



UNAUDITED FULL YEAR FINANCIAL STATEMENTS AND DIVIDEND ANNOUNCEMENT FOR THE FINANCIAL YEAR ENDED 31 OCTOBER 2019

PART I - INFORMATION REQUIRED FOR FULL YEAR RESULTS ANNOUNCEMENTS

- 1(a) An income statement and statement of comprehensive income, or a statement of comprehensive income (for the group) together with a comparative statement for the corresponding period of the immediately preceding financial year.

Consolidated Statement of Comprehensive Income

	Group		
	2019	2018	Increase/ Decrease
	S\$	S\$	%
Revenue	1,553,633	3,819,536	(59.3)
Cost of sales	(1,817,849)	(5,617,329)	(67.6)
Gross loss	(264,216)	(1,797,793)	(85.3)
Other income	87,359	46,241	88.9
Administrative expenses	(1,772,709)	(4,179,438)	(57.6)
Finance cost	(209,850)	(217,736)	(3.6)
Other operating expenses	(885,337)	(7,748,779)	(88.6)
Loss before tax	(3,044,753)	(13,897,505)	(78.1)
Income tax (expense)/credit	(10,407)	139,754	(107.4)
- Current		48	N.M
- Deferred	(10,407)	139,706	(107.4)
Loss for the financial year and total comprehensive loss for the financial year	(3,055,160)	(13,757,751)	(77.8)
Total comprehensive loss attributable to:			
Equity holders of the Company	(2,772,162)	(13,057,626)	(78.8)
Non-controlling interest	(282,998)	(700,125)	(59.6)
	(3,055,160)	(13,757,751)	(77.8)

N.M: Not meaningful

1(a)(ii) Notes to Consolidated Statement of Comprehensive Income

	S\$	S\$	%
Loss on disposal of property, plant and equipment	7,958	125,153	(93.6)
Write down of inventories to net realisable value	-	1,597,580	(100.0)
Property, plant and equipment written off	60,047	179,917	(66.6)
Depreciation of property, plant and equipment	225,454	568,677	(60.4)
Foreign exchange gain, net	-	(13,999)	(100.0)

1(b)(i) A statement of financial position (for the issuer and group), together with a comparative statement as at the end of the immediately preceding financial year.

	Group		Company	
	31-Oct-19	31-Oct-18	31-Oct-19	31-Oct-18
	S\$	S\$	S\$	S\$
Non-current assets				
Property, plant and equipment	861	3,057,071	861	57,501
Investment in subsidiaries	-	-	-	1,584,600
Other investment	1,500,000	1,500,000	1,500,000	1,500,000
Total non-current assets	1,500,861	4,557,071	1,500,861	3,142,101
Current assets				
Inventories	782,334	1,892,701	-	-
Trade receivables and other receivables	2,129,031	3,030,228	2,118,984	5,901,330
Prepayments	2,873	99,154	2,873	7,796
Cash and cash equivalent	10,443	19,542	714	5,563
Total current assets	2,924,681	5,041,625	2,122,571	5,914,689
Total assets	4,425,542	9,598,696	3,623,432	9,056,790
Non-current liabilities				
Other payable	1,429,103	1,373,993	1,429,103	1,373,993
Finance lease liabilities	-	2,293,857	-	-
Total non-current liabilities	1,429,103	3,667,850	1,429,103	1,373,993
Current liabilities				
Trade payables and other payables	2,259,669	1,649,680	3,274,013	2,616,669
Finance lease liabilities	-	489,236	-	-
Total current liabilities	2,259,669	2,138,916	3,274,013	2,616,669
Total liabilities	3,688,772	5,806,766	4,703,116	3,990,662
Net assets	736,770	3,791,930	(1,079,684)	5,066,128
Equity				
Share capital	28,667,767	28,667,767	28,667,767	28,667,767
Accumulated losses	(27,456,866)	(24,684,704)	(29,747,451)	(23,601,639)
	1,210,901	3,983,063	(1,079,684)	5,066,128
Non-controlling interest	(474,131)	(191,133)	-	-
Total equity	736,770	3,791,930	(1,079,684)	5,066,128

