

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION

| ASSETS | As At Jun 30, 2017 (Unaudited) RM'000 | As At Mar 31, 2017 (Audited) RM'000 |
|--|--|--|
| Non-current assets | | |
| Property, plant and equipment | 18,078 | 18,169 |
| Investment properties | 20,179 | 20,370 |
| Prepaid lease payments on leasehold land | 1,687 | 1,698 |
| Land held for property development | 31,097 | 31,044 |
| Goodwill | 592 | 592 |
| Investment in associates | 718 | 713 |
| Total non-current assets | <u>72,351</u> | <u>72,586</u> |
| Current assets | | |
| Inventories | 29,128 | 29,934 |
| Property development costs | 9,374 | 9,311 |
| Trade and other receivables | 9,017 | 7,444 |
| Current tax assets | 2,304 | 2,268 |
| Other assets | 551 | 1,238 |
| Short-term deposits with licensed banks | 1,041 | 1,041 |
| Cash and bank balances | 2,211 | 2,094 |
| Total current assets | <u>53,626</u> | <u>53,330</u> |
| Total assets | <u>125,977</u> | <u>125,916</u> |
| EQUITY AND LIABILITIES | | |
| Share capital | 126,784 | 126,784 |
| Foreign exchange reserve | (3) | (3) |
| Accumulated losses | (29,108) | (28,912) |
| Total equity attributable to equity holders of the Company | <u>97,673</u> | <u>97,869</u> |
| Non-controlling interests | 200 | 200 |
| Total equity | <u>97,873</u> | <u>98,069</u> |
| Non-current liabilities | | |
| Borrowings | 993 | 993 |
| Deferred tax liabilities | 705 | 705 |
| Total non-current liabilities | <u>1,698</u> | <u>1,698</u> |
| Current liabilities | | |
| Trade and other payables | 8,180 | 7,517 |
| Borrowings | 18,046 | 18,433 |
| Current tax liabilities | 180 | 199 |
| Total current liabilities | <u>26,406</u> | <u>26,149</u> |
| Total liabilities | <u>28,104</u> | <u>27,847</u> |
| Total equity and liabilities | <u>125,977</u> | <u>125,916</u> |
| Net Assets per Share (RM) | <u>0.77</u> | <u>0.77</u> |

The condensed consolidated statement of financial position should be read in conjunction with the audited financial statements for the year ended March 31, 2017 and the accompanying explanatory notes attached to the interim financial statements.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME

| | Individual Quarter | | Cumulative Quarters | |
|---|---|---|---|---|
| | 3 months ended Jun 30, 2017 (Unaudited) RM'000 | 3 months ended Jun 30, 2016 (Unaudited) RM'000 | 3 months ended Jun 30, 2017 (Unaudited) RM'000 | 3 months ended Jun 30, 2016 (Unaudited) RM'000 |
| Revenue | 4,673 | 6,914 | 4,673 | 6,914 |
| Cost of sales | (3,673) | (4,991) | (3,673) | (4,991) |
| Gross profit | 1,000 | 1,923 | 1,000 | 1,923 |
| Investment revenue | 11 | 50 | 11 | 50 |
| Other income | 35 | 39 | 35 | 39 |
| Other gains and losses | 238 | - | 238 | - |
| Distribution costs | (30) | (24) | (30) | (24) |
| Administrative expenses | (1,208) | (1,421) | (1,208) | (1,421) |
| Share of profit/(loss) of associates | 5 | (24) | 5 | (24) |
| Finance costs | (247) | (301) | (247) | (301) |
| Profit/(Loss) before taxation | (196) | 242 | (196) | 242 |
| Tax expense | - | (29) | - | (29) |
| Profit/(Loss) for the Period | (196) | 213 | (196) | 213 |
| Other comprehensive income: | - | - | - | - |
| Total comprehensive income/(loss) for the period | (196) | 213 | (196) | 213 |
| Profit/(loss) attributable to: | | | | |
| Equity holders of the Company | (196) | 215 | (196) | 215 |
| Non-controlling interests | - | (2) | - | (2) |
| | (196) | 213 | (196) | 213 |
| Total comprehensive income/(loss) attributable to: | | | | |
| Equity holders of the Company | (196) | 215 | (196) | 215 |
| Non-controlling interests | - | (2) | - | (2) |
| | (196) | 213 | (196) | 213 |
| Basic earnings/(losses) per ordinary share (sen) | (0.15) | 0.17 | (0.15) | 0.17 |
| Fully diluted earnings per ordinary share (sen) | N/A | N/A | N/A | N/A |

