



AMATA VN
PUBLIC COMPANY LIMITED

FINANCIAL RESULTS
FOR THE 6 MONTHS ENDED JUNE 30, 2021
AUG 25, 2021

FINANCIAL PERFORMANCE RESULT FOR THE PERIOD ENDED JUNE 30, 2021

SCAN QR CODE TO DOWNLOAD
PRESENTATION



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AMATA VN OVERVIEW

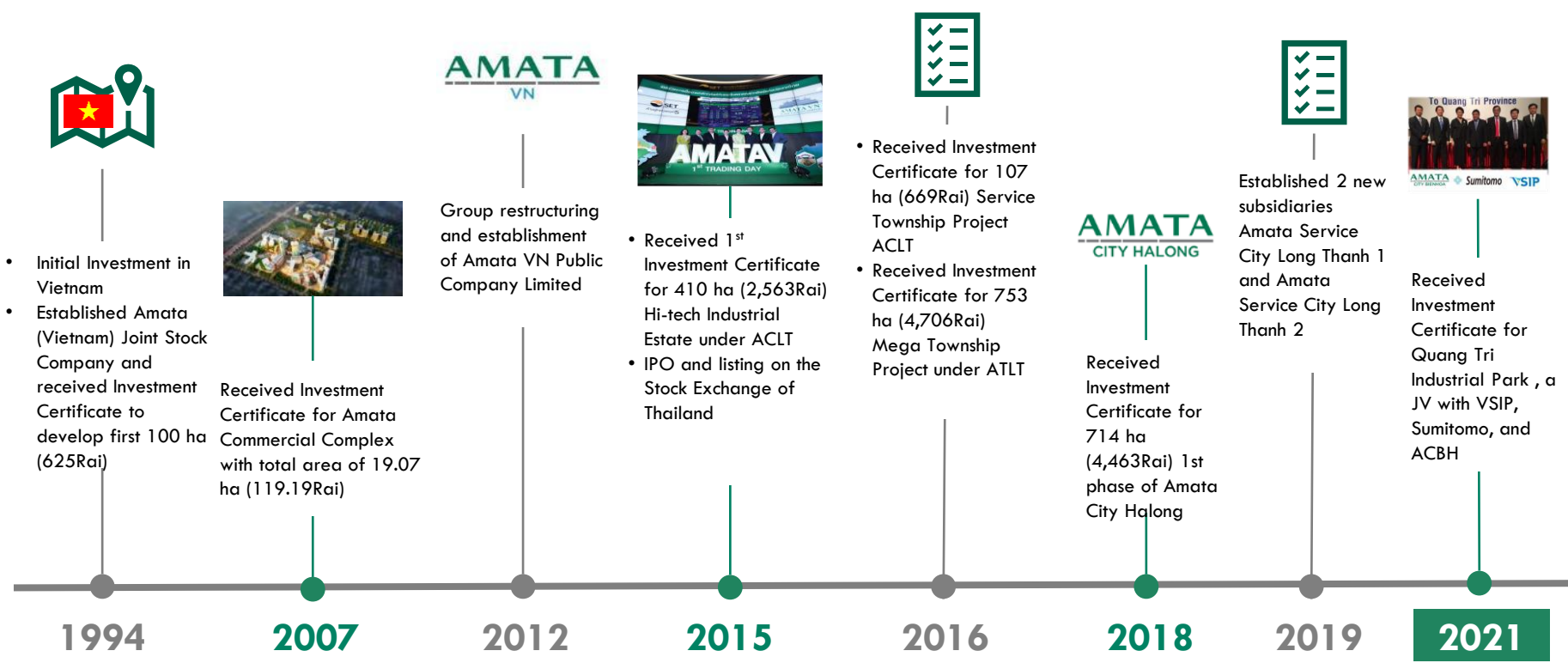


2Q20201 FINANCIAL RESULTS

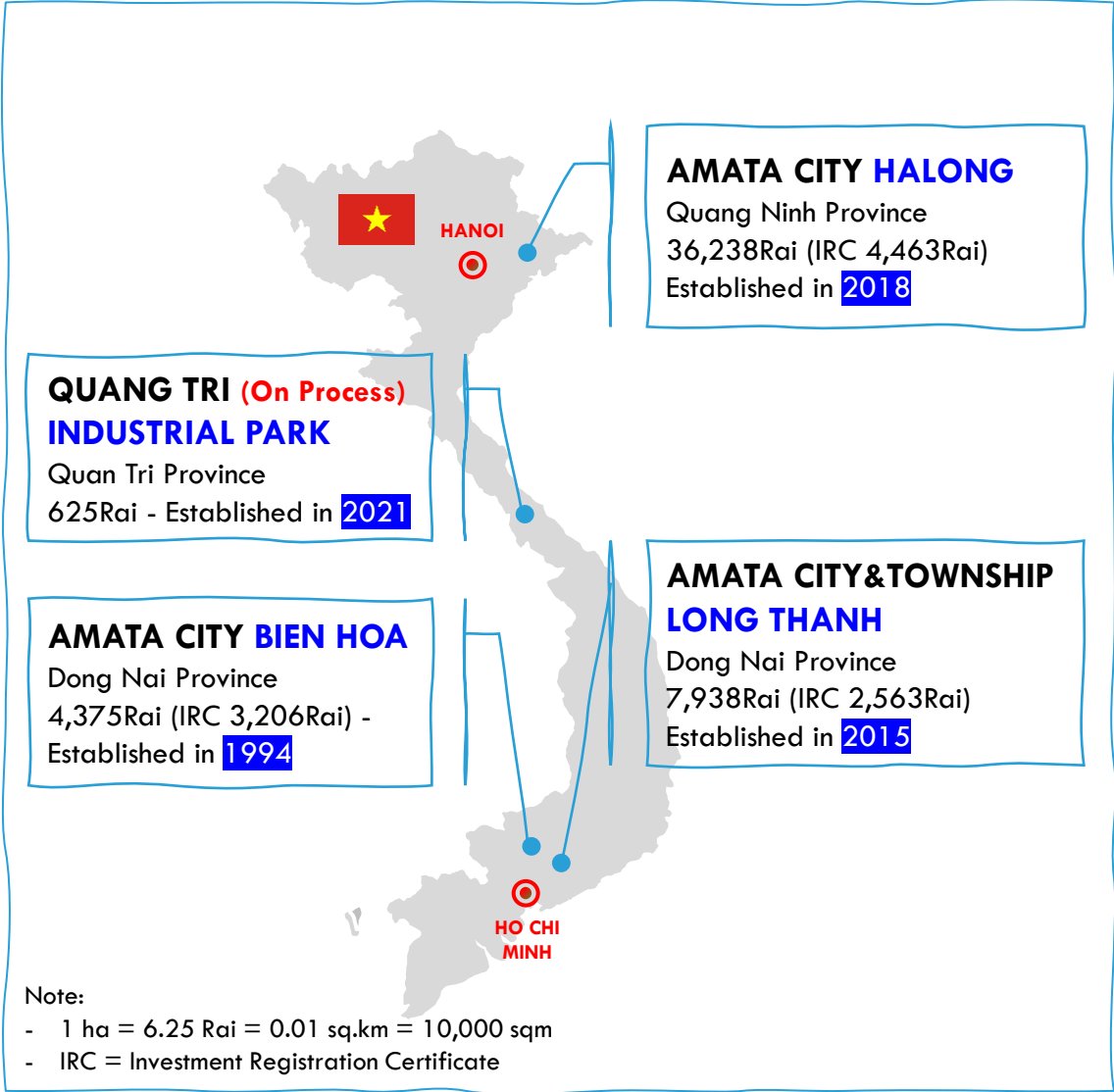
COVID-19 & LOOKING AHEAD

APPENDIX

KEY MILESTONES



AMATA IN VIETNAM



194

TENANTS



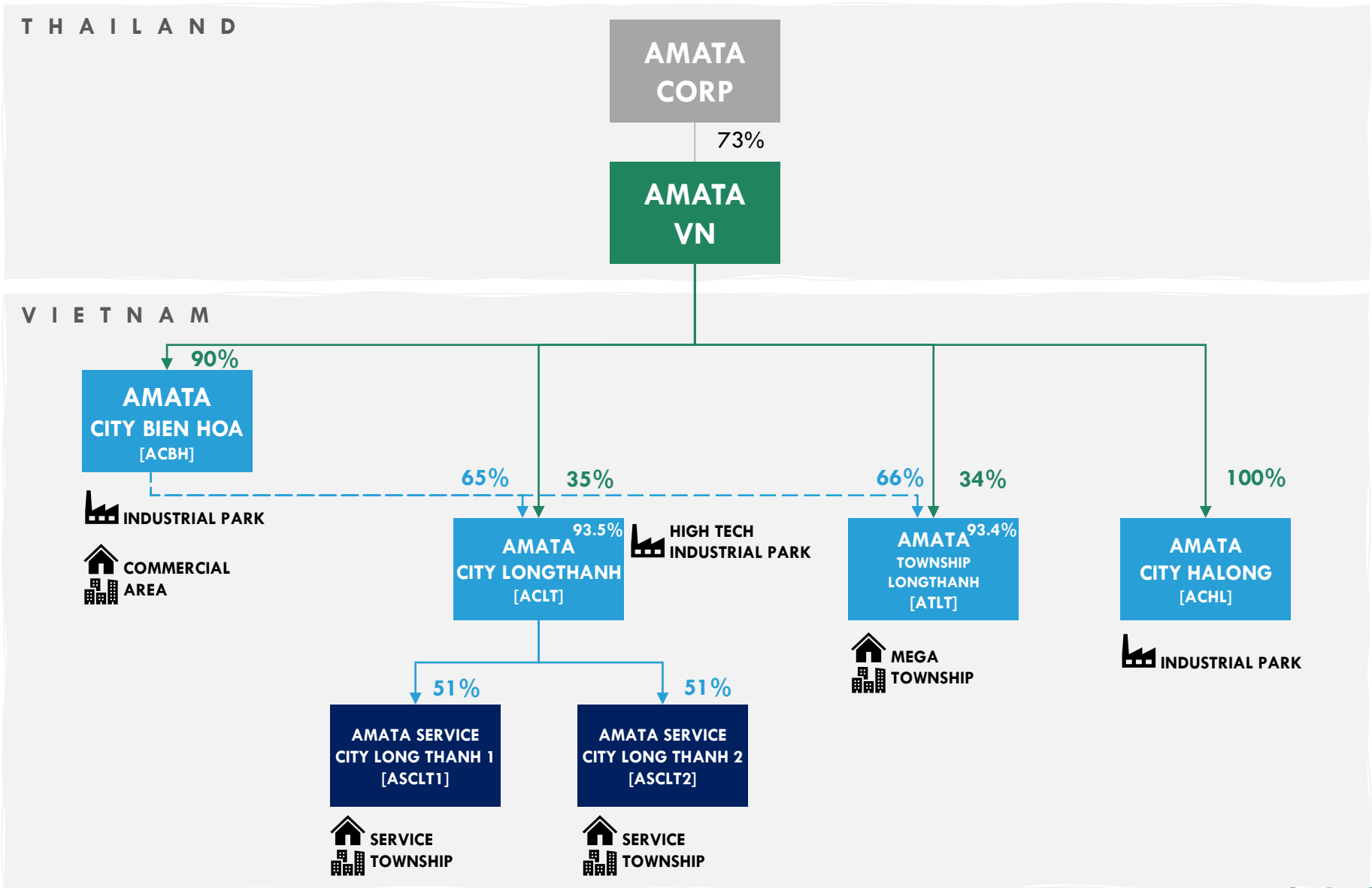
62,000

LABOR
POPULATION

26

YEARS OF
EXPERIENCES IN
VIETNAM

GROUP SHAREHOLDING STRUCTURE



AMATA VN OVERVIEW

2Q20201 FINANCIAL RESULTS



COVID-19 & LOOKING AHEAD

APPENDIX

SUMMARY OF 1ST HALF 2021 FINANCIAL RESULTS

- Maintained recurring income compared to the same period last year