Notes to the Statements Of Financial Position

	Note	Group		Company	
		31-Oct-19 S\$	31-Oct-18 S\$	31-Oct-19 S\$	31-Oct-18 S\$
<u>Trade and other receivables</u>					
Trade receivables		-	17,406	-	-
Other receivables					
Sundry deposits		13,792	195,633	3,745	19,658
Refundable deposit	A	2,115,239	2,727,189	2,115,239	2,727,189
Due from subsidiaries		-	-	-	3,154,483
Advance deposits to a supplier		-	90,000	-	-
		2,129,031	3,030,228	2,118,984	5,901,330

Trade and other payables

Non-current

Consideration payable	B	1,429,103	1,373,993	1,429,103	1,373,993
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Current

Trade payables		331,860	528,043	-	-
Other payables		1,480,773	391,724	1,030,873	266,758
Amount due to subsidiaries		-	-	1,994,162	2,004,175
Amount due to shareholder		141,961	127,380	-	-
Accrued operating expenses		305,075	602,533	248,978	345,736
		2,259,669	1,649,680	3,274,013	2,616,669

Note:

- A The Company has received a response dated 28 March 2019 from Dongshan Dibao Property Co., Ltd ("**Project Company**") on 29 March 2019 in relation to the Termination of the Memorandum of Understanding relating to the Proposed Project in Dongshan where the Company on 28 February 2019 has requested for the full refund of the deposit by 31 March 2019. The Company has not received the S\$6 million refund as at the date of this announcement. This deposit was further impaired to reflect the fall in the value of the collateral held by the guarantor.
- B Non-current other payable refers to payment of S\$1,499,986 to the previous shareholder of Regal Motors in January 2021 was estimated at S\$1,232,614 at date of acquisition. The fair value of the consideration payable was calculated by discounting the consideration payable at 4% per annum. The balance is measured at amortised cost using the effective interest method. During the financial year ended 31 October 2019, interest amounting to S\$55,110 (2018: S\$52,846) was accredited based on 4% (2018: 4%) per annum.

1(b)(ii) Aggregate amount of the group's borrowings and debt securities.

	Group			
	31-Oct-19		31-Oct-18	
	Secured S\$	Unsecured S\$	Secured S\$	Unsecured S\$
Borrowings - Finance lease obligations				
Amount repayable in one year or less, or on demand	-	-	489,236	-
Amount repayable after one year	-	-	2,293,857	-
	-	-	2,783,093	-

Details of any collaterals

All motor vehicles under financing lease were disposed in year 2019. Therefore, the amount of the liability in respect of a financing lease are eliminated. Inventory of motor vehicles under finance lease were redeemed by a third party thus settling the finance lease liabilities which have been derecognised, resulting in a loss of S\$51,557.

1(c) A statement of cash flows (for the group), together with a comparative statement for the corresponding period of the immediately preceding financial year.

	Group	
	2019 S\$	2018 S\$
Cash flow from operating activities		
Loss before tax	(3,044,753)	(13,897,505)
Adjustments for:		
Depreciation of property, plant and equipment	225,454	568,677
Loss on disposal of property, plant and equipment	7,958	125,153
Property, plant and equipment written off	60,047	179,917
Write down of inventories to net realisable value	-	1,597,580
Reversal of impairment on Advance Deposits	(57,000)	-
Impairment of trade and other receivables	825,305	5,971,282
Finance costs	209,850	217,736
Operating cash flows before changes in working capital	(1,773,139)	(5,237,160)
Trade and other receivables	132,892	1,262,220
Prepayments	96,281	23,308
Inventories	1,110,367	1,892,627
Trade and other payables	609,989	(261,847)
Cash generated from/(used in) operations	176,390	(2,320,852)
Income tax paid	(10,407)	(173,753)
Net cash generated from/(used in) operating activities	165,983	(2,494,605)
Cash flow from investing activities		
Purchase of property, plant and equipment	-	(24,912)
Proceeds from disposal of property, plant and equipment	2,762,751	719,498
Net cash used in investing activities	2,762,751	694,586
Cash flows from financing activities		
(Repayment of)/Financing obtained from finance leases	(2,783,093)	1,631,866
Advances from shareholders	-	83,682
Interest paid	(154,740)	(164,890)
Net cash (used in)/generated from financing activities	(2,937,833)	1,550,658
Net decrease in cash and cash equivalents	(9,099)	(249,361)
Cash and cash equivalents at beginning of financial year	19,542	268,903
Cash and cash equivalents at end of financial year	10,443	19,542

