3 months ended 30 June 2022</u>								
At 1 April 2022	352,000	(5,345)	(9,775)	93,491	430,372	4,259	22,322	456,953
Profit for the period	-	-	-	227	227	-	(18)	210
Net changes in fair value of equity investment designated at FVTOCI	-	-	6,688	-	6,688	-	-	6,688
Other movements	-	-	-	-	-	77	-	77
Total comprehensive income for the period	-	-	6,688	227	6,915	77	(18)	6,974
At 30 June 2022	352,000	(5,345)	(3,087)	93,718	437,287	4,336	22,305	463,927

The Condensed Consolidated Statement of Changes in Equity should be read in conjunction with the Annual Financial Statements for the year ended 31 March 2022 and the explanatory notes attached to the interim financial statements.

Interim Financial Statements for the financial period ended 30 June 2022

The figures have not been audited.

CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS

	3 months ended 30/6/2022 RM' 000	3 months ended 30/6/2021 RM' 000
OPERATING ACTIVITIES		
Profit before tax	1,360	1,432
Adjustments for :		
Non-cash items	751	(3,245)
Non-operating items	2,434	2,653
	<hr/>	<hr/>
Operating profit before changes in working capital	4,544	840
<i>Changes in working capital:</i>		
- Contract assets	(4,253)	11,020
- Contract cost	(1,477)	(1,581)
- Contract liabilities	-	(2,018)
- Inventories	(1,931)	7,529
- Trade and other receivables and other current assets	5,350	7,013
- Trade and other payables and other current liabilities	3,012	(17,540)
	<hr/>	<hr/>
Cash generated from operations	5,246	5,263
Interest paid	(368)	(2,724)
Interest received	9	71
Net tax paid	(242)	(3,635)
	<hr/>	<hr/>
Net cash from / (used in) operating activities	4,645	(1,025)
INVESTING ACTIVITY		
Purchase of property, plant and equipment and intangible assets	(6)	(86)
Net cash used in investing activity	(6)	(86)
FINANCING ACTIVITIES		
Change in pledged deposits	(7)	(3)
Interest paid	(3,049)	(1,089)
Drawdown of loans and borrowings	3,658	573
Repayment of loans and borrowings	(9,960)	(21,741)
Proceeds from issuance of perpetual sukuk (net)	-	-
Payment of lease liabilities	(173)	(28)
Net cash used in financing activities	(9,531)	(22,288)
NET DECREASE IN CASH AND CASH EQUIVALENTS	(4,892)	(23,399)
CASH AND CASH EQUIVALENTS AT BEGINNING OF PERIOD	(16,187)	38,153
CASH AND CASH EQUIVALENTS AT END OF PERIOD	(21,079)	14,754
Cash and cash equivalents comprise of :		
Deposits, bank and cash balances	7,894	32,883
Bank overdrafts	(28,973)	(18,129)
	<hr/>	<hr/>
	(21,079)	14,754

The Condensed Consolidated Statement of Cash Flows should be read in conjunction with the Annual Financial Statements for the year ended 31 March 2022 and the accompanying notes attached to the interim financial statements.

PART A - EXPLANATORY NOTES PURSUANT TO MFRS 134

1 Basis of Preparation

The interim financial report is unaudited and have been prepared in accordance with Malaysian Financial Reporting Standard ("MFRS") 134: Interim Financial Reporting and paragraph 9.22 of the Listing Requirements of Bursa Malaysia Securities Berhad.

The interim financial statements should be read in conjunction with the audited financial statements for the year ended 31 March 2022. These explanatory notes attached to the interim financial statements provide an explanation of events and transactions that are significant to the understanding of the changes in the financial position and performance of the Group since the year ended 31 March 2022.