- Gains from exchange rate
- Profitable for 1H-21
- Share transfer in ASCLT 1&2
- First presales at Amata City Halong for 33.9 Ha

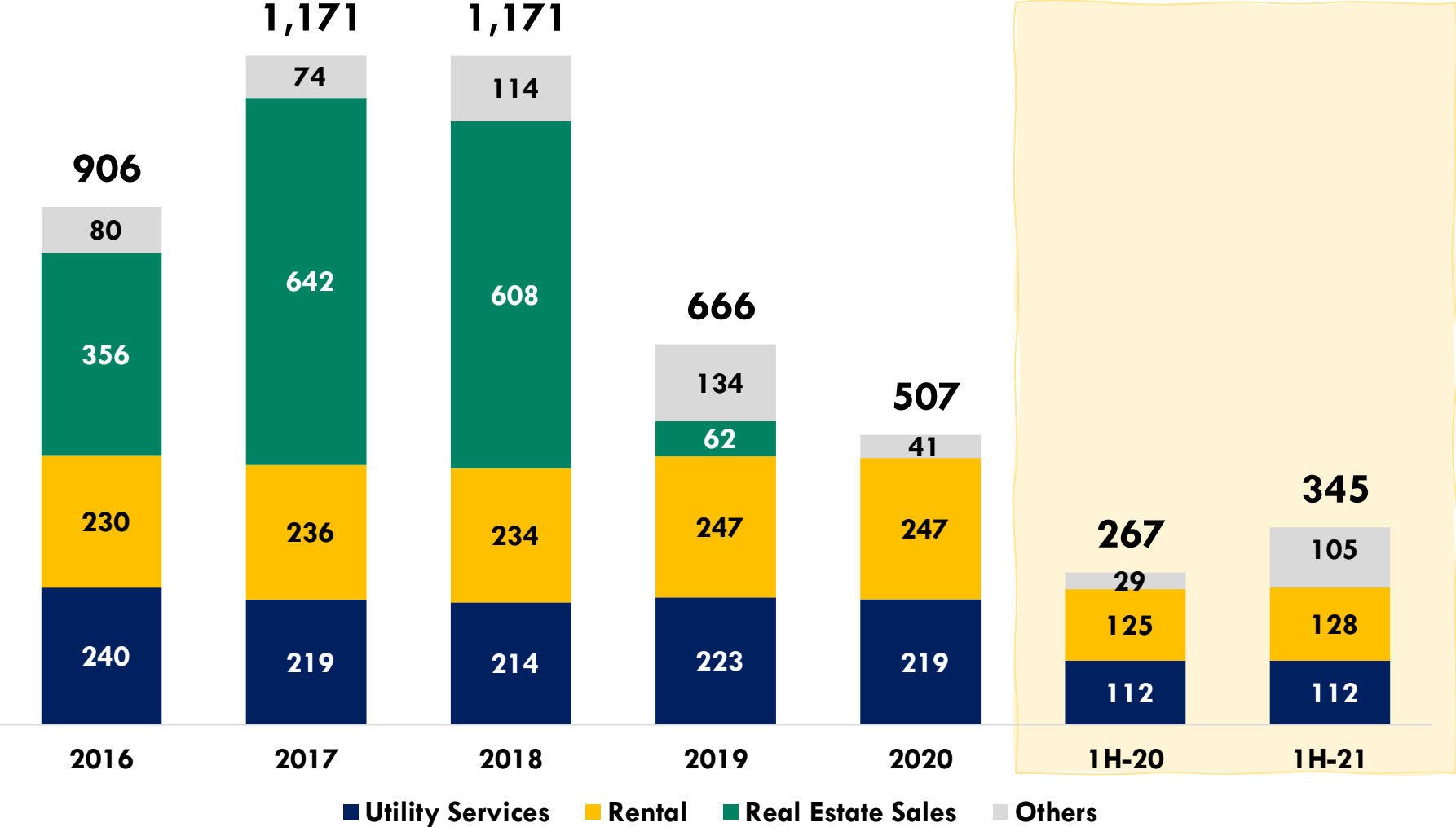
FINANCIAL PERFORMANCE

Unit: M. THB

	1H-20	1H-21	% change
Revenue from utility services	112.1	112.2	0.0
Revenue from rental	125.4	128.1	2.2
Gains on exchange	26.0	95.7	268.4
Other income	3.2	9.3	190.8
Total revenues	266.7	345.2	29.5
Cost of utility services	(77.3)	(75.1)	(2.8)
Cost of rental	(37.9)	(33.2)	(12.4)
Gross profits	151.5	236.9	56.4
Selling and administrative expenses	(58.5)	(61.2)	4.5
Profit before finance cost and income tax expenses	92.9	175.7	89.1
Finance Income	24.1	16.1	(32.9)
Finance cost	(67.4)	(72.1)	6.9
Profit before income tax expenses	49.6	119.8	141.7
Income tax expenses	(13.7)	(15.1)	10.6
Net profits	35.9	104.7	191.6

