



**NetLinkNBN**  
*the fibre of a smart nation*

**Morgan Stanley**  
**18<sup>th</sup> Asia Pacific Summit**

20 November 2019

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# Financial snapshot<sup>1</sup>

Revenue

**S\$186m**

▲ 5.3%<sup>2</sup>

Cash Balance

**S\$142m**

Market Cap<sup>3</sup>

**S\$3,468m**

EBITDA

**S\$135m**

▲ 10.6%<sup>2</sup>

Gross Debt

**S\$636m**

Enterprise Value<sup>3</sup>

**S\$3,962m**

Profit After Tax

**S\$44m**

▲ 17.0%<sup>2</sup>

<sup>1</sup> H1 FY20

<sup>2</sup> Variance versus H1 FY19

<sup>3</sup> Based on the unit price of S\$0.89 at 30 Sep 2019

# Fibre is 'future proof'



Fibre is the **medium of choice** for delivering broadband services



About **9 out of 10 homes** in Singapore has a fibre termination point installed



Fibre broadband **prices are lower** in Singapore than many other countries



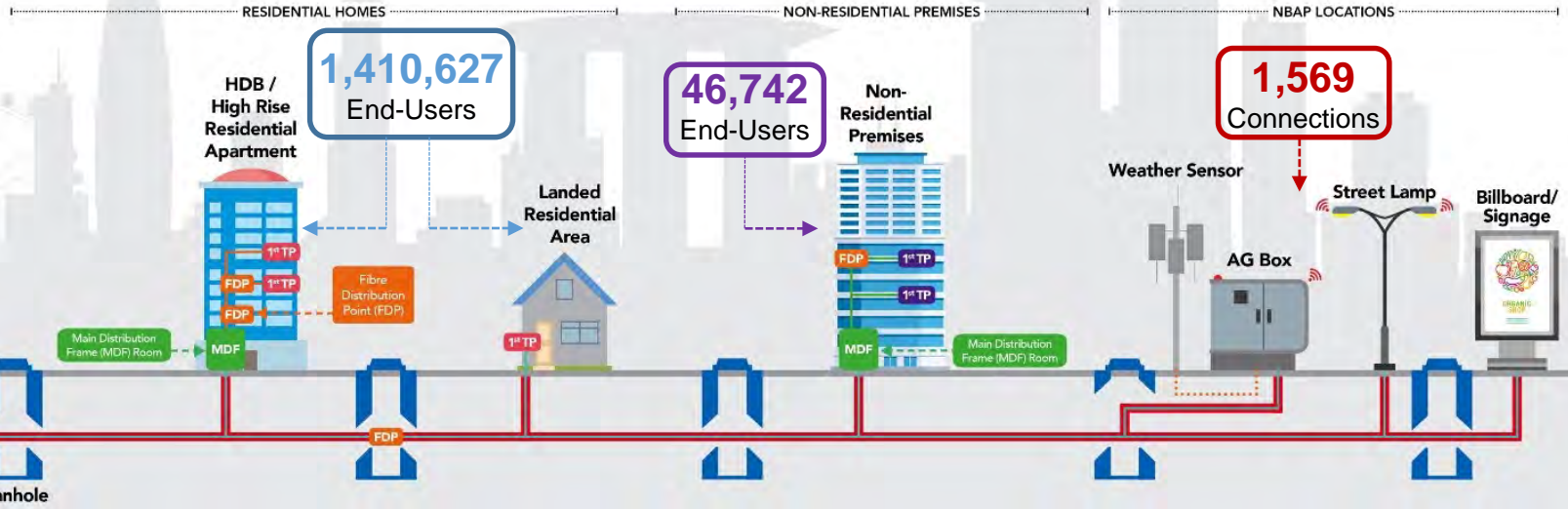
Fibre **supports wireless access solution** such as WiFi hotspots and **3G/4G/5G** infrastructure





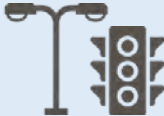





Fibre capacity is **scalable** and can support future transmission technology

# Our network

THE TRUST GROUP'S NETWORK CONNECTS THE CENTRAL OFFICES TO:

