



FAJARBARU

BUILDER GROUP BHD

199301026907 (281645-U)

**UNAUDITED INTERIM FINANCIAL REPORT
FOR THE 1ST QUARTER ENDED 30 SEPTEMBER 2024**



FAJARBARU BUILDER GROUP BHD 199301026907 (281645-U)
UNAUDITED CONSOLIDATED STATEMENT OF PROFIT OR LOSS
AND OTHER COMPREHENSIVE INCOME
FOR THE 1ST QUARTER ENDED 30 SEPTEMBER 2024

	Individual Quarter			Cumulative Quarter		
	Current Year Quarter 30/09/2024	Preceding Year Corresponding Quarter 30/09/2023	Changes	Current Year To Date 30/09/2024	Preceding Year Corresponding Year 30/09/2023	Changes
	RM'000	RM'000	%	RM'000	RM'000	%
Revenue	136,431	72,977	87	136,431	72,977	87
Cost of Sales	(114,091)	(61,984)	84	(114,091)	(61,984)	84
Gross Profit	22,340	10,993	103	22,340	10,993	103
Other Income	1,029	1,283		1,029	1,283	
Interest Income	345	443		345	443	
Operating Expenses	(11,791)	(9,073)		(11,791)	(9,073)	
Finance Costs	(770)	(790)		(770)	(790)	
Share of results of associates	298	535		298	535	
Profit/(Loss) Before Tax	11,451	3,391	238	11,451	3,391	238
Tax Expenses	(4,281)	(434)		(4,281)	(434)	
Profit/(Loss) for the period	7,170	2,957	142	7,170	2,957	142
Profit/(Loss) attributable to :						
Owners of the Company	8,420	2,801		8,420	2,801	
Non-controlling interest	(1,250)	156		(1,250)	156	
	7,170	2,957	142	7,170	2,957	142
Weighted average no. of shares ('000)	741,613	741,613		741,613	741,613	
Earnings/(Loss) per share attributable to Owners of the Company (sen)						
- Basic	1.14	0.38		1.14	0.38	
- Diluted	0.76	0.25		0.76	0.25	

(The unaudited Consolidated Statement of Profit or Loss And Other Comprehensive Income should be read in conjunction with the Audited Financial Statements for the year ended 30 June 2024 and the accompanying explanatory notes attached to the interim financial statements)



FAJARBARU BUILDER GROUP BHD 199301026907 (281645-U)
UNAUDITED CONSOLIDATED STATEMENT OF PROFIT OR LOSS
AND OTHER COMPREHENSIVE INCOME
FOR THE 1ST QUARTER ENDED 30 SEPTEMBER 2024

	Individual Quarter			Cumulative Quarter		
	Current Year Quarter 30/09/2024	Preceding Year Corresponding Quarter 30/09/2023	Changes	Current Year To Date 30/09/2024	Preceding Year Corresponding Year 30/09/2023	Changes
	RM'000	RM'000	%	RM'000	RM'000	%
Profit/(Loss) for the period	7,170	2,957	142	7,170	2,957	142
Other comprehensive income/(loss) :						
Net gain on other investment						
- Gain/(loss) on fair value changes	(2,358)	(589)		(2,358)	(589)	
Foreign currency translation						
- Gain/(loss) on currency translation	5	1		5	1	
Share of (expenses)/income of equity accounted associates	(3,039)	(16)		(3,039)	(16)	
Total Comprehensive income/(loss)	1,778	2,353	(24)	1,778	2,353	(24)
Total comprehensive income/(loss) attributable to :						
Owners of the Company	3,026	2,197		3,026	2,197	
Non-controlling interest	(1,248)	156		(1,248)	156	
	1,778	2,353	(24)	1,778	2,353	(24)

(The unaudited Consolidated Statement of Profit or Loss and Other Comprehensive Income should be read in conjunction with the Audited Financial Statements for the year ended 30 June 2024 and the accompanying explanatory notes attached to the interim financial statements)



FAJARBARU BUILDER GROUP BHD 199301026907 (281645-U)
UNAUDITED CONSOLIDATED STATEMENT OF FINANCIAL POSITION
AS AT 30 SEPTEMBER 2024