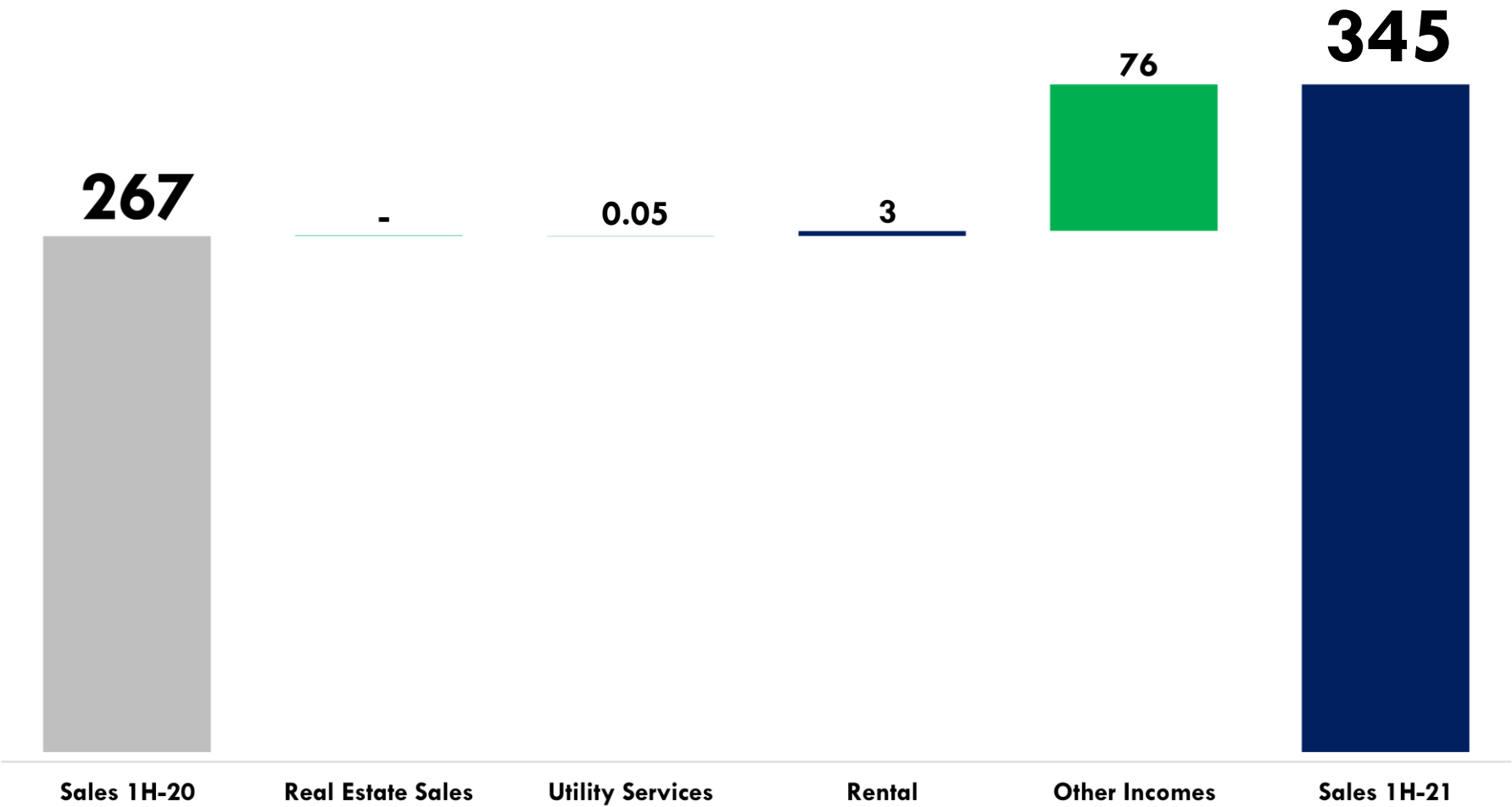
REVENUE BREAKDOWN BY BUSINESS TYPE

Unit: M. THB



ANALYSIS OF CHANGE ON REVENUE

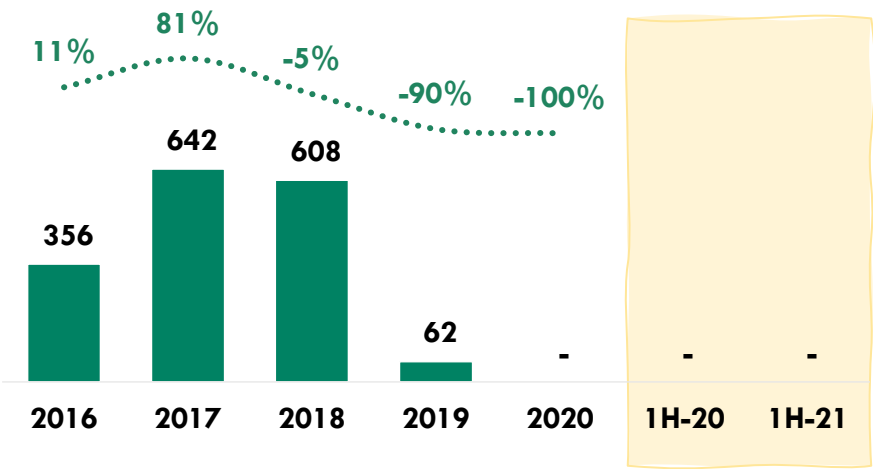
Unit: M. THB



REAL ESTATE SALES

Unit: M. THB

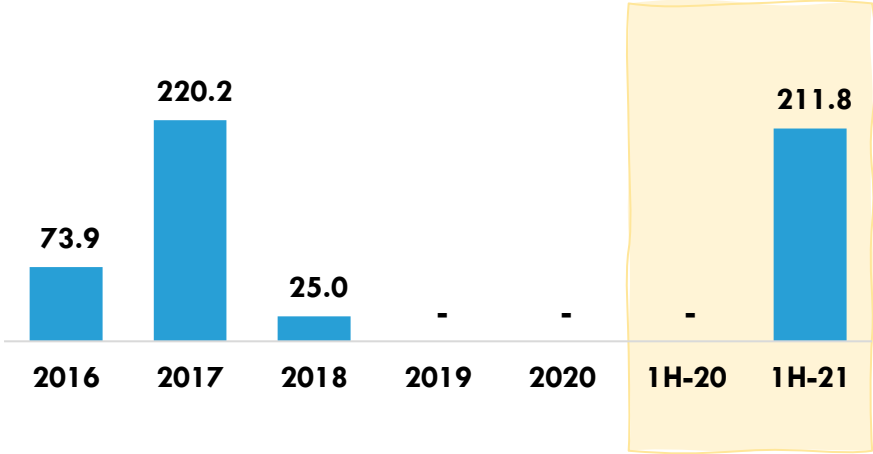
REVENUE - LAND SALES



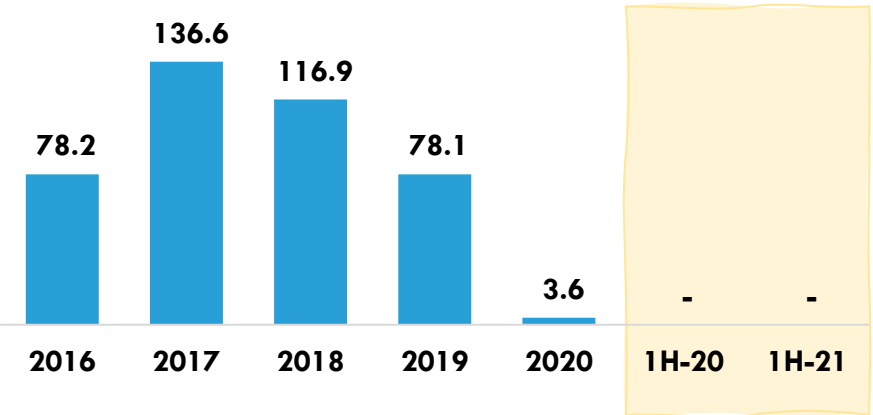
Unit: Rai

PRE-LAND SALE

Note: 1 ha = 6.25 Rai = 0.01 sq.km = 10,000 sqm



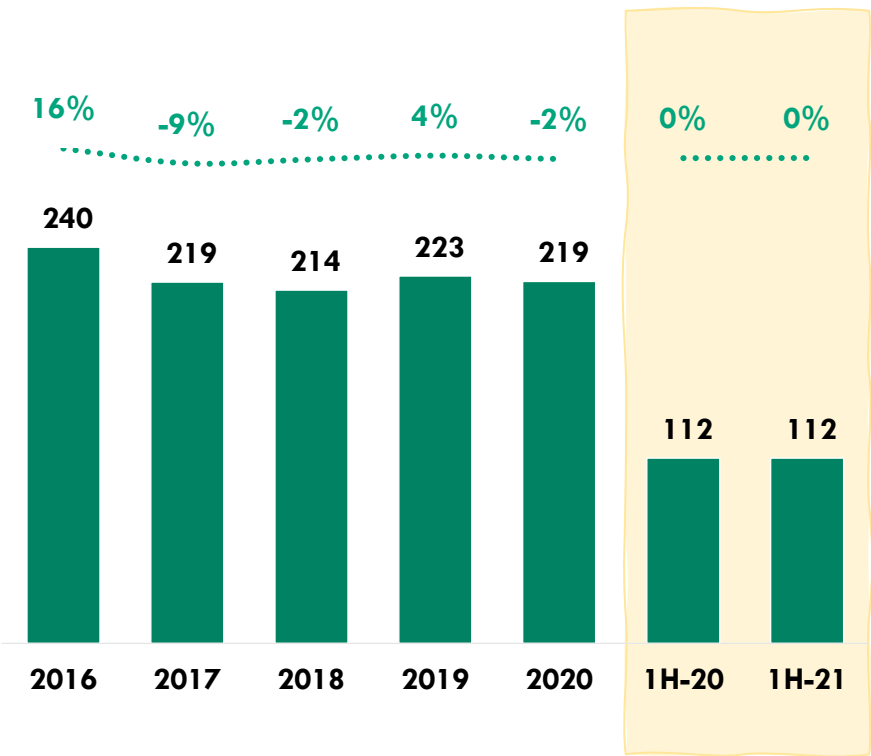
LAND TRANSFER



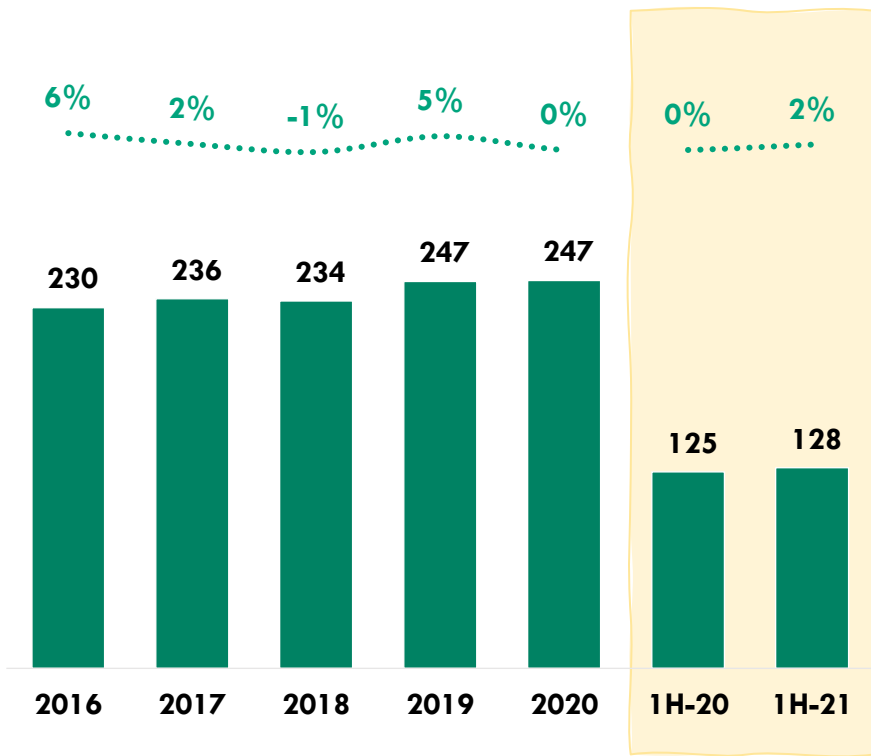
UTILITY SERVICES & RENTAL

Unit: M. THB

UTILITY SERVICES



RENTAL