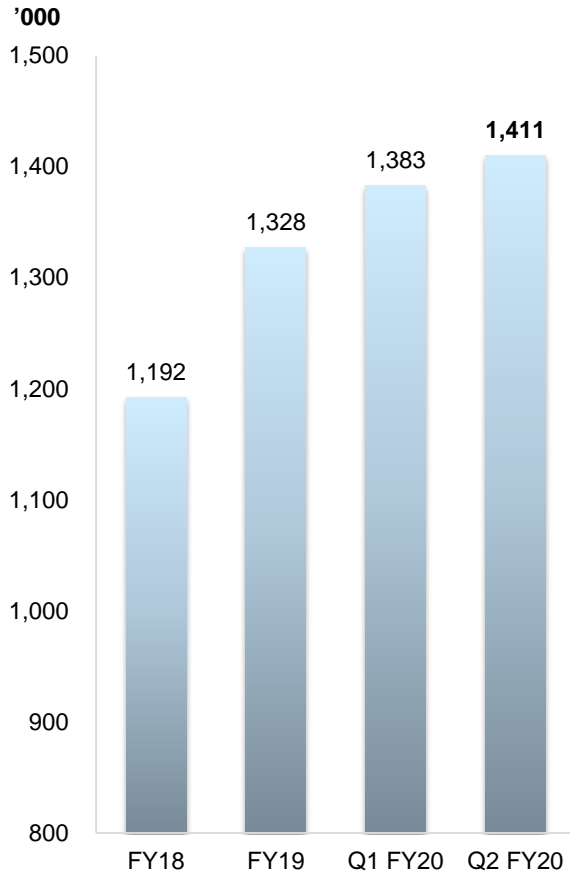


# A resilient business model

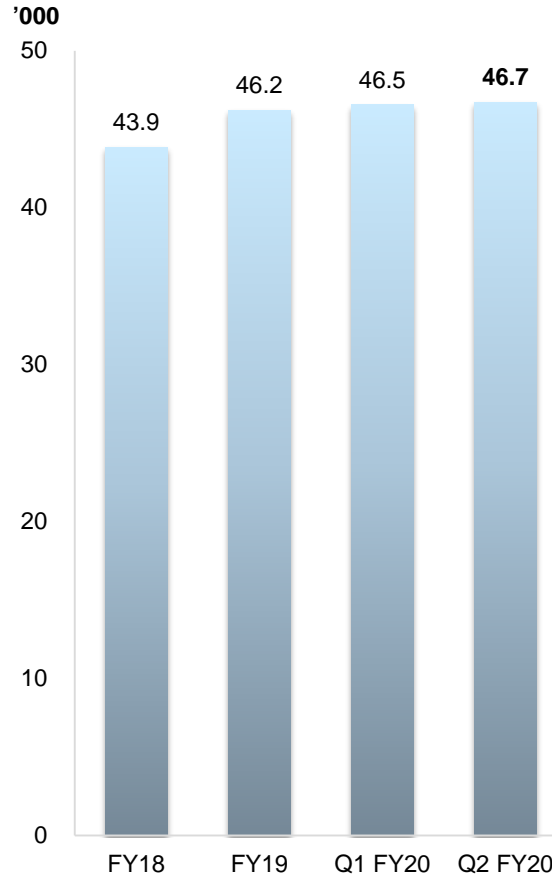
	RAB Revenue				Non-RAB Revenue			
								
	Residential Connections	Non-Residential Connections	NBAP and Segment Fibre Connections	Ducts and Manholes Service Revenue	Installation Related Revenue	Diversion Revenue	Co-Location and Other Revenue	Central Office Revenue
<b>% of H1 FY20 Revenue</b>	<b>61.2%</b>	<b>8.3%</b>	<b>1.9%</b>	<b>8.3%</b>	<b>6.6%</b>	<b>3.3%</b>	<b>5.6%</b>	<b>4.8%</b>
<b>Recurring, predictable cash flows</b>	✓	✓	✓	✓	–	–	✓	✓
<b>Long-term contracts / customer stability</b>	✓	✓	✓	✓	–	–	✓	✓
<b>Regulated revenues</b>	✓	✓	✓	✓	✓	–	✓	–
<b>Creditworthy customers</b>	✓	✓	✓	✓	✓	✓	✓	✓

