



Yoma Strategic Holdings Ltd Shareholders' EGM Presentation

28 February 2013

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Business Climate in Myanmar

Political and Business Highlights



Historic visit by Hillary Clinton (Dec 2011)

Political and Business Highlights



Aung San Suu Kyi appointed Chair of National Reconciliation Commission (Jul 2012)

Political and Business Highlights



First US deal in Myanmar – General Electric provides medical equipment (Jul 2012)

Political and Business Highlights



Aung San Suu Kyi tours US and Europe (Sept 2012)

Political and Business Highlights



President Thein Sein visits US (Sept 2012)

Political and Business Highlights



New Foreign Investment Law enacted (Nov 2012)

Political and Business Highlights



US President Barack Obama visit to Myanmar – first US President to visit Myanmar (Nov 2012)

Political and Business Highlights

YOMA
YOUNG ORGANIZATION OF MYANMA



World Bank providing:

- US\$440 million zero-interest loan to improve Myanmar finances and pay back bridge loan from Japan (Jan 2013)
- US\$245 million in assistance for priority needs (Feb 2013)

Political and Business Highlights

YOMA
YOUNG ORGANIZATION OF MYANMA



Aung San Suu Kyi offers to help negotiate end to conflicts between the government and the country's ethnic minority groups (Feb 2013)

Political and Business Highlights



Myanmar's Ethnic Reconciliation and the Peace Process gaining pace (Feb 2013)

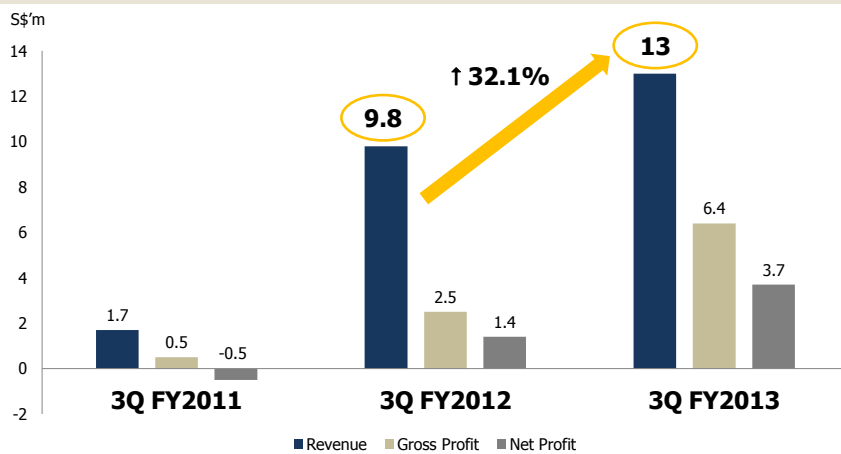
Political and Business Highlights



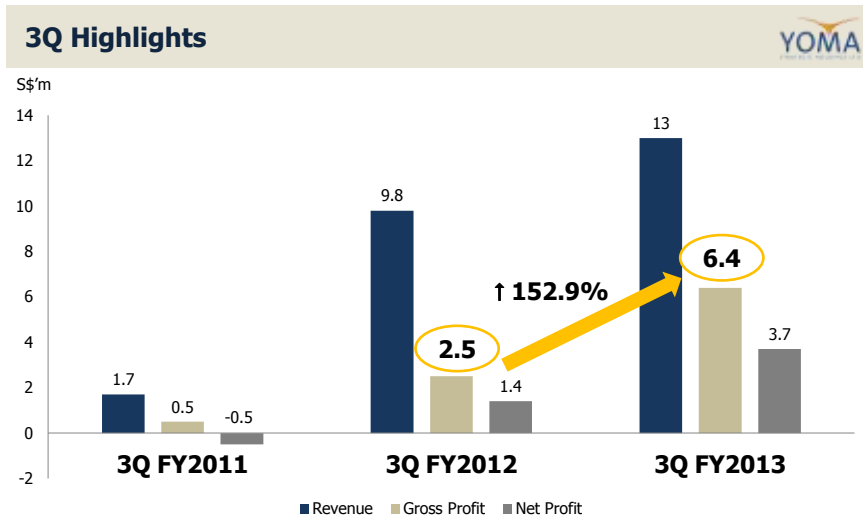
President Thein Sein's first visit to Europe (Feb 2013)