	(Unaudited)	(Audited)
	As At End Of Current Quarter 30/09/2024	Financial Year Ended 30/06/2024
	RM'000	RM'000
ASSETS		
Non-current assets		
Property, plant & equipment	28,815	28,490
Right-of-use assets	1,478	1,618
Investment properties	45,349	45,293
Investment securities	12,574	14,932
Investment in associates	27,194	29,934
Intangible assets	357	360
Bearer plant	8,732	7,366
Inventories	13,711	13,711
Other receivables & prepayments	57,444	57,416
Goodwill	7	7
	195,661	199,127
Current assets		
Inventories	36,776	32,365
Contract cost assets	9,035	21,128
Trade receivables	54,961	50,136
Other receivables	15,602	16,037
Contract Assets	182,138	127,495
Tax recoverable	18,055	9,279
Amount due from associates	32,473	35,684
Short-term investments	63,052	66,719
Fixed deposits with licensed banks	8,835	9,551
Cash and bank balances	60,861	78,416
	481,788	446,810
TOTAL ASSETS	677,449	645,937
EQUITY AND LIABILITIES		
Equity attributable to owners of the Company		
Share capital	221,534	221,534
Treasury shares	(1,655)	(1,655)
Warrant reserves	9,535	9,535
Other reserves	1,110	1,110
Fair value reserves	6,662	9,020
Foreign currency translation reserves	(3,423)	(387)
Retained profits	188,912	180,492
Equity attributable to owners of the Company	422,675	419,649
Non-Controlling interests	16,576	19,735
TOTAL EQUITY	439,251	439,384
Non-current liabilities		
Deferred tax liabilities	22,628	19,401
Loans and borrowings	11,540	9,947
	34,168	29,348
Current liabilities		
Loans and borrowings	73,004	61,083
Trade payables	97,054	91,242
Other payables	17,650	16,684
Contract liabilities	5,274	5,572
Amount owing to related parties	1,529	103
Provision of taxation	9,519	2,521
	204,030	177,205
TOTAL LIABILITIES	238,198	206,553
TOTAL EQUITY AND LIABILITIES	677,449	645,937
Net assets per share attributable to owners of the Company (RM)	0.5699	0.5659
No. of Shares issued (net of treasury shares)	741,613,384	741,613,384

(The unaudited Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for the year ended 30 June 2024 and the accompanying explanatory notes attached to the interim financial statements)

FAJARBARU BUILDER GROUP BHD 199301026907 (281645-U)
UNAUDITED CONSOLIDATED STATEMENT OF CASH FLOWS
FOR THE 1ST QUARTER ENDED 30 SEPTEMBER 2024

	End of Current Quarter 30/09/2024	End of Preceding year Corresponding Quarter 30/09/2023
	RM'000	RM'000
<u>CASH FLOW FROM OPERATING ACTIVITIES</u>		
Profit/(Loss) before taxation	11,451	3,391
Adjustment for :		
Amortisation of intangible assets	2	2
Depreciation on property, plant and equipment	742	1,148
Depreciation on right-of-use assets	408	286
(Gain) / Loss on disposal of property, plant and equipment	(312)	(365)
(Gain) / Loss on derecognised of right-of-use assets	-	(4)
Interest income	(345)	(443)
Dividend income	(39)	(5)
Finance costs	770	790
Share of results of associates	(298)	(535)
(Gain) / Loss on foreign exchange rate	-	247
Unrealise (gain) / loss on foreign exchange differences	3,206	-
Write off of property, plant and equipment	-	7
Operating profit before working capital changes	15,585	4,519
Change in working capital		
(Increase)/Decrease in inventories	6,297	(669)
(Increase)/Decrease in receivables	(4,413)	36,375
Increase/(Decrease) in payables	6,807	3,897
Decrease/(Increase) in contract assets/liabilities	(54,941)	(27,510)
Cash generated from / (used in) operations	(30,665)	16,612
Taxes credit / (paid)	(2,832)	450
Interest paid	(726)	(780)
Interest received	1	16
Net cash flow (used in)/ generated from operating activities	(34,222)	16,298
<u>CASH FLOW FROM INVESTING ACTIVITIES</u>		
Interest received	344	427
Dividend received	39	5
Dividend received from associates	-	2,000
Proceeds from disposal of property, plant and equipment	313	368
Additional of right-of-use assets	(267)	(1,022)
Purchase of property, plant and equipment	(523)	(970)
Repayment/(Advance) from related parties	1,400	1,665
Repayment/(Advance) from associates	-	454
Net cash generated from / (used in) investing activities	1,306	2,927
<u>CASH FLOW FROM FINANCING ACTIVITIES</u>		
Finance cost paid	(44)	(11)
Dividend paid by subsidiary to non controlling interest	(1,911)	-
Drawdown/(Repayment) of lease liabilities	(143)	2,754
Drawdown/(Repayment) of hire purchase	(371)	(1,020)
Repayment of loan and borrowings	13,442	(17,581)
Net cash generated from / (used in) financing activities	10,973	(15,858)
NET INCREASE/(DECREASE) IN CASH AND CASH EQUIVALENTS	(21,943)	3,367
Effect of exchange rate changes on cash and cash equivalents	5	1
CASH AND CASH EQUIVALENTS AS AT 1 JULY	154,686	152,583
CASH AND CASH EQUIVALENTS AS AT 30 SEPTEMBER	132,748	155,951
Less : Fixed deposit under lien	(8,835)	(18,779)
CASH AND CASH EQUIVALENTS AS AT 30 SEPTEMBER	123,913	137,172