1(d)(i) A statement (for the issuer and group) showing either (i) all changes in equity or (ii) changes in equity other than those arising from capitalisation issues and distributions to shareholders, together with a comparative statement for the corresponding period of the immediately preceding financial year.

	Attributable to equity holders of the Company				
	Share capital	Accumulated losses	Total	Non-Controlling Interest	Total equity
	S\$	S\$	S\$	S\$	S\$
Group					
Balance at 1 November 2018	28,667,767	(24,684,704)	3,983,063	(191,133)	3,791,930
Issuance of shares	-	-	-	-	-
Total comprehensive loss for the financial year	-	(2,772,162)	(2,772,162)	(282,998)	(3,055,160)
Balance as at 31 October 2019	28,667,767	(27,456,866)	1,210,901	(474,131)	736,770
Balance at 1 November 2017	27,167,767	(11,616,796)	15,550,971	498,710	16,049,681
Issuance of shares	1,500,000	-	1,500,000	-	1,500,000
Subscription of additional shares in subsidiary	-	(10,282)	(10,282)	10,282	-
Total comprehensive loss for the financial year	-	(13,057,626)	(13,057,626)	(700,125)	(13,757,751)
Balance as at 31 October 2018	28,667,767	(24,684,704)	3,983,063	(191,133)	3,791,930
Company					
Balance at 1 November 2018	28,667,767	(23,601,639)	5,066,128	-	5,066,128
Issuance of shares	-	-	-	-	-
Total comprehensive loss for the financial year	-	(6,145,812)	(6,145,812)	-	(6,145,812)
Balance as at 31 October 2019	28,667,767	(29,747,451)	(1,079,684)	-	(1,079,684)
Balance at 1 November 2017	27,167,767	(9,530,145)	17,637,622	-	17,637,622
Issuance of shares	1,500,000	-	1,500,000	-	1,500,000
Total comprehensive loss for the financial year	-	(14,071,494)	(14,071,494)	-	(14,071,494)
Balance as at 31 October 2018	28,667,767	(23,601,639)	5,066,128	-	5,066,128

During the financial year ended 31 October 2019 ("FY2019"), the Company recognised impairment in subsidiaries amounting to S\$ 2,284,600 (2018: S\$ 5,415,400) which was reversed on consolidation.–The impairment relates to S\$1,584,600 –for Stallion Auto Pte Ltd –and S\$700,000 impairment on Regal Prestige Pte Ltd. The carrying amount of investment in Regal Motors Pte Ltd is Nil.

- 1(d)(ii) Details of any changes in the company's share capital arising from rights issue, bonus issue, subdivision, consolidation, share buy-backs, exercise of share options or warrants, conversion of other issues of equity securities, issue of shares for cash or as consideration for acquisition or for any other purpose since the end of the previous period reported on. State the number of shares that may be issued on conversion of all the outstanding convertibles, as well as the number of shares held as treasury shares, if any, against the total number of issued shares excluding treasury shares and subsidiary holdings of the issuer, as at the end of the current financial period reported on and as at the end of the corresponding period of the immediately preceding financial year. State also the number of shares held as treasury shares and the number of subsidiary holdings, if any, and the percentage of the aggregate number of treasury shares and subsidiary holdings held against the total number of shares outstanding in a class that is listed as at the end of the current financial period reported on and as at the end of the corresponding period of the immediately preceding financial year.**

	<u>No. of Shares</u>	
	31-Oct-19	31-Oct-18
<u>Share capital</u>		
Ordinary shares issued and fully paid		
Balance at the beginning of the financial year	269,393,000	239,393,000
Issuance of shares during the financial year	-	30,000,000
Balance at the end of the financial year	<u>269,393,000</u>	<u>269,393,000</u>

As 31 October 2019, the Company has no outstanding options on unissued shares (31 October 2018: Nil) and does not hold any treasury shares (31 October 2018: Nil).