The condensed consolidated statement of comprehensive income should be read in conjunction with the audited financial statements for the year ended March 31, 2017 and the accompanying explanatory notes attached to the interim financial statements.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

| | Share Capital RM'000 | <u>Non- Distributable</u> Foreign Exchange Reserve RM'000 | Accumulated Losses RM'000 | Total RM'000 | Non- Controlling Interests RM'000 | Total Equity RM'000 |
|--|-------------------------------------|--|--|-------------------------|--|------------------------------------|
| Balance as of Apr 1, 2016 | 126,784 | - | (25,922) | 100,862 | 199 | 101,061 |
| Total comprehensive income for the period | - | - | 215 | 215 | (2) | 213 |
| Balance as of Jun 30, 2016 | 126,784 | - | (25,707) | 101,077 | 197 | 101,274 |
| Balance as of Apr 1, 2017 | 126,784 | (3) | (28,912) | 97,869 | 200 | 98,069 |
| Total comprehensive loss for the period | - | - | (196) | (196) | - | (196) |
| Balance as of Jun 30, 2017 | 126,784 | (3) | (29,108) | 97,673 | 200 | 97,873 |

The condensed consolidated statement of changes in equity should be read in conjunction with the audited financial statements for the year ended March 31, 2017 and the accompanying explanatory notes attached to the interim financial statements.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS

| | 3 months ended Jun 30, 2017 (Unaudited) RM'000 | 3 months ended Jun 30, 2016 (Unaudited) RM'000 |
|---|---|---|
| Cash flows from operating activities | | |
| Profit/(loss) before tax | (196) | 242 |
| Adjustments for : | | |
| Non-cash items | 144 | 116 |
| Non-operating items | 143 | 275 |
| Operating profit/(loss) before working capital changes | 91 | 633 |
| Movements in working capital: | | |
| Net changes in current assets | (143) | 165 |
| Net changes in current liabilities | 663 | 45 |
| Cash generated from operations | 611 | 843 |
| Tax paid | (271) | (591) |
| Tax refunded | 215 | - |
| Net cash generated from operating activities | 555 | 252 |
| Cash flows from investing activities | | |
| Other investments | 195 | (244) |
| Net cash from/(used in) investing activities | 195 | (244) |
| Cash flows from financing activities | | |
| Borrowings | (17,296) | (20,613) |
| Net cash used in financing activities | (17,296) | (20,613) |
| Net decrease in cash and cash equivalents | (16,546) | (20,605) |
| Cash & cash equivalents at beginning of period | 2,094 | 3,412 |
| Cash & cash equivalents at end of period | (14,452) | (17,193) |
| Cash & cash equivalents at end of period consist of | | |
| Short-term deposits with licensed banks | - | - |
| Cash & bank balances | 2,211 | 1,921 |
| Bank overdrafts | (16,663) | (19,114) |
| | (14,452) | (17,193) |

The condensed consolidated statement of cash flows should be read in conjunction with the audited financial statements for the year ended March 31, 2017 and the accompanying explanatory notes attached to the interim financial statements.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

PART A: REQUIREMENTS OF FRS 134 INTERIM FINANCIAL REPORTING

A1 Basis of Preparation

The interim financial report is unaudited and has been prepared in compliance with FRS 134 Interim Financial Reporting and the additional disclosure requirements as in Part A of Appendix 9B of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad (“Bursa”).

This interim financial report include only condensed consolidated financial statements and should be read in conjunction with the audited financial statements for the year ended March 31, 2017, as this interim report focus on events and transactions that are significant to an understanding of the changes in financial position and performance of the Group that have occurred since that report. The condensed consolidated financial statements and notes thereon do not include all of the information required for full set of financial statements prepared in accordance with Financial Reporting Standards (“FRSs”).

