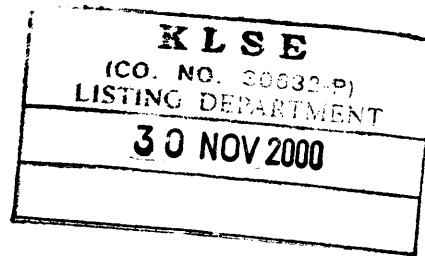


No 2, Jalan Prima 5, Metro Prima Business Centre, Metro Prima
52100 Kuala Lumpur. Tel : 03 - 62775555 Fax : 03 - 62741182

MAGNA PRIMA BERHAD

Fax



30/11/00 8:02

To: Cik Latifah

From: Abdul Nasir Ahmad

KLSE

Accounts Executive

Fax: 03-4663267

Pages: 9 (inclusive of cover page)

Phone:

Date: 30/11/00

Re:

CC:

Urgent **For Review** **Please Comment** **Please Reply** **Please Recycle**

● **Comments:**

Please find attached 3rd Quarter financial result for your further action.

Thank you.

ABDUL NASIR AHMAD

Submitting Merchant Bank : -
 (if applicable)
 Submitting Secretarial Firm Name : -
 (if applicable)
 * Company Name : **MAGNA PRIMA BERHAD**
 * Stock Name : **MAGNA**
 * Stock Code : **7617**
 * Contact Person : **AHMAD GHAZALI MD KASSIM**
 * Designation : **EXECUTIVE DIRECTOR**

Financial Result Announcement

Reference No :
 Company Name : **MAGNA PRIMA BERHAD**
 Stock Name : **MAGNA**
 Date Announced : **30/11/00**
 Financial Year End : **31/12/00**
 Quarter : **3**

Quarterly report on consolidated results for the financial period ended
30/09/2000

* The figures have not been audited

CONSOLIDATED INCOME STATEMENT

	INDIVIDUAL PERIOD		CUMULATIVE PERIOD	
	CURRENT YEAR QUARTER <i>(UNAUDITED)</i> [30/09/2000] RM'000	PRECEDING YEAR CORRESPONDING QUARTER [30/09/1999] RM'000	CURRENT YEAR TO DATE <i>(UNAUDITED)</i> [30/09/2000] RM'000	PRECEDING YEAR CORRESPONDING PERIOD [30/09/1999] RM'000
1 Turnover (a)	38,311	51,479	127,453	93,659
(b) Investment income				
(c) Other income including interest income	936	983	2,702	2,319
2 Operating profit/(loss) before (a) interest on borrowings, depreciation and amortisation, exceptional items, income tax, minority interests and extraordinary items	(6,070)	4,672	(7,720)	10,842
(b) Less interest on borrowings	616	1,295	3,136	3,903
(c) Less depreciation and amortisation	101	72	299	299
(d) Exceptional items				
(e) Operating profit/(loss) after interest on borrowings, depreciation and amortisation and exceptional items but before income tax, minority interests and extraordinary items	(6,787)	3,305	(11,155)	6,640
(f) Share in the results of associated companies				

Quarterly report on consolidated results for the financial period ended
30/09/2000

* The figures have not been audited

CONSOLIDATED INCOME STATEMENT

	INDIVIDUAL PERIOD		CUMULATIVE PERIOD	
	CURRENT YEAR QUARTER (UNAUDITED) [30/09/2000] RM'000	PRECEDING YEAR CORRESPONDING QUARTER [30/09/1999] RM'000	CURRENT YEAR TO DATE (UNAUDITED) [30/09/2000] RM'000	PRECEDING YEAR CORRESPONDING PERIOD [30/09/1999] RM'000
(g) Profit/(loss) before taxation, minority interests and extraordinary items	(6,787)	3,305	(11,155)	6,640
(h) Taxation	183	(623)	(974)	(623)
(l) Profit/(loss) after taxation, (l) before deducting minority interests	(6,604)	2,682	(12,129)	6,017
(ii) Less minority interests	80	242	137	229
(j) Profit/(loss) after taxation, attributable to members of the company	(6,524)	2,440	(11,991)	5,788
(k) Extraordinary items (l)				
(ii) Less minority interests				
(iii) Extraordinary items attributable to members of the company				
(l) Profit/(loss) after taxation, and Extraordinary items attributable to members of the company	(6,524)	2,440	(11,991)	5,788
3 Earnings per share based on (a) 2(i) above after deducting any provision for preference dividends, if any:				
(l) Basic (based on ordinary shares - sen)	(19.59)	7.33	(36.01)	17.38
(ii) Fully diluted (based on ordinary shares - sen)	(19.59)	7.33	(36.01)	17.38
4 Net tangible assets per share (RM)	1.90	2.07	1.90	2.07
5 (a) Dividend per share (sen)				
(b) Dividend Description				

Attachment of the full Financial Result Announcement :

MAGNA PRIMA BERHAD

(369519-P)

(Incorporated in Malaysia)