- 1(d)(iii) To show the total number of issued shares excluding treasury shares as at the end of the current financial period and as at the end of the immediately preceding year.**

Please refer to 1(d)(ii) above,

- 1(d)(iv) A statement showing all sales, transfers, cancellation and/or use of treasury shares as at the end of the current financial period reported on.**

The Company did not have treasury shares during and as at the end of the current financial year reported on.

- 1(d)(v) A statement showing all sales, transfers, cancellation and/or use of subsidiary holdings as at the end of the current financial period reported on.**

The Company did not have any subsidiary holdings during and at the end of the current financial year reported on.

- 2. Whether the figures have been audited or reviewed and in accordance with which auditing standard or practice.**

These figures have not been audited or reviewed by the Company's auditors.

- 3. Where the figures have been audited or reviewed, the auditors' report (including any qualifications or emphasis of a matter).**

Not applicable.

- 3A. Where the latest financial statements are subject to an adverse opinion, qualified opinion or disclaimer of opinion:—**

Not applicable

- (a) Updates on the efforts taken to resolve each outstanding audit issue.**

Not applicable

(b) Confirmation from the Board that the impact of all outstanding audit issues on the financial statements have been adequately disclosed.

Not applicable

4. Whether the same accounting policies and methods of computation as in the issuer's most recently audited annual financial statements have been applied.

The Group has adopted the new or revised Singapore Financial Reporting Standard ("FRS") and Interpretations to FRS ("INT FRS") that are effective for financial periods beginning on or after 1 November 2018. Save for this, the Group has applied the same accounting policies and methods of computation in the preparation of the financial statements for the current financial year compared with the audited financial statements for the financial year ended 31 October 2018 ("FY2018").

The unaudited financial statements in this announcement have been prepared on a going concern basis on the assumption that the ongoing efforts to restructure the Company are successful. Should these financial statements be presented on a realization basis, the Company will have to make adjustments to, inter alia, restate the carrying value of the Group's assets to the recoverable amounts, non-current assets may be reclassified to current assets, and provisions may have to be made for further liabilities that arise in the course of its ongoing activities. The Company will make further disclosures in due course on the developments relating to: (a) equity fund raising; (b) business restructuring; and (c) efforts to lift the Company from its voluntary trading suspension.

5. If there are any changes in the accounting policies and methods of computation, including any required by an accounting standard, what has changed, as well as the reasons for, and the effect of, the change.

The adoption of the new or revised FRS and INT FRS does not have any material impact on the financial statements of the Group and the Company.

6. Earnings per ordinary share of the group for the current financial period reported on and the corresponding period of the immediately preceding financial year, after deducting any provision for preference dividends.

	<u>Group</u>	
	2019	2018
Loss attributable to owners of the Company	<u>(2,772,162)</u>	<u>(13,057,626)</u>
Weighted average number of ordinary shares in issue	<u>269,393,000</u>	<u>249,393,000</u>
Basic and diluted Earning Per Share ("EPS") (Singapore cents)	<u>(1.03)</u>	<u>(5.24)</u>

The basic and diluted EPS for the respective financial years are computed based on the loss attributable to the owners of the Company and the weighted average of the Company's ordinary shares in issue during the respective financial years.

The basic and diluted EPS are the same as there were no potentially dilutive ordinary shares in issue during and as at the end of the respective financial years.

