



SoilBuild
CONSTRUCTION GROUP LTD
SOILBUILD CONSTRUCTION GROUP LTD.
(Co Reg No. 201301440Z)

<u>Item No</u>	<u>Description</u>	<u>No.</u>
1(a)	Consolidated Statement of Comprehensive Income	2
1(b)(i)	Statements of Financial Position	4
1(b)(ii)	Group's Borrowings and Debt Securities	5
1(c)	Consolidated Statement of Cash Flows	6
1(d)(i)	Statements of Changes in Equity	8
1(d)(ii)	Changes in Company's Issued Share Capital	9
1(d)(iii)	Total Number of Issued Shares	9
1(d)(iv)	Treasury Shares	9
2	Audit	9
3	Auditors' Report	9
4	Accounting Policies	9
5	Changes in the Accounting Policies	9
6	Earnings Per Ordinary Share	10
7	Net Asset Value Per Ordinary Share	10
8	Review of Group Performance	11
9	Variance from Prospects Statement	13
10	Prospects	13
11 - 12	Dividends	13
13	Interested Persons Transactions	14
14	Use of Proceeds from Preferential Offering of Warrants	14
15	Undertakings from all its directors and executive officers under Rule 720(1)	14
16 - 17	Segmental Information	15
18	Breakdown of Sales	16
19	Breakdown of Total Annual Dividend	16
20	Disclosure of persons occupying managerial positions who are related to a director, CEO or substantial shareholder	16

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

PART I - INFORMATION REQUIRED FOR ANNOUNCEMENTS OF QUARTERLY (Q1, Q2 & Q3), HALF-YEAR AND FULL YEAR RESULTS

1(a) 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	Fourth Quarter Ended			Financial Year Ended		
	31 December		Change	31 December		Change
	2017	2016		2017	2016	
	S\$'000	S\$'000	%	S\$'000	S\$'000	%
Revenue	39,263	89,380	(56.1)	200,769	399,647	(49.8)
Cost of sales	(41,745)	(84,031)	(50.3)	(200,963)	(377,316)	(46.7)
Gross (loss)/profit	(2,482)	5,349	(146.4)	(194)	22,331	(100.9)
Gross (loss)/profit margin	-6.3%	6.0%	-12.3%	-0.1%	5.6%	-5.7%
Other income	309	490	(36.9)	1,597	2,384	(33.0)
Other gains/(losses), net	184	514	(64.2)	(149)	274	(154.4)
Expenses						
Administrative	(1,886)	(1,632)	15.6	(7,587)	(8,587)	(11.6)
Marketing	(1)	(23)	(95.7)	(40)	(39)	2.6
Finance	(28)	(19)	47.4	(71)	(33)	115.2
Others	(549)	(485)	13.2	(2,175)	(1,947)	11.7
Share of profit of joint ventures	293	12	NM	594	27	NM
(Loss)/profit before income tax	(4,160)	4,206	(198.9)	(8,025)	14,410	(155.7)
Income tax credit/(expense)	977	(725)	(234.8)	1,719	(2,534)	(167.8)
Net (loss)/profit	(3,183)	3,481	(191.4)	(6,306)	11,876	(153.1)
Other comprehensive income:						
Items that may be classified subsequently to profit or loss:						
Currency translation differences arising from consolidation	(325)	174	(286.8)	(426)	65	(755.4)
Total comprehensive (loss)/income	(3,508)	3,655	(196.0)	(6,732)	11,941	(156.4)
Total comprehensive (loss)/income attributable to:						
Equity holders of the Company	(3,505)	3,655	(195.9)	(6,729)	11,941	(156.4)
Non-controlling interests	(3)	-	NM	(3)	-	NM
	(3,508)	3,655	(196.0)	(6,732)	11,941	(156.4)

