

**SENTORIA GROUP BERHAD (Company No : 463344-K)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE FINANCIAL PERIOD ENDED 30 SEP 2015**  
**UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF PROFIT OR LOSS AND**  
**OTHER COMPREHENSIVE INCOME**

|  | INDIVIDUAL QUARTER                       |  | CUMULATIVE QUARTER                       |   |
|--|--|--|--|---|
|  | CURRENT PERIOD QUARTER 30/09/2015 RM'000 | PRECEDING YEAR CORRESPONDING QUARTER 30/09/2014 RM'000 | CURRENT PERIOD TO DATE 30/09/2015 RM'000 | PRECEDING YEAR CORRESPONDING PERIOD 30/09/2014 RM'000 |
| Revenue  | 58,318                                   | 64,516   | 219,625                                  | 218,444   |
| Cost of sales  | (37,091)                                 | (40,050)   | (137,327)                                | (139,883)   |
| Gross profit   | 21,227                                   | 24,466   | 82,298                                   | 78,561  |
| Other operating income   | 8,533                                    | 3,063  | 8,960                                    | 3,710   |
| Distribution costs   | (264)                                    | (183)  | (711)                                    | (1,172)   |
| Administrative expenses  | (10,648)                                 | (9,479)  | (31,355)                                 | (28,918)  |
| Amortisation and depreciation  | (3,105)                                  | (2,560)  | (11,234)                                 | (9,791)   |
| Profit from operations   | 15,743                                   | 15,307   | 47,958                                   | 42,390  |
| Finance income   | 320                                      | 231  | 662                                      | 231   |
| Finance costs  | (3,637)                                  | (2,230)  | (11,499)                                 | (7,155)   |
| Profit before taxation   | 12,426                                   | 13,308   | 37,121                                   | 35,466  |
| Taxation   | 490                                      | (3,263)  | (5,006)                                  | (6,475)   |
| Profit for the period  | 12,916                                   | 10,045   | 32,115                                   | 28,991  |
| Other comprehensive income, net of tax<br>Foreign currency translation differences<br>for foreign operations | -  | -  | -  | -   |
| Total comprehensive income for the period  | 12,916                                   | 10,045   | 32,115                                   | 28,991  |
| Attributable to:   |  |  |  |   |
| Owners of the Company  | 12,917                                   | 10,058   | 32,129                                   | 29,139  |
| Non-controlling interest   | (1)                                      | (13)   | (14)                                     | (148)   |
|  | 12,916                                   | 10,045   | 32,115                                   | 28,991  |
| Total comprehensive income attributable to:  |  |  |  |   |
| Owners of the Company  | 12,917                                   | 10,058   | 32,129                                   | 29,139  |
| Non-controlling interest   | (1)                                      | (13)   | (14)                                     | (148)   |
|  | 12,916                                   | 10,045   | 32,115                                   | 28,991  |
| Profit per share attributable to owners of the Company:  |  |  |  |   |
| a) Basic (sen)   | 2.72                                     | 2.28   | 6.98                                     | 6.62  |
| b) Diluted (sen)   | 2.62                                     | 2.20   | 6.68                                     | 6.36  |

The Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Audited Financial Statements for the financial year ended 30 September 2014 and the accompanying explanatory notes attached to the interim financial report.

**SENTORIA GROUP BERHAD (Company No : 463344-K)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE FINANCIAL PERIOD ENDED 30 SEP 2015**  
**UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION**