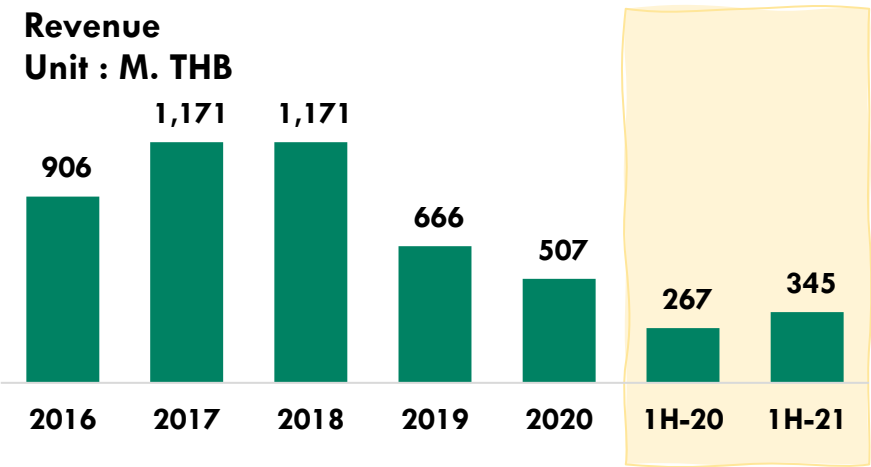
Note:

Utility Services includes water supply and treatment and management of common areas of Industrial estates, garbage / solid waste fee and other utility maintenance services

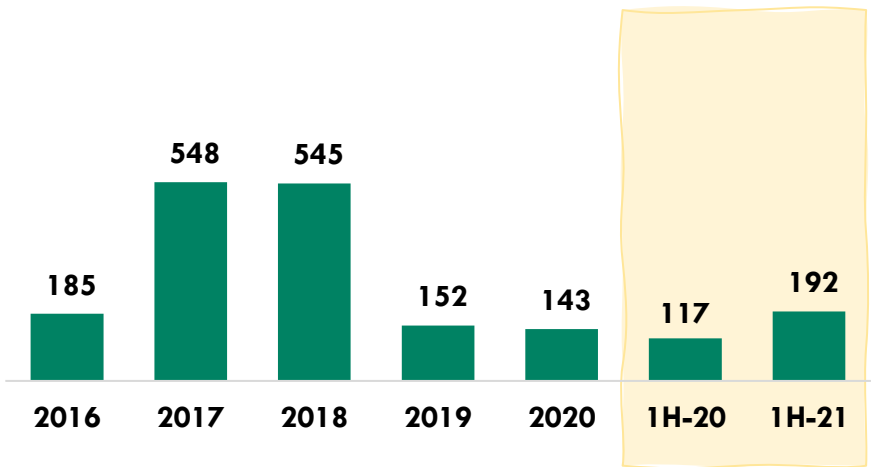
OPERATING RESULTS SUMMARY

Unit: M. THB

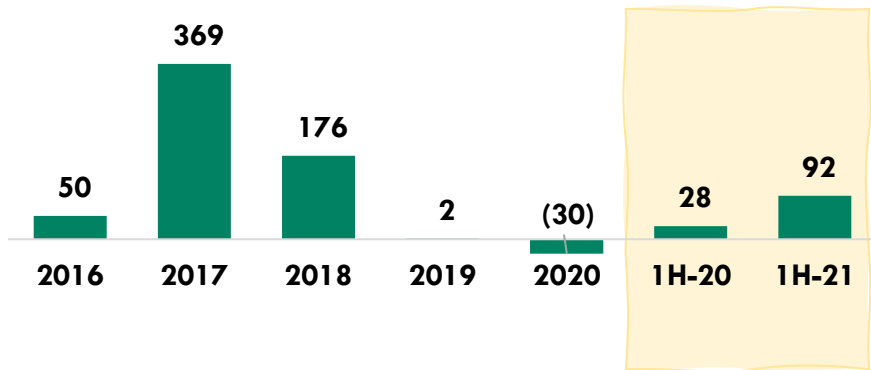
REVENUE



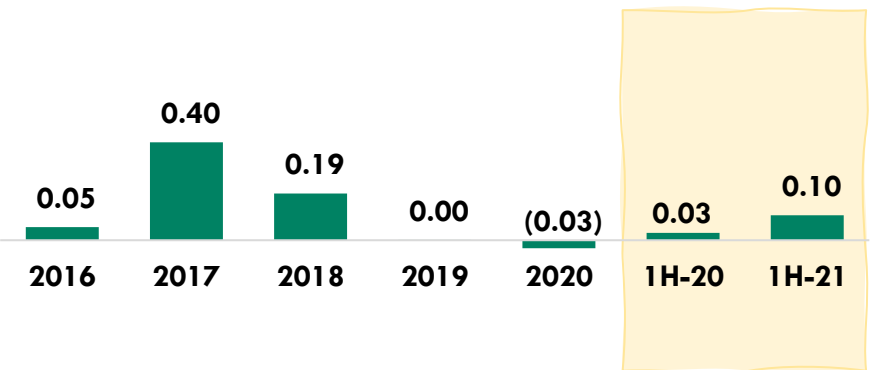
OPERATING INCOME



NET PROFIT AFTER MI



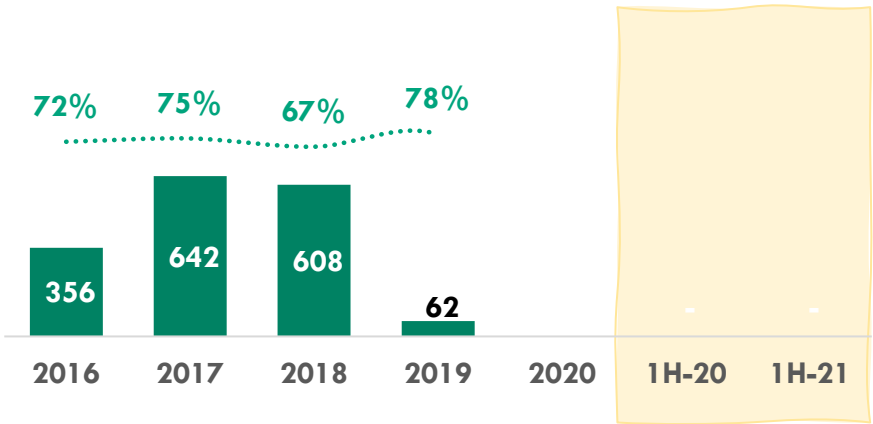
EARNING PER SHARE



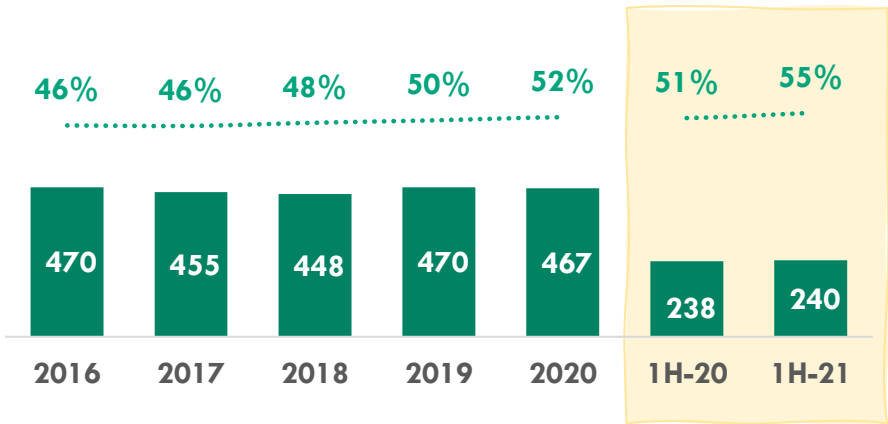
OPERATING RESULTS - REVENUE AND GROSS MARGIN