Consolidated Balance Sheet As At 30 September 2000

* The figures have not been audited

	* As At End Of Current Quarter 30/09/2000 (UNAUDITED) (RM'000)	As At Preceding Financial Year End 31/12/1999 (AUDITED) (RM'000)
1	53,539	73,967
2	2,657	1,414
3	425	425
4	-	407
5	-	222
6		
CURRENT ASSETS		
Contract work-in-progress	6,158	6,726
Development properties	115,411	98,899
Consumable stocks	50	157
Debtors	72,111	75,983
Cash & Bank Balances	3,146	3,651
	196,876	185,415
7		
CURRENT LIABILITIES		
Creditors	89,384	87,921
Bank Borrowings	37,298	36,843
Taxation	8,093	6,845
Proposed dividend	-	1,199
	134,775	132,808
8	62,101	52,607
	118,721	129,042
11		
SHAREHOLDERS' FUNDS		
SHARE CAPITAL	33,300	33,300
RESERVES		
Share Premium	2,273	2,273
Retained Profit	26,555	38,546
Other Reserves	1,003	1,198
	63,131	75,316
12	2,100	3,548
13	7,836	6,424
14	39,979	34,286
15		
OTHER LONG TERM LIABILITIES		
Deferred Taxation	5,676	5,676
Other Creditors	-	3,793
	118,721	129,042
<i>Net Tangible Assets Per Share (RM)</i>	1.90	2.24

MAGNA PRIMA BERHAD

(369519-P)

(Incorporated in Malaysia)

NOTES

(All amount in RM'000)

1. ACCOUNTING POLICIES

The accounting policies and method of computation adopted by the Company and the Group in preparing its financial statement is consistent with those adopted for the last accounting period ended 31 December 1999.

2. EXCEPTIONAL ITEM

There were no exceptional items for the period under review.

3. EXTRAORDINARY ITEMS

There were no extraordinary items for the period under review.

4. TAXATION

There were no deferred tax and/or adjustments for the under/over provisions in respect of prior years.

5. PRE-ACQUISITION PROFIT

There were no pre-acquisition profits for the period under review.

6. PROFIT/(LOSS) ON SALE OF INVESTMENT AND FIXED ASSETS

Sale of investment and fixed assets for the period under review are as follows:

(RM'000)

Loss on sale of investment	<u>(70)</u>
Profit on sale of fixed assets	<u>935</u>

7. QUOTED INVESTMENTS

There was no purchase or disposal of quoted investments for the period under review. Details of quoted investment as at 30 September 2000 are as follows:

(RM'000)

Total investment at cost	<u>1,525</u>
Total investment at book value (after provision for diminution in value)	<u>425</u>
Total investment at market value	<u>215</u>

8. CHANGES IN THE COMPOSITION OF THE GROUP

On 22 September 2000, Magna Prima Construction Sdn Bhd (184897-V) sold its entire holding of 3,000,000 ordinary shares in a subsidiary, Semenyih Quarry Sdn Bhd for cash consideration of RM2,100,000 subject to the terms of sale and purchase agreement.

9. STATUS OF CORPORATE PROPOSAL ANNOUNCED

On 2 March 2000, the company via an announcement made by AMMBB, announced a revision to its earlier proposals as follows:

(i). a bonus issue of 16,650,000 new ordinary shares of RM1.00 each on the basis of one new ordinary shares for every two existing shares held in the company:

(ii). a rights issue of 16,650,000 new ordinary shares of RM1.00 each with 16,650,000 warrants on the basis of one new ordinary share and one warrant for every two existing ordinary shares held in the Company. The issues price for the rights share would be determined by the Board after approval from SC While the warrants will be offered at an offer price of 10 sen each.

(iii). an employees' share option scheme (ESOS) is to be based on the new SC's Guideline effective 1st January 2000.

(iv). transfer of the listing of and quotation for the Company's entire enlarged issued share capital after the proposals from the Second Board to the Main Board of the Kuala Lumpur Stock Exchange ("KLSE").

Further to the announcement dated 2 March 2000, the company has announced via press advertisements dated 23 June 2000 that the application to the relevant authorities for the proposals were expected to be made within two (2) months from the date of the aforesaid advertisement. As such, the deadline for the submission was 23 August 2000.

The company decided to review the Proposals in view of it being in the midst of finalising the mid year results due for release by the end of August. As deliberations were expected to take time, the company has informed the SC that the application would not be made by 23 August 2000 and an appropriate announcement to take effect was made on 6 September 2000.

Further to the above and in view of the latest results of the company, the Board of Directors has decided to defer the corporate exercise indefinitely. The decision would be made known to the KLSE and SC.

10. SEASONAL OR CYCLICAL FACTORS

The Group's operations for the period are not affected by any seasonal or cyclical factor.

11. SHARES AND SECURITIES

During the financial period under review, there was no issuance and repayment of debt and equity securities, share buy-backs, share cancellations, shares held as treasury shares and resale of treasury shares.