|  | <b>UNAUDITED<br/>AS AT END OF<br/>CURRENT QUARTER<br/>30/09/2015<br/>RM'000</b> | <b>AUDITED<br/>AS AT PRECEDING<br/>FINANCIAL YEAR ENDED<br/>30/09/2014<br/>RM'000</b> |
|--|---|---|
| <b>Non-Current Assets</b>                |   |   |
| Property, plant and equipment            | 345,500   | 334,894   |
| Biological assets                        | 4,874   | 4,781   |
| Property development costs               | 4,729   | 21,278  |
| Investment properties                    | 19,575  | 10,867  |
| Fixed assets with licensed banks         | 12,043  | 11,734  |
| Goodwill                                 | 3   | 3   |
| Deferred tax assets                      | 49,619  | 44,174  |
| <b>Total Non-Current Assets</b>          | <b>436,343</b>  | <b>427,731</b>  |
| <b>Current Assets</b>                    |   |   |
| Property development costs               | 70,269  | 54,012  |
| Amount due from customers                | 11,567  | 20  |
| Inventories                              | 5,224   | 6,282   |
| Trade and other receivables              | 156,831   | 152,736   |
| Deposits with a licensed bank            | 480   | 2,443   |
| Cash and bank balances                   | 12,862  | 16,014  |
| <b>Total Current Assets</b>              | <b>257,233</b>  | <b>231,507</b>  |
| <b>Total Assets</b>                      | <b>693,576</b>  | <b>659,238</b>  |
| <b>Equity and Liabilities</b>            |   |   |
| Share capital                            | 96,822  | 88,000  |
| Share premium and treasury share         | 46,744  | 29,099  |
| Reserves                                 | 232,704   | 207,576   |
|  | 376,270   | 324,675   |
| Non-controlling interest                 | 93  | 7   |
| <b>Total Equity</b>                      | <b>376,363</b>  | <b>324,682</b>  |
| <b>Non-Current Liabilities</b>           |   |   |
| Deferred tax liabilities                 | 3,474   | 3,160   |
| Borrowings                               | 131,401   | 134,567   |
| <b>Total Non-Current Liabilities</b>     | <b>134,875</b>  | <b>137,727</b>  |
| <b>Current Liabilities</b>               |   |   |
| Trade and other payables                 | 159,288   | 172,825   |
| Amount due to customer                   | 492   | -   |
| Amount owing to ultimate holding company | -   | 350   |
| Borrowings                               | 20,613  | 18,563  |
| Provision for taxation                   | 1,945   | 5,091   |
| <b>Total Current Liabilities</b>         | <b>182,338</b>  | <b>196,829</b>  |
| <b>Total Liabilities</b>                 | <b>317,213</b>  | <b>334,556</b>  |
| <b>Total Equity and Liabilities</b>      | <b>693,576</b>  | <b>659,238</b>  |
| Net assets per share (RM)                | 0.78  | 0.74  |

The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for the financial year ended 30 September 2014 and the accompanying explanatory notes attached to the interim financial statements.

**SENTORIA GROUP BERHAD (Company No : 463344-K)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE FINANCIAL PERIOD ENDED 30 SEP 2015**  
**UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY**

|  | ← Attributable to Owners of the Company → |               |                 |                      |                  |          |                          |              |
|--|---|---------------|-----------------|----------------------|------------------|----------|--------------------------|--------------|
|  | Share Capital                             | Share Premium | Treasury Shares | Revaluation Reserves | Retained Profits | Total    | Non-Controlling Interest | Total Equity |
|  | RM'000                                    | RM'000        | RM'000          | RM'000               | RM'000           | RM'000   | RM'000                   | RM'000       |
| <b>12 months period ended 30 September 2015</b>  |   |               |                 |                      |                  |          |                          |              |
| As at 1 October 2014                             | 88,000                                    | 29,099        | -               | 65,277               | 142,299          | 324,675  | 7                        | 324,682      |
| Transfer of deferred taxation                    | -   | -             | -               | 2,181                | -                | 2,181    | -                        | 2,181        |
| Crystallisation of revaluation reserves          | -   | -             | -               | (487)                | 487              | -        | -                        | -            |
| Net profit for the financial year                | -   | -             | -               | -                    | 32,129           | 32,129   | (14)                     | 32,115       |
| Total comprehensive income for the period        | -   | -             | -               | 1,694                | 32,616           | 34,310   | (14)                     | 34,296       |
| <b>Transactions with owners</b>                  |   |               |                 |                      |                  |          |                          |              |
| Exercise of warrants                             | 8,822                                     | 17,645        | -               | -                    | -                | 26,467   | -                        | 26,467       |
| Acquisition of a new subsidiary                  | -   | -             | -               | -                    | -                | -        | 100                      | 100          |
| Dividend   | -   | -             | -               | -                    | (9,182)          | (9,182)  | -                        | (9,182)      |
|  | 8,822                                     | 17,645        | -               | -                    | (9,182)          | 17,285   | 100                      | 17,385       |
| As at 30 Sep 2015                                | 96,822                                    | 46,744        | -               | 66,971               | 165,733          | 376,270  | 93                       | 376,363      |
| <b>12 months period ended 30 Sep 2014</b>        |   |               |                 |                      |                  |          |                          |              |
| As at 1 October 2013                             | 88,000                                    | 29,382        | (1)             | -                    | 130,885          | 248,266  | 205                      | 248,471      |
| Surplus on revaluation on properties             | -   | -             | -               | 77,174               | -                | 77,174   | -                        | 77,174       |
| Transfer to deferred taxation                    | -   | -             | -               | (11,897)             | -                | (11,897) | -                        | (11,897)     |
| Net profit for the financial year                | -   | -             | -               | -                    | 29,139           | 29,139   | (148)                    | 28,991       |
| Total comprehensive income for the period        | -   | -             | -               | 65,277               | 29,139           | 94,416   | (148)                    | 94,268       |
| <b>Transactions with owners</b>                  |   |               |                 |                      |                  |          |                          |              |
| Share issue and listing expenses                 | -   | (283)         | -               | -                    | -                | (283)    | -                        | (283)        |
| Share buy back                                   | -   | -             | 1               | -                    | -                | 1        | -                        | 1            |
| Acquisition of a subsidiary company              | -   | -             | -               | -                    | -                | -        | 25                       | 25           |
| Changes in ownership interest in a subsidiary co | -   | -             | -               | -                    | (8,925)          | (8,925)  | (75)                     | (9,000)      |
| Dividend paid                                    | -   | -             | -               | -                    | (8,800)          | (8,800)  | -                        | (8,800)      |
| Total transactions with owners                   | -   | (283)         | 1               | -                    | (17,725)         | (18,007) | (50)                     | (18,057)     |
| As at 30 June 2014                               | 88,000                                    | 29,099        | -               | 65,277               | 142,299          | 324,675  | 7                        | 324,682      |

