

DAIMAN DEVELOPMENT BERHAD

CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME
For the Quarter Ended 31 March 2013

	INDIVIDUAL QUARTER		CUMULATIVE QUARTER	
	CURRENT YEAR 3RD QTR FY2013 RM'000	PRECEDING YEAR CORRESPONDING 3RD QTR FY2012 RM'000	CURRENT YEAR CUM 3 QTRS FY2013 RM'000	PRECEDING YEAR CORRESPONDING CUM 3 QTRS FY2012 RM'000
Continuing Operations				
Revenue	52,253	41,512	143,496	117,373
Operating expenses	(47,710)	(32,429)	(120,272)	(91,661)
Other operating income	28,884	2,592	35,682	9,334
Profit from operations	33,427	11,675	58,906	35,046
Investing results	1,720	5,987	5,681	2,396
Profit before tax from continuing operations	35,147	17,662	64,587	37,442
Taxation	(3,918)	(2,652)	(11,595)	(8,931)
Net profit for the period from continuing operation	31,229	15,010	52,992	28,511
Other Comprehensive Income:				
Currency translation differences	688	(3,075)	(2,672)	1,137
Other comprehensive income for the year	688	(3,075)	(2,672)	1,137
Total comprehensive income for the year	31,917	11,935	50,320	29,648
Profit attributable to:				
Owners of the parent	31,229	15,010	52,992	28,511
Minority Interest	-	-	-	-
	31,229	15,010	52,992	28,511
Total comprehensive income attributable to:				
Owners of the parent	31,917	11,935	50,320	29,648
Minority Interest	-	-	-	-
	31,917	11,935	50,320	29,648
Earning per share (sen)				
Basic	14.83	7.13	25.16	13.54
Diluted	14.83	7.13	25.16	13.54

(The Condensed Consolidated Statement of Comprehensive Income should be read in conjunction with the Annual Financial Report for the year ended 30 June 2012 and the accompanying explanatory notes attached to the interim financial statements)

DAIMAN DEVELOPMENT BERHAD

CONDENSED CONSOLIDATED STATEMENTS OF FINANCIAL POSITION
As At 31 March 2013

	AS AT END OF CURRENT QUARTER 31/Mar/2013	AS AT PRECEDING FINANCIAL YEAR END 30/Jun/2012
	RM'000	RM'000
ASSETS		
NON-CURRENT ASSETS		
Property, plant and equipment	185,487	180,842
Investment properties	260,884	257,417
Land held for property development	374,764	373,049
Other investments	91,278	27,913
	912,413	839,221
CURRENT ASSETS		
Property development costs	82,039	90,347
Investment property held for sales	853	1,808
Inventories	3,491	5,204
Trade receivables	58,064	52,491
Other receivables	3,632	8,998
Prepayment	8,761	12,604
Tax recoverable	1,143	504
Other investments	100,187	64,062
Fixed Deposits	23,749	34,993
Cash and bank balances	39,351	84,428
	321,270	355,439
TOTAL ASSETS	1,233,683	1,194,660
EQUITY AND LIABILITIES		
EQUITY ATTRIBUTABLE TO EQUITY HOLDERS OF THE COMPANY		
Share capital	212,192	212,192
Reserves		
- Treasury shares	(2,470)	(2,468)
- Capital Redemption Reserve	23,064	23,064
- Revaluation reserve	119,419	119,739
- Foreign exchange reserve	(6,509)	(3,837)
- Fair value adjustment reserve	(1,088)	(1,088)
- Retained earnings	668,076	630,558
TOTAL EQUITY	1,012,684	978,160
NON-CURRENT LIABILITIES		
Provision for foreseeable losses for affordable housing	123,765	123,765
Deferred Taxation	18,087	18,649
Retirement Benefit Obligations	816	898
	142,668	143,312
CURRENT LIABILITIES		
Trade payables	21,901	24,225
Other payables	14,414	8,941
Tax payable	42,016	40,022
	78,331	73,188
TOTAL LIABILITIES	220,999	216,500
TOTAL EQUITY AND LIABILITIES	1,233,683	1,194,660
Net assets per share		
Net assets	1,012,684	978,160
Share capital (unit)		
Number of ordinary shares in issue	212,192	212,192
Less: Cumulative number of treasury shares	(1,608)	(1,607)
	210,584	210,585
Net assets per share (RM)	4.81	4.64