The significant accounting policies and methods of computation adopted by the Group in this interim financial statements are consistent with those adopted for the audited financial statements for the financial year ended 31 March 2022 save for the adoption of the following new and amended MFRSs and interpretations that are mandatory for the Group for the financial year commencing 1 April 2022:

Amendments to MFRS 3	Reference to the Conceptual Framework
Amendments to MFRS 116	Property, Plant and Equipment - Proceeds before Intended Use
Amendments to MFRS 137	Onerous Contracts - Cost of Fulfilling a Contract
Annual Improvements to MFRS Standards 2018 - 2020	
- Amendments to MFRS 1, First-time Adoption of Malaysian Financial Reporting Standards	
- Amendments to MFRS 9, Financial Instruments	
- Amendments to Illustrative Examples accompanying MFRS 16, Leases	
- Amendments to MFRS 141, Agriculture	

The Group has yet to adopt the following new and amended MFRSs and interpretations that have been issued but not yet effective:

		Effective for financial periods beginning on or after
MFRS 17	Insurance Contracts	1 January 2023
Amendments to MFRS 17	Insurance Contracts	1 January 2023
Amendments to MFRS 17	Initial Application of MFRS 17 and MFRS 9 - Comparative Information	1 January 2023
Amendments to MFRS 101	Classification of Liabilities as Current or Non-current	1 January 2023
Amendments to MFRS 101	Disclosure of Accounting Policies	1 January 2023
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 10 and MFRS 128	Sale or Contribution of Assets between an Investor and its Associate or Joint Venture	Deferred

These new and amended standards are not expected to have any material impact on the financial statements of the Group upon their initial application.

2 Auditors' Report on Preceding Annual Financial Statements

The auditors' report on the financial statements for the year ended 31 March 2022 was not qualified.

3 Seasonal or Cyclical Factors

The business operations of the Group were not affected by any seasonal or cyclical factors.

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

There were no unusual items affecting assets, liabilities, equity, net income or cash flows during the financial period under review.

PART A - EXPLANATORY NOTES PURSUANT TO MFRS 134

5 Changes in Estimates

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

6 Debt and Equity Securities

Status of Sukuk Murabahah Programme announced and completed:

On 29 April 2014, Public Investment Bank Berhad had, on behalf of the Board announced that the Company has obtained approval from the Securities Commission Malaysia on 28 April 2014 with regards to the proposed Sukuk Murabahah Programme of up to RM250.0 million in nominal value.

Proceed raised from the Sukuk Murabahah Programme issuance shall be utilised to part finance the acquisition cost of the Shariah compliant development land(s) and/or such other Shariah compliant property(ies).

The cumulative drawdown of the facility at the end of the reporting period are as follows:

Date of drawdown	Amount drawdown (RM' 000)	Repayment (RM' 000)	Amount outstanding (RM' 000)
31 March 2016	18,450	10,544	7,906
26 April 2016	21,250	21,250	-
28 September 2017	13,000	3,716	9,284
Total	52,700	35,510	17,190

Save for the above, there were no other issuance and repayment of debts and equity, repurchases, share cancellation or new issuance during the quarter under review and financial year-to-date.

7 Dividends Paid

No dividend has been paid during the quarter under review.

8 Segment Information

	Property Development		Other Operation		Adjustments and Eliminations		Per Consolidated Financial Statements	
	30/6/2022 RM' 000	30/6/2021 RM' 000	30/6/2022 RM' 000	30/6/2021 RM' 000	30/6/2022 RM' 000	30/6/2021 RM' 000	30/6/2022 RM' 000	30/6/2021 RM' 000
Revenue:								
External customers	21,941	31,637	1,478	1,474	-	-	23,419	33,111
Inter-segment	1,534	1,471	-	-	(1,534)	(1,471)	-	-
	23,475	33,108	1,478	1,474	(1,534)	(1,471)	23,419	33,111
Results:								
Interest income	9	71	-	-	-	-	9	71
Depreciation and amortisation	(803)	(721)	(17)	(97)	(1)	(1)	(820)	(819)
Share of results of an Associate	-	(2,482)	-	-	-	-	-	(2,482)
Interest expenses	(2,344)	(2,641)	(10)	-	(13)	(83)	(2,367)	(2,724)
Segment (loss)/profit	1,227	1,047	133	385	-	-	1,360	1,432
Assets:								
Additions to non-current assets	1,239	8,115	-	170	-	-	1,239	8,285
Segment assets	1,364,131	1,512,663	20,873	17,880	(493,417)	(603,524)	891,587	927,019
Segment liabilities	819,352	937,399	20,701	18,520	(412,394)	(493,279)	427,660	462,640

9 Valuation of Property, Plant and Equipment

The valuation of property, plant and equipment have been brought forward, without any amendments from the previous annual audited financial statements for the year ended 31 March 2022.