(The unaudited Consolidated Statement of Cash Flows should be read in conjunction with the Audited Financial Statements for the year ended 30 June 2024 and the accompanying explanatory notes attached to the interim financial statements)

FAJARBARU BUILDER GROUP BHD 199301026907 (281645-U)

**UNAUDITED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY
FOR THE 1ST QUARTER ENDED 30 SEPTEMBER 2024**

	Share Capital (RM'000)	Treasury Shares (RM'000)	Other reserve (RM'000)	Warrant reserve (RM'000)	Fair value reserve (RM'000)	Foreign exchange translation reserve (RM'000)	Retained profit (RM'000)	Attributable to Owners of the Company (RM'000)	Non-Controlling Interest (RM'000)	Total Equity (RM'000)
As at 1 July 2024	221,534	(1,655)	1,110	9,535	9,020	(387)	180,492	419,649	19,735	439,384
Total comprehensive income/(loss) for the year	-	-	-	-	(2,358)	(3,036)	8,420	3,026	(1,248)	1,778
Transactions with owners Dividends	-	-	-	-	-	-	-	-	(1,911)	(1,911)
As at 30 September 2024	221,534	(1,655)	1,110	9,535	6,662	(3,423)	188,912	422,675	16,576	439,251
As at 1 July 2023	221,534	(1,655)	1,110	9,535	4,109	(546)	133,897	367,984	15,220	383,204
Total comprehensive income/(loss) for the year	-	-	-	-	(589)	(15)	2,801	2,197	156	2,353
As at 30 September 2023	221,534	(1,655)	1,110	9,535	3,520	(561)	136,698	370,181	15,376	385,557

(The unaudited Condensed Consolidated Statement of Changes in Equity should be read in conjunction with the Audited Financial Statements for the year ended 30 June 2024 and the accompanying explanatory notes attached to the interim financial statements)



A1 Basis of preparation

The unaudited interim financial report has been prepared in accordance with the requirements of Malaysian Financial Reporting Standards (“MFRS”) 134 Interim Financial Reporting issued by the Malaysian Accounting Standards Board and paragraph 9.22 and Appendix 9B of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad (“Bursa Securities”).

The interim financial report should be read in conjunction with the audited financial statements for the financial year ended 30 June 2024. These explanatory notes attached to the interim financial report provide an explanation of events and transactions that are significant to an understanding of the changes in the financial position and performance of the Group since the financial year ended 30 June 2024.

A2 Changes of accounting policies

The significant accounting policies, methods of computation and basis of consolidation adopted are consistent with those of the most recent audited financial statements for the year ended 30 June 2024, except for the adoption of the following Amendments to MFRSs and IFRIC Agenda Decision that are effective for the Group from 1 July 2024:

MFRSs and/or IC Interpretations (Including The Consequential Amendments)

MFRS 17 Insurance Contracts

Amendments to MFRS 17 Insurance Contracts

Amendment to MFRS 17: Initial Application of MFRS 17 and MFRS 9 – Comparative Information

Amendments to MFRS 101: Disclosure of Accounting Policies

Amendments to MFRS 108: Definition of Accounting Estimates

Amendments to MFRS 112: Deferred Tax related to Assets and Liabilities arising from a Single Transaction

Amendments to MFRS 112: International Tax Reform – Pillar Two Model Rules

The adoption of the above accounting standard and interpretations (including the consequential amendments) have no material impact on the Group’s financial statements.

A2.1 Amendments to MFRSs and IC Interpretations were issued but not yet effective and have not been applied by the Group:

The Group has not applied in advance the following accounting standard(s) and/or interpretation(s) (including the consequential amendments, if any) that have been issued by the Malaysian Accounting Standards Board (MASB) but are not yet effective for the current financial year ended 30 June 2025:-

MFRSs and/or IC Interpretations (Including The Consequential Amendments)	Effective Date
MFRS 18 Presentation and Disclosure in Financial Statements	1 January 2027
MFRS 19 Subsidiaries without Public Accountability: Disclosures	1 January 2027
Amendments to MFRS 9 and MFRS 7: Amendments to the Classification and Measurement of Financial Instruments	1 January 2026
Amendments to MFRS 10 and MFRS 128: Sale or Contribution of Assets between an Investor and its Associate or Joint Venture	Deferred
Amendments to MFRS 16: Lease Liability in a Sales and Leaseback	1 January 2024
Amendments to MFRS 101: Classification of Liabilities as Current or Non-current	1 January 2024
Amendment to MFRS 101: Non-current Liabilities with Covenants	1 January 2024
Amendment to MFRS 107 and MFRS 7: Supplier Finance Arrangements	1 January 2024
Amendments to MFRS 121: Lack of Exchangeability	1 January 2025
Annual Improvements to MFRS Accounting Standards – Volume 11	1 January 2026

The adoption of the above accounting standards and interpretations (including the consequential amendments) is expected to have no material impact on the financial statements of the Group upon their initial application.