7. **Net asset value (for the issuer and group) per ordinary share based on the total number of issued shares excluding treasury shares of the issuer at the end of the:**
 (a) **current financial period reported on; and**
 (b) **immediately preceding financial year.**

	Group		Company	
	31-Oct-19	31-Oct-18	31-Oct-19	31-Oct-18
Net assets/(liabilities)	736,770	3,791,930	(1,079,684)	5,066,128
Number of issued shares	269,393,000	269,393,000	269,393,000	269,393,000
Net asset per share (Singapore cent)	0.27	1.41	(0.40)	1.88

8. **A review of the performance of the group, to the extent necessary for a reasonable understanding of the group's business. It must include a discussion of the following:**
 (a) **any significant factors that affected the turnover, costs, and earnings of the group for the current financial period reported on, including (where applicable) seasonal or cyclical factors; and**
 (b) **any material factors that affected the cash flow, working capital, assets or liabilities of the group during the current financial period reported on.**

Review of the Group's statement of comprehensive income
Revenue and cost of sales

The Group's revenue decreased from approximately S\$3.82 million in FY2018 to approximately S\$1.55 million in FY2019. The approximately S\$2.27 million reduction in revenue was largely attributable to cessation of subsidiaries business operations in FY2019. All subsidiaries except for Regal Motors have ceased business operations

Correspondingly, the cost of goods sold decreased from S\$5.6 million in FY2018 to S\$1.8 million in FY2019. The decrease in gross profit was correspondingly due to cessation of business operations of Stallion Auto Pte Ltd and Regal Prestige Pte Ltd in FY2019.

Other income

	Group	
	2019	2018
	S\$	S\$
Reversal of impairment for advance to supplier	57,000	-
Foreign exchange gain, net	-	13,999
Government grants	4,616	28,276
Miscellaneous income	25,743	3,966
	<u>87,359</u>	<u>46,241</u>

Other income increased from S\$46,241 in FY2018 to S\$87,359 in FY2019. The S\$41,118 increase was largely attributable to the reversal of impairment for advance to supplier, Car Profile and the reduction in foreign exchange gain was largely attributable closure of foreign currency denominated bank accounts.

Administrative expenses

Administrative expenses decreased by S\$2.41 million from S\$4.18 million in FY 2018 to S\$1.77 million in FY 2019. The reduction in the administrative expenses were largely due to the cessation of subsidiaries' business operations in FY2019.

Administrative expenses

	Group	
	2019	2018
	S\$	S\$
Depreciation expenses	225,454	568,677
Loss in disposal of property	7,958	123,153
Legal and professional fees	815,465	840,778
Rental expenses	41,032	616,782
Salaries, CPF and foreign worker levy	368,654	1,585,139
Other administrative expenses	314,146	442,909
	1,772,709	4,177,438

Finance costs

Finance cost for FY 2019 has decreased by S\$7,800 as compared to FY 2018 as termination of finance lease obligations during the period.

Other operating expenses

	Group	
	2019	2018
	S\$	S\$
Impairment in trade and other receivables	825,290	5,971,282
Write down of inventories to net realisable value	-	1,597,580
Property, plant and equipment written off	60,047	179,917
	885,337	7,748,779

Other operating expenses decreased by S\$6.86 million from S\$7.75 million in FY 2018 to S\$0.89 million in FY 2019. The decrease was attributable to S\$5.15 million decrease in impairment loss, S\$0.12 million decrease in property, plant and equipment written off and S\$ 1.59 million decrease in write down of inventories to net realisable value. The Board is of the view that these receivables are either no longer collectible or are written down for prudence given the current situation in the Company.

Income tax expense

Income tax credit decreased by S\$0.15 million from S\$0.14 million in FY 2018 to income tax expenses S\$0.01 million in FY 2019. The tax expense in FY 2019 was mainly due to under-provision of tax expenses for Year of Assessment 2019.

Loss for the financial year and total comprehensive loss for the financial year

Loss for the financial year and total comprehensive loss for the financial year decreased from S\$ 7.66 million in FY 2018 to S\$3.05 million in FY 2019. The S\$ 4.6 million decrease was largely attributable to the S\$ 1.53 million decrease in gross loss, S\$40,000 increase in other income, S\$ 2.4 million decrease in administrative expenses, S\$ 6.9 million decrease in other operating expenses, S\$ 0.15 million reduction in income tax credits and S\$ 7,000 decrease in finance cost.