# Fibre connections

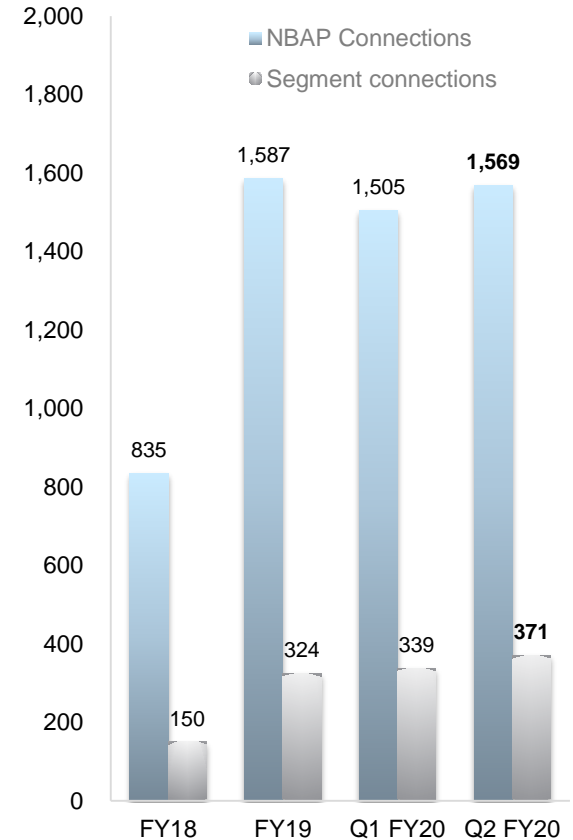
## Residential



## Non-Residential



## Non-Building Address Points And Segment connections<sup>1</sup>



<sup>1</sup> Segment connections comprise, *inter alia*, Central Office to Central Office fibre connections and Central Office to MDF room fibre connections provided to Requesting Licensees

## Q2 FY20 Profit & loss statement

S\$'000	Q2 FY20	Q2 FY19	Variance (%)
Revenue	94,072	90,594	3.8
<b>EBITDA</b>	<b>68,660</b>	<b>61,239</b>	<b>12.1</b>
EBITDA margin (%)	73.0	67.6	5.4 pp
Depreciation & amortisation	(41,781)	(40,030)	4.4
Net finance charges	(4,660)	(4,340)	7.4
<b>Profit before tax</b>	<b>22,219</b>	<b>16,869</b>	<b>31.7</b>

**Revenue** grew by 3.8% mainly due to higher residential connections and installation-related revenue, partially offset by lower ducts and manholes service and diversion revenue.

**EBITDA margin** of 73.0% was 5.4 pp higher partly due to the adoption of the SFRS(I) 16<sup>1</sup>. Excluding the impact of SFRS(I) 16, EBITDA margin for Q2 FY20 would have been 72.2% or 4.6 pp higher compared to 67.6% for Q2 FY19.

<sup>1</sup> The NetLink Group has adopted a new accounting standard, Singapore Financial Reporting Standard (International) 16 – Leases (“SFRS(I) 16”), for the first time on 1 Apr 2019 using the modified retrospective approach. For more information, please refer to pages 11 to 13 of the Financial Statements Announcement for the second quarter ended 30 Sep 2019.



# H1 FY20 Profit & loss statement

S\$'000	H1 FY20	H1 FY19	Variance (%)
Revenue	186,113	176,706	5.3
<b>EBITDA</b>	<b>135,186</b>	<b>122,231</b>	<b>10.6</b>
EBITDA margin (%)	72.6	69.2	3.4 pp
Depreciation & amortisation	(83,821)	(79,806)	5.0
Net finance charges	(9,177)	(8,484)	8.2
<b>Profit before tax</b>	<b>42,188</b>	<b>33,941</b>	<b>24.3</b>

**Revenue** for H1 FY20 grew by 5.3% mainly due to higher residential connections and installation-related revenue, partially offset by lower ducts and manholes service and diversion revenue.

**EBITDA margin** of 72.6% was 3.4 pp higher partly due to the adoption of the SFRS(I) 16<sup>1</sup>. Excluding the impact of SFRS(I) 16, EBITDA margin for H1 FY20 would have been 71.8%, or 2.6 pp higher compared to 69.2% for H1 FY19.

