Media Release

Yoma Strategic Reports FY2018 Revenue of S$108 million; Expects Steady Growth Trajectory

- Strong growth in Consumer and Automotive & Heavy Equipment divisions has partially offset impact of soft Real Estate market
- Non-Real Estate business grew by 33% year-on-year contributing 60.5% of FY2018 revenue
- Portfolio of Investments continues to deliver strong returns
- Proposed final cash dividend of 0.25 Singapore cents per ordinary share

FINANCIAL HIGHLIGHTS In S$ million except otherwise stated	4Q2018	4Q2017	Change	FY2018	FY2017	Change
Revenue	**25.1**	**48.4**	**(48.2)%**	**107.8**	**115.3**	**(6.6)%**
Gross Profit	**7.9**	**18.5**	**(57.0)%**	**39.4**	**45.2**	**(12.9)%**
Net Profit	**4.7**	**30.2**	**(84.6)%**	**33.9**	**42.6**	**(20.3)%**
Net Profit attrib. to Equity Holders	**3.5**	**24.1**	**(85.7)%**	**26.6**	**35.9**	**(25.7)%**

Singapore, 30 May 2018 – SGX Mainboard listed Yoma Strategic Holdings Ltd. ("祐玛战略控股有限公司", "Yoma Strategic" or collectively with its subsidiaries, the "Group") today announced its financial results for the full year and fourth quarter ended 31 March 2018 ("FY2018" and "4Q2018" respectively).

"*Our diversification strategy has proven to be sound, with revenue growth in our Non-Real Estate businesses offsetting the slowdown in the real estate market. We are seeing good opportunities in the Consumer and Financial Services sectors and are very optimistic on their growth prospects in the coming years. Most recently, our investment in Wave Money*[1]*, which has a network of more than 23,000 agents nationwide, will allow us to tap into the large unbanked population, particularly in communities outside of Yangon.*"

Mr. Melvyn Pun, Yoma Strategic's Chief Executive Officer

[1] Digital Money Myanmar Ltd.

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"Moving ahead, we will continue to accelerate the Group's growth by scaling up our key business pillars and establishing a nationwide presence across Myanmar. The expansion of our Consumer and Financial Services platforms, together with our Real Estate and Automotive & Heavy Equipment businesses, will allow us to maintain our competitive edge as the country continues on its path of economic development."

Mr. Serge Pun, Yoma Strategic's Executive Chairman

Proposed Final Dividend for FY2018

The Board of Directors has proposed a final cash dividend of 0.25 Singapore cents per ordinary share for FY2018 for which we will seek shareholders' approval.

Results Highlights

Yoma Strategic's revenue declined 6.6% to S$107.8 million in FY2018, mainly due to lower revenue from real estate sales. The results of the Real Estate business were partially offset by the performance of the Non-Real Estate businesses, namely the Consumer and the Automotive & Heavy Equipment divisions, which grew by 33.0% year-on-year to S$65.2 million. Ahead of the Company's 2020 vision to have a balanced revenue from its Real Estate and Non-Real Estate businesses, the Non-Real Estate businesses contributed 60.5% of FY2018 revenue, whereas Real Estate sales and rental/services revenue represented 21.2% and 18.3% respectively.

In line with the opening of more KFC stores, revenue generated from the Group's Consumer business grew by 30.4% to S$14.2 million in FY2018. The Group achieved its full year target for FY2018 of 22 stores nationwide and has since opened a 23rd store in Yangon. The Group remains on track to have 32 stores nationwide by March 2019.

Revenue from the Automotive & Heavy Equipment business witnessed strong growth of 33.8% to S$51.0 million in FY2018, which was a record for this business. A total of 911 tractors were sold in FY2018 compared to 692 tractors in FY2017. Revenue from Yoma Fleet also grew by 16.7% year-on-year to S$6.8 million with an increase in fleet size to 720 vehicles as at 31 March 2018.

For Real Estate sales, the Group launched fewer units for sale in FY2018 compared to FY2017 as it adjusted its sales strategy after taking into consideration market conditions. Revenue from the sales of residences and land development rights ("LDRs") contributed S$22.9 million in FY2018.

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Real Estate rental/services revenue in FY2018 remained stable at S$19.7 million. The completion of the Group's Dulwich International Schools and The Campus at Pun Hlaing Estate offset the loss of rental from FMI Centre which had been demolished to make way for the development of the Group's Yoma Central project.