3Q Highlights

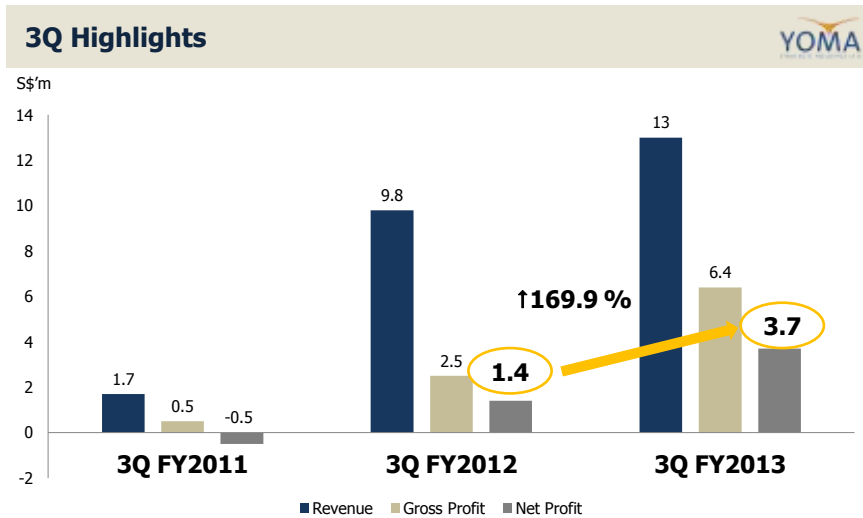
3Q Highlights



Revenue ↑ 32.1% to S\$13.0m

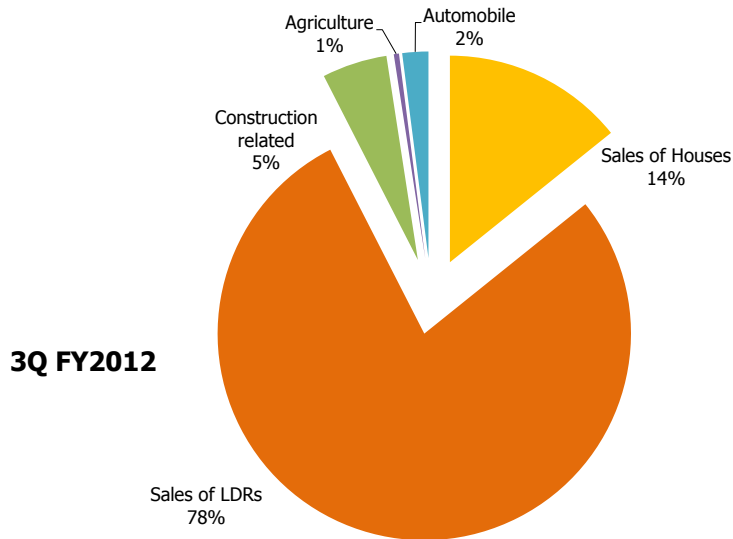



Gross profit ↑ 152.9% to S\$6.4m

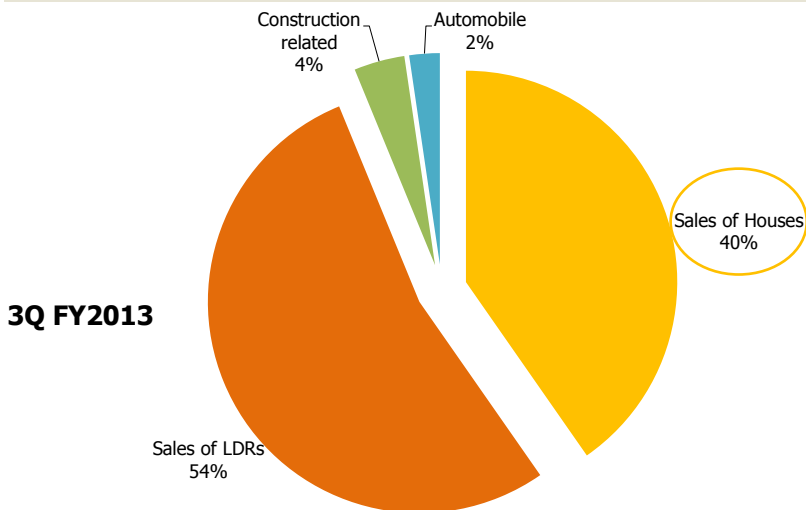


Net profit ↑ 169.9% to S\$3.7m

Revenue Breakdown 



Revenue Breakdown 



Sale of houses increased threefold

Real Estate



FMI City



Land cost in 2006 – approx Ks. 3,000/sq ft and held at cost

FMI City



Last selling price - approx Ks. 10,000/sq ft

FMI City



95 units of Fontana Garden sold as at 31 Dec 2012

Pun Hlaing Golf Estate



LDRS



Still hold approx 5m sq ft of LDRs as at 31 Dec 2012

Pun Hlaing Golf Estate



LDRS



Land cost of LDRs in 2006 - approx Ks.7,000/sq ft and held at cost

Pun Hlaing Golf Estate



LDRS



Last selling price - approx Ks. 40,000/sq ft

Pun Hlaing Golf Estate



Lakeview Apartments



**Self-contained low rise condominium development
in Northeast corner of PHGE**

Pun Hlaing Golf Estate



Lakeview Apartments



**Blocks A, B, C & D already built
Blocks E, F & G under construction**