(The Condensed Consolidated Statements of Financial Position should be read in conjunction with the Annual Financial Report for the year ended 30 June 2012 and the accompanying explanatory notes attached to the interim financial statements)

DAIMAN DEVELOPMENT BERHAD

CONDENSED CONSOLIDATED STATEMENTS OF CHANGES IN EQUITY
For the 9 Months Period Ended 31 March 2013

	Share Capital RM'000	Treasury Shares RM'000	Capital Redemption Reserve RM'000	Revaluation Reserve RM'000	Foreign Exchange Reserve RM'000	Retained Earnings RM'000	Fair Value Adjustment Reserve RM'000	Total RM'000
At 1 July 2012	212,192	(2,468)	23,064	119,739	(3,837)	630,558	(1,088)	978,160
Reversal of surplus arising from								
Realisation of revaluation surplus due to sales of property	-	-	-	(320)	-	320	-	-
Currency translation differences	-	-	-	-	(2,672)	-	-	(2,672)
Net income/(expense) not recognised in the income statement	-	-	-	(320)	(2,672)	320	-	(2,672)
Net profit for the period	-	-	-	-	-	52,992	-	52,992
Total comprehensive income	-	-	-	(320)	(2,672)	53,312	-	50,320
Dividends on ordinary shares	-	-	-	-	-	(15,794)	-	(15,794)
Acquisition of treasury shares	-	(2)	-	-	-	-	-	(2)
At 31 March 2013	212,192	(2,470)	23,064	119,419	(6,509)	668,076	(1,088)	1,012,684

(The Condensed Consolidated Statement of Changes in Equity should be read in conjunction with the Annual Financial Report for the year ended 30 June 2012 and the accompanying explanatory notes attached to the interim financial statements)

DAIMAN DEVELOPMENT BERHAD

CONDENSED CONSOLIDATED CASH FLOW STATEMENTS

For the 9-Month Period Ended 31 March 2013

	31 March 2013	30 March 2012
	RM'000	RM'000
<u>Cash Flows from Operating Activities</u>		
Profit before tax	64,587	37,442
Adjustments for non-cash flow:		
Non-cash items	(26,983)	4,436
Interest income	(1,188)	(1,636)
Operating profit before changes in working capital	<u>36,416</u>	<u>40,242</u>
Changes in working capital:		
Net change in current assets	13,579	(9,956)
Net change in current liabilities	3,149	3,929
Cash generated from/(used in) operations	<u>53,144</u>	<u>34,215</u>
Payment of retirement benefits	(180)	(190)
Tax paid	(10,878)	(9,922)
Tax refund	77	17
Interest received	327	220
Net cash flows from/(used in) operating activities	<u>42,490</u>	<u>24,340</u>
<u>Cash Flows from Investing Activities</u>		
Purchase of property, plant and equipment	(7,254)	(51,565)
Disposal of property, plant and equipment	253	678
Addition of Investment Properties	(10,329)	(57,185)
Disposal of investment properties	34,735	-
Acquisition of investments	(135,572)	(118,780)
Disposal of investments	38,678	161,473
Interest received	861	1,416
Other investing activities	(1,715)	(6,087)
Net cash generated from/(used in) investing activities	<u>(80,343)</u>	<u>(70,050)</u>
<u>Cash Flows from Financing Activities</u>		
Acquisition of treasury shares	(2)	(2)
Dividends paid	(15,794)	(18,953)
Net cash generated from/(used in) financing activities	<u>(15,796)</u>	<u>(18,955)</u>
Net change in Cash & Cash Equivalents	(53,649)	(64,665)
Cash & Cash Equivalents at beginning of year	119,421	97,454
Effect of changes in foreign currency	(2,672)	1,137
Cash & Cash Equivalents at end of year	<u>63,100</u>	<u>33,926</u>

(The Condensed Consolidated Cash Flow Statements should be read in conjunction with the accompanying explanatory notes attached to the interim financial statements)

NOTES TO THE INTERIM FINANCIAL STATEMENTS

PART A : EXPLANATORY NOTES PURSUANT TO FRS 134

1. Basis of Preparation

The interim financial statements of the Company have been prepared on a historical cost basis, except for freehold land and buildings included under property, plant and equipment and investment properties that have been measured at their fair value.