The preparation of an interim financial report in conformity with FRS 134 requires management to make judgements, estimates and assumptions that affect the application of policies and reported amounts of assets and liabilities, income and expenses on a year to date basis. Actual results may differ from these estimates.

The significant accounting policies and method of computation adopted by the Group in this interim financial report are consistent with those of the audited financial statements for the year ended March 31, 2017.

The following are accounting standards, amendments and interpretations that have been issued by the Malaysian Accounting Standards Board (“MASB”) but have not been adopted by the Company:

| Description | Effective for annual periods beginning on or after |
|---|---|
| <ul style="list-style-type: none"> • Annual improvements to FRSs 2014 - 2016 cycle, <ul style="list-style-type: none"> - Amendments to FRS 1, First-time Adoption of Financial Reporting Standards - Amendments to FRS12, Disclosure of Interests in Other Entities - Amendments to FRS 128, Investment in Associates and Joint Ventures • Amendments to FRS 107, Statement of Cash Flows: Disclosure Initiative • Amendments to FRS 112, Income Taxes: Recognition of Deferred Tax for Unrealised Losses • FRS 9, Financial Instruments • Amendments to FRS 10, Consolidated Financial Statements: Sale or Contribution of Assets between an Investor and its Associate or Joint Venture • Amendments to FRS 128, Investment in Associates: Sale or Contribution of Assets between an Investor and its Associate or Joint Venture • Amendments to FRS 2, Share-based Payment: Classification and Measurement of Share-based Payment Transactions • Amendments to FRS 4, Insurance Contracts: Applying FRS 9, Financial Instruments with FRS 4 Contracts • Amendments to FRS 140, Investment Property: Transfer of Investment Property • IC Interpretations 22, Foreign Currency Transactions and Advance Consideration | <p>1 January 2018</p> <p>1 January 2017</p> <p>1 January 2018</p> <p>1 January 2017</p> <p>1 January 2017</p> <p>1 January 2018</p> <p>Deferred</p> <p>Deferred</p> <p>1 January 2018</p> <p>1 January 2018</p> <p>1 January 2018</p> <p>1 January 2018</p> <p>1 January 2018</p> |

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

A1 Basis of Preparation (Continued)

The initial adoption of the accounting standards, amendments or IC Interpretations above will have no material impacts on the financial statements of the Group and of the Company.

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 and IC Interpretation 15, Agreements for Construction of Real Estate (IC 15), including its parent, significant investor and venturer (herein referred as “Transitioning Entities”).

Based on the MASB announcement on 28 October 2015, Transitioning Entities will be allowed to defer the adoption of the new MFRS Framework to 1 January 2018. Consequently, the adoption of the MFRS Framework by Transitioning Entities will be mandatory for annual periods beginning on or after 1 January 2018.

The Group falls within the scope definition of Transitioning Entities and has opted to defer adoption of the new MFRS Framework. Accordingly, the Group will be required to prepare financial statements using the MFRS Framework in its financial statements for the financial year ended 31 March 2019.

The subsequent adoption of the MFRS Framework would result in the Group preparing an opening MFRS statement of financial position as at 1 April 2018, which adjusts for differences between the classification and measurement bases in the existing FRS Framework versus that in the new MFRS Framework. This would also result in a restatement of the annual and quarterly financial performance for the financial year ending 31 March 2019 in accordance with MFRS, which would form the MFRS comparatives for the annual and quarterly financial performance for the financial year ending 31 March 2019 respectively.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

PART A: REQUIREMENTS OF FRS 134 INTERIM FINANCIAL REPORTING

A2 Qualification of Financial Statements

The auditors' report on the audited financial statements for the financial year ended March 31, 2017 dated July 18, 2017 was not subject to any qualification.

A3 Seasonal or Cyclical Factors

The principal business of the Group was not significantly affected by any significant seasonal or cyclical factors in the current quarter.

A4 Unusual Items

There were no material items affecting assets, liabilities, equity, net income or cash flows that are unusual because of their nature, size or incidence.

A5 Changes in Estimates

There were no major changes in estimates which have a material effect in the current financial period ended June 30, 2017.