<sup>1</sup> The NetLink Group has adopted a new accounting standard, Singapore Financial Reporting Standard (International) 16 – Leases (“SFRS(I) 16”), for the first time on 1 Apr 2019 using the modified retrospective approach. For more information, please refer to pages 11 to 13 of the Financial Statements Announcement for the half year ended 30 Sep 2019.

## Robust balance sheet<sup>1</sup>

**S\$142m**

Cash Balance

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**S\$636m**

Gross Debt

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**S\$2,975m**

Net Assets

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**2.4x**

Gross Debt/  
EBITDA<sup>2</sup>

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**13.6x**

EBITDA Interest  
Cover<sup>2</sup>

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**76.3 cents**

Net Assets per Unit

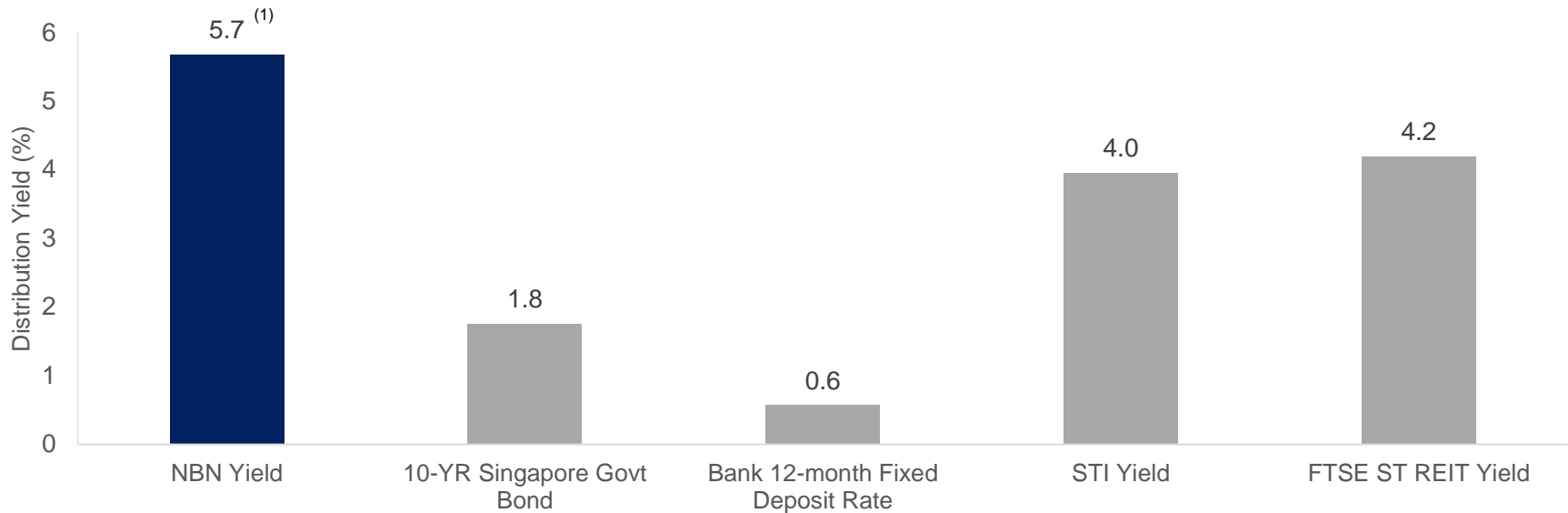
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- Interest rate exposure fully hedged
- Stable capital structure with debt headroom to fund future capex

<sup>1</sup> As at 30 Sep 2019

<sup>2</sup> Ratios calculated based on NetLink Group's trailing 12 months financials

# Attractive distribution yield with low risk



Source: Bloomberg as at 30 Sep 2019

- A distribution of 2.52 Singapore cents per Unit was declared for the half year ended 30 Sep 2019
- The Trust's distribution policy is to distribute 100% of its CAFD<sup>2</sup>.
- Distributions made by the Trust are exempt from Singapore income tax in the hands of the Unitholders.