Review of the Group's financial position

Property, plant and equipment

As at 31 October 2019, property plant and equipment decreased by S\$3.06 million as compared to the end of last financial year. This reduction was largely due to routine depreciation

amounting to S\$ 0.23 million, S\$ 2.77 million of property, plant and equipment disposed and S\$ 60,000 of property, plant and equipment written off.

Other investment

As at 31 October 2019, the S\$1.5 million investment pertains to 10% equity interest in Motor Megamall Pte Ltd.

Current assets

As at 31 October 2019, current assets amounted to S\$2.92 million. This was a reduction of S\$ 2.1 million as compared with 31 October 2018. The decrease was attributable largely to the following:

- (i) S\$ 1.1 million decrease inventories as a result of the recognition of inventories as cost of sale to match revenue amounting to approximately S\$ 0.8million and the disposal of motor vehicles; and
- (ii) S\$ 1 million reduction in trade and other receivables which was largely attributable to the S\$ 0.6 million refund of deposits previously paid to a supplier to secure the supply of vehicles. This is the additional impairment recognised for the Dongshan project.

Non-current liabilities

As at 31 October 2019, non-current liabilities amounted to S\$ 1.43 million. This was an decrease of S\$ 2.24 million as compared with 31 October 2018. The decrease was attributable to the S\$2.29 million of decrease in finance lease liabilities.

Current liabilities

As at 31 October 2019, current liabilities amounted to S\$2.26 million. This was an increase of S\$0.12 million as compared with 31 October 2018. The increase was largely attributable to the S\$ 0.60 million increase in trade and other payables and it was partially offset by a S\$ 0.49 million decrease in finance lease liabilities as explained under "Non-current liabilities".

The increase in trade and other payables amounting to S\$ 0.60 million was largely attributable to a S\$1.34 million reduction in other payables which was partly offset by a S\$ 0.36 million decrease in trade payables, a S\$0.24 million decrease in accrued expenses and S\$0.13 million decrease in amount due to shareholder.

The reduction in trade payables was largely due to a S\$0.36 million reduction in payables to a supplier, which previously provided financing for the purchase of used cars.

Review of the Group's cash flow

For FY 2019, cash flow used in operations amounted to S\$ 0.17 million, this was largely attributable to the losses incurred by the Group. Cash flow used in investing activities amounted to S\$ 2.76 million which was largely the result of the disposal of property, plant and equipment. The total cash flow used in financing activities amounted to S\$ 2.94 million which was largely due to repayment of finance lease liabilities. These resulted in a net increase in cash and cash equivalent amounting to S\$ 9,000 resulting in a cash and cash equivalent of S\$ 10,000 as at 31 October 2019.

9. Where a forecast, or a prospect statement, has been previously disclosed to shareholders, any variance between it and the actual results.

No forecast or prospect statement was previously given.

10. A commentary at the date of the announcement of the significant trends and competitive conditions of the industry in which the group operates and any known factors or events that may affect the group in the next reporting period and the next 12 months.

There continues to be no turnaround in the Group's automobile sales business. Strategic initiatives and plans by Management to revive this line of business did not produce their intended results and hence the remaining cars were returned to the financial institution.

The Group is also actively exploring and evaluating other business opportunities that may enhance shareholders' value as well as lead the Group back to profitability.

On 3 April 2019, the Company released an announcement that the Company had terminated the MOU relating to the property development projection in Dongshan, PRC. The Company is currently in the process of firming up the appropriate legal action to take pertaining to the deed of guarantee and share pledged provided by CMM and SG Royal. The Company will continue to keep the shareholders informed on the material developments.

11. If a decision regarding dividend has been made:

(a) Whether an interim (final) ordinary dividend has been declared (recommended); and

No dividend has been declared or recommended.

(b)(i) Amount per share (cents):

Not applicable.

(b)(ii) Previous corresponding period (cents):

No dividend has been declared or recommended.

(c) Whether the dividend is before tax, net of tax or tax exempt. If before tax or net of tax, state the tax rate and the country where the dividend is derived. (If the dividend is not taxable in the hands of shareholders, this must be stated).

Not applicable.

(d) The date of dividend is payable

Not applicable.