PART A - EXPLANATORY NOTES PURSUANT TO MFRS 134

10 Material Events Subsequent to the End of the Reporting Period

There were no material events subsequent to the statement of financial position date up to 20 July 2022, being the latest practicable date from the date of issuance of this Interim Financial Report.

11 Changes in the Composition of the Group

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

12 Changes in Contingent Liabilities and Contingent Assets

There were no changes in contingent liabilities or contingent assets since the last annual statement of financial position as at 31 March 2022.

13 Capital Commitments

Commitments to purchase land held for property development as at 30 June 2022

- Approved and contracted for

4,055

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

14 Tax Expense

	Individual Quarter		Cumulative Quarter	
	Current Year Quarter 30/6/2022 RM' 000	Preceding Year Corresponding Quarter 30/6/2021 RM' 000	Current Year to Date 30/6/2022 RM' 000	Preceding Year Corresponding Year to Date 30/6/2021 RM' 000
Malaysian income tax	(1,253)	(723)	(1,253)	(723)
Deferred tax	143	173	143	173
	<u>(1,110)</u>	<u>(550)</u>	<u>(1,110)</u>	<u>(550)</u>
(Under) / Over provision of Malaysian income tax in prior years	(40)	-	(40)	-
	<u>(1,150)</u>	<u>(550)</u>	<u>(1,150)</u>	<u>(550)</u>

The effective tax rate of the Group was higher than the statutory tax rate mainly due to losses in certain subsidiaries which are not available for set off against taxable profit in other subsidiaries within the Group.

15 Corporate Proposals

As of 20 July 2022, the Company has not announced any corporate proposal except for:

- Proposed renounceable right issue of up to 88,000,000 new ordinary shares in the Company on the basis of 1 Right Share for every 4 existing Shares held, together with up to 88,000,000 free detachable warrants, and
- Proposed exemption under Paragraph 4.08(1)(b) of the Rules on Take-Overs, Mergers and Compulsory Acquisitions to Heng Holdings Sdn. Bhd. And persons acting in concert with it, from the obligation to undertake a mandatory offer for the remaining of the Company's shares and Warrants not already owned by them pursuant to the Proposed Rights Issue with Warrants.

16 Borrowings - Secured

	As at 30/6/2022 RM' 000	As at 31/03/2022 RM' 000
Short Term Bank Borrowings	54,408	52,492
Long Term Bank Borrowings	195,337	200,595
	<u>249,747</u>	<u>253,086</u>

17 Changes in Material Litigation

On 6 April 2021, Hua Yang Berhad received a Writ of Summons and Statement of Claim (“Claim”) served by the solicitors for Apple Rainbow Sdn Bhd and three other parties (the “Plaintiffs”). The Plaintiffs are seeking for the following reliefs:

- Special damages amounting to RM11,042,725.52;
- General damages to be quantified by the Court;
- Interest of 5% per year on the said sum of RM11,042,724.52 to be calculated from the date of filing of the Claim until the date of full settlement;
- Cost; and
- Exemplary damages to be assessed by the Court.

The Company has submitted its Defence on 4 May 2021 and the High Court has fixed the trial date on 7 to 10 November 2022.

Other than the above, there were no material litigation since the date of the last annual statement of financial position to the date of this report.

18 Dividends Payable

No dividend has been declared for the quarter under review.

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

19 Earnings Per Share

Basic earnings per share is calculated by dividing profit for the period attributable to owners of the company by the weighted average number of ordinary shares in issue during the period.

		3 months ended 30/6/2022	3 months ended 30/6/2021
(a) Basic earnings per share			
Profit for the period	(RM' 000)	<u>227</u>	<u>891</u>
Weighted average number of ordinary shares	('000)	<u>352,000</u>	<u>352,000</u>
Basic earnings per share	(sen)	0.06	0.25
(b) Diluted earnings per share			
	(sen)	N/A	N/A

20 Review of Group Performance

For the quarter under review, the Group achieved revenue of RM23.42 million, representing a decrease of RM9.69 million (-29%) as compared to the preceding year's corresponding quarter.

The Group recorded a marginal decrease in profit before tax of RM1.36 million as compared to RM1.43 million for the preceding year's corresponding quarter.