Other income recorded was S$58.0 million in FY2018, mainly driven by the Group's portfolio of Investments and investment properties which demonstrated its ability to drive and deliver high returns on these investments. The Group recorded a S$8.2 million fair value gain for its 12.5% stake in its telecommunications tower investment supported by strong operating performance. The completion of the disposal of the Group's tourism-related businesses on 5 January 2018 had also resulted in a S$27.7 million disposal gain.

Meanwhile, the Group recorded a S$19.2 million fair value gain for its investment properties in FY2018 mainly driven by the completion of the Group's Dulwich International Schools and The Campus which were transferred from development properties to investment properties.

Interest expenses on borrowings rose to S$13.0 million in FY2018 due to a higher amount of borrowings and a rising interest rate environment. Administrative expenses rose by 15.7% to S$56.0 million due to the increase in the number of KFC stores and New Holland/JCB branches as well as administrative expenses related to the Yoma Central project.

As a result, net profit attributable to shareholders was S$26.6 million in FY2018. This translated into an earnings per share of 1.47 cents as at 31 March 2018.

Financial Position

Net assets attributable to equity holders of the Company increased to S$714.7 million as at 31 March 2018, compared to S$664.2 million as at 31 March 2017. Borrowings for the Group increased to S$243.5 million as at 31 March 2018 as compared to S$165.9 million as at 31 March 2017. The Group's net gearing ratio currently stands at 19.3%[2] as at 31 March 2018.

[2] The financial gearing ratio is calculated as net debt divided by total capital. Net debt is calculated as borrowings (excluding loans from non-controlling interests) less cash and cash equivalents. Total capital is calculated as total equity plus net debt

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Outlook

Real Estate

The Group has re-launched Galaxy Towers at StarCity after a redesign of the units and will explore the possibility of applying for condominium status for its projects once the relevant committees and a Condominium Registration Office are set-up in order to improve sales.

In March 2018, the Group launched sales at The Peninsula Residences Yangon, the luxurious branded residences which are located in the heart of downtown Yangon and consist of only 96 luxury private homes set across 26 floors. An initial 30 residences have been made available and are attracting strong interest from both local and international buyers.

Automotive & Heavy Equipment

The Group's New Holland and JCB businesses are expected to continue to benefit from the increased mechanisation of the country's agriculture sector and an upturn in the construction and infrastructure sectors. Better access to financing, including longer-term loans, will likely further fuel the growth of these sectors.

Further expansion of the Group's passenger and commercial vehicle business will take place in the coming months with the opening of Volkswagen showrooms in Yangon and Mandalay and the opening of more Mitsubishi Motors dealerships nationwide.

Consumer

KFC continues to be the leading F&B brand in Myanmar with 23 stores currently in operation nationwide. In addition, the Group has announced that it will be adding Little Sheep, one of the world's most international Hot Pot brands to its franchise portfolio, with the first location expected to open in Yangon in the coming months. The Group has also entered into a new joint venture with Pernod Ricard, the world's second-largest wines and spirits company, for the production and distribution of alcoholic beverages in Myanmar. The Group will continue to target the market opportunities created by Myanmar's expanding middle class and the rapid growth in consumer spending.

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Financial Services

In March 2018, the Group announced its plan to add Financial Services as a fourth pillar to its business portfolio. The Group had recently acquired a 34% stake in Wave Money[1], the leading mobile payment platform in Myanmar, and the company looks on track to continue its rapid growth.

Following the establishment of its fourth pillar, the Group will reassign Yoma Fleet from Automotive & Heavy Equipment to Financial Services in FY2019. Yoma Fleet is expected to accelerate its growth in FY2019, while new initiatives such as the partnership with Grab will drive expansion of the fourth pillar in the coming years.

End.

Note: This media release should be read in conjunction with the results announcement released on the SGXNet on the same date.

About Yoma Strategic Holdings Ltd. (www.yomastrategic.com)

Listed on the Main Board of the Singapore Securities Exchange Trading Limited (SGX-ST), Yoma Strategic Holdings Ltd. is a leading business corporation with a diversified portfolio of businesses in Real Estate, Consumer, Automotive & Heavy Equipment, Financial Services and Investments in Myanmar. Together with its partner, the SPA Group, the Group is taking a conglomerate approach to build a diversified portfolio of businesses in Myanmar. The Company was ranked in the top 5% of the Governance and Transparency Index 2017, ranked 26th out of top 100 largest Singapore companies in the ASEAN Corporate Governance Scorecard 2017 and won the Best Managed Board (Gold) Award at the Singapore Corporate Awards in 2016.

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