(e) Book closure date

Not applicable.

12. If no dividend has been declared/recommended, a statement to that effect and the reasons for the decision.

No dividend has been declared or recommended for FY 2019 as the company is in a loss position.

13. If the group has obtained a general mandate from shareholders for IPTs, the aggregate value of such transactions as required under Rule 920(1)(a)(ii). If no IPT mandate has been obtained, a statement to that effect.

The Group has not obtained a general mandate from shareholders for IPTs.

Name of Interested Person	Aggregate value of all interested person transactions during the financial year under review (excluding transactions less than S\$100,000 and transactions conducted under shareholders' mandate pursuant to Rule 920)	Aggregate value of all interested person transactions conducted under shareholders' mandate pursuant to Rule 920 (excluding transactions less than S\$100,000)
<p><u>Goh Chin Soon</u></p> <p>Sale of a motor vehicle</p>	<p>S\$260,000</p>	<p>Nil</p>

Mr Goh Chin Soon is deemed to be interested in the 70,616,151 shares in the Company through his spouse, Madam Chu Wan Zhen, by virtue of her interest in the Company's shares held by SG Royal Group Pte Ltd.

The motor vehicle was sold without any gain or loss.

The Transaction was completed in November 2018, at the point of completing the Transaction, the latest audited Group's Net Tangible Assets ("**NTA**") available was for FY2017 which amounted to \$15,550,971. Hence, the Transaction was approximately 1.7% of the then available Group's latest audited NTA and no immediate announcement was required.

On 30 December 2018, the Company announced its unaudited results for FY2018 and the unaudited Group's NTA as at 31 October 2018 amounted to S\$9,828,949. The Transaction was approximately 2.8% of the Group's unaudited NTA as at 31 October 2018. Hence, no immediate announcement was required.

On 6 March 2019, upon the finalisation of the FY2018 audit, the announced Group's audited NTA amounted to \$3,983,063. The variance between unaudited results as announced on 29 December against the audited results were explained in the announcement dated 6 March 2019 titled "Material Variances Between Unaudited Financial Statements And Audited Financial Statements For The Financial Year Ended 31 October 2018".

This was the point of time that Transaction, which has been completed, crossed both the threshold of 3% and 5% of the Group's latest audited NTA (i.e. as at 31 October 2018). The Company inadvertently failed to immediately announce the Transaction and explain that at the point of completion of the Transaction, it was only 1.7% of the Group's latest audited NTA (as at 31 October 2017) but due to the audit adjustments made during the finalisation of FY2018 audit, the Transaction crossed both the 3% and 5% threshold based on the Group's audited NTA as at 31 October 2018.

14. Confirmations that the issuer has procured undertakings from all its directors and executive officers (in the format set out in Appendix 7H) under Rule 720(1).

The Company confirms that it has procured undertakings from all its directors and executive officers in the format set out in Appendix 7H under Rule 720(1).

PART II - ADDITIONAL INFORMATION REQUIRED FOR FULL YEAR ANNOUNCEMENT

15. **Segmented revenue and results for operating segments (of the group) in the form presented in the issuer's most recently audited annual financial statements, with comparative information for the immediately preceding year.**