Unit: M. THB

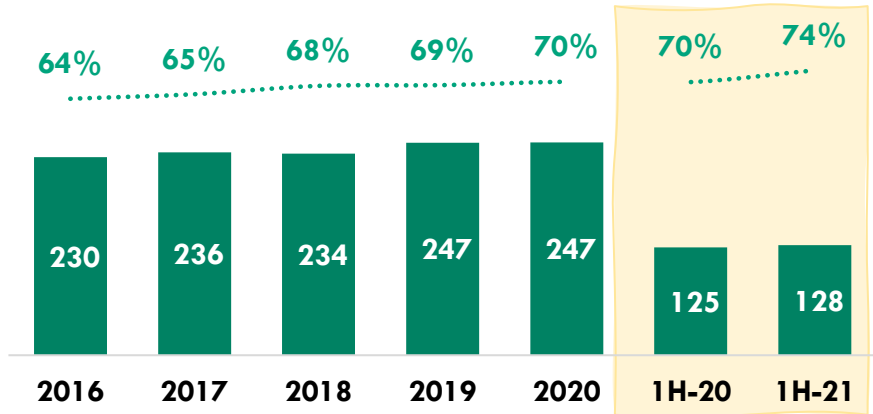
REAL ESTATE SALES & MARGIN



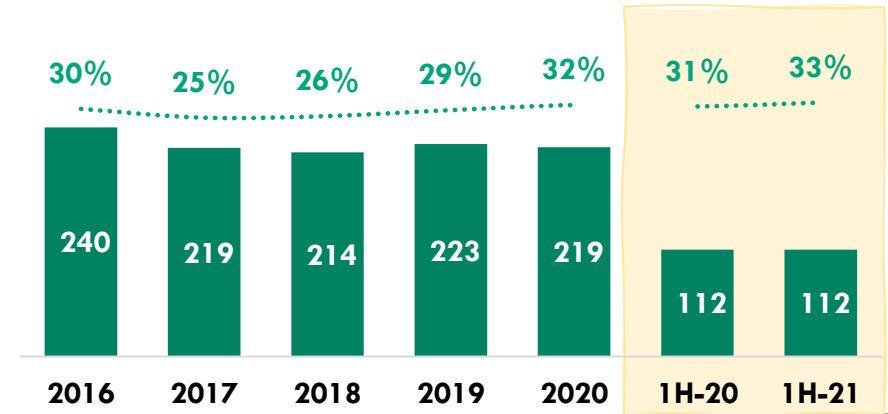
RECURRING INCOME & MARGIN



RENTAL REVENUE & MARGIN



UTILITY SERVICES & MARGIN

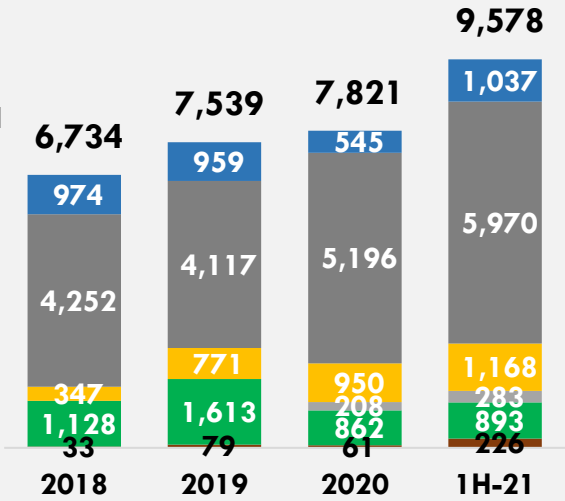


BALANCE SHEET

Unit: M. THB

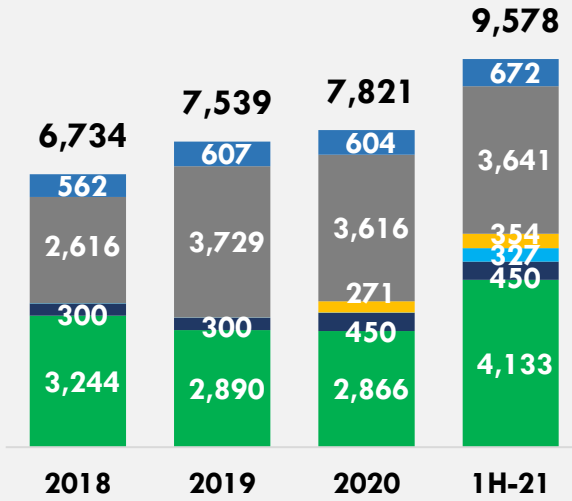
Assets

- Working capital assets
- Prepayment for land use rights
- Real estate Development cost
- Right-of-use asset & Lease Receivable
- Fixed assets & Investment
- Other assets

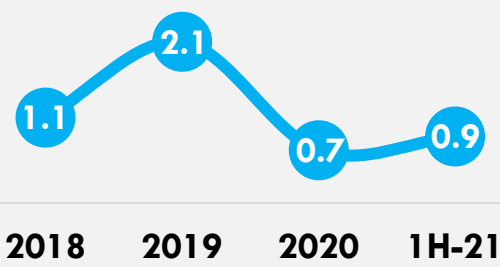


Liabilities & Shareholders' Equity

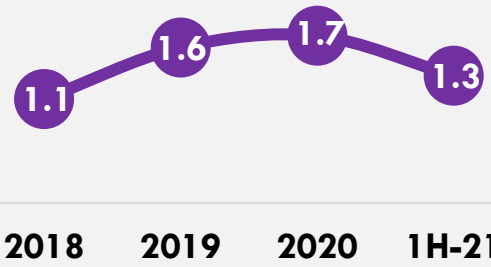
- Working capital liabilities
- Interest bearing debt
- Lease Liabilities
- Other Liabilities
- Loan from parent
- Shareholders' equity