The interim financial statements are unaudited and have been prepared in compliance with the requirements of FRS 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 30 June 2012. These explanatory notes attached to the interim financial statements explains the changes in the financial position and performance of the Group since the year ended 30 June 2012.

2. Significant Accounting Policies

2.1 Changes in accounting policy and effects arising from adption of new FRS

The significant accounting policies adopted are consistent with those of the audited financial statements for the year ended 30 June 2012 except for the adoption of the following new Financial Reporting Standard ("FRS") effective for financial year beginning 1 July 2012:

- Amendments to FRS 1: Severe Hyperinflation and Removal of Fixed Dates for First-time Adopters
- Amendments to FRS 7: Transfers of Financial Assets
- Amendments to FRS 112: Deferred Tax: Recovery of Underlying Assets
- FRS 124 Related Party Disclosures
- Amendments to FRS 101: Presentation of Items of Other Comprehensive Income

Adoption of the above standards and interpretations did not have any significant effect on the financial performance or position of the Group and the Company except for those discussed below:

Amendments to FRS 7: Transfers of Financial Assets

The amendments require additional disclosure about financial assets that have been transferred but not derecognised to enable the user of the Company's financial statements to understand the relationship with those assets that have not been derecognised and their associated liabilities. In addition, the amendments require disclosures about continuing involvement in derecognised assets to enable the user to evaluate the nature of, and risks associated with, the entity's continuing involvement in those derecognised assets. The amendments affect disclosure only and have no impact on the Group's financial position or performance.

Amendments to FRS 112: Deferred Tax: Recovery of Underlying Assets

The amendments clarified the determination of deferred tax on investment property measured at fair value. The amendments introduce a rebuttable presumption that deferred tax on investment property measured using the fair value model in FRS 140 should be determined on the basis that its carrying amount will be recovered through sale. Furthermore, they introduce the requirement that deferred tax on non-depreciable assets that are measured using the revaluation model in FRS 116 to be always measured on a sale basis of that asset.

Amendments to FRS 101: Presentation of Items of Other Comprehensive Income

The amendments to FRS 101 change the grouping of items presented in Other Comprehensive Income. Items that could be reclassified (or "recycled") to profit or loss at a future point in time (for example, upon derecognition or settlement) would be presented separately from items that will never be reclassified. The amendments affect presentation only and have no impact on the Group's financial position or performance.

NOTES TO THE INTERIM FINANCIAL STATEMENTS

PART A : EXPLANATORY NOTES PURSUANT TO FRS 134

2.2 Standards and interpretations issued but not yet effective

The following which are effective for financial periods beginning on or after 1 January 2013, have not been applied:

- FRS 10 Consolidated Financial statements
- FRS 11 Joint Arrangements
- FRS 12 Disclosure of interests in Other Entities
- FRS 13 Fair Value Measurement
- FRS 119 Employee Benefits
- FRS 127 Separate Financial Statements
- FRS 128 Investment in Associate and Joint Ventures
- IC Interpretation 20 Stripping Costs in the Production Phase of a Surface Mine
- Amendments to FRS 7: Disclosures - Offsetting Financial Assets and Financial Liabilities

The directors expect that the adoption of the standards and interpretations above will have no material impact on the financial statements in the period of initial application, except as disclosed below:

FRS 12 Disclosure of interests in Other Entities

FRS 12 includes all disclosure requirements for interests in subsidiaries, joint arrangements, associates and structured entities. A number of new disclosures are required. This standard affects disclosures only and has no impact on the Group's financial position or performance.

FRS 13 Fair Value Measurement

FRS 13 establishes a single source of guidance under FRS for all fair value measurements. FRS 13 does not change when an entity is required to use fair value, but rather provides guidance on how to measure fair value under FRS when fair value is required or permitted. The Group is currently assessing the impact of adoption of FRS13.

Malaysian Financial Reporting Standards (MFRS Framework)

On 19 November 2011, the Malaysian Accounting Standards Board (MASB) issued a new MASB approved accounting framework, the Malaysian Financial Reporting Standards (MFRS Framework).