A3 Audit Report of Preceding Annual Financial Statements

The audit report of the Group's annual financial statements for the year ended 30 June 2024 was not subject to any qualification.

A4 Seasonal or cyclical factors

The Group's business operations were not affected by any significant seasonal or cyclical factors during the current quarter under review.



A5 Unusual items

There were no unusual items affecting assets, liabilities, equity, net income, or cash flows during the current quarter under review because of their nature, size, or incidence.

A6 Changes in estimates

There were no material changes in estimates that have had any material effect on the results for the current quarter under review.

A7 Significant related party transactions

There were no significant related party transactions during the current quarter under review.

A8 Movement in debt and equity securities

There were no other issuance, cancellation, repurchase, resale and repayment of debts and equity securities during the current quarter under review.

The details of shares held as treasury shares for the financial period ended 30 September 2024 are as follow:

	Number of Treasury shares	Total Considerations RM
Balance as at 30 June 2024	3,075,764	1,654,910
Repurchased during the quarter	-	-
Balance as at 30 September 2024	3,075,764	1,654,910

The shares purchased are being held as treasury shares in accordance with Section 127 (6) of the Companies Act, 2016.

A9 Dividend paid

There were no dividend paid during the current quarter.

A10 Carrying Amount of revalued property, plant and equipment

The valuation of property, plant and equipment has been brought forward without amendment from the financial statement for the financial year ended 30 June 2024.

A11 Segmental reporting

The segmental information of the Group analysed by activities is as follows:-

3 months ended 30.09.24	Before Group's Eliminations							Adjustment and Eliminations	Total	
	Construction	Logging and timber trading	Property development	Trading	Logistic	Investment holding	Plantation			Other
	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	
Revenue										
External Sales	67,704	-	67,708	3,627	328	46	-	-	(2,982)	136,431
Inter-segment sales	34,006	-	-	22,140	-	10,798	-	-	(66,944)	-
Total revenue	101,710	-	67,708	25,767	328	10,844	-	-	(69,926)	136,431
Results										
Profit/(Loss) from operation	1,493	3,634	14,923	520	(34)	6,158	(99)	(13)	(14,659)	11,923
Finance costs	(533)	-	(236)	(46)	(4)	(74)	(56)	(6)	185	(770)
Share of results in associates	-	225	73	-	-	-	-	-	-	298
Profit/(Loss) before tax	960	3,859	14,760	474	(38)	6,084	(155)	(19)	(14,474)	11,451
Total assets										
Segment assets/ Consolidated total assets	209,631	18,099	214,227	28,590	209	130,862	818	1,007	74,005	677,449

3 months ended 30.09.23	Before Group's Eliminations							Adjustment and Eliminations	Total	
	Construction	Logging and timber trading	Property development	Trading	Logistic	Investment holding	Plantation			Other
	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	
Revenue										
External Sales	26,096	4,069	36,702	2,561	379	10	-	-	3,160	72,977
Inter-segment sales	19,757	-	-	6,931	-	3,149	-	-	(29,837)	-
Total revenue	45,853	4,069	36,702	9,492	379	3,159	-	-	(26,677)	72,977
Results										
Profit/(Loss) from operation	(6,399)	1,051	8,972	157	(20)	1,446	(88)	(4)	(1,469)	3,646
Finance costs	(565)	(207)	(391)	(34)	(5)	(2)	(38)	(5)	457	(790)
Share of results in associates	-	713	(178)	-	-	-	-	-	-	535
Profit/(Loss) before tax	(6,964)	1,557	8,403	123	(25)	1,444	(126)	(9)	(1,012)	3,391
Total assets										
Segment assets/ Consolidated total assets	152,655	27,231	197,268	12,386	448	136,927	1,241	10	21,433	549,599

A12 Events subsequent to the balance sheet date

There were no material events subsequent to the end of the current quarter under review that have not been reflected in the quarterly financial statements.

A13 Changes in composition of the Group

There were no material changes in the composition of the Group for the current quarter under review.