NM : Not meaningful

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

Notes to the consolidated statement of comprehensive income

	Fourth Quarter Ended 31 December		Financial Year Ended 31 December	
	2017 S\$'000	2016 S\$'000	2017 S\$'000	2016 S\$'000
(I) Other income				
Interest income	11	10	47	45
Service income	158	39	751	668
Rental income	60	62	214	474
Others (including wage credit and grants received)	80	379	585	1,197
	309	490	1,597	2,384
(II) Other gains/(losses), net				
(Loss)/gain on disposal of property, plant and equipment, net	(93)	9	(156)	(304)
Foreign exchange gains	277	505	7	578
	184	514	(149)	274
(III) (Loss)/Profit before income tax is arrived at after (charging)/crediting:				
Amortization of intangible assets	(25)	(16)	(80)	(68)
Depreciation of property, plant and equipment	(583)	(622)	(2,411)	(2,559)
Amortization of land lease prepayment	(280)	(222)	(982)	(888)
(Loss)/gain on disposal of property, plant and equipment, net	(93)	9	(156)	(304)
(IV) Income tax credit/(expense)				
Tax credit/(expense) attributable to (loss)/profit is made up of:				
(Loss)/Profit from current financial period/year:				
- current income tax	(178)	(139)	(178)	(1,932)
- deferred income tax	530	(654)	1,274	(655)
	352	(793)	1,096	(2,587)
Over/(under) provision in prior financial period/year:				
- current income tax	454	223	452	206
- deferred income tax	171	(155)	171	(153)
	977	(725)	1,719	(2,534)

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

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.

STATEMENTS OF FINANCIAL POSITION

	Group		Company	
	31/12/2017 S\$'000	31/12/2016 S\$'000	31/12/2017 S\$'000	31/12/2016 S\$'000
ASSETS				
Current assets				
Cash and cash equivalents	27,871	32,830	1,038	5,312
Trade and other receivables	54,768	103,427	36,090	42,094
Other current assets	15,969	2,175	6	6,512
Income tax recoverable	685	-	-	-
	99,293	138,432	37,134	53,918
Non-current assets				
Trade and other receivables	5,591	14,918	-	-
Other non-current assets	-	10,000	-	-
Deferred income tax asset	50	-	-	-
Investments in subsidiaries	-	-	31,795	23,270
Investments in joint ventures	943	2,784	-	-
Property, plant and equipment	54,360	23,474	-	-
Intangible assets	455	179	-	-
Land lease prepayment	30,106	25,535	-	-
	91,505	76,890	31,795	23,270
Total assets	190,798	215,322	68,929	77,188
LIABILITIES				
Current liabilities				
Trade and other payables	93,988	112,702	759	378
Borrowings	3,219	-	-	-
Current income tax liabilities	226	2,016	102	145
Provision for other liabilities	1,093	1,119	-	-
	98,526	115,837	861	523
Non-current liabilities				
Trade and other payables	1,253	-	-	-
Deferred income tax liabilities	-	1,394	-	-
Borrowings	8,025	-	-	-
	9,278	1,394	-	-
Total liabilities	107,804	117,231	861	523
NET ASSETS	82,994	98,091	68,068	76,665
EQUITY				
Capital and reserves attributable to equity holders and non-controlling interests of the Company				
Share capital	59,597	58,798	59,597	58,798
Capital reserve	(1,070)	(1,070)	-	-
Currency translation reserve	(310)	116	-	-
Performance share plan reserve	-	719	-	719
Warrant reserve	8,128	8,161	8,128	8,161
Retained profits	16,652	31,367	343	8,987
Equity attributable to the owners of the Company	82,997	98,091	68,068	76,665
Non-controlling interests	(3)	-	-	-
TOTAL EQUITY	82,994	98,091	68,068	76,665

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

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.

Total assets decreased by S\$24.2 million from S\$215.3 million as at 31 December 2016 to S\$190.8 million as at 31 December 2017, mainly due to the decrease in both current and non-current trade and other receivables of S\$48.7 million and S\$9.3 million respectively. The decrease was partially offset by the increase in property, plant and equipment of S\$30.9 million as well as increase in other current assets of S\$13.8 million.

The decrease in current trade and other receivables was due to the decrease in construction contracts due from customers and collection of progress billing from customers upon completion of projects. The decrease in non-current trade and other receivables was due to collection of retention due from customers.

The increase in property, plant and equipment of S\$30.9 million was due to capitalisation of construction costs incurred for the Group's Integrated Construction and Precast Hub (ICPH) located at Airport Road.

The increase in other current assets was mainly due to reclassification of other non-current assets (comprised deposits receivable on project) amounting to S\$10.0 million during the year under review, as well as advance payment for the procurement of automated plant and machinery for the ICPH.

Total liabilities decreased from S\$117.2 million as at 31 December 2016 to S\$107.8 million as at 31 December 2017, mainly due to the decrease in trade and other payables of S\$18.7 million which was offset by the increase in borrowings of S\$11.2 million. The decrease in trade and other payables was due to payment to suppliers and sub-contractors. The increase in borrowings, which comprised short term bank loans for the purpose of financing construction projects in Myanmar and long term loans for the purpose of financing the procurement of automated plant and machinery for the Group's ICPH.

