

UNAUDITED CONDENSED CONSOLIDATED BALANCE SHEET AS AT 31 JANUARY 2009

	AS AT END OF CURRENT PERIOD 31-Jan-09 <u>RM'000</u>	AS AT PRECEDING FINANCIAL YEAR ENDED 30-Jun-08 <u>RM'000</u>
ASSETS		
Non-Current Assets		
Property, plant & equipment	2,472	2,637
Expressway development expenditure	918,969	921,110
	<u>921,441</u>	<u>923,747</u>
Current Assets		
Receivables	243	443
Short term deposits	12,630	23,138
Cash and bank balances	616	3,199
	<u>13,489</u>	<u>26,780</u>
TOTAL ASSETS	<u>934,930</u>	<u>950,527</u>
EQUITY AND LIABILITIES		
Equity attributable to equity holders of parent		
Share capital	90,000	90,000
Share premium	53,633	53,633
Merger reserve	60,000	60,000
Accumulated losses	(84,611)	(62,915)
Total Equity	<u>119,022</u>	<u>140,718</u>
Non-current liabilities		
Borrowings	769,100	772,237
	<u>769,100</u>	<u>772,237</u>
Current Liabilities		
Payables and accruals	46,808	37,572
	<u>46,808</u>	<u>37,572</u>
Total liabilities	<u>815,908</u>	<u>809,809</u>
TOTAL EQUITY AND LIABILITIES	<u>934,930</u>	<u>950,527</u>
Net assets per share (RM)	0.66	0.78
<p>(The Unaudited Condensed Consolidated Balance Sheet should be read in conjunction with the Group's Annual Audited Financial Statements for the period ended 30 June 2008 and the accompanying explanatory notes attached to the interim financial statements)</p>		

UNAUDITED CONDENSED CONSOLIDATED INCOME STATEMENT FOR THE PERIOD ENDED 31 JANUARY 2009

	INDIVIDUAL QUARTER	CUMULATIVE PERIOD
	CURRENT QUARTER (3 MONTHS)	CURRENT YEAR TO DATE (7 MONTHS)
	31-Jan-09	31-Jan-09
	<u>RM'000</u>	<u>RM'000</u>
Revenue	9,203	21,122
Expenses exclude finance cost and taxation	(5,657)	(11,209)
Other operating income	3,535	4,024
Profit from operations	7,081	13,937
Finance cost	(15,227)	(35,640)
Profit/(loss) from ordinary activities before taxation	(8,146)	(21,703)
Taxation		
- Company and subsidiary companies	-	6
Profit/(loss) after taxation	(8,146)	(21,697)
Net profit/(loss) for the period attributable to equity holders of the parent	<u>(8,146)</u>	<u>(21,697)</u>
Earnings/(loss) per share (sen)		
- basic	(4.53)	(12.05)
- diluted	(4.53)	(12.05)

On 21 November 2008, the financial year of the Group was changed from 30 June to end on 31 July commencing from the financial period ending 31 July 2009, and thereafter to end on 31 July of every subsequent year. Accordingly, there are no comparative figures for the current quarter and the year to date ended 31 January 2009.

(The Unaudited Condensed Consolidated Income Statement should be read in conjunction with the Group's Annual Audited Financial Statements for the period ended 30 June 2008 and the accompanying explanatory notes attached to the interim financial statements)

UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

	← Attributable to Equity Holders of the Parent →				Total
	Share capital	Share premium	Merger reserve	Accumulated losses	
	<u>RM '000</u>	<u>RM '000</u>	<u>RM '000</u>	<u>RM '000</u>	<u>RM '000</u>
At 1 July 2007	90,000	53,633	60,000	(240,931)	(37,298)
Profit for the year	-	-	-	178,016	178,016
At 30 June 2008	90,000	53,633	60,000	(62,915)	140,718
At 1 July 2008	90,000	53,633	60,000	(62,915)	140,719
Loss for the period	-	-	-	(21,697)	(21,697)
At 31 January 2009	90,000	53,633	60,000	(84,611)	119,022

(The Unaudited Condensed Consolidated Statement of Changes in Equity should be read in conjunction with the Group's Annual Audited Financial Statements for the period ended 30 June 2008 and the accompanying explanatory notes attached to the interim financial statements)

UNAUDITED CONDENSED CONSOLIDATED CASH FLOW STATEMENT FOR THE PERIOD ENDED 31 JANAUARY 2009

	7 MONTHS ENDED 31-Jan-09 RM'000	12 MONTHS ENDED 30-Jun-08 RM'000
<u>Operating activity</u>		
Cash from operations	12,889	9,110
<i>Net cash flow from operating activity</i>	12,889	9,110
<u>Investing activities</u>		
Interest received	375	2,623
Proceeds from disposal of fixed assets	-	347
Purchase of property, plant and equipment	(43)	(46)
Expressway development expenditure	-	(294)
Government grant received	-	820
<i>Net cash flow from investing activities</i>	332	3,450
<u>Financing activity</u>		
Compensation received upon release of Letter of Undertaking by Sunway Holdings Bhd	-	50,000
Payment of transaction cost on settlement of BaIDS	-	(604)
Part repayment of BaIDS in cash	-	(153,000)
<i>Net cash flow from financing activity</i>	-	(103,604)
Changes in cash and cash equivalents	13,221	(91,044)
Cash and cash equivalents at beginning of the financial period	26,337	117,381
Cash and cash equivalents at end of the financial period	39,558	26,337
Cash and cash equivalents at end of the financial period comprise the following:-		
Short term deposits	12,630	23,138
Cash and bank balances	616	3,199
	13,246	26,337

(The Unaudited Condensed Consolidated Cash Flow Statements should be read in conjunction with the Group's Annual Audited Financial Statements for the period ended 30 June 2008 and the accompanying explanatory notes attached to the interim financial statements)