A6 Debt and Equity Securities

There were no issuance and repayment of debt and equity securities, share buy-backs, share cancellations, shares held as treasury shares and resale of treasury shares in the current quarter ended June 30, 2017.

A7 Dividends Paid

There were no dividends paid during the current financial quarter ended June 30, 2017.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

PART A: REQUIREMENTS OF FRS 134 INTERIM FINANCIAL REPORTING

A8 Segment Information

| | Investment Holdings RM'000 | Manufacturing RM'000 | Construction RM'000 | Property Development RM'000 | Total RM'000 | Elimination RM'000 | Consolidated RM'000 |
|-------------------------------------|----------------------------------|-------------------------|------------------------|-----------------------------------|-----------------|-----------------------|------------------------|
| Cumulative Quarters | | | | | | | |
| 3 months ended June 30, 2017 | | | | | | | |
| Revenue | | | | | | | |
| External sales | 110 | 3,758 | - | 805 | 4,673 | - | 4,673 |
| Inter-segment revenue | 268 | 30 | - | - | 298 | (298) | - |
| Total revenue | <u>378</u> | <u>3,788</u> | <u>-</u> | <u>805</u> | <u>4,971</u> | <u>(298)</u> | <u>4,673</u> |
| Results | | | | | | | |
| Segment profit/(loss) | (15) | 277 | (198) | (302) | (238) | - | (238) |
| Investment revenue | | | | | | | 11 |
| Other gains and losses | | | | | | | 273 |
| Finance costs | | | | | | | (247) |
| Share of profit of associates | | | | | | | <u>5</u> |
| Loss before tax | | | | | | | (196) |
| Tax expense | | | | | | | <u>-</u> |
| Loss for the period | | | | | | | <u>(196)</u> |
| Cumulative Quarters | | | | | | | |
| 3 months ended June 30, 2016 | | | | | | | |
| Revenue | | | | | | | |
| External sales | 90 | 1,892 | 148 | 4,784 | 6,914 | - | 6,914 |
| Inter-segment revenue | 275 | 139 | 928 | - | 1,342 | (1,342) | - |
| Total revenue | <u>365</u> | <u>2,031</u> | <u>1,076</u> | <u>4,784</u> | <u>8,256</u> | <u>(1,342)</u> | <u>6,914</u> |
| Results | | | | | | | |
| Segment profit/(loss) | 10 | 34 | (294) | 767 | 517 | - | 517 |
| Investment revenue | | | | | | | 50 |
| Other gains and losses | | | | | | | - |
| Finance costs | | | | | | | (301) |
| Share of loss of associates | | | | | | | <u>(24)</u> |
| Profit before tax | | | | | | | 242 |
| Tax expense | | | | | | | <u>(29)</u> |
| Profit for the period | | | | | | | <u>213</u> |

Information on geographical segment is not presented as the Group operates predominantly in Malaysia.

A9 Valuation of Property, Plant & Equipment

The carrying amounts of property, plant and equipment have been brought forward from the previous audited financial statements without amendment.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

PART A: REQUIREMENTS OF FRS 134 INTERIM FINANCIAL REPORTING

A10 Material Subsequent Events

There were no material events subsequent to the current financial quarter ended June 30, 2017 up to the date of this announcement.

A11 Changes in the Composition of the Group

There were no changes in the composition of the Group in the current financial quarter ended June 30, 2017.

A12 Contingent Liabilities or Contingent Assets

The contingent liabilities of the Company are as follows:

| | June 30, 2017 |
|--|----------------------|
| | RM'000 |
| Unsecured: | |
| Corporate guarantees given by the Company to local banks and third parties for credit facilities granted to certain subsidiaries | <u>20,159</u> |

There were no contingent assets for the Group as at June 30, 2017.

Save as disclosed above, there were no material contingent liabilities or assets as at August 16, 2017 (the latest practicable date which is not earlier than 7 days from the date of issue of this quarterly report).

A13 Capital Commitments

There were no capital commitments during the current financial quarter under review.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

**PART B: REQUIREMENTS OF PART A OF APPENDIX 9B OF THE MAIN MARKET
LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD**

B1 Review of Performance

During the 3 months period ended June 30, 2017, the Group registered revenue of RM4.67 million as compared to the revenue in preceding year corresponding quarter of RM6.91 million. Revenue had decreased by approximately 32.42% due mainly to revenue decreased by property development divisions of the Group during the period.