A14 Capital commitments

The outstanding commitments in respect of capital expenditure at the quarter under review provided for in the financial statements are as follows:

Property, Plant & Equipment

Approved and contracted for
- Denominated in RM

30 September 2024
RM

61,000

A15 Changes in contingent liabilities

	The Group		The Company	
	As at 30.09.24 RM'000	As at 30.06.24 RM'000	As at 30.09.24 RM'000	As at 30.06.24 RM'000
Performance and tender bond granted to contract customers	38,017	37,456	-	-

B Bursa Securities Listing Requirements (Part A of Appendix 9B)

B1 Review of performance

	Individual Period (1st quarter)			Cumulative Period		
	Current Year Quarter 30/09/2024 (RM'000)	Preceding Year Corresponding Quarter 30/09/2023 (RM'000)	Changes (%)	Current Year To-date 30/09/2024 (RM'000)	Preceding Year Corresponding Period 30/09/2023 (RM'000)	Changes (%)
Revenue	136,431	72,977	87	136,431	72,977	87
Profit/(loss) from operation	11,923	3,646	227	11,923	3,646	227
Profit/(loss) before interest and tax	12,221	4,181	192	12,221	4,181	192
Profit/(loss) before tax	11,451	3,391	238	11,451	3,391	238
Profit/(loss) after tax	7,170	2,957	142	7,170	2,957	142
Profit/(loss) attributable to Owners of the Company	8,420	2,801	201	8,420	2,801	201

The Group recorded revenue of RM136.43 million and profit before tax of RM11.45 million in the current quarter, compared to revenue of RM72.98 million and profit before tax of RM3.39 million in the preceding year corresponding quarter. The higher revenue was mainly contributed by Property Development and Construction segments, whereas, the profit before tax was mainly attributed by the Property Development segment.

Detailed analysis of the performance for the respective operating business segments for the period ended 30 September 2024 are as follows:

	Revenue			Profit / (Loss) before tax		
	Current Year Quarter 30/09/2024 (RM'000)	Preceding Year Corresponding Quarter 30/09/2023 (RM'000)	Changes (RM'000)	Current Year Quarter 30/09/2024 (RM'000)	Preceding Year Corresponding Quarter 30/09/2023 (RM'000)	Changes (RM'000)
<u>Segment</u>						
Construction	67,704	26,096	41,608	(2,019)	(9,123)	* NM
Logging & timber trading	-	4,069	(4,069)	34	1,840	(1,806)
Property development	64,726	39,862	24,864	17,619	12,286	5,333
Trading	3,627	2,561	1,066	9	48	(39)
Logistic	328	379	(51)	(55)	(49)	* NM
Investment holding	46	10	36	(4,027)	(1,520)	* NM
Plantation	-	-	-	(97)	(89)	* NM
Other	-	-	-	(13)	(2)	* NM
Total	136,431	72,977		11,451	3,391	

* NM = Non-meaningful

Construction Segment

Construction segment reported revenue of RM67.70 million and loss before tax of RM2.02 million in the current quarter, compared to revenue of RM26.10 million and loss before tax of RM9.12 million in the preceding year corresponding quarter.



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Higher revenue registered in the current quarter was mainly due to the newly awarded projects had started to progressively contribute revenue to the segment. Whereas in the preceding year corresponding quarter, those newly awarded projects are still in its infancy stage to contribute much revenue. The loss before tax in the current quarter was derived after the accounting elimination of intercompany profits from an internal project. In comparison, the loss before tax in the preceding year corresponding quarter primarily arises from the reassessment of the cost of a construction project due to the pandemic.

Logging and Timber Trading Segment

Logging and Timber Trading segment reported no revenue and profit before tax of RM0.03 million in the current quarter, compared to revenue of RM4.07 million and profit before tax of RM1.84 million in the preceding year corresponding quarter.

In the current quarter, no revenue and minimal profit before tax being registered as a result of no approved working block to work on, except for the contribution of profit from the Group's associate company. Currently, the Group is in the midst of obtaining permit for new working block. Whereas, in the preceding year corresponding quarter, the revenue and profit before tax arises from the commencement of logging activities of a newly approved block.

Property Development Segment

Property Development segment reported revenue of RM64.73 million and profit before tax of RM17.62 million in the current quarter, compared to revenue of RM39.86 million and profit before tax of RM12.29 million in the preceding year corresponding quarter.

The increase in revenue and profit before tax in the current quarter were mainly contributed from Vierra Residence @ Kinrara development project where it showed incremental growth in the development work progress as compared to preceding year corresponding quarter.

Trading Segments

Trading segment reported revenue of RM3.63 million and profit before tax of RM0.01 million in the current quarter, compared to revenue of RM2.56 million and profit before tax of RM0.05 million in the preceding year corresponding quarter.

The increase in revenue for the current quarter were primarily attributed from higher purchase of construction materials for the Group's on-going projects in the Construction segment. The immaterial movement in profit before tax in the current quarter was primarily attributed to the usual operations of the segment and not influence by any special events or circumstances.