Pun Hlaing Golf Estate



Lakeview Apartments



Pun Hlaing Golf Estate



Ivory Court Residence



Pun Hlaing Golf Estate



Ivory Court Residence



20 units of modern 3-bedroom townhouses

Pun Hlaing Golf Estate



Ivory Court Residence



10 units of first phase (ICR I) all sold

Pun Hlaing Golf Estate



Ivory Court Residence



8 out of 10 units of second phase (ICR II) sold as at 31 Dec 2012

Pun Hlaing Golf Estate



Bamboo Grove Garden Villas



4 landed houses on plots approx 7,800 - 9,500 sq ft

Pun Hlaing Golf Estate



Bamboo Grove Garden Villas



2 out of 4 houses sold as at 31 Dec 2012

Star City



Building (1) and (2) not part of acquisition

Star City**Building (3) launched on 21 April 2012**

- 228 out of 264 units sold as at 31 Dec 2012
- Booking deposits received for additional 9 units

Star City**Building (4) launched in 2QFY2013**

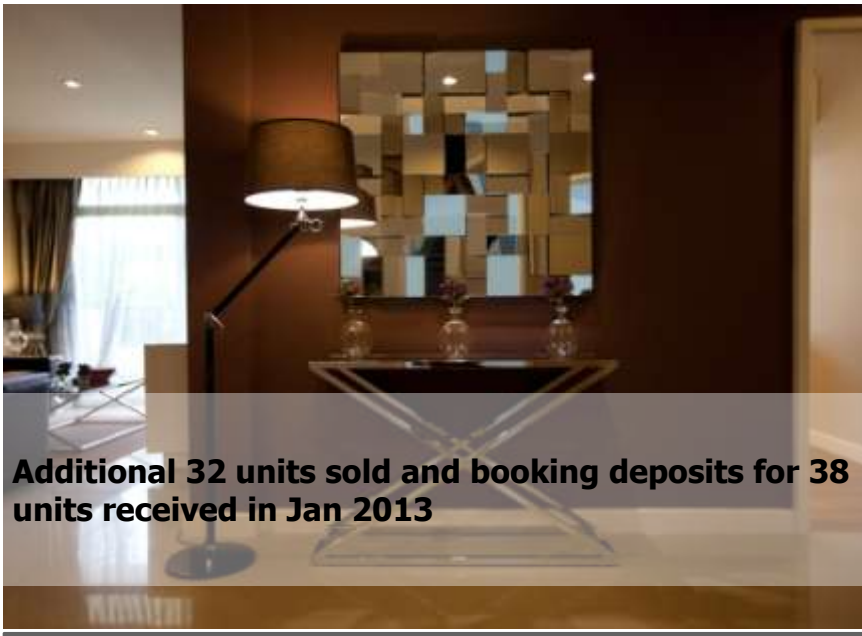
- 138 out of 264 units sold as at 31 Dec 2012
- Booking deposits received for additional 14 units