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

	As at 31 December 2017	As at 31 December 2016
	S\$'000	S\$'000
Amount repayable in one year or less, or on demand		
- Secured	-	-
- Unsecured	3,219	-
Amount repayable after one year		
- Secured	-	-
- Unsecured	8,025	-

The Group's total borrowings of S\$11.2 million comprises both short term and long term loans taken for the purposes of financing construction projects in Myanmar and the procurement of automated plant and machinery for the Group's ICPH.

Details of any collaterals

The Group's total borrowings of S\$11.2 million as at 31 December 2017 comprise both unsecured short term bank loans and unsecured long term loans.

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

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

CONSOLIDATED STATEMENT OF CASH FLOWS	Fourth Quarter Ended 31 December		Financial Year Ended 31 December	
	2017 S\$'000	2016 S\$'000	2017 S\$'000	2016 S\$'000
Cash flows from operating activities				
Net (loss)/profit	(3,183)	3,481	(6,306)	11,876
Adjustments for:				
- Amortisation of intangible assets	25	16	80	68
- Depreciation of property, plant and equipment	583	622	2,411	2,559
- Amortisation of land lease prepayment	280	222	982	888
- Share-based compensation expense/(write-back)	-	1	(75)	503
- Interest income	(11)	(10)	(47)	(45)
- Interest expense	28	19	71	33
- Income tax (credit)/expense	(977)	725	(1,719)	2,534
- Loss/(gain) on disposal of property, plant and equipment, net	93	(9)	156	304
- Share of profit of joint ventures	(293)	(12)	(594)	(27)
Operating cash flows before working capital changes	(3,455)	5,055	(5,041)	18,693
Changes in working capital				
- Trade and other receivables	1,965	729	57,986	29,766
- Other current assets	(9,613)	(131)	(13,794)	(898)
- Other non-current assets	10,000	-	10,000	-
- Trade and other payables	1,798	8,363	(17,464)	(4,804)
- Provision for other liabilities	(146)	162	(25)	(232)
Cash generated from operations	549	14,178	31,662	42,525
Income tax paid	(852)	(74)	(2,221)	(2,141)
Net cash (used in)/provided by operating activities	(303)	14,104	29,441	40,384
Cash flows from investing activities				
Additions to property, plant and equipment	(17,661)	(4,774)	(34,020)	(9,999)
Additions to intangible assets	(276)	(1)	(356)	(23)
Additions of land lease prepayment	43	-	(5,552)	-
Proceeds from sale of property, plant and equipment	103	6	532	878
Distribution from joint venture	183	11	435	17
Dividend from joint venture	2,000	-	2,000	-
Interest received	11	10	47	45
Net cash used in investing activities	(15,597)	(4,748)	(36,914)	(9,082)
Cash flows from financing activities				
Proceeds from issuance of shares	-	1	122	3
Proceeds from bank loans	8,529	5,000	26,744	12,800
Repayment of bank loans	-	(5,000)	(15,500)	(12,800)
Proceeds from preferential offering of warrants	-	-	-	8,368
Expenses relating to preferential offering of warrants	-	-	-	(206)
Dividends paid to equity holders of the Company	-	-	(8,412)	(13,390)
Interest paid	(23)	(19)	(66)	(33)
Net cash provided by/(used in) financing activities	8,506	(18)	2,888	(5,258)
Net (decrease)/increase in cash and cash equivalents	(7,394)	9,338	(4,585)	26,044
Cash and cash equivalents at beginning of financial period	35,473	23,318	32,830	6,721
Effects of currency translation on cash and cash equivalents	(208)	174	(374)	65
Cash and cash equivalents at end of financial period	27,871	32,830	27,871	32,830

For the purpose of presenting the consolidated statement of cash flows, cash and cash equivalents comprise the following:

Cash at bank and on hand	27,871	32,830	27,871	32,830
--------------------------	---------------	---------------	---------------	---------------

Operating Activities

For the fourth quarter ended 31 December 2017 ("4QFY2017"), the net cash outflow from operating activities amounted to S\$0.3 million as compared to net cash inflow of S\$14.1 million in the comparative quarter. The cash outflow from operating activities in 4QFY2017 was attributable to net losses for the period.

For the 12 months ended 31 December 2017 ("12MFY2017"), the net cash inflow from operating activities amounted to S\$29.4 million as compared to net cash inflow of S\$40.4 million in the comparative year. The decrease in cash inflow from operating activities in 12MFY2017 was attributable to losses incurred for the year as compared to net profits achieved in the previous year.