<sup>(1)</sup> Distribution yield is based on annualised H1 FY20 DPU and the unit price of 89 cents as at 30 Sep 2019

<sup>(2)</sup> Cash Available for Distribution as defined in the prospectus dated 10 July 2017

# Our focus for FY20



## Residential

- Migration of cable end-users to fibre
- Residential homes not on fibre
- New households



## Non-Residential

- Partnership with Requesting Licensees
- Serving Enterprises and Government Agencies with a focus on SMEs



## NBAP & Segment

- Denser network – adding capacity, flexibility and resilience
- New product offerings
- Prepare to support 5G infrastructure

# Well-positioned to deliver long-term value and growth

1

Critical infrastructure enabling Singapore's Next Gen NBN

2

Resilient business model with transparent, predictable and regulated revenue stream

3

Sole nationwide provider of residential fibre network in Singapore

4

Well-positioned to benefit from growth in the non-residential segment as the independent nationwide network provider

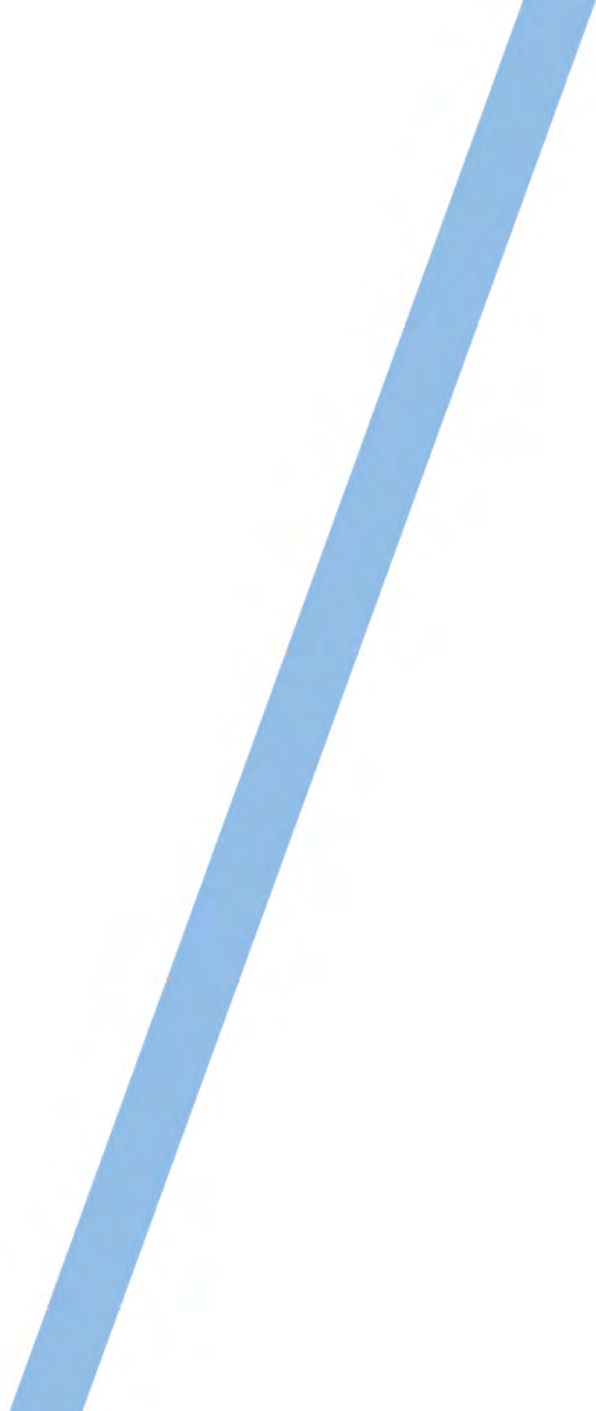
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Well-positioned to capitalise on growth in connected services including Singapore's Smart Nation initiatives