The MFRS Framework is to be applied by all Entities Other Than Private Entities for annual periods beginning on or after 1 January 2012, with the exception of entities that are within the scope of MFRS 141 Agriculture (MFRS 141) and IC Interpretation 15 Agreements for Construction of Real Estate (IC 15), including its parent, significant investor and venturer (herein referred as "Transitioning Entities"). The adoption of the MFRS Framework by Transitioning Entities is deferred by another year and hence, will be mandatory only for annual financial period beginning on or after 1 January 2014.

The Group will present its first financial statements in accordance with the MFRS Framework for the financial year beginning on 1 July 2014. The Group is currently in the process of determining the impact arising from the initial application of MFRS Framework. Before the effective date, the Group will continue to prepare its financial statement in accordance with the FRS framework.

3. Nature and Amount of Unusual Items

There were no unusual item or transaction reported for the financial period ended 31 March 2013.

4. Changes In Estimates

There were no material effect on changes in estimates in the current financial quarter under review.

5. Seasonal or Cyclical Factors

The Group's core business comprises property developments and property investments which are not seasonal but cyclical in nature.

DAIMAN DEVELOPMENT BERHAD

NOTES TO THE INTERIM FINANCIAL STATEMENTS

PART A : EXPLANATORY NOTES PURSUANT TO FRS 134

6. Dividends Paid

<u>Dividend Number</u>	<u>Dividend Type</u>	<u>Dividend Rate</u>	<u>Financial Year</u>	<u>Date Paid</u>	<u>Dividend Amount (RM)</u>
No. 21	Final	10 sen less 25% tax	30-Jun-2012	7-Jan-2013	<u>15,793,785</u>

7. Issuance and Repayment of Debts and Equity Securities

There were no issuances, repurchases, resale and repayments of debt and equity securities for the financial period ended 31 March 2013 except for the following:

Shares Buy-back

There were no shares buy-back by the Company from the open market during the current financial quarter under review.

1,000 ordinary shares were bought-back from the open market at an average price of RM1.96 per share during the 9-month financial period ended 31 March 2013. The total consideration paid for the purchase including transaction costs was RM1,963 and this was financed by internally generated funds.

The shares bought-back, other than those previously cancelled, are held as treasury shares in accordance with Section 67A of the Companies Act 1965.

8. Segmental Reporting

Segment information for the 9-month financial period ended 31 March 2013 :-

	Profit/(Loss)	
	Revenue	Before Taxation
	RM'000	RM'000
Analysis by industry :		
Property development	110,682	43,774
Property investment	5,549	21,759
Non-property investment	62	(135)
Trading	19,992	1,513
Leisure and recreation	6,470	1,002
Others	741	(3,326)
	<u>143,496</u>	<u>64,587</u>

9. Valuation of Property, Plant & Equipment

There were no amendments to the valuation of property, plant and equipment brought forward from the previous annual financial statements.

10. Subsequent Material Events

There were no material events subsequent to the end of the reporting quarter and at the date of this announcement.

11. Changes in the Composition of the Group

There were no changes in the composition of the Group during the current financial quarter ended 31 March 2013.

12. Contingent Liabilities and Contingent Assets

The Group does not have any material contingent liabilities and contingent assets as at 31 March 2013.

NOTES TO THE INTERIM FINANCIAL STATEMENTS

PART B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BMSB

1. Performance Review

Revenue Review

The Group's revenue for the current financial quarter under review was RM52,253,000 compared to RM41,512,000 in the corresponding financial quarter of the preceding year.

The higher revenue in the current financial quarter under review was mainly due to higher property sales of our double-storey cluster and semi-detached houses in Zone 5A at Taman Gaya, partially offset by lower trading revenue.

The Group's revenue for the 9-month financial period ended 31 March 2013 was RM143,496,000 compared to RM117,373,000 for the 9-month ended 31 March 2012. The increase was mainly due to the higher property sales in Taman Gaya which comprised of double-storey cluster houses and double-storey semi-detached houses and also higher sales of double-storey terrace houses in Taman Daiman Jaya. Higher rental income from Property Investment Division also contributed to the increase in revenue from Menara Landmark.

Profit Review

The Group's profit before tax for the current financial quarter under review was RM35,147,000 compared to RM17,662,000 in the corresponding financial quarter of the preceding year.