FAJARBARU BUILDER GROUP BHD 199301026907 (281645-U)**Logistic Segment**

Logistic segment reported revenue of RM0.33 million and loss before tax of RM0.06 million in the current quarter, compared to revenue of RM0.38 million and loss before tax of RM0.05 million in the preceding year corresponding quarter.

The immaterial movement in revenue and loss before tax in the current quarter was primarily attributed to the usual operations of the segment and not influence by any special events or circumstances.

B2 Variation of result against preceding quarter

	Current Year Quarter 30/09/2024 (RM'000)	Immediate Preceding Quarter 30/06/2024 (RM'000)	Changes (%)
Revenue	136,431	154,994	(12)
Profit/(loss) from operation	11,923	21,204	(44)
Profit/(loss) before interest and tax	12,221	19,841	(38)
Profit/(loss) before tax	11,451	19,041	(40)
Profit/(loss) after tax	7,170	4,497	59
Profit/(loss) attributable to Owners of the Company	8,420	4,832	74

In the current quarter ended 30 September 2024, the Group posted a revenue of RM136.43 million and profit before tax of RM11.45 million, which is a decrease of 12% and 40% respectively from the immediate preceding quarter ended 30 June 2024.

The decrease in revenue for the current quarter were mainly arises from Property Development segment as a result from a property development project is approaching to completion as compared to immediate preceding quarter. The decrease in profit before tax also predominantly due to lesser profit recognition from Property Development segment and also the recognition of the unrealised loss on foreign exchange from Investment Holding segment.

B3 Current year prospects

In the first half of 2024, Malaysia's economy recorded a 5.1% growth, underpinned by robust domestic spending and strong export performance, as highlighted in Bank Negara Malaysia's report. Moving forward, the economy is poised for sustained growth in the second half of 2024, driven by resilient household spending, steady investment activities, and a continued recovery in exports. For the full year, GDP growth is projected to range between 4% and 5%.

The construction sector is expected to see a 3% growth in tender prices for 2024, supported by a diverse range of projects, strategic procurement practices, and currency fluctuations. Construction costs have begun to stabilise after a period of rapid escalation, signaling a more balanced market. Despite challenges like inflation and supply chain disruptions, the industry is showing resilience with improved logistics and better supply chain stability. In line with the recently announced Budget 2025, the government reaffirmed its commitment to major infrastructure projects, allocating RM86 billion for development expenditure spurred by initiatives such as the East Coast



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Rail Link (ECRL), the Rapid Transit System Link (RTS Link) between Johor Bahru and Singapore, and the Pan Borneo Highway Sabah.

In October 2024, the Group was awarded for a main building works of Section 2: Phase Two in Larkinton, Johor Bahru by WCT Construction Sdn. Bhd. This project encompasses the construction of four serviced apartment towers, along with recreational facilities and a six-storey podium housing car parks, commercial lots, and a lobby. Combined with Phase One, which was awarded in April 2024, the development will feature a total of eight serviced apartment towers. This latest contract, which commenced in October 2024, is slated for completion by October 2027.

The Group's Construction segment remains steadfast in its commitment to delivering ongoing projects efficiently and on schedule. These projects span across various sectors, including high-rise residential buildings, retail complexes, golf club house, and military facility redevelopment. We anticipate that these projects will contribute positively to the Group's future earnings and net assets per share, starting from the financial year 1 July 2024. Our current order book stands at approximately RM1.11 billion, with RM34.32 million allocated to internal development projects. Meanwhile, we will continue to explore new opportunities, actively participating in tenders worth a total of RM2.16 billion across both public and private sectors.

The Malaysian property market recorded its strongest performance in five years during the first half of 2024, reflecting robust growth in both transaction volume and value, according to the Valuation and Property Services Department (JPPH). Transaction numbers rose by 8% year-on-year to 198,806, while total transaction value surged by 23.8% to RM105.65 billion compared to the same period in 2023. This positive momentum was bolstered by government initiatives under the MADANI Economy framework, including the relaxation of requirements for the Malaysia My Second Home (MM2H) programme, the establishment of the Johor-Singapore Special Economic Zone, and the implementation of the New Industrial Master Plan (NIMP) 2030.

The Group remains committed to its long-term strategic growth plan for the Property Development segment in Malaysia. Progress is underway for our latest project, Desa Green, located in Kuala Krai, Kelantan. This freehold development's first phase, Residensi Intan @ Desa Green, consists of single-story terrace and semi-detached homes, with an estimated gross development value (GDV) of RM69.8 million. Marketing efforts for the remaining units are ongoing, and the project is scheduled for completion by the second quarter of 2025.