The Condensed Consolidated Statement of Changes in Equity should be read in conjunction with the Audited Financial Statements for the financial year ended 30 September 2014 and the accompanying explanatory notes attached to the interim financial statements.

**SENTORIA GROUP BERHAD (Company No : 463344-K)**  
**QUARTERLY REPORT ON CONSOLIDATED RESULTS**  
**FOR THE FINANCIAL PERIOD ENDED 30 SEP 2015**  
**UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS**

|  | <b>CURRENT<br/>PERIOD<br/>TO DATE<br/>30/09/2015<br/>RM'000</b> | <b>PRECEDING YEAR<br/>CORRESPONDING<br/>PERIOD<br/>30/09/2014<br/>RM'000</b> |
|--|---|--|
| <b>Cash Flows From Operating Activities</b>  |   |  |
| Profit before taxation   | 37,121  | 35,466   |
| Adjustments for :  |   |  |
| Amortisation and depreciation  | 11,983  | 10,569   |
| Biological assets written off  | -   | 1,361  |
| Allowance for doubtful debts no longer required                                      | -   | (83)   |
| Interest expenses  | 7,336   | 6,904  |
| Impairment loss on land  | -   | 305  |
| Bad debts written off  | -   | 167  |
| (Gain) /Loss on disposal of property, plant and equipment                            | 246   | (274)  |
| Interest income  | (662)   | (231)  |
| Property , plant & equipment written off   | -   | 2  |
| Fair value gain on revaluation of investment properties                              | (8,338)   | (2,857)  |
| Operating profit before changes in working capital                                   | 47,686  | 51,329   |
| Net change in current assets   | (14,519)  | (64,945)   |
| Net change in current liabilities  | (12,800)  | 51,885   |
| Cash from/(used in) operations   | 20,367  | 38,269   |
| Interest paid  | (7,336)   | (6,904)  |
| Interest received  | 662   | 231  |
| Net tax paid   | (13,399)  | (11,668)   |
| <b>Net cash flows used in operating activities</b>                                   | <b>294</b>  | <b>19,928</b>  |
| <b>Cash Flows From Investing Activities</b>  |   |  |
| Acquisition of a subsidiary company  | -   | (8,975)  |
| Proceeds from subscription of shares in a subsidiary co by non-controlling interests | 100   | -  |
| Movement of fixed deposits with licensed banks                                       | 1,654   | (11,629)   |
| Proceeds from disposal of property, plant and equipment                              | 163   | 307  |
| Purchase of biological assets  | (1,041)   | (1,646)  |
| Purchase of property, plant and equipments   | (20,142)  | (48,154)   |
| <b>Net cash flows used in investing activities</b>                                   | <b>(19,266)</b>   | <b>(70,097)</b>  |
| <b>Cash Flows From Financing Activities</b>  |   |  |
| Exercise of warrants   | 26,467  | -  |
| Disposal in share buy back   | -   | 1  |
| Share issue and listing expenses   | -   | (283)  |
| Dividend paid  | (9,182)   | (8,800)  |
| Repayment to ultimate holding company  | (350)   | (222)  |
| (Repayment)/Net drawdown of borrowings   | (4,089)   | 76,898   |
| <b>Net cash flows from financing activities</b>                                      | <b>12,846</b>   | <b>67,594</b>  |
| Net change in cash and cash equivalents  | (6,126)   | 17,425   |
| Cash and cash equivalents at beginning of financial year                             | 10,515  | (6,910)  |
| Cash and cash equivalents at end of financial period                                 | 4,389   | 10,515   |
| Cash and cash equivalents at the end of the financial period comprise the following: |   |  |
|  | <b>As at<br/>30/09/2015<br/>RM'000</b>                          | <b>As at<br/>30/09/2014<br/>RM'000</b>                                       |
| Cash and bank balances   | 12,862  | 16,014   |
| Bank overdrafts  | (8,473)   | (5,499)  |
|  | <b>4,389</b>  | <b>10,515</b>  |

The Condensed Consolidated Statement of Cash Flows should be read in conjunction with the Audited Financial Statements for the financial year ended 30 September 2014 and the accompanying explanatory notes attached to the interim financial statements.