Investing Activities

For 4QFY2017, cash outflow from investing activities of S\$15.6 million as compared to S\$4.7 million in the comparative quarter was mainly attributable to the higher purchase of property, plant and equipment and construction costs incurred for the Group's integrated construction and precast hub located at Airport Road capitalised during the quarter under review.

For 12MFY2017, cash outflow from investing activities of S\$36.9 million as compared to S\$9.1 million in the comparative year was mainly due to the reasons as explained above and land lease prepayment for a parcel of land at Tuas South Link 3 and a parcel of land at Thilawa, Myanmar.

Financing Activities

For 4QFY2017, the cash inflow from financing activities was due to bank loan drawdown to finance the procurement of automated plant and machinery for the Group's integrated construction and precast hub.

For 12MFY2017, the cash inflow of S\$2.9 million from financing activities was mainly due to the reason as mentioned above, partially offset by the payment of dividend.

- 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.

Group	Attributable to equity holders of the Company								
	Share Capital S\$'000	Warrant Reserve S\$'000	Capital Reserve S\$'000	Currency Translation Reserve S\$'000	Performance Share Plan Reserve S\$'000	Retained Profits S\$'000	Equity attributable to owners of the Company S\$'000	Non-controlling interest S\$'000	Total Equity S\$'000
Balance as at 1 January 2017	58,798	8,161	(1,070)	116	719	31,367	98,091	-	98,091
Loss for the period	-	-	-	-	-	(6,303)	(6,303)	(3)	(6,306)
Other comprehensive loss for the period	-	-	-	(426)	-	-	(426)	-	(426)
Total comprehensive loss for the period	-	-	-	(426)	-	(6,303)	(6,729)	(3)	(6,732)
Share-based compensation expenses	-	-	-	-	(75)	-	(75)	-	(75)
Issuance of shares pursuant to the performance share plan	644	-	-	-	(644)	-	-	-	-
Issuance of shares pursuant to exercise of warrants	155	(33)	-	-	-	-	122	-	122
Dividend paid	-	-	-	-	-	(8,412)	(8,412)	-	(8,412)
Total transactions with owners, recognised directly in equity	799	(33)	-	-	(719)	(8,412)	(8,365)	-	(8,365)
Balance as at 31 December 2017	59,597	8,128	(1,070)	(310)	-	16,652	82,997	(3)	82,994
Balance as at 1 January 2016	58,047	-	(1,070)	51	964	32,881	90,873	-	90,873
Profit for the period	-	-	-	-	-	11,876	11,876	-	11,876
Other comprehensive profit for the period	-	-	-	65	-	-	65	-	65
Total comprehensive income for the period	-	-	-	65	-	11,876	11,941	-	11,941
Share-based compensation expenses	-	-	-	-	503	-	503	-	503
Issuance of shares pursuant to the performance share plan	748	-	-	-	(748)	-	-	-	-
Issuance of warrants	-	8,368	-	-	-	-	8,368	-	8,368
Issuance of shares pursuant to exercise of warrants	3	(1)	-	-	-	-	2	-	2
Expenses for preferential offering of warrants	-	(206)	-	-	-	-	(206)	-	(206)
Dividend paid	-	-	-	-	-	(13,390)	(13,390)	-	(13,390)
Total transactions with owners, recognised directly in equity	751	8,161	-	-	(245)	(13,390)	(4,723)	-	(4,723)
Balance as at 31 December 2016	58,798	8,161	(1,070)	116	719	31,367	98,091	-	98,091

Company	Attributable to equity holders of the Company				
	Share Capital S\$'000	Warrant Reserve S\$'000	Performance Share Plan Reserve S\$'000	Retained Profits S\$'000	Total Equity S\$'000
Balance as at 1 January 2017	58,798	8,161	719	8,987	76,665
Loss for the period	-	-	-	(232)	(232)
Other comprehensive loss for the period	-	-	-	-	-
Total comprehensive loss for the period	-	-	-	(232)	(232)
Share-based compensation expenses	-	-	(75)	-	(75)
Issuance of shares pursuant to the Performance share plan	644	-	(644)	-	-
Issuance of shares pursuant to exercise of warrants	155	(33)	-	-	122
Dividend paid	-	-	-	(8,412)	(8,412)
Total transactions with owners, recognised directly in equity	799	(33)	(719)	(8,412)	(8,365)
Balance as at 31 December 2017	59,597	8,128	-	343	68,068
Balance as at 1 January 2016	58,047	-	964	12,931	71,942
Profit for the period	-	-	-	9,446	9,446
Other comprehensive income for the period	-	-	-	-	-
Total comprehensive income for the period	-	-	-	9,446	9,446
Share-based compensation expenses	-	-	503	-	503
Issuance of shares pursuant to the Performance share plan	748	-	(748)	-	-
Issuance of warrants	-	8,368	-	-	8,368
Issuance of shares pursuant to exercise of warrants	3	(1)	-	-	2
Expenses for preferential offering of warrants	-	(206)	-	-	(206)
Dividend paid	-	-	-	(13,390)	(13,390)
Total transactions with owners, recognised directly in equity	751	8,161	(245)	(13,390)	(4,723)
Balance as at 31 December 2016	58,798	8,161	719	8,987	76,665

