

MATRIX CONCEPTS HOLDINGS BERHAD (414615-U)

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Corporate Factsheet

Overview

Business Units

Property

Development

Matrix Concepts Holdings Berhad was established in 1996 and listed on the Main Market of Bursa Malaysia since 2013. With an integrated spectrum of business activities across Property Development, Construction, Education, Hospitality, and Healthcare, the Group has extended its presence beyond Malaysia, with development footprints in Melbourne, Australia and Jakarta, Indonesia.

Construction

	Bandar sriSendayan seremban Bandar Sri	BANDAR SERI IMPIAN KUMG Bandar Seri	RESIDENCES RUALA LUMPUR	M3333 St. Kilda	Menara syariah Menara
	Sendayan	Impian	Levia KL	St. Kilda	Syariah
Location	Negeri Sembilan	Johor Bahru	Kuala Lumpur	Melbourne	Jakarta
Balance GDV	RM10,371.0 mil	RM2,067.8 mil	RM532.0 mil	RM245.6 mil	RM1.0 bil
Remaining	1,508.2	444.7	5.2	0.6	1.4
Lanbank	acres	acres	acres	acres	hectares

Condominium Mixed Dev. Commercial vnship Township

		Dev.Type	Tow
Hospitality	HealthCare		

Education

9M24 Financial Highligh	ts

3Q24	3Q23			9M24	9M23	
to 30.9.23	to 30.9.22	Change	RM 'mil	to 30.9.23	to 30.9.23	Change
296.0	363.8	(18.6%)	Revenue	986.8	815.4	21.0%
159.5	150.7	5.8%	Gross Profit	468.5	373.6	25.4%
53.9%	41.4%	12.5ppt	Gross margin	47.5%	45.8%	1.7ppt
57.2	54.4	5.3%	PATMI	185.9	152.0	22.3%
19.3%	14.9%	4.4ppt	Net margin	18.8%	18.6%	0.2ppt
4.6	4.4	5.3%	Basic EPS (sen)	14.9	12.2	22.3%

<u>Revenue by Segments</u>			
NS	RM908.8 mil		
Dev.	↑52.2% yoy		
KV	RM12.8 mil		
Dev.	↓83.0% yoy		
Johor	RM32.9 mil		
Dev.	↓ 31.7% yoy		
AUS	RM3.3 mil ↓ 95.0% yoy		
Other	RM29.1 mil		

RM29.1 mil ↓ 3.5% yoy

Units

Revenue by Type

Our Developments



Commercial & Industrial RM32.6mil ↓ 21.4% yoy

Other Units RM29.1mil ↓ 3.5% yoy

○ Net Profit Margin Gross Profit Margin Revenue Net Margin 55% 50% 48% 44% 44% 0 23% 23% Ø 20% 19% 18% 1.2 bil 1.1 bil 892.4 mil 1.1 bil 986.8 mil 23.3% 23.0% 18.6% 18.8% 18.5% 2020 202 2022 2023 9M24

Past 5 Years Performance

Operational Highlights

	Projects Launched	Ongoing Projects	Projects Completed
9M24	RM978.6 mil	RM2,467.1 mil	RM1,927.6 mil
9M23	RM934.8 mil	RM2796.5 mil	RM1,014.3 mil
<u>9M24 Ke</u>	<u>ey indicators</u>		Average
New P	roperty Sales	Unbilled Sales	Average Take-up Rate
RM961.4 mil		RM1.2 bil	81.2%
	oing GDV 12.5 bil	Total Landbank: 1,996.5 acres	Total GDV: RM14.2 bil

Environmental Social Governance (ESG)

Constituent of

FTSE4Good since 2018

Investment Highlights

Return on Equity	Dividend Yield	Dividend Payout Ratio	Market Capitalisation
11.2%	6.3%	51.2%	RM2.2 bil
* As at 15 February 2024			

Investment Merits

Landbank: Total GDV: 6.5 acres RM14.2 bil vernance (ESG)		Consistent and continued strong new property sales over past 5 years Clear growth road map	Sizeable un solid track u up delivery i Stable shar	
Matrix Concepts Holdings Berhad		Solid balance sheet –	Good mix of	

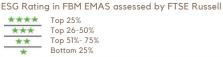
low gearing

Industry - recognized management team nbilled sales and record of ramping in FY23

re price

of institutional and foreign shareholders

Dividends, dividends, dividends 50% of PAT + consistent + quarterly



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