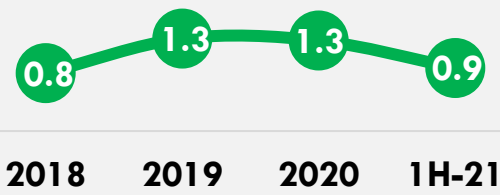
Current Ratio



D/E Ratio

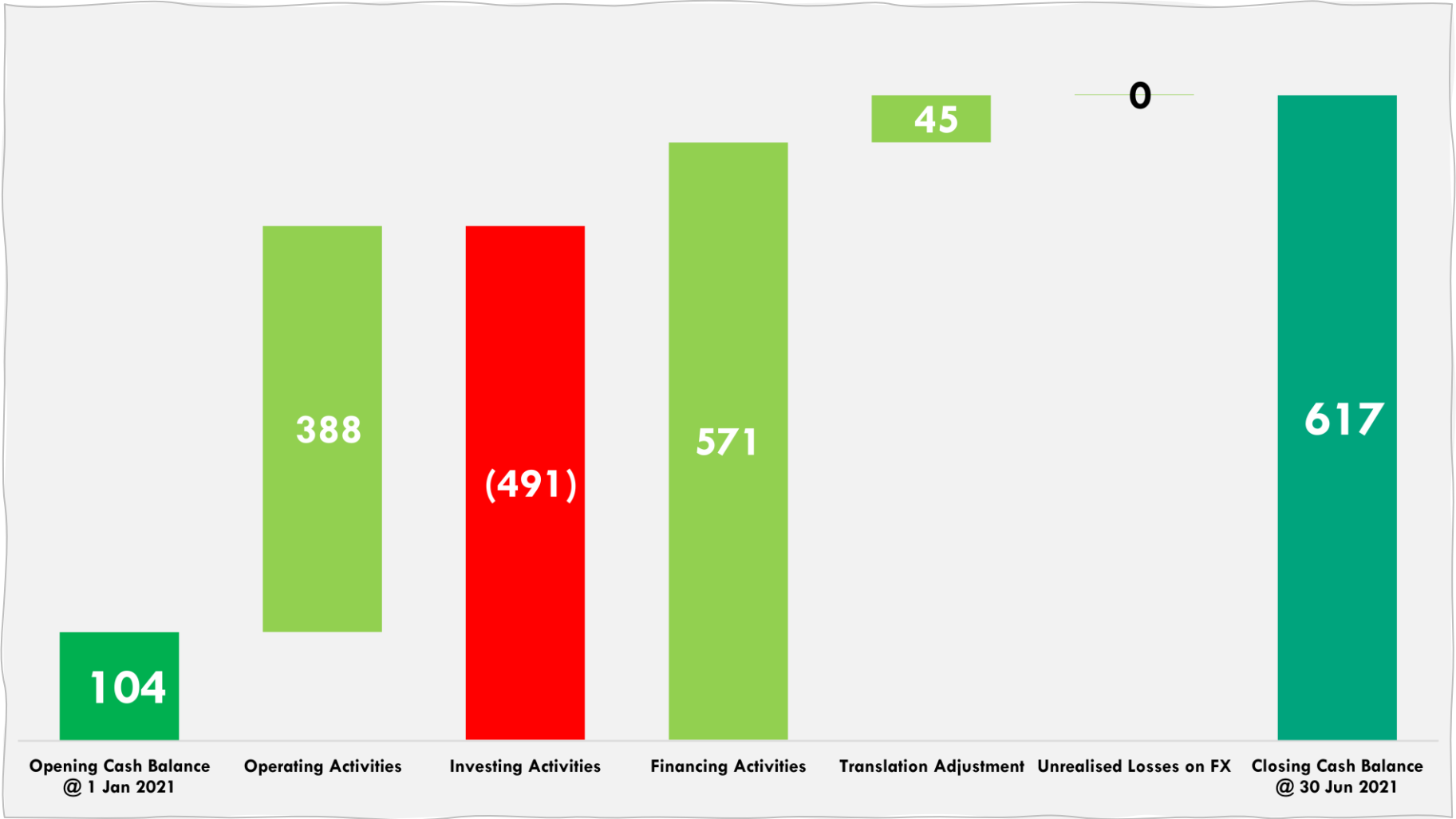


Interest Bearing Debt to Equity



CASH FLOW STATEMENT

Unit: M. THB



AMATA VN OVERVIEW

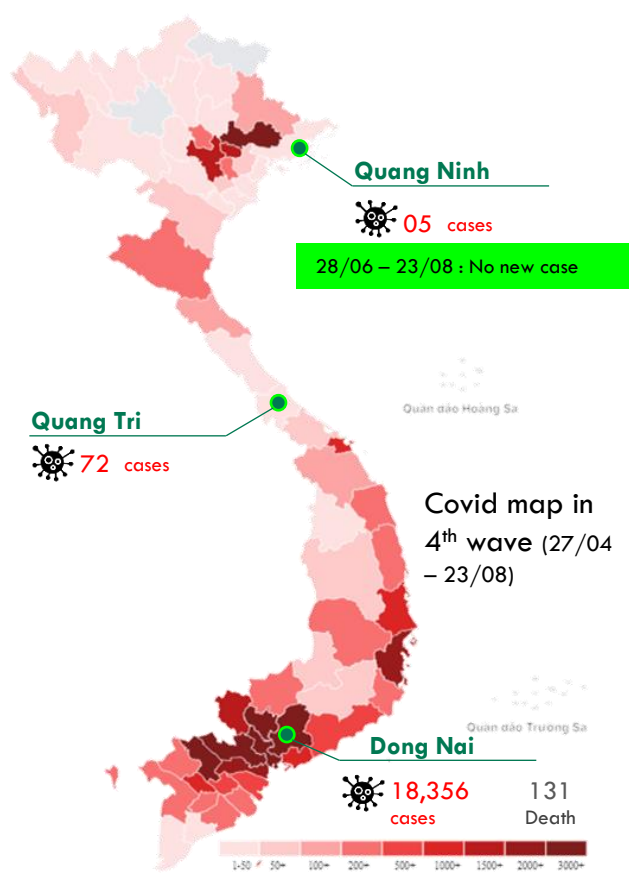
2Q20201 FINANCIAL RESULTS

COVID-19 & LOOKING AHEAD



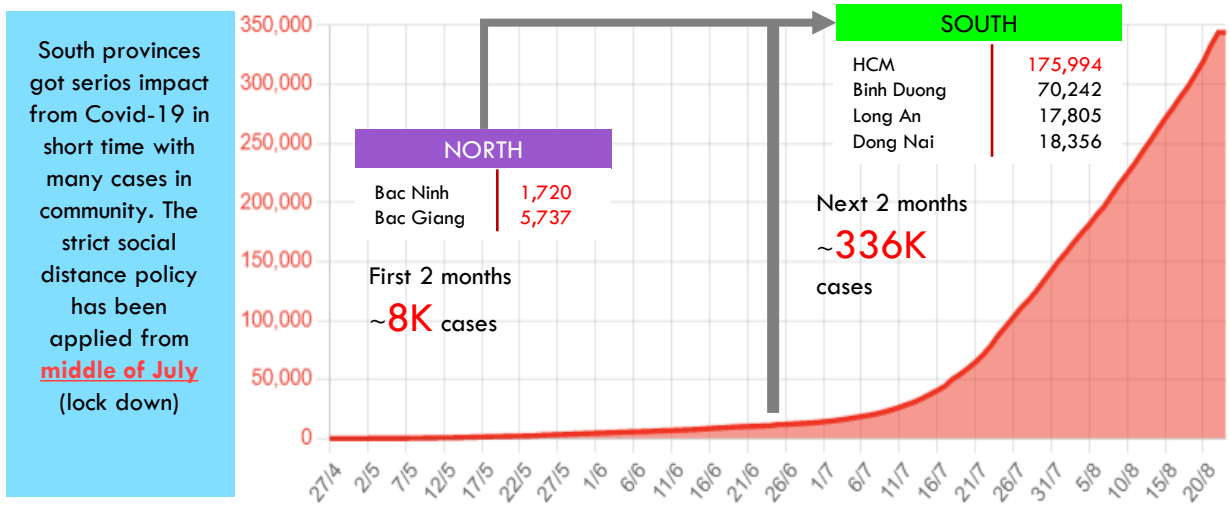
APPENDIX

COVID -19 SITUATION IN VIETNAM

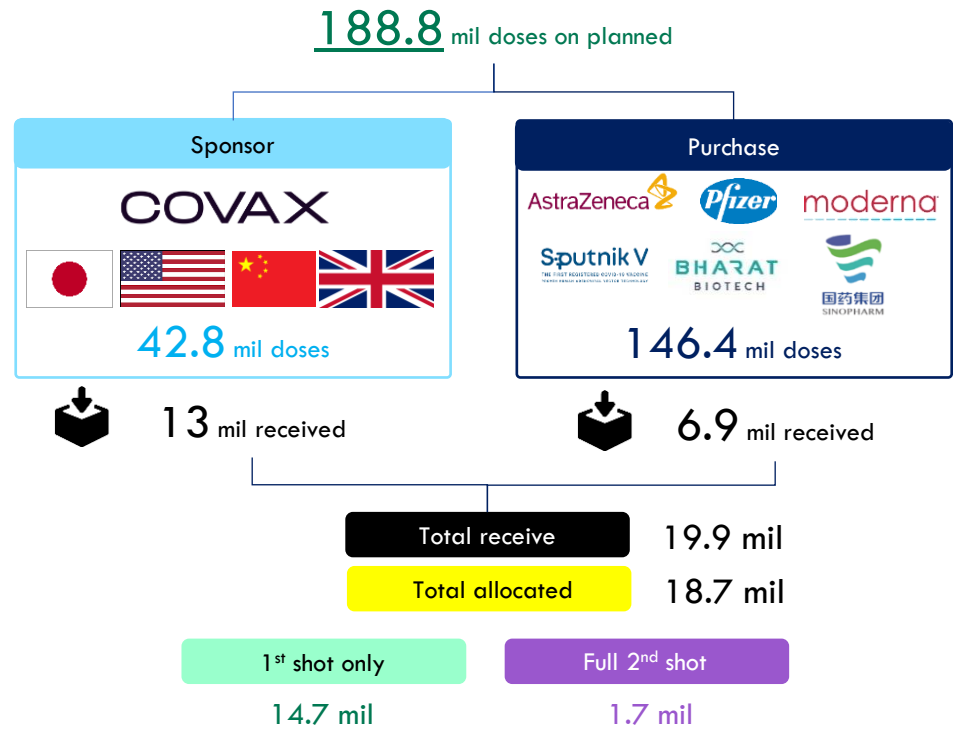
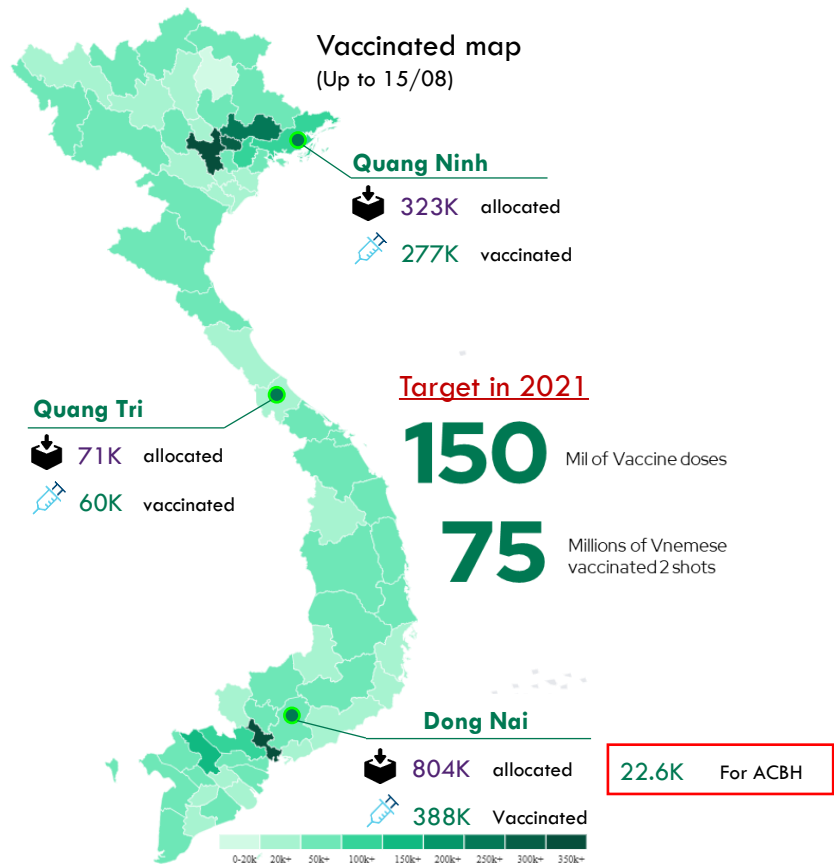


	Infected	Death	Recovered	Treated
Total from 2020	348,006	8,277	147,667	192,118
4 th wave (27 Apr – 19 Aug'21)	344,023	8,242		

Sources of infection
(1) Fresh markets - (2) Workers - (3) Drivers → COMMUNITY



VACCINATION CAMPAIGN



Vietnam is pushing harder for vaccination among community for provinces with high infection cases (HCM, Ha Noi, Dong Nai, Binh Duong,...)
Especially HCM got >50% of population vaccinated (5.5 mil doses)

CENTRAL POLICY REACTION

COVID CONTROL

To be set as the main target
(instead of double target in previous covid wave)

Social distance

- ☐ Army takes control of HCM covid situation (23/08-15/09)
- ☐ Target to control Covid by 15/09 (HCM) & 01/09 (Dong Nai)
- ☐ Social distance Applied for 19 provinces in South while Completed lock down for HCM
- ☐ Limited transportation between provinces, only applied for necessity goods & registered enterprises; Limit import activities in some major ports in HCM city
- ☐ Red/ yellow/ Green Zone define & target to protect Green Zone