Star City



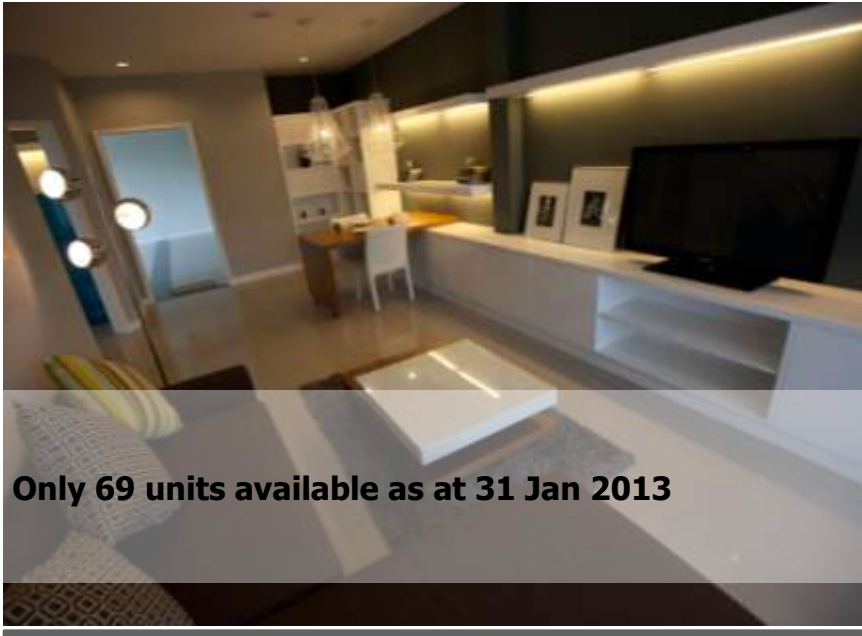
Total of 139 units available as at 31 Dec 2012

Star City



Additional 32 units sold and booking deposits for 38 units received in Jan 2013

Star City



Only 69 units available as at 31 Jan 2013

Star City



Total sales of S\$46.3m as at 31 Dec 2012

**Only S\$2.6m out of the S\$46.3m recognised
(percentage-on-completion basis)**

Star City

YOMA
YONGE OAK MANSION

Remaining balance of approx S\$43.7m will be recognised as construction progresses



Star City

YOMA
YONGE OAK MANSION



As at 31 December 2012 - received cash deposits of S\$15.0m (approx 32% of the total contractual purchase prices of units)

Automotive



Established 70:30 Singapore JV with FMI called Myanmar Motors Pte. Ltd.

Automotive



Proposed Acquisition of German Car Industries Company Limited (GCI)

Automotive



Appointment of Mr Michael Rudenmark as Managing Director (Automotive)

