

## Property development raises Sentoria's 3<sup>rd</sup> quarter financial performance

- *Records RM11 million pre-tax profit in 3Q14*
- *Recorded 78% sales on its newly launched Taman Bukit Gambang*

Kuala Lumpur, Malaysia, 26 August 2014 - Sentoria Group Berhad (Sentoria; 建乐集团, Bloomberg: SNT:MK, Reuters: SNT0.KL), property developer and operator of Bukit Gambang Resort City (BGRC), released its financial results for the third quarter ended 30<sup>th</sup> June 2014 (3Q14) today. The group recorded revenue of RM56.4 million with group pre-tax profit stood at RM11 million with net profit stood at RM8.2 million. The 3Q14 revenue shows a slight improvement Of 1.7% from the same period last financial year, while the pre-tax profit improves by 11.5% as compared to the same period last year.

For the three cumulative quarters ended 30 June 2014, the Group recorded revenue of RM154 million, of which the property development division contributed approximately 70% or RM108 million, while the leisure and hospitality division made up the balance with RM45.5 million in revenue. A 12% jump in revenue from property development division goes to show that the demand for its property is still strong.

Despite the higher operating cost for BGRC, with the opening of its Bukit Gambang Safari Park this financial year coupled with business affected by the flood (in December 2013), the group is still able to record a 5% increment in its after tax profit which stood at RM19 million as compared to RM18 million for the same period last year.

Financial Summary (Unaudited Consolidated Results)		
RM'000	3m to 30.06.14	9m to 30.06.14
Revenue	56,358	153,928
Profit Before Tax	10,994	22,158
Profit for the period	8,177	18,946
Net Profit to Shareholders	8,178	19,081
Basic EPS (sen)	1.86	4.34

Sentoria's property business direction in servicing a market niche of affordable homes sector has worked well for the group. All of their previous residential projects had been well received by the market. This is further evidenced with 78% take up rate for their recently launched Taman Bukit Gambang in Kuantan, Pahang.

Sentoria was recently listed in *Forbes Asia* Magazine as one of "Asia's 200 Best Under A Billion" (August 2014 edition). As for its BGRC, the readers of *HRM Asia* Magazine - a Singapore based magazine which features the latest HR news, jobs, training, events & conferences, had also voted BGRC as the Winner of **Most Unique MICE Venue in Asia** recently. These recognitions reflect the strength and quality of Sentoria as a growing company.

**About Sentoria Group Berhad** ([www.sentoria.com.my](http://www.sentoria.com.my))

Established since 1998, Sentoria Group Berhad is a property developer as well as operator of Bukit Gambang Resort City (BGRC) in Kuantan, Pahang. Sentoria is listed in the Main Market of Bursa Malaysia Securities Berhad. The group has announced that they'll be having their 2<sup>nd</sup> resort city to be known as Morib Bay Resort City, with a JV agreement with Seriemas Sdn Bhd.; and their 3<sup>rd</sup> resort city to be known as Borneo Samariang Resort City, with a land deal with Project Bandar Samariang Sdn Bhd signed last year. Both projects are expected to kick off before the second half of 2015, once all the approvals from the local authorities are received.

BGRC - one of the largest integrated resort cities in Malaysia spanning 727-acre land area - features multiple attractions in a single location. This includes the popular *Bukit Gambang Water Park*, *Bukit Gambang Safari Park*, *Active Academy*, facilities for MICE\* and 1,866 accommodation rooms for families and corporate groups. (\* *Meetings, Incentives, Conferences and Exhibitions*)

Since its opening in mid-2009, *BGWP* has attracted about 2 million visitors so far, and been awarded the Best Large Water Park Award in 2011 by the Malaysian Association of Amusement, Theme Park and Family Attractions (MAATFA).

Its *Arabian Bay Resort* has made it to the Malaysia Book of Records for the 'Largest Pillarless Ballroom in Malaysia' - capable of holding 3,100 pax in banquet-style seating.

Sentoria has also carved a niche in developing affordable housing primarily in Kuantan, Pahang, with a track record of delivering properties ahead of time. Among the Group's completed projects are *Caribbean Bay Resort*, *Arabian Bay Resort* and *Desa Hijauan* within BGRC, and *Taman Indera Sempurna 1 and 2* in Kuantan.

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