Vaccination

- ☐ Push for Vaccine supply from foreign relations
- ☐ Push vaccination faster within lock down period (Yet still slow speed at some provinces)
- ☐ Allocate Vaccine doses to major provinces with high infection cases
- ☐ Continue to call for donation to purchase vaccine

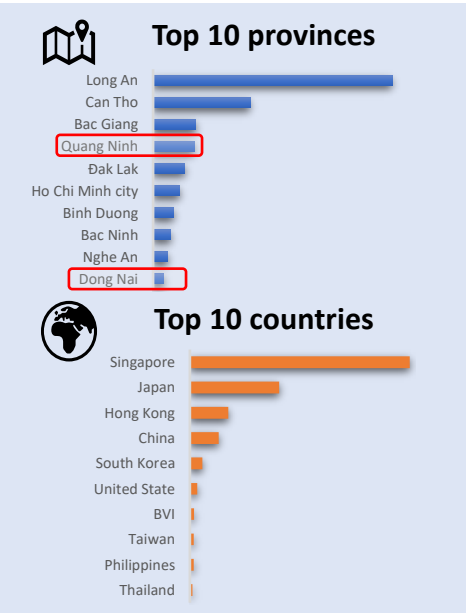
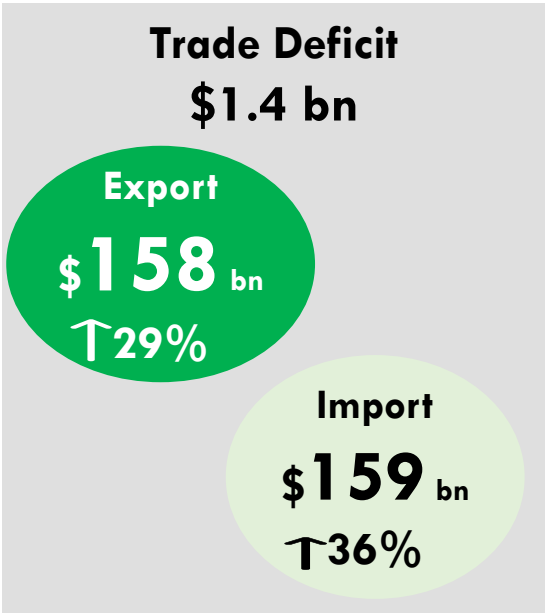
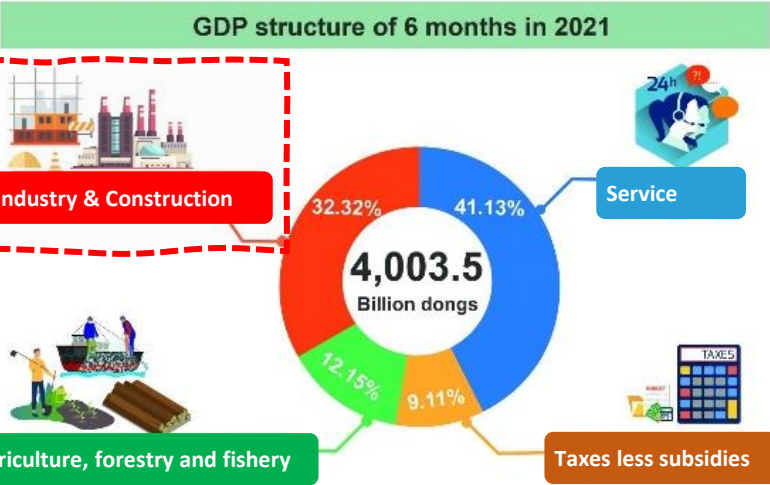
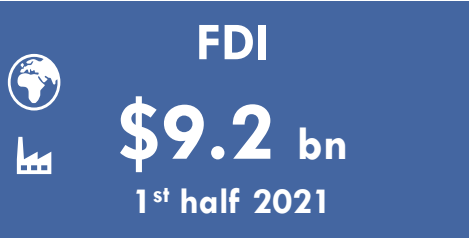
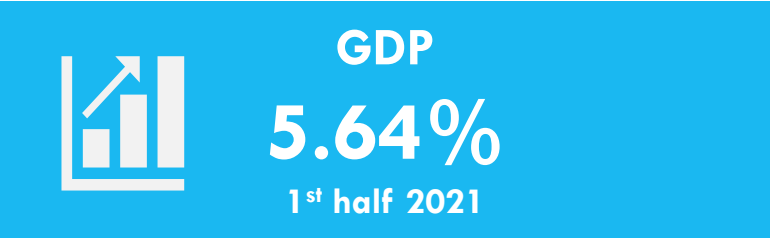
Special condition for enterprises

- Requested to apply for South provinces
- ☐ (1) Work & Live inside factories
- ☐ (2) Work inside factories & Live in the quarantine areas gathering
- ☐ Stop operation without apply (1) or (2)

- ✓ Acceptance of economic growth decrease (HCM & South provinces contributed ~40% of total state budget)
- ✓ Manufacturing orders now moving more to NORTH sides

RECOVERY FOR VIETNAM ECONOMY

“both preventing pandemics and developing economy”

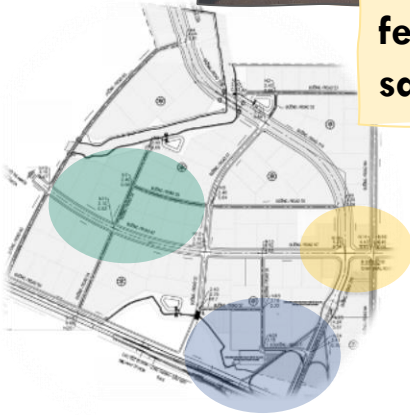


Source: General Statistics Office of Vietnam, Trading Economics

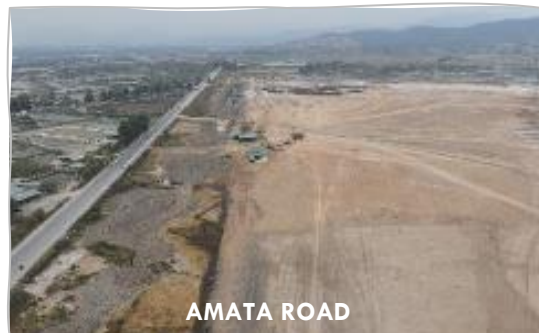
AMATA CITY LONG THANH - ACLT



**Positive sales
feedback, ready for
sales in 2H2021**



AMATA CITY HALONG - ACHL



AMATA ROAD



WATER TREATMENT PLANT



POWER SUBSTATION



SOIL FILING

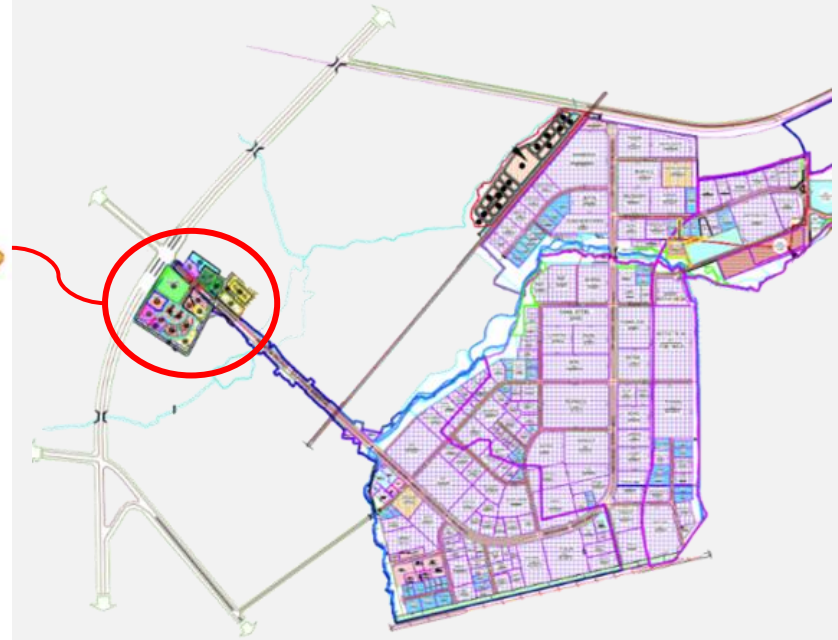


WASTEWATER TREATMENT PLANT



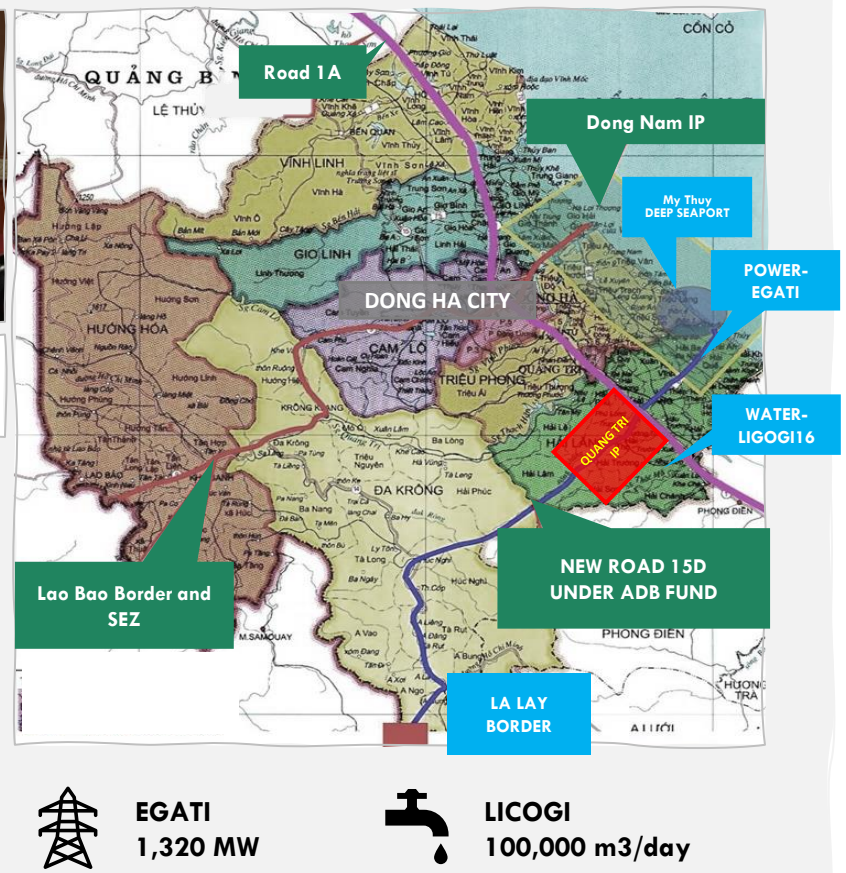
- First presales of 33 ha
- Expecting first land transfer in 3Q21
- Positive demand for land

