

**MULTI-USAGE HOLDINGS BERHAD**

Company No:228933-D

**CONDENSED CONSOLIDATED BALANCE SHEET (UNAUDITED)**

|  | As at<br>financial<br>year ended<br>12/31/2008<br>(unaudited)<br>RM ' 000 | As at<br>preceeding<br>financial<br>year ended<br>31/12/2007<br>(audited)<br>RM ' 000 |
|--|---|---|
| <b>ASSETS</b>  |   |   |
| <b>Non-Current Assets</b>                                  |   |   |
| Property, Plant & Equipment                                | 4,967   | 5,071   |
| Prepaid lease payment                                      | 65  | 67  |
| Quoted Investment, at cost                                 | 20  | 191   |
| Goodwill on Consolidation                                  | 7,400   | 7,400   |
| Property Development Costs                                 | 35,561  | 33,916  |
| Trade receivables  | 8,216   | 10,272  |
|  | 56,229  | 56,917  |
| <b>Current Assets</b>                                      |   |   |
| Inventories  | 11,005  | 14,157  |
| Property Development Costs                                 | 5,857   | 6,252   |
| Trade and Other Receivables                                | 7,850   | 8,557   |
| Current Tax Assets   | 6   | 15  |
| Short term deposits with licensed banks                    | 1,012   | 171   |
| Cash & Bank Balances                                       | 506   | 266   |
|  | 26,236  | 29,418  |
| <b>TOTAL ASSETS</b>  | <b>82,465</b>   | <b>86,335</b>   |
| <b>EQUITY AND LIABILITIES</b>                              |   |   |
| <b>Equity attributable to equity holders of the parent</b> |   |   |
| Share Capital  | 52,728  | 52,728  |
| Reserves   | 18,200  | 18,200  |
| Accumulated losses   | (43,452)  | (44,479)  |
|  | 27,476  | 26,449  |
| <b>Minority Interest</b>                                   | 95  | 96  |
|  | 27,571  | 26,545  |
| <b>Non-current liabilities</b>                             |   |   |
| Other Payables   | 12,465  | 0   |
| Deferred Tax Liabilities                                   | 19  | 26  |
| Long Term Loans  | 0   | 0   |
|  | 12,484  | 26  |
| <b>Current Liabilities</b>                                 |   |   |
| Trade and Other Payables                                   | 6,185   | 7,551   |
| Provision for Corporate Guarantee                          | 5,321   | 11,954  |
| Bank Overdraft   | 7,503   | 7,710   |
| Other Bank Borrowings                                      | 20,466  | 28,599  |
| Tax Liabilities  | 2,935   | 3,950   |
|  | 42,410  | 59,764  |
| <b>Total liabilities</b>                                   | <b>54,894</b>   | <b>59,790</b>   |
| <b>TOTAL EQUITY AND LIABILITIES</b>                        | <b>82,465</b>   | <b>86,335</b>   |
| <b>NTA</b>   | 20,076  | 19,049  |
| <b>NTA per share (RM)</b>                                  | 0.38  | 0.36  |
| <b>Net Assets</b>  | 27,476  | 26,449  |
| <b>Net Assets per share (RM)</b>                           | 0.52  | 0.50  |

The Condensed Consolidated Balance Sheet should be read in conjunction with the Audited Financial Statements for the year ended 31 December 2007 and the accompanying explanatory notes attached to the interim financial statements.