In Australia, The Wilds, located in Northcote, Melbourne, is set to become a benchmark for sustainable design as the first carbon-neutral detached housing project in inner Melbourne. The development will feature 15 fossil-fuel-free homes, each fully electric with integrated solar panels and induction cooktops. With an estimated GDV of AUD43.8 million, the project is expected to be completed by the third quarter of 2025. Additionally, the Group has acquired land in Fitzroy, Melbourne, for a planned development of 46 apartments, ranging from 700 to 1,496 sq ft. This project, with an estimated GDV of AUD64.2 million, is currently undergoing approval processes with the authorities and is slated for launch in third quarter of 2025.

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In October 2024, the Group secured the rights from Penang Development Corporation (PDC) to develop Parcel 1 of Medi-City Bandar Cassia in Batu Kawan, covering approximately 51.2 acres. Of this, 15.3 acres will be dedicated to healthcare infrastructure, including a 200-bed hospital and a range of medical and healthcare facilities. The remaining 35.8 acres will feature a mixed-use development comprising residential and commercial components.

As part of the 235.8 acre Medi-City Master Plan, the Group aims to establish a comprehensive healthcare ecosystem. This includes a medical hub offering services in preventive care, rehabilitation, diagnostics, treatment, and wellness. The development will also feature a wellness village, a medical education hub, a hybrid health tech park, a waterfront commercial center, Fajarbaru Global Park, and seaview residences. In line with the government's sustainable development goals, Medi-City Bandar Cassia will incorporate green buildings, renewable energy, an integrated district cooling system, and EV charging hubs, aligning with Environmental, Social, and Governance (ESG) principles for a smart, eco-friendly community.

In Sungai Gadut, Senawang, Seremban, the Group is preparing for a development project featuring a Centralised Labour Quarters (CLQ) with 672 housing units designed to accommodate workers. The project will comprise 12 blocks, each containing 56 living quarters, and will be equipped with various amenities to ensure a comfortable living environment. This development, a joint venture between Fajarbaru Land (M) Sdn. Bhd. and Care Dynamic Sdn. Bhd., has an estimated GDV of RM172.4 million.

The Property Development segment remains dedicated to strategically advancing its projects across Malaysia. Our growth strategy emphasises strengthening our brand reputation as a premier property developer, boosting sales performance, enhancing digital capabilities to improve customer service, and optimising operational efficiency. Additionally, the Group will explore opportunities for acquiring new land holdings to support future property development prospects.

In the Logging and Timber Trading segment, the Group manages approximately 20,468 acres of operational blocks through its subsidiaries and an associate company. This segment is anticipated to deliver a steady contribution to the Group's earnings in the near term.

The Group has ventured into the Plantation sector, expecting promising returns. In Jerantut, Pahang, our plantation operations span 600 acres, where we are involved in reforestation, fruit crop cultivation, and the planting of eucalyptus trees. Moving forward, the Group is developing Fajar EcoPark in Port Dickson, Negeri Sembilan, which is set to open to the public in the second quarter of 2025. The first phase of the park will feature a restaurant overlooking a serene pond, designed with a nature-inspired theme and 'kampung'-style outdoor dining areas around the water. In addition to the restaurant, Fajar EcoPark will host an exotic animal farm and various fruit plantations, including durian, banana, and dragonfruit, along with other exciting attractions. The park is also set to offer a range of recreational activities aimed at enhancing visitor experiences, such as camping, ATV rides through the park's scenic landscapes, fishing, and family-friendly events. Through these engaging activities, Fajarbaru aims to create value for the land while attracting a diverse audience of visitors.

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The Group remains steadfast in its commitment to exploring new opportunities and strategic acquisitions to enhance our position within this sector.

Looking ahead, we will continue to focus on our core segments—Construction, Property Development, and Plantation—to maintain a stable revenue stream. While we remain vigilant in navigating external challenges, such as rising interest rates and other uncertainties anticipated in the current financial year, we are confident that our divisions are well-equipped to capitalise on emerging opportunities within their key business areas.

Barring any unforeseen circumstances, we anticipate delivering a positive performance for the financial year ending 30 June 2025.

B4 Profit forecast

Not applicable as there was no profit forecast issued.

B5 Profit guarantee

Claim by the Company against Cashrep Holdings Sdn. Bhd. (“Cashrep”) and Cita Jati Sdn. Bhd. (“Cita Jati”) based on Profit Guarantee Agreement.

On 23 November 2006 and 11 April 2007, the Company has obtained Winding-Up Orders from the Court against Cita Jati and Cashrep respectively. The Official Receiver from the Jabatan Insolvensi, Wilayah Persekutuan was appointed as liquidator for both companies.