The increase in the Group's profit before tax was mainly due to the higher development profits from higher property sales and net gain on disposal of investment property, but partially offset by lower investing results and higher administrative and operating expenses.

The Group's profit before tax for the 9-months financial period ended 31 March 2013 was RM64,587,000 compared to RM37,442,000 for the 9-months ended 31 March 2012.

The increase came mainly from higher development profits, net gain on disposal of investment property and higher fair value gains from our financial investments partially offset by higher operating expenses.

2. Comparison with Immediate Preceding Quarter's Profit Before Tax

The Group's profit before tax for the current financial quarter under review was RM35,147,000 compared to RM15,422,000 in the immediate preceding financial quarter.

The increase was mainly due to the higher development profits from higher property sales and net gain on disposal of investment property in the current quarter, partially offset by higher operating expenses.

3. Commentary on Prospects

The Board is confident that, barring unforeseen circumstances, the financial results of the Group for the financial year ending 30 June 2013 will be strong.

4. Profit Forecast

Not applicable.

NOTES TO THE INTERIM FINANCIAL STATEMENTS

PART B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BMSB

5. Notes to the Statement of Comprehensive Income

	FY2013	
	3RD QTR	CUM 3 QTRS
	RM'000	RM'000
(a) Interest income	319	1,188
(b) Other income including investment income	579	2,276
(c) Interest expense	N/A	N/A
(d) Depreciation and amortization	(716)	(2,217)
(e) Provision for and write off of receivables	(87)	(87)
(f) Provision for and write off of inventories	N/A	N/A
(g) Gain on disposal of quoted or unquoted investments or properties	24,419	24,529
(h) Impairment of assets	N/A	N/A
(i) Foreign exchange loss	-	1
(j) Gain or loss on derivatives	N/A	N/A
(k) Exceptional items	N/A	N/A

N/A - Not applicable

6. Taxation

	FY2013	
	3RD QTR	CUM 3 QTRS
	RM'000	RM'000
Current year provision	4,231	12,322
Overprovision in prior years	(161)	(166)
Deferred taxation	(152)	(561)
	<u>3,918</u>	<u>11,595</u>

Domestic income tax is calculated at the Malaysian statutory tax rate of 25% on the estimated assessable profit for the year. Taxation for other jurisdictions is calculated at the rates prevailing in the respective jurisdictions. The lower effective income tax rate is due to the gain on disposal of investment property, partially offset by some non-tax deductible items and foreign source losses.

7. Status of Corporate Proposals

(a) Status of Corporate Proposals

There is no announced corporate proposal which is not completed as at the date of this Quarterly Report.

(b) Status of Utilisation of Proceeds

Not applicable.

8. Group Borrowings and Debt Securities

There were no Group borrowings and debt securities as at the end of the financial quarter ended 31 March 2013.

9. Off Balance Sheet Financial Instruments

There is no financial instrument with off balance sheet risk as at the date of this Quarterly Report.

10. Material Litigation

There is no pending material litigation as at the date of this Quarterly Report.

DAIMAN DEVELOPMENT BERHAD

NOTES TO THE INTERIM FINANCIAL STATEMENTS

PART B : EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BMSB

11. Dividend

No dividend has been declared for the current financial quarter ended 31 March 2013.

12. Earnings Per Share

The basic and diluted earnings per share have been calculated based on the consolidated net profit after tax for the financial period by using the weighted average number of ordinary shares in issue during the financial period.

	RM'000
Net profit after tax	52,992
Weighted average number of ordinary shares:	
Number used in calculation of basic & diluted earnings per share	210,584
Basic earnings per share (sen)	25.16
Diluted earnings per share (sen)	25.16

PART C : DISCLOSURE OF REALISED AND UNREALISED PROFITS OR LOSSES

Summary of the Realised and Unrealised Profits or Losses for the current quarter and immediate preceding quarter is as follows:

	As at 31/3/2013 RM'000	As at 31/12/2012 RM'000
Total retained profits of the Group		
- Realised	609,948	589,282
- Unrealised	137,219	141,874
	747,167	731,156
Consolidation adjustments	(79,091)	(78,726)
Total Group retained profits as per consolidated accounts	668,076	652,430

By Order of the Board
WOO MIN FONG (MS)
Company Secretary
Johor Bahru
23 May 2013