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

- 1(d)(ii) Details of any changes in the company's share capital arising from rights issue, bonus issue, 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 also 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 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.

Preferential Offering of Warrants

During 4QFY2017, there are no warrants being exercised. The total number of outstanding warrants is 166,683,500 as at 31 December 2017.

The movement of the outstanding warrants during the period under review was as follows:

	No. of Warrants
As at 1 January 2017	167,355,500
Less : Warrants exercised during the period	(332,500)
As at 31 March 2017	167,023,000
Less : Warrants exercised during the period	(338,500)
As at 30 June 2017	166,684,500
Less : Warrants exercised during the period	(1,000)
As at 30 September 2017	166,683,500
Less : Warrants exercised during the period	-
As at 31 December 2017	166,683,500

Grant of share awards (the "Awards") pursuant to the Soilbuild Construction Performance Shares Plan (the "PSP")

As at 31 December 2017, the outstanding share awards under the PSP amounted to 7,913,000 (31 December 2016: up to 11,686,279) shares. The movement of the outstanding share awards during the period under review as follows:

	No. of Share Awards (up to)
As at 1 January 2017	11,686,279
Less : Share awards lapsed on 22 February 2017	(7,696,000)
Add : Granted on 2 March 2017	7,913,000
As at 31 March 2017	11,903,279
Less : Released and vested on 18 April 2017	(2,827,000)
Less : Voluntary relinquishing by the Executive Directors	(1,163,279)
As at 30 June, 30 September and 31 December 2017	7,913,000

Issued Ordinary Shares

The movement of issued ordinary shares of the Company during the period under review as follows:

	No. of Share issued
As at 1 January 2017	669,489,500
Add : Issuance of shares pursuant to exercise of warrants	332,500
As at 31 March 2017	669,822,000
Add : Issuance of shares pursuant to exercise of warrants	338,500
Add : Issuance of shares pursuant to Performance Shares Plan	2,827,000
As at 30 June 2017	672,987,500
Add : Issuance of shares pursuant to exercise of warrants	1,000
As at 30 September and 31 December 2017	672,988,500

As a result of the above, the issued and paid up capital of Company increased from S\$58.8 million as at 31 December 2016 to S\$59.6 million as at 31 December 2017.

The Company did not have any outstanding options, convertibles or treasury shares as at 31 December 2017.

- 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.

The number of issued shares of the Company as at 31 December 2017 comprised 672,988,500 ordinary shares (31 December 2016: 669,489,500 ordinary shares).

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

There are no treasury shares as at 31 December 2017.

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

The figures have not been audited or reviewed.

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

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.

Except as disclosed in Note 5 below, the Group has applied the same accounting policies and methods of computation in the financial statements for the current financial period as compared with those for the audited financial statements as at 31 December 2016.

- 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 Group has adopted all the new and revised FRS and Interpretations of FRS ("INT FRS") that are relevant to its operations and effective for annual period beginning on or after 1 January 2017. The adoption of these new or revised FRS and INT FRS did not result in any substantial changes to the Group's and Company's accounting policies and has no material effect on the amounts reported for the current or prior periods.

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

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 dividend :-

- (a) Based on the weighted average number of ordinary shares in issue; and
(b) On a fully diluted basis (detailing any adjustments made to the earnings).

Earnings per share (EPS)	Group			
	Forth Quarter Ended 31 December		Financial Year Ended 31 December	
	2017	2016	2017	2016
(a) Based on the weighted average number of ordinary shares in issue (cents per share)	(0.47)	0.52	(0.94)	1.78
- Weighted average number of ordinary shares ('000)	672,989	669,489	671,995	668,513
(b) On a fully diluted basis (cents per share)	(0.46)	0.49	(0.89)	1.71
- Adjusted weighted average number of ordinary shares ('000)	685,406	711,603	707,249	693,488

- (a) Basic EPS is calculated based on the net profit attributable to equity holders of the Company set out in 1(a) above divided by the weighted average number of ordinary shares in issue during the financial period/year.
- (b) For the purposes of calculating diluted earnings per share, the weighted average number of ordinary shares is adjusted to take into account the dilutive effect arising from the share awards granted pursuant to the Soilbuild Construction Performance Share Plan, and the warrants issued pursuant to the preferential offering, where shares would have been issued at a price lower than market value.