Revenue from manufacturing division increased 98.94% or RM1.87 million to RM3.76 million in the current period as compared to RM1.89 million in the preceding year corresponding period. Hence, the operating profit of the manufacturing division increased to RM0.28 million in the current period from RM0.03 million in the corresponding period.

The revenue from the construction division decreased to RM Nil in the current period from RM0.15 million in the preceding year corresponding period. However, the division recorded an operating loss of the RM0.20 million as compared to the operating loss of RM0.29 million in the corresponding period.

Revenue from the property development division decreased 83.05% to RM0.81 million in the current period from RM4.78 million in the corresponding period. Hence, the division recorded an operating loss of RM0.30 million as compared to the operating profit of RM0.77 million in the corresponding period due to slower sales progress of existing SA 65 project in the current period.

During the same period, the Group recorded the loss before tax of RM0.20 million as compared to the profit before tax of RM0.24 million in the preceding year corresponding period. The decrease of profit before tax was mainly contributed by the lower revenue from the property development division.

B2 Variation of Results Against Immediate Preceding Quarter

The Group's revenue for the quarter ended June 30, 2017 decreased by 33.38% to RM4.67 million as compared to RM7.01 million in the preceding quarter ended March 31, 2017. The decrease in revenue was mainly due to revenue decreased by the property development division of the Group for the current quarter.

The revenue from manufacturing division slightly increased 5.62% to RM3.76 million in the current quarter as compared to RM3.56 million in the preceding quarter. The division recorded an operating profit of RM0.28 million in the current quarter as compared to the operating profit of RM0.38 million in the preceding quarter.

The revenue from the construction division remains unchanged at RM Nil in current and preceding quarter. The division recorded an operating loss of RM0.20 million in the current quarter as compared to the operating loss of RM0.03 million in the preceding quarter.

The revenue from the property development division decreased to RM0.81 million in the current quarter as compared to RM3.34 million in the preceding quarter. Hence, the division recorded an operating loss of RM0.30 million in the current quarter as compared to the operating profit of RM0.38 million in the preceding quarter.

The Group recorded a loss before tax of RM0.20 million in the current quarter as compared to the profit before tax of RM0.62 million in the immediate preceding quarter. It was mainly due to the operating result decreased from the property development division during the current quarter.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
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**PART B: REQUIREMENTS OF PART A OF APPENDIX 9B OF THE MAIN MARKET
LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD**

B3 Prospects for the Current Financial Year

We anticipate the property sales in Malaysia to soften due to challenging economic outlook in year 2018. Rising of construction and compliance costs as well as stringent lending policies are expected to affect the property market coupled with cautious business sentiment in the country. The Group will focus and target to launch the Phase 3 and Casa Perdana development of SA65 with total GDV of approximately RM72 million in the current financial year. The management will continue its effort in improving the efficiency and maintain its competitiveness in the market despite the intense competition within the property industry.

Barring any unforeseen circumstances, the Board of Directors is cautiously optimistic that the Group will remain resilient for the financial year ending March 31, 2018.

B4 Profit Forecast and Profit Guarantee

The Group did not publish any profit forecast or provide any profit guarantee for the financial period ended June 30, 2017.

B5 Taxation

| | Individual Quarter | | Cumulative Quarters | |
|---|---------------------------|---------------------|----------------------------|---------------------|
| | 3 months ended | | 3 months ended | |
| | Jun 30, 2017 | Jun 30, 2016 | Jun 30, 2017 | Jun 30, 2016 |
| | RM'000 | RM'000 | RM'000 | RM'000 |
| Income tax expense | | | | |
| -Current | - | (29) | - | (29) |
| -Prior years | - | - | - | - |
| Deferred tax recognition in profit or loss | | | | |
| -Current | - | - | - | - |
| -Prior years | - | - | - | - |
| | <hr/> | <hr/> | <hr/> | <hr/> |
| | - | (29) | - | (29) |
| | <hr/> | <hr/> | <hr/> | <hr/> |

The effective tax rate was higher than the statutory tax rate principally due to the losses of certain subsidiaries which cannot be set off against taxable profits made by other subsidiaries, and certain expenses which are not deductible for tax purposes.