Total unbilled sales at the end of the quarter under review stood at RM168.50 million.

The Group has undeveloped landbank of 393 acres across key regions with an estimated GDV of RM5.3 billion.

The performance of the respective operating business segments is analysed as follows:

	Individual Quarter			Cumulative Quarter		
	Current Year Quarter 30/6/2022 RM' 000	Preceding Year Corresponding Quarter 30/6/2021 RM' 000	% +/-	Current Year to Date 30/6/2022 RM' 000	Preceding Year Corresponding Year to Date 30/6/2021 RM' 000	% +/-
Revenue						
Property Development	21,941	31,637	(30.6)	21,941	31,637	(30.6)
Other Operations	<u>1,478</u>	<u>1,474</u>	0.3	<u>1,478</u>	<u>1,474</u>	0.3
	<u>23,419</u>	<u>33,111</u>	(29.3)	<u>23,419</u>	<u>33,111</u>	(29.3)
Profit before tax						
Property Development	1,227	1,047	17.2	1,227	1,047	17.2
Other Operations	<u>133</u>	<u>385</u>	(65.6)	<u>133</u>	<u>385</u>	(65.6)
	<u>1,360</u>	<u>1,432</u>	(5.0)	<u>1,360</u>	<u>1,432</u>	(5.0)

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

20 Review of Group Performance (contd.)

(a) Property development:

For the quarter under review, revenue for property development decreased by 31% while profit before tax ("PBT") increased by 17% as compared to the previous financial year corresponding quarter.

The decrease in revenue was due to lower sales achieved in Bandar U @ Seri Iskandar and Astetica Residence @ Seri Kembangan.

The higher PBT was due to lower marketing expenses incurred for the current quarter under review.

(b) Other operations:

Revenue and profit from other operations consist mainly of rental income derived from the operation of commercial properties under the "build, operate and transfer" concession with local authorities, operation of franchised food and beverage and laundry outlet and trading of building materials.

21 Material Changes in the Quarterly Results compared to the Results of the Immediate Preceding Quarter

For the quarter under review, the Group achieved profit before tax ("PBT") of RM1.36 million as compared to RM19.57 million in the immediate preceding quarter ended 31 March 2022. The lower PBT was due to reversal of impairment loss on financial instruments in the immediate preceding quarter.

	Quarter Ended		%
	30/6/2022	31/3/2022	
	RM' 000	RM' 000	+ / (-)
Revenue	23,419	40,807	(42.6)
Cost of Sales	(16,802)	(23,788)	
Gross Profit	6,617	17,019	(61.1)
Other Income	2,165	839	
Selling and Marketing Expenses	(778)	(1,407)	
Administrative and General Expenses	(4,278)	(6,988)	
Net Gain on Impairment of Financial Instruments	-	12,347	
Operating Gain	3,727	21,810	(82.9)
Finance Costs	(2,367)	(2,244)	
Profit Before Tax	1,360	19,566	(93.0)
Income Tax Expense	(1,150)	(1,329)	
Profit After Tax	210	18,237	(98.9)

22 Prospects for The Financial Year

Since the reopening of the borders on April 2022, the Malaysian economy has become more robust with positive growth momentum supported by higher private consumption and investments. However, property market will remain tough and challenging due to geopolitical conflicts, escalating cost of building materials, supply chain disruptions and increase in overnight policy rate by 50 basis point to 2.25%.

As a result of these disruptions, the Group undertook a review of its overall business and operations strategies to ensure that the Group has a balance diversified property portfolio of landed and high-rise developments. Apart from that, the Group has also taken measures to improve its product design, to pace out new launches according to market demands, to closely monitor of its risk management regimes, to strengthen its digital marketing tools and expand the digitalization of its processes and procedures to improve efficiency and reduce cost.

The Group continue to adopt prudent approach in its business operations to stay resilient which include adapting its strategies and plans as part of its response in addressing the current business activity turbulence.

23 Explanatory Notes for Variance of Actual Profit from Forecast Profit / Profit Guarantee

Not applicable.

24 Authorisation For Issue

The interim financial statements were authorised for issue by the Board of Directors in accordance with a resolution of the Directors passed at the Board of Directors' meeting held on 20 July 2022.