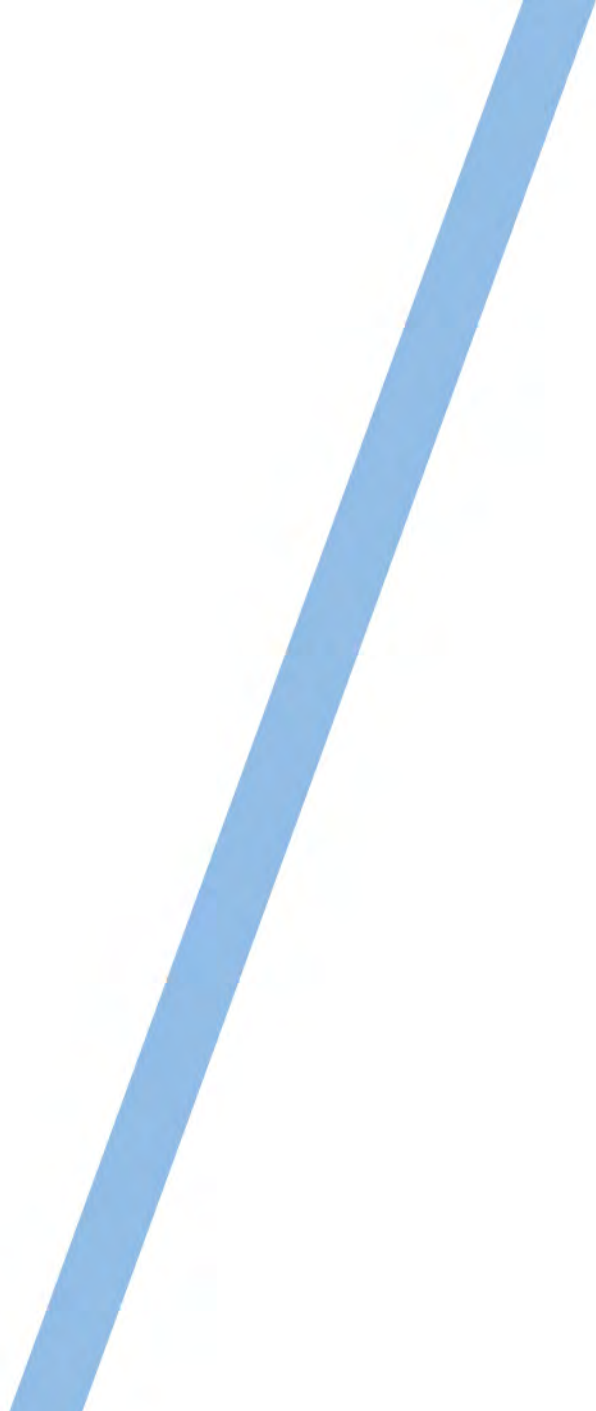
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Extensive nationwide network affording natural barrier to entry

**Thank You**



# **Supplemental Business Information**



# NetLink Trust's pricing for its services

## Pricing of NLT's principal services are regulated by IMDA

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- IMDA shall hold a review of pricing terms every five years following the last price review, or at any such time as IMDA may consider appropriate (which may include a mid-term review in the third year from the last price review)
  - The most recent review by IMDA of prices under the Interconnection Offer and Reference Access Offer was completed in May 2017 and substantially most of the revised prices will be effective from or around Jan 2018 to Dec 2022
  - Pricing terms are regulated using the regulatory asset base (RAB) framework, which allows NLT to recover the following components: (a) return of capital deployed (i.e. depreciation); (b) return on capital employed; and (c) operating expenditure
- NLT may propose to conduct a mid-term adjustment in the third year, in the event of any significant change in cost inputs or if any significant changes to cost or demand forecasts are required due to unforeseen circumstances