AMATA COMMERCIAL COMPLEX - ACBH



Signed agreement for remaining 12 ha land in Amata Commercial Complex (Apr 21)

QUANG TRI INDUSTRIAL PARK (ON PROGRESS)



Investment Certificate Approved

AMATA VN OVERVIEW

2Q20201 FINANCIAL RESULTS

COVID-19 & LOOKING AHEAD

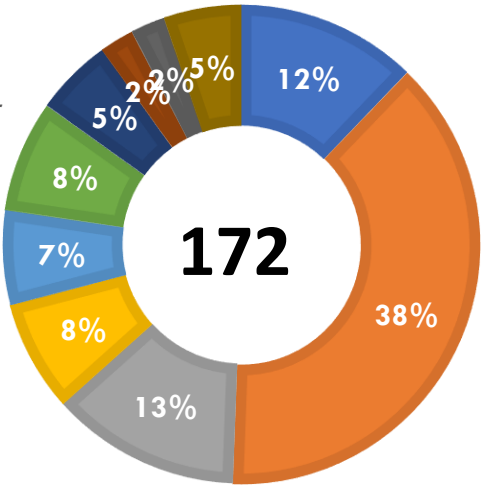
APPENDIX

AMATA
VN

CUSTOMER PROFILE

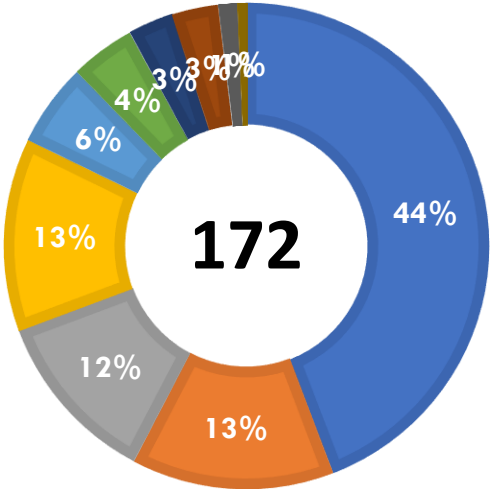
BY INDUSTRY

- Chemical, paints
- Machinery, steel, metal, plastic, rubber
- Textile, garment
- Electric, electronic devices
- Beverage, food processing
- Packaging, printing
- Consumer products, health care
- Wood, furniture



BY NATIONALITY

- Japan
- Taiwan
- South Korea
- Vietnam
- USA
- Singapore
- Thailand
- Germany
- India
- Netherlands



As of 31 Dec 2020

AMATA CITY BIEN HOA



700 HECTARES

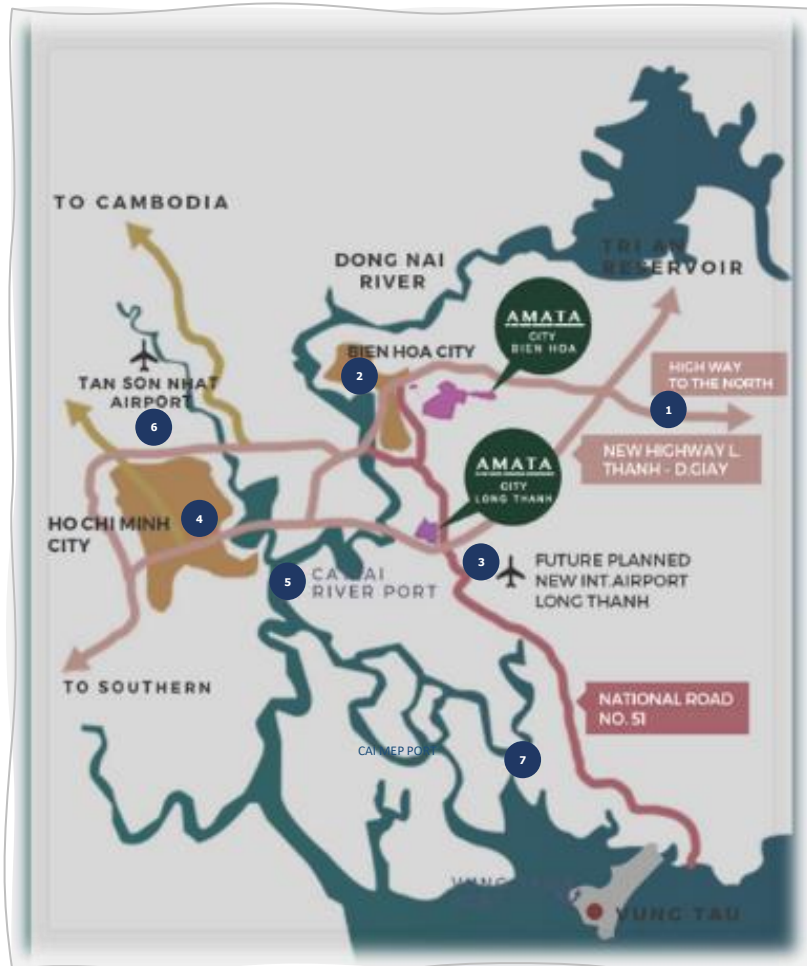


194 TENANTS



62,000 LABOR POPULATION

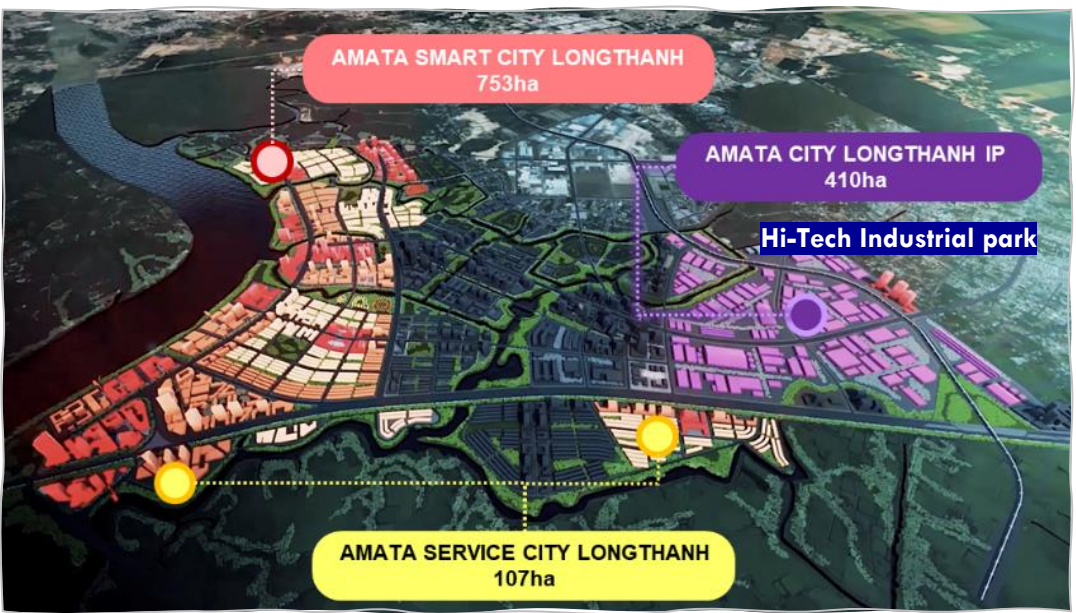
- Highway No. 1 **1** 0 km
- Bien Hoa City **2** 5 km
- Long Thanh International Airport **3** 20 km
- Ho Chi Minh City **4** 30 km
- Cat Lai Port **5** 33 km
- Tan Son Nhat Airport **6** 35 km
- Cai Mep Port **7** 50 km
- Vung Tau Port **8** 65 km



AMATA CITY & TOWNSHIP LONG THANH

410 HECTARES

Hi-Tech Industrial park



Located close to the future airline hub in the southern region, Long Thanh New International Airport, and along the highway to Ho Chi Minh City, Amata City Long Thanh enjoys the best location for both commercial and industrial land where future demand can be expected.

AMATA CITY HALONG



714 HECTARES

Industrial Park
1st phase

Latest project in **QUANG NINH**

QUANG YEN ECONOMIC ZONE

Enjoy the maximum tax incentive in Vietnam with optimal access to the social infrastructure for factory operation.





AMATA VN
PUBLIC COMPANY LIMITED

FOR MORE INFORMATION
AMATA VN IR
TEL: (+66)2-792-0000 EXT. 190
AMATAVN.IR@AMATA.COM