B6 Status of Corporate Proposal Announced

There were no corporate proposals as at the date of this announcement.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

**PART B: REQUIREMENTS OF PART A OF APPENDIX 9B OF THE MAIN MARKET
LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD**

B7 Group Borrowings and Debts Securities

| | Jun 30, 2017 RM'000 |
|-----------------|--------------------------------|
| Current | |
| Trade bills | 985 |
| Bank overdrafts | 16,663 |
| Term loan | 398 |
| | <hr/> |
| | 18,046 |
| Non-current | |
| Term loan | 993 |
| | <hr/> |
| | 19,039 |

The above borrowings are denominated in Ringgit Malaysia and represents secured short-term borrowings and bank overdrafts.

The borrowings are secured against legal charge/ negative pledge over certain land and buildings of the Group, a lien over the Group's short-term deposits and by corporate guarantees from the Company.

B8 Realised and Unrealised Profits/Losses Disclosure

The retained profits or accumulated losses of the Group as at June 30, 2017 and March 31, 2017 are analysed as follows:

| | As at Jun 30, 2017 (Unaudited) RM'000 | As at Mar 31, 2017 (Audited) RM'000 |
|--|--|--|
| Total retained profits/accumulated losses of the Company and its subsidiaries: | | |
| - Realised | 1,511 | 656 |
| - Unrealised | (705) | (705) |
| | <hr/> | <hr/> |
| | 806 | (52) |
| Less: consolidation adjustments | (29,914) | (28,863) |
| Total accumulated losses as per Consolidated Statement of Financial Position | <hr/> | <hr/> |
| | (29,108) | (28,912) |

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

**PART B: REQUIREMENTS OF PART A OF APPENDIX 9B OF THE MAIN MARKET
LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD**

B9 Profit before taxation

The profit before taxation is stated after charging/ (crediting):

| | Individual Quarter 3 months ended | | Cumulative Quarters 3 months ended | |
|--|--|--------------------------------|---|--------------------------------|
| | Jun 30, 2017 RM'000 | Jun 30, 2016 RM'000 | Jun 30, 2017 RM'000 | Jun 30, 2016 RM'000 |
| Interest income on: | | | | |
| Short-term deposits | (6) | (50) | (6) | (50) |
| Interest expense on: | | | | |
| Short-term borrowings | 247 | 301 | 247 | 301 |
| Depreciation and amortisation | 144 | 116 | 144 | 116 |
| Other gains and losses: | | | | |
| Unrealised gain on foreign exchange | (6) | - | (6) | - |
| Gain on disposal of investment property | (93) | - | (93) | - |
| Other income: | | | | |
| Rental income | (33) | (33) | (33) | (33) |

B10 Changes in Material Litigation

The Group was not engaged in any material litigation as at August 16, 2017 (the latest practicable date which is not earlier than 7 days from the date of issue of this quarterly report).

B11 Dividends

The directors do not recommend any dividend for the current financial period ended June 30, 2017.

**QUARTERLY REPORT ON CONSOLIDATED RESULTS
FOR THE FIRST QUARTER ENDED JUNE 30, 2017**

**PART B: REQUIREMENTS OF PART A OF APPENDIX 9B OF THE MAIN MARKET
LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD**

B12 Earnings per Share

| | Individual Quarter | | Cumulative Quarters | |
|--|------------------------------------|------------------------------------|------------------------------------|------------------------------------|
| | 3 months ended Jun 30, 2017 | 3 months ended Jun 30, 2016 | 3 months ended Jun 30, 2017 | 3 months ended Jun 30, 2016 |
| Net profit/(loss) attributable to shareholders (RM'000) | (196) | 215 | (196) | 215 |
| Weighted average number of ordinary shares in issue ('000) | 126,784 | 126,784 | 126,784 | 126,784 |
| Basic earnings/(losses) per ordinary share (sen) | (0.15) | 0.17 | (0.15) | 0.17 |

BY ORDER OF THE BOARD

OOI YOONG YOONG (MAICSA 7020753)

Secretary

Penang
August 23, 2017