## Monthly recurring charge (MRC) for fibre connections

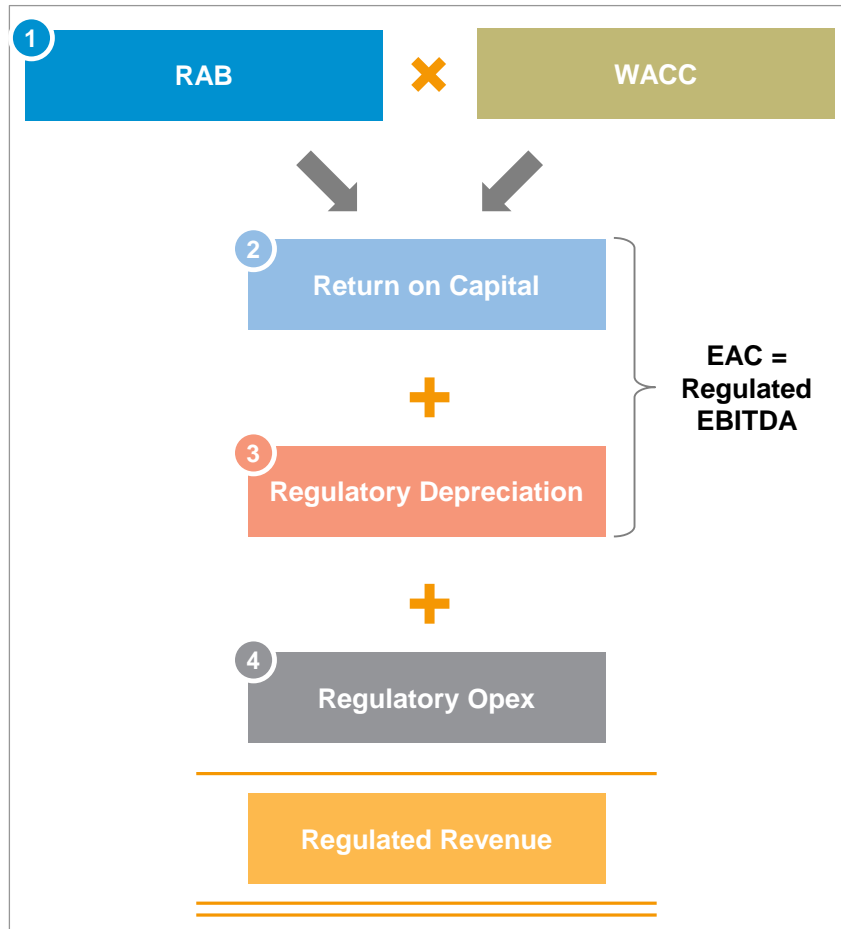
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<b>Residential</b>	<b>S\$13.80</b> per connection per month
<b>Non-residential</b>	<b>S\$55</b> per connection per month
<b>NBAP</b>	<b>S\$73.80</b> per connection per month