12. GROUP BORROWINGS

Detail of Group's borrowings as at 30 September 2000 is as follows:

	<u>Secured</u> (RM'000)	<u>Unsecured</u> (RM'000)	<u>Total</u> (RM'000)
Short Term Borrowings	12,398	24,901	37,299
Long Term Borrowings	39,979	-	39,979
	<u>52,376</u>	<u>24,901</u>	<u>77,278</u>

13. CONTINGENT LIABILITIES

	<u>2000</u> <u>Group</u> (RM'000)	<u>2000</u> <u>Company</u> (RM'000)
Guarantees given to financial institutions for facilities granted to subsidiary companies :		
- Secured on assets of subsidiary companies	-	94,938
- Unsecured	-	55,124
Guarantees given to financial institutions for facilities granted to joint venture entity :		
- Unsecured	20,500	20,500
Guarantees given to trade creditors of subsidiary companies for credit limit facilities granted to subsidiary companies :		
- Unsecured	-	8,450
Limit of guarantees	<u>20,500</u>	<u>179,012</u>
Amount utilised	<u>17,387</u>	<u>123,904</u>
Bank guarantees and performance bonds		
- Secured on assets of subsidiary companies	2,144	-
- Unsecured	8,435	-
	<u>27,966</u>	<u>-</u>

14. DETAILS OF FINANCIAL INSTRUMENTS WITH OFF BALANCE SHEET RISK

There were no financial instruments with off balance sheet risk.

15. DETAILS OF PENDING LITIGATION

Save as disclosed below, there were no new litigation or claims brought by or against the Group or any of its subsidiaries.

A legal suit had earlier been instituted by a third party against a subsidiary company as second defendant jointly with the Datuk Bandar Kuala Lumpur and the Government of Malaysia as first and third defendants respectively in respect of the privatization of a piece of land.

At the hearing in the High Court of Kuala Lumpur on 12 June 2000, the plaintiff withdrew all their charges and claims against our subsidiary. The subsidiary then remained only as a party to the suit as the plaintiff continued with their action against the two other defendants.

At the further hearing on 4 September 2000, the plaintiff withdrew all their charges and claims against the Datuk Bandar Kuala Lumpur, second defendant and the Government of Malaysia as third defendant. The court struck off the plaintiff's claims and awarded all costs to our subsidiary and other defendants.

On 1 November 2000, the Company and 2 of its subsidiaries, Magna Prima Construction Sdn Bhd and Dunia Epik Sdn Bhd, instituted a Civil Action at the Kuala Lumpur High Court vide KLHC Suit No: D6-22-2039-2000 for certain injunctive reliefs and recovery of a sum of RM22.1 million against Top Green Entity Sdn Bhd and 6 other defendants. An Ex Parte Injunctive Order has been obtained on 2 November 2000 against the defendants ("Court Injunction"). On 22 November 2000, a Consent Order to Vary the Court Injunction between the Company and its subsidiaries as the plaintiffs and certain Defendants was granted by the Court. The Court Injunction has further been extended by the Court for further mention on 15 January 2001.

16. SEGMENTAL ANALYSIS

Based on 9 months period ended 30 September 2000:

<u>By Group's activity</u>	<u>Turnover</u> (RM'000)	<u>Profit/(Loss)</u> <u>Before</u> <u>Taxation</u> (RM'000)	<u>Total</u> <u>Assets</u> <u>Employed</u> (RM'000)
Construction and quarry	86,073	(14,713)	123,373
Property development	41,380	3,382	129,052
Trading and others	-	177	1,011
	<u>127,453</u>	<u>(11,155)</u>	<u>253,437</u>

17. COMMENTS ON FINANCIAL RESULTS (COMPARISON WITH PRECEDING QUARTER PERIOD)

The Group recorded turnover of RM38.3 million for the period under review against RM59.7 million for the last quarter. The reduction in turnover has resulted in a group pre-tax loss of RM6.8 million for this quarter as compared to RM5.8 million for the previous quarter.

18. REVIEW OF RESULTS

In aggregate the group turnover indicates consistent favourable performance since beginning of the year until third quarter. Analysis according to sector shows the construction and quarrying activities increased its turnover by 36.5% and 60.4% from the property development sector. Positive increase in pre-tax profit from the property development activity compensate the pre-tax loss from construction and quarrying activities of RM14.7 million resulting the group pre-tax loss of RM11.2 million.

19. PROSPECT FOR CURRENT YEAR

The construction and quarrying division is expected to maintain its positive performance pertaining to turnover in the final quarter thus reduced the pre-tax loss incurred in the second and third quarter. In view of expected improved market condition, the property development division is expected to maintain its position. Barring any unforeseen circumstances, the Directors are of the opinion that the results for the final quarter will be on the favorable side.

20. PROFIT GUARANTEE (VARIANCE)

There is no profit forecast or profit guarantee for the quarter period under review.

21. DIVIDENDS

The shareholders approved payment of a first and final dividend of 5% less tax for the year ended 31 December 1999 (1998 - 5% less tax) during the Company's Annual General Meeting held on 22 June 2000. For the quarter period under review ended 30 September 2000, the Directors do not recommend payment of any interim dividend.

BY ORDER OF THE BOARD

Ahmad Shahab B. Hj. Din (MAICSA 0689340)

Yuen Yoke Ping (MAICSA 7014044)

Joint Company Secretaries

Date : 30 November 2000.