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) preceding financial year.

	Group		Company	
	31/12/2017	31/12/2016	31/12/2017	31/12/2016
Net asset value per ordinary share is computed based on the total number of issued shares as at the end of the respective financial period/year				
Net asset value per ordinary share (cents)	12.33	14.65	10.11	11.45
Total number of shares in issue	672,988,500	669,489,500	672,988,500	669,489,500

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

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, cost, 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.

(a) **4QFY2017 vs 4QFY2016**

For 4QFY2017, the Group incurred a net loss of S\$3.2 million compared with a net profit of S\$3.5 million reported in the comparative quarter.

Revenue & Gross Profit

For the quarter under review, the Group's revenue decreased by 56.1% from S\$89.4 million in 4QFY2016 to S\$39.3 million in 4QFY2017.

The Group reported a gross loss of S\$2.5 million in 4QFY2017 compared with a gross profit of S\$5.3 million in 4QFY2016.

The major revenue contributors in 4QFY2017 were:

- Sembawang HDB project (public housing development at Sembawang);
- Lift Shafts project (construction of lift shafts to existing pedestrian overhead bridges);
- 164 Kallang Way project (construction of a multi-user general industrial factory development at Geylang Planning Area);
- 171 Kallang Way project (construction of a general industrial factory development at Geylang Planning Area); and
- Bedok Food City project (construction of a high rise multi-user food factory at Bedok North Avenue 4).

During 4QFY2017, the Group recognised approximately S\$10.1 million revenue from the projects in Myanmar, as compared with S\$6.2 million in 4QFY2016.

The Group's revenue in 4QFY2017 remained lower than those of previous quarters as a result of completion of various projects in Singapore, while those newly secured projects are still at their initial construction phase where progress billings are relatively lower during the period.

The Group reported a negative profit margin of 6.3% in 4QFY2017 compared with a gross profit margin of 6.0% in 4QFY2016. The negative gross profit margin in 4QFY2017 was mainly due to (i) reduction in margin recognised due to completion of projects with higher margins in prior periods and (ii) increase in construction costs for certain construction projects in Singapore as a result of cost overrun as well as extended construction period.

Other Income

Other income decreased to S\$0.3 million mainly due to the decrease in wage credit and grants received from the government.

Other gains

Other gains (net) of approximately S\$0.2 million in 4QFY2017 were attributable to foreign exchange gains offset by loss on disposal of property, plant and equipment.

Administrative Expenses

Administrative expenses increased to S\$1.9 million in 4QFY2017 from S\$1.6 million in 4QFY2016 mainly due increase in professional fees.

Other Operating Expenses

There were no significant variance for the other operating expenses during the period under review compared to the comparative quarter.

Share of Profit of Joint Ventures

The increase in share of profit of joint ventures in 4QFY2017 was due mainly to contribution from a joint venture for a civil work project.

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

(b) **Full year ended 31 December 2017 ("FY2017") vs full year ended 31 December 2016 ("FY2016")**

For FY2017, the Group incurred a net loss of S\$6.1 million compared with a net profit of S\$11.9 million reported in the comparative year.

Revenue & Gross Profit

For the year under review, the Group reported a lower revenue of S\$200.8 million compared with S\$399.6 million reported in FY2016, while gross profit is lower by S\$22.5 million that led to a gross loss position of S\$0.2 million.

The major revenue contributors in 4QFY2017 were:

- Yishun HDB project (public housing development at Yishun Avenue 4/Yishun Ring Road);
- Sembawang HDB project (public housing development at Sembawang);
- ARC380 project (erection of a 16-storey commercial development at Jalan Besar / Lavender Street);
- Lift Shafts project (construction of lift shafts to existing pedestrian overhead bridges);
- Singapore Storage and Warehouse project (redevelopment of a warehouse located at Pasir Panjang Road);
- 164 Kallang Way project (construction of a multi-user general industrial factory development at Geylang Planning Area);
- Bedok Food City project (construction of a high rise multi-user food factory at Bedok North Avenue 4); and
- 68 Residence Project (high rise services apartment and condominium in Yangon).

During FY2017, the Group recognised approximately S\$21.2 million revenue from the projects in Myanmar, as compared with S\$11.4 million in FY2016.