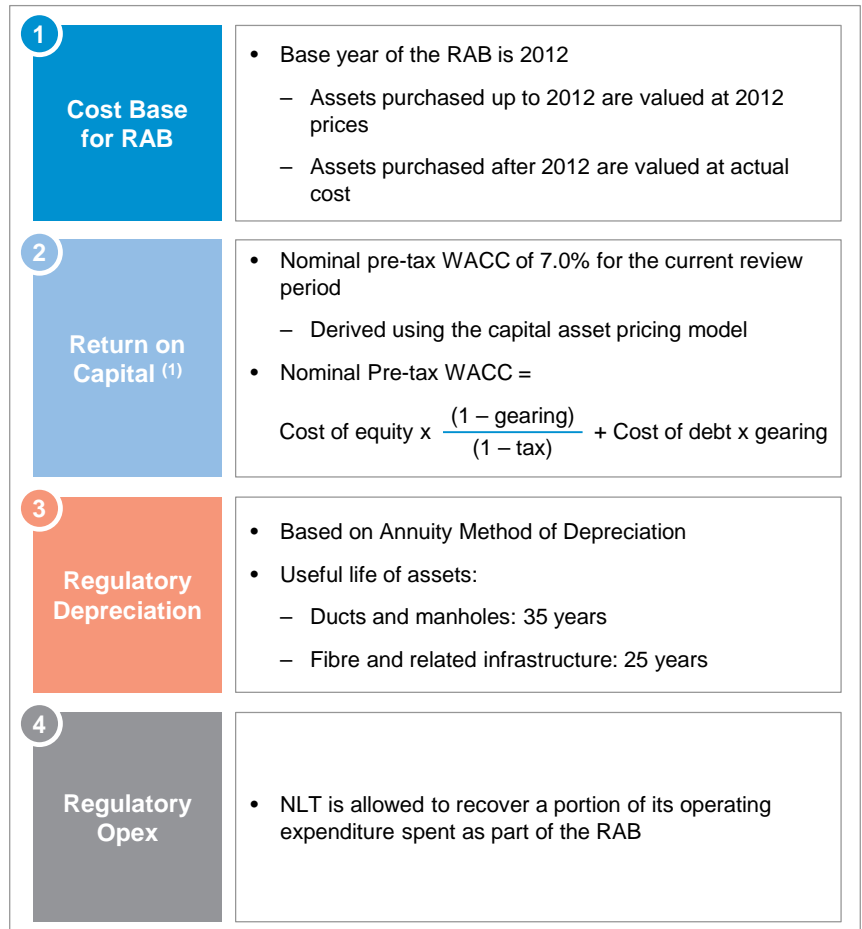


# NetLink Trust's pricing for its services

## Framework for RAB Based Pricing Model



## Methodology for RAB based pricing model



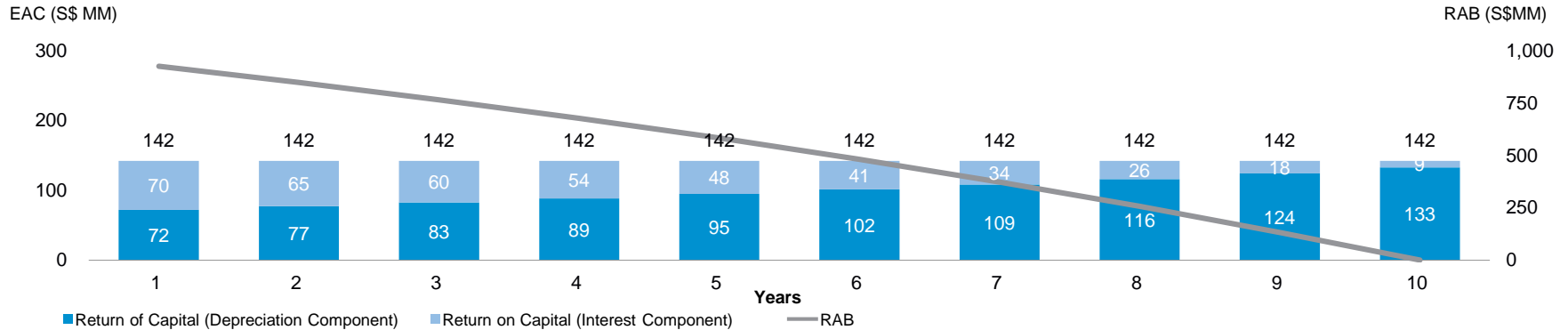
1. IMDA may change the rate of applicable pre-tax WACC in future review period

# Understanding the ICO pricing framework

## Illustrative Worked Example

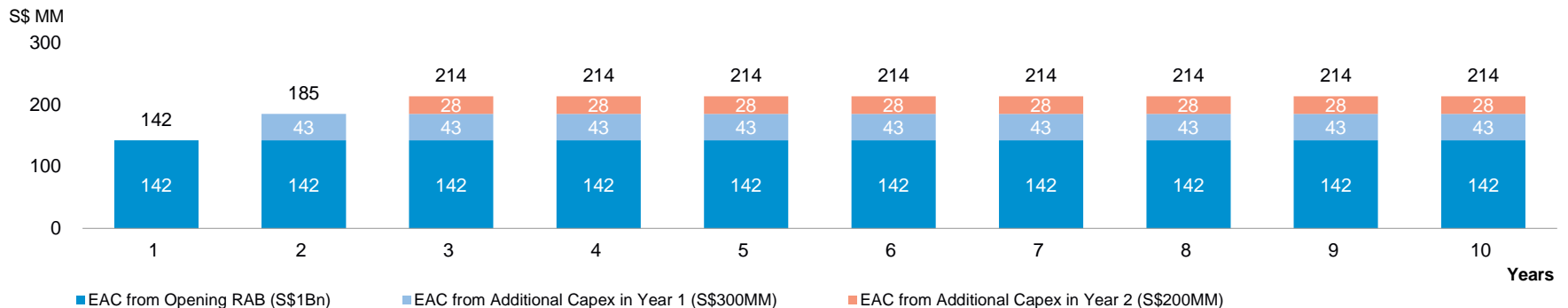
### How Does EAC Work for 1 Year's Outflow on Capex?

Assuming Opening RAB of S\$1Bn, WACC of 7.0% and Asset Useful Life of 10 Years



### Incremental Capex Leads to Incremental EAC

Assuming Opening RAB of S\$1Bn, capex of S\$300MM in Year 1 and capex of S\$200MM in Year 2



**The annuity method of depreciation provides an Equivalent Annual Cost which equates to regulatory depreciation (depreciation component) + return on capital (interest component)**