	Group				Total
	Corporate	Sales of motor vehicles	Vehicle rental	Adjustments and eliminations	
2019	S\$	S\$	S\$	S\$	S\$
<u>Segmental results</u>					
Revenue	-	1,307,436	246,197	-	1,553,633
Segmental results	(1,192,451)	(1,461,724)	(545,654)	1,388,358	(1,811,471)
Depreciation on property, plant and equipment	(23,690)	(115,545)	(219,832)	133,613	(225,454)
Other income	11,030	59,065	17,264	-	87,359
Finance cost	(56,362)	(48,569)	(104,919)	-	(209,850)
Other expenses	(4,884,339)	(1,068,410)	(1,999,541)	7,066,953	(885,337)
Loss before tax	(6,145,812)	(2,635,183)	(2,852,682)	8,588,924	(3,044,753)
Income tax	-	-	(10,407)	-	(10,407)
Loss for the financial year	(6,145,812)	(2,635,183)	(2,863,089)	8,588,924	(3,055,160)
<u>Assets</u>					
Additions to property, plant and equipment	-	-	-	-	-
Segment assets	3,623,432	801,714	396	-	4,425,542
<u>Liabilities</u>					
Segmental liabilities	4,703,116	5,317,250	1,278,884	(7,610,478)	3,688,772
	S\$	S\$	S\$	S\$	S\$
<u>2018</u>					
<u>Segmental results</u>					
Revenue	-	6,476,927	267,809	(2,925,200)	3,819,536
Segmental results	(1,802,896)	(1,936,526)	153,972	(1,823,104)	(5,408,554)
Depreciation on property, plant and equipment	(51,791)	(453,390)	(63,496)	-	(568,677)
Other income	17,169	141,824	4,070	(116,822)	46,241
Finance cost	(52,846)	(76,391)	(88,499)	-	(217,736)
Other expenses	(12,179,267)	(4,450,884)	(284,870)	9,166,242	(7,748,779)
Loss before tax	(14,069,631)	(6,775,367)	(278,823)	7,226,316	(13,897,505)
Income tax	(1,863)	141,617	-	-	139,754
Loss for the financial year	(14,071,494)	(6,633,750)	(278,823)	7,226,316	(13,757,751)
<u>Assets</u>					
Additions to property, plant and equipment	-	23,614	1,920,767	(1,919,469)	24,912
Additions to available-for-sale financial assets	1,500,000	-	-	-	1,500,000
Segment assets	9,056,790	5,226,202	4,462,282	(9,146,578)	9,598,696
<u>Liabilities</u>					
Segmental liabilities	3,990,662	7,046,526	2,877,682	(8,108,104)	5,806,766

Geographical segments

Our Group's revenue is derived only in Singapore, hence no geographical segmentation information is presented since it is not meaningful.

16. In the review of performance, the factors leading to any material changes in contributions to turnover and earnings by the operating segments

Please refer to Paragraph 8.

17. A breakdown of sales as follows:

	Group		Increase/ (Decrease) %
	2019 S\$	2018 S\$	
Sales previously reported for the first half year	1,512,013	2,911,944	(48.1)
Total comprehensive income before adjustment for non-controlling interest reported for the first half year	<u>(2,505,238)</u>	<u>(2,677,148)</u>	<u>(6.4)</u>
Sales reported for the second half year	41,620	907,592	(95.4)
Total comprehensive income before adjustment for non-controlling interest reported for the second half year	<u>(549,922)</u>	<u>(11,080,603)</u>	<u>(95.0)</u>

18. A breakdown of the total annual dividend (in dollar value) for the issuer's latest full year and its previous full year as follows:

	2019	2018
Ordinary	-	-
Preference	-	-
Total	<u>-</u>	<u>-</u>

19. Disclosure of person occupying a managerial position in the issuer or any of its principal subsidiaries who is a relative of a director or chief executive officer or substantial shareholder of the issuer pursuant to Rule 704 (10) in the format below. If there are no such persons, the issuer must make an appropriate negative statement.

There are no persons who are a relative of a director or chief executive officer or substantial shareholder of the issuer who are occupying a managerial position in the issuer or any of its principal subsidiaries.

BY ORDER OF THE BOARD

Chia Siak Yan Vincent
Acting Non-Executive Chairman
and Independent Director

Victor Lai Kuan Loong
Independent Director

4 May 2020

This announcement has been prepared by the Company and its contents have been reviewed by the Company's sponsor ("Sponsor"), Asian Corporate Advisors Pte. Ltd., in accordance with Rules 226(2)(b) and 753(2) of the Singapore Exchange Securities Trading Limited ("Exchange") Listing Manual Section B: Rules of Catalyst for compliance with the relevant rules of the Exchange. The Company's Sponsor has not independently verified the contents of this announcement including the correctness of any of the figures used, statements or opinions made.

This announcement has not been examined or approved by the Exchange and the Exchange assumes no responsibility for the contents of this announcement including the correctness of any of the statements or opinions made or reports contained in this announcement.

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