The Group's revenue in FY2017 reduced as a result of completion of various projects in Singapore. The Group secured a total of 5 construction projects in Singapore and 3 construction projects in Myanmar in FY2017 with aggregate contract sum of approximately S\$309.1 million. However, revenue recognised from these newly secured projects were not significant in FY2017.

The Group reported negative profit margin of 0.1% in FY2017 compared with gross profit margin of 5.6% in FY2016, mainly attributable to (i) reduction in margin recognised due to completion of projects with higher margins during the current and the prior financial year, and (ii) increase in construction costs for certain construction projects in Singapore as a results of cost overrun as well as extended construction period.

Other Income

Other income decreased to S\$1.6 million mainly due to the decrease in rental income, grants received for employment credit and BCA schemes.

Other (losses)/gains

Other losses (net) of S\$0.1 million in FY2017 were attributable to loss on disposal of property, plant and equipment, which was partially offset by foreign exchange gains.

Administrative Expenses

Administrative expenses decreased from S\$8.6 million in FY2016 to S\$7.6 million in FY2017 mainly due in the decrease in various administrative expenses, including rental expenses, staff cost and training expenses.

Other Operating Expenses

The increase in other operating expenses in FY2017 was mainly due to the amortisation of land lease prepayment and depreciation of property, plant and equipment.

Share of Profit of Joint Ventures

The Group recognised a gain of approximately S\$594,000 in the share of profit of its joint ventures in FY2017 as compared to a gain of approximately S\$27,000 in the comparative year.

Income tax credit

The income tax credit for FY2017 was mainly due to overprovision of income tax and deferred tax in prior year adjusted in FY2017 as well as recognition of deferred tax assets arising from tax losses incurred which can be utilised in future.

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

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

There is no material deviation in the actual results for the 4QFY2017 from what was previously discussed under paragraph 10 of the announcement of the Company's financial statements for the financial period ended 30 September 2017.

10 A commentary at the date of 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.

Based on advance estimates released by the Ministry of Trade and Industry Singapore on 14 February 2018, the Singapore economy grew by 3.6% on a year-on-year ("yoy") basis in the fourth quarter of 2017, easing from the 5.5% growth in the previous quarter. The construction sector contracted by 5.0% on a yoy basis in the fourth quarter of 2017, following the 9.3% contraction in the third quarter of 2017 due to the decline in private sector construction activities.

The Group expects that the tenders in the local market will continue to be challenging in the near term as a result of the continual weaknesses in the industry. Hence, the tender bid prices will stay competitive with compressed margins. Correspondently, the Group will participate more in the tenders for construction of industrial buildings in Myanmar where the Group sees a healthy demand for factories and warehouses in the market.

The Group's investment in the integrated construction and precast hub is progressing on schedule where certain phases of the building have been granted TOP with the last phase of construction to be completed in March 2018. The fabrication and installation of the automated plant and machinery has commenced and plant is scheduled to commence operation in second quarter of 2018.

The Group's order book as at 31 December 2017 amounted to S\$451.9 million of which S\$276.0 million comprise order book from local construction projects, while S\$175.9 million comprise order book from Myanmar construction projects.

11 Dividend

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

Any dividend declared for the current financial period reported on?

No.

(b) Corresponding period of the immediately preceding financial year

Please refer to item 19.

(c) The date the dividend is payable

Not applicable.

(d) Books closure date

Not applicable.

12 If no dividend has been declared/recommended, a statement to that effect.

Not applicable.

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

13 Interested Persons Transactions

Name of Interested Person	Aggregate value of all interested person transactions during the financial period 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)
	S\$'000	S\$'000
Transactions during 4QFY2017		
<u>Soilbuild Group Holdings Ltd. & its subsidiaries</u>		
Rental of premises	-	197
Award of construction contracts	-	50,394
<u>Straits Law Practice LLC</u>		
Provision of legal and professional services	-	159
<u>A Director of a subsidiary</u>		
Award of construction contract	-	688

14 Use of Proceeds from Preferential Offering of Warrants

Pursuant to the preferential offering of warrants on 13 July 2016, the Company received net proceeds from the issue of the warrants of approximately S\$8.2 million after deducting the actual issue expenses of S\$0.2 million, as set out below. The utilisation of the proceeds as at the date of this announcement is as follows:

Use of proceeds from the preferential offering of warrants	Amount Allocated S\$'000	Amount Used As At 31 December 2017 S\$'000	Amount Unused As At 31 December 2017 S\$'000
Acquisition of plant and equipment for construction works in Myanmar	Up to 2,500	1,700	Up to 800
Working capital purposes	Up to 5,700	5,700	-
	8,200	7,400	800

The proceeds used for working capital purposes amounting to S\$5.7 million up to 31 December 2017 comprise mainly payment to suppliers and sub-contractors for the execution of the Group's pre-existing construction contracts in Singapore.