Automotive



Possible acquisition of existing automotive businesses of SPA

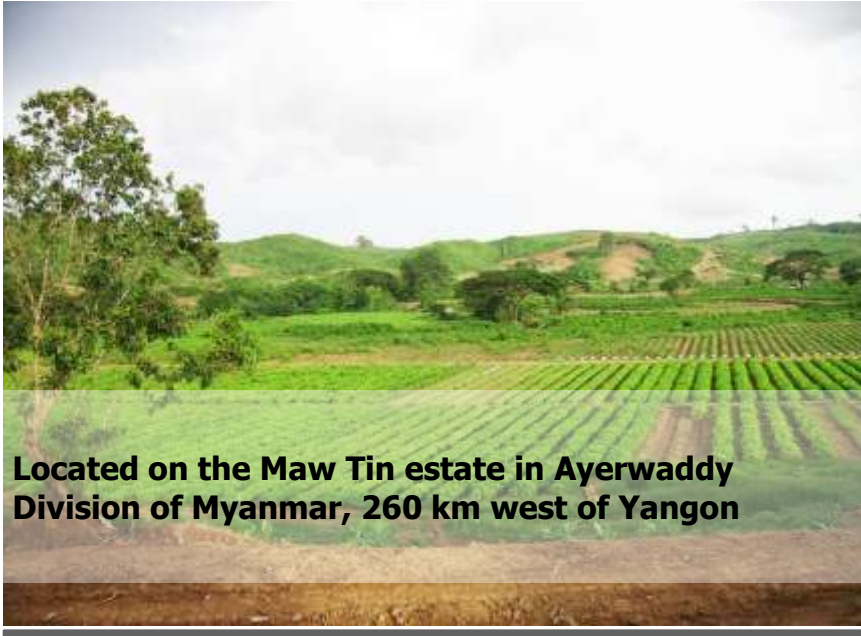
Business Update



Agriculture

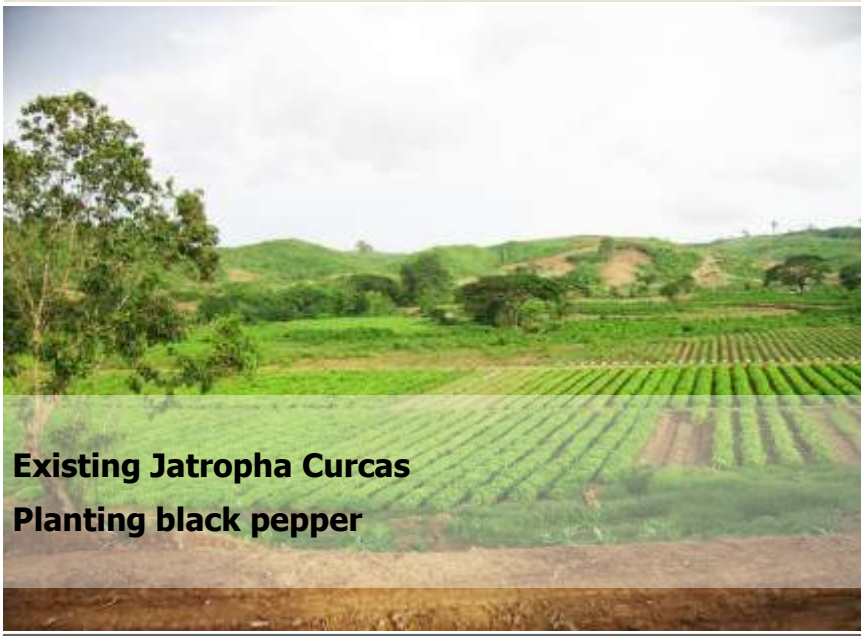


Agriculture



Located on the Maw Tin estate in Ayerwaddy Division of Myanmar, 260 km west of Yangon

Agriculture



**Existing Jatropha Curcas
Planting black pepper**

Agriculture






Realising Opportunities

Retail

Retail





Retail 

Paid-up capital of US\$3 million:

- Parkson Myanmar (70%)
- Yoma Strategic (20%)
- FMI (10%)

Retail 




First store to be located in FMI Centre in Pabedan Township of Yangon:

- Comprising 4 storeys
- Built-up area of approx 43,000 sq ft

What's next in Real Estate?

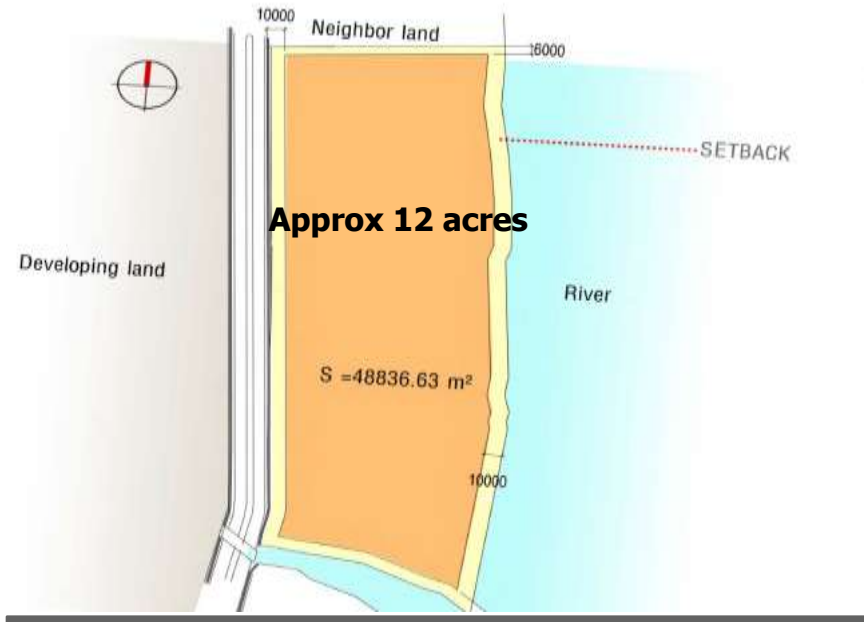
Real Estate



**Appointment of Mr Elmar Busch as Managing
Director (Real Estate)**



Real Estate



Real Estate



Landmark Development Project

Landmark Development Project

**Signed S&P agreement with SPA to acquire 80% of
Landmark Development Project on 19 Nov 2012**



Landmark Development Project**Mixed-use development comprising:**

- 5-star hotel in iconic heritage building
- 5-star luxury condominium building
- Business hotel
- Executive serviced apartment
- Grade-A office towers
- Retail podium

**Landmark Development Project**

Proposed acquisition cost of approx S\$99.16m to be funded by 1 for 4 rights issue

Landmark Development Project



Development cost may be partially funded by net proceeds of placement in Nov 2012

Landmark Development Project



The Landmark Development Project will define downtown Yangon

Questions & Answers



Thank you