B6 Income tax

Income tax includes:

	Individual Quarter		Cumulative Quarter	
	3 months ended 30/09/2024 RM'000	3 months ended 30/09/2023 RM'000	3 months ended 30/09/2024 RM'000	3 months ended 30/09/2023 RM'000
Current period's provision	1,054	434	1,054	434
Under / (Over) provision for the prior years	-	-	-	-
Tax paid for the prior years	1,054	434	1,054	434
Deferred taxation	-	-	-	-
Under / (Over) provision for the prior years	3,227	-	3,227	-
	-	-	-	-
	4,281	434	4,281	434

Taxation is computed after taking into consideration the available capital allowances and the adjusted business losses carried forward from previous years to set off against taxable profit.



B7 Purchase or disposal of quoted securities

There were no purchase or disposal of quoted securities in Malaysia during current quarter under review.

Investment in quoted shares as at 30 September 2024 were as follows :

	RM'000
At cost	5,912
At market value - Shares	12,574

B8 Status of corporate proposals announced

There were no corporate proposal announced but not completed as at the current quarter under review.

B9 Borrowings

The tenure of the Group borrowings classified as follows:-

	30 September 2024		30 September 2023	
	Short term	Long term	Short term	Long term
<u>Secured</u>	RM'000	RM'000	RM'000	RM'000
Term loan	1,364	9,347	663	12,300
Lease liabilities	843	713	341	1,643
Hire purchase	1,378	1,480	1,128	1,451
Invoice Finance	15,787	-	1,884	-
Revolving Credit	45,000	-	30,000	-
Bills Discounting	8,631	-	6,811	-
Promissory Note	-	-	8,081	-
	73,004	11,540	48,908	15,394

B10 Off balance sheet financial instruments

The Group does not have any financial instrument with off balance sheet risk as at 30 September 2024.



B11 Trade receivables

The age analysis of trade receivables is as follow :

	Current Quarter Ended 30/09/2024 RM'000
Not past due	34,494
Past due:	
- less than 3 months	6,779
- 3 to 6 months	6,560
- over 6 months	1,593
- more than 1 year	5,535
	<u><u>54,961</u></u>

The Group is satisfied that recovery of the amount is possible, therefore there is no impairment for past due trade receivables.

B12 Material litigation

There were no any other proceeding, pending or threatened litigation or any fact likely to give rise to any proceedings which might materially and adversely affect the position or business of the Group as at the reporting date.

B13 Dividend

An interim single-tier dividend of 1.0 sen per ordinary share be declared in respect of the financial year ending 30 June 2025.

The interim dividend will be paid on 24 December 2024 to the shareholders whose name appear in the Record of Depositors of the Company on 10 December 2024.

B14 Earnings per share

The **basic earnings per share** is calculated by dividing the net profit attributable to equity holders of the Company by the weighted average number of ordinary shares in issued at the end of the period.

The **diluted earnings per share** is calculated by dividing the net profit attributable to equity holders of the Company for the current individual quarter and the current cumulative quarter by the adjusted weighted average number of ordinary shares in issue during the current individual quarter and the current cumulative quarter plus the weighted average number of ordinary shares which deemed to be issued on conversion of warrants and ESOS into ordinary shares.

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	Individual Quarter		Cumulative Quarter	
	3 months Ended 30/09/2024 RM'000	3 months Ended 30/09/2023 RM' 000	3 months Ended 30/09/2024 RM000	3 months Ended 30/09/2023 RM'000
Net (loss)/profit attributable to Owners of the Company	8,420	2,801	8,420	2,801
Weighted Average Number of shares at the end of the period ('000)	741,613	741,613	741,613	741,613
Adjusted number of ordinary shares in issue and issuable ('000)	1,112,420	1,112,420	1,112,420	1,112,420
Basic earnings per share (sen)	1.14	0.38	1.14	0.38
Diluted earnings per share (sen)	0.76	0.25	0.76	0.25

B15 Profit before taxation

	Current Year Quarter 30/09/2024 RM'000 Unaudited	Current Year To-date 30/09/2024 RM'000 Unaudited
Profit before tax is arrived at after charging/(crediting):-		
Interest income	(345)	(345)
Dividend income	(39)	(39)
Depreciation	1,150	1,150
Interest expense	756	756
(Gain)/Loss on investment fund	(425)	(425)
(Gain)/Loss on disposal of property, plant & equipment	(312)	(312)
Unrealised (gain)/loss on foreign exchange	3,206	3,206
Unrealised (gain)/loss on investment fund	80	80

B16 Authorisation for issue

The Board of Directors authorised the issue of this unaudited interim financial report on 21 November 2024.

By Order of the Board
Fajarbaru Builder Group Bhd

Tan Sri Dato' Sri Chan Kong Choy
Executive Chairman

Kuala Lumpur
21 November 2024