The Company will make periodic announcements on the use of the proceeds as and when the funds are materially disbursed. Pending the utilisation of the net proceeds as stated above, the unutilised amount may be placed in short-term deposits with banks and financial institutions or invested in money market instruments.

15 Confirmation that the issuer has procured undertakings from all its directors and executive officers under Rule 720(1).

The Company hereby confirms that it has procured undertakings from all its directors and executive officers under Rule 720(1).

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

16 Segmented revenue and results for business or geographical 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.

	Singapore S\$'000	Myanmar S\$'000	Elimination S\$'000	Group S\$'000
Year ended 31 December 2017				
Revenue				
External customers	179,548	21,221	-	200,769
Inter-segment revenue	2,716	-	(2,716)	-
Total revenue	182,264	21,221	(2,716)	200,769
Result				
Segment result before interest	(9,195)	1,168	(45)	(8,072)
Interest income				47
Loss before tax				(8,025)
Tax				1,719
Loss after tax				(6,306)
Segment results include:				
- Depreciation of property, plant and equipment	2,229	182	-	2,411
- Amortisation of intangible assets	80	-	-	80
- Amortisation of land lease prepayment	946	36	-	982
- Share of profit of joint ventures	594	-	-	594
Segment assets	185,153	27,481	(21,836)	190,798
Segment assets includes:				
Investment in joint ventures	943	-	-	943
Additions to:				
- Property, plant and equipment	33,185	1,325	(490)	34,020
- Intangible assets	356	-	-	356
- Land lease prepayment	2,788	2,764	-	5,552
Segment liabilities	(106,260)	(23,380)	21,836	(107,804)
Year ended 31 December 2016				
Revenue				
External customers	388,262	11,385	-	399,647
Inter-segment revenue	-	-	-	-
Total revenue	388,262	11,385	-	399,647
Result				
Segment result before interest	12,304	2,061	-	14,365
Interest income				45
Profit before tax				14,410
Tax				(2,534)
Profit after tax				11,876
Segment results include:				
- Depreciation of property, plant and equipment	2,535	24	-	2,559
- Amortisation of intangible assets	68	-	-	68
- Amortisation of land lease prepayment	888	-	-	888
- Share of profit of joint ventures	27	-	-	27
Segment assets	206,636	9,578	(892)	215,322
Segment assets includes:				
Investment in joint ventures	2,784	-	-	2,784
Additions to:				
- Property, plant and equipment	9,642	357	-	9,999
- Intangible assets	23	-	-	23
- Land lease prepayment	-	-	-	-
Segment liabilities	(114,363)	(7,472)	4,604	(117,231)

17 In the review of performance, the factors leading to any material changes in contributions to turnover and earnings by the business or geographical segments

Not applicable as there are no material changes in contributions to turnover and earnings by the business or geographical segments.

UNAUDITED FOURTH QUARTER AND FULL YEAR FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2017

18 A breakdown of sales

	The Group			
	Financial year ended 31/12/2017	Financial year ended 31/12/2016	Increase/(Decrease)	
	\$'000	\$'000	\$'000	%
(a) Sales reported for first half year	114,902	207,823	(92,921)	-45%
(b) Operating profit after taxation reported for the first half year	1,019	6,149	(5,130)	-83%
(c) Sales reported for second half year	85,867	191,824	(105,957)	-55%
(d) Operating (loss)/profit after taxation reported for the second half year	(7,325)	5,727	(13,052)	-228%

19 A breakdown of the total annual dividend (in dollar value) for the issuer's latest full year and its previous full year

Total Annual Dividend

	Financial year ended 31 December 2017	Financial year ended 31 December 2016
	(\$'000)	(\$'000)
Interim dividends	-	3,348
Proposed final dividend*	-	3,347
Proposed special dividend*	-	5,021
Total	-	11,716

20 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(13) of the Listing Manual of the Singapore Exchange Securities Trading Limited, the Company confirms that there is no person occupying a managerial position in the Company or any of its principal subsidiaries who is a relative of a Director, Chief Executive Officer or substantial shareholder of the Company.

For and on behalf of the Board of Directors,

Lim Chap Huat
Executive Chairman

Ho Toon Bah
Executive Director

26 February 2018