
Half-Year Financial Statements and Dividend Announcement for the Period Ended 30.06.2020

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

1(a) A Statement of Comprehensive Income (for the Group) together with a comparative statement for the corresponding period of the immediately preceding financial period.

1(a)(i) Statements of Comprehensive Income

	Group		
	6 months ended		Change
	30.06.2020	30.06.2019	
	S\$'000	S\$'000	%
Revenue	306	66	363.6
Cost of goods sold	(4)	-	N.M
Gross profit	302	66	357.6
Other operating income	176	14	1,157.1
Administrative expenses	(785)	(208)	277.4
Other operating expenses	(458)	(345)	32.8
Finance costs	(44)	(48)	-8.3
Loss before income tax, representing loss for the period	(809)	(521)	55.3
Loss attributable to:			
Owners of the Company	(809)	(521)	55.3
Non-controlling interest*	-	-	N.M
	(809)	(521)	55.3

*As announced on 14 June 2020, the Company has completed the acquisition of 51% shareholding in Shanghai Longjian Hospital Management Co., Ltd. The subsidiary is still actively planning its operations and negotiating cooperation with potential stakeholders. There is no revenue or expenses recorded during the relevant reporting period.

N.M = Not Meaningful

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

Loss for the period is stated after (charging)/ crediting the following:

Depreciation of property, plant and equipment

Depreciation of right-of-use-asset

Interest expense

Interest expense on lease liabilities

Group		
6 months ended		Change
30.06.2020	30.06.2019	
S\$'000	S\$'000	%
(175)	(169)	3.6
(252)	(146)	72.6
(5)	(27)	-81.5
(39)	(21)	85.7

1(a)(iii) Statements of Other Comprehensive Income

Loss for the period

Other comprehensive loss:

Item that will not be reclassified subsequently to profit or loss

Total comprehensive loss for the period

Group		
6 months ended		Change
30.06.2020	30.06.2019	
S\$'000	S\$'000	%
(809)	(521)	55.3
-	-	N.M
(809)	(521)	55.3

Total comprehensive loss attributable to:

Owners of the Company

Non-controlling interest*

(809)	(521)	55.3
-	-	NA
(809)	(521)	55.3

*As announced on 14 June 2020, the Company has completed the acquisition of 51% shareholding in Shanghai Longjian Hospital Management Co., Ltd. The subsidiary is still actively planning its operations and negotiating cooperation with potential stakeholders. There is no revenue or expenses recorded during the relevant reporting period.

N.M = Not Meaningful

1(b) A Consolidated Statement of Financial Position (for the issuer and group), together with a comparative statement as at the end of the immediately preceding financial year

1(b)(i) Statements of Financial Position

	Group		Company	
	As at 30.06.2020	As at 31.12.2019	As at 30.06.2020	As at 31.12.2019
	S\$'000	S\$'000	S\$'000	S\$'000
ASSETS				
Current assets				
Cash and bank balances	79	3	18	3
Other receivables	250	98	121	102
Trade receivables	12	-	-	-
Amount due from related parties	-	-	444	-
Total current assets	341	101	583	105
Non-current assets				
Other non-current assets	-	-	26	26
Property, plant and equipment	7,895	7,975	7,892	7,975
Right-of-use-asset	7,860	7,361	7,717	7,361
Goodwill	318	-	-	-
Total non-current assets	16,073	15,336	15,635	15,362
Total assets	16,414	15,437	16,218	15,467
LIABILITIES AND EQUITY				
Current liabilities				
Trade payables	123	121	123	121
Other payables	415	274	355	273
Loan from directors	158	747	158	747
Loan from a controlling shareholder	640	-	640	-
Bank loans	-	1,050	-	1,050
Lease liabilities	528	241	445	241
Total current liabilities	1,864	2,433	1,721	2,432
Non-current liabilities				
Deferred tax liabilities	280	280	280	280
Lease liabilities	7,481	7,220	7,419	7,220
Total non-current liabilities	7,761	7,500	7,699	7,500
Capital and reserves				
Share capital	40,624	38,530	40,624	38,530
Reserves	(33,835)	(33,026)	(33,826)	(32,995)
Non-controlling interest	-	-	-	-
Total equity	6,789	5,504	6,798	5,535
Total liabilities and equity	16,414	15,437	16,218	15,467

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

Amount repayable in one year or less, or on demand.

As at 30.06.2020		As at 31.12.2019	
Secured	Unsecured	Secured	Unsecured
S\$'000	S\$'000	S\$'000	S\$'000
-	798	1,050	747

Amount repayable after one year.

As at 30.06.2020		As at 31.12.2019	
Secured	Unsecured	Secured	Unsecured
S\$'000	S\$'000	S\$'000	S\$'000
-	-	-	-

Details of any collateral

The secured borrowings of S\$1.05 million as at 31 December 2019 was secured by a property of the Company.

The unsecured borrowing of S\$0.75 million as at 31 December 2019 was a loan from a former director of the Company. The loan has been fully settled in the first 6 months of the financial year 2020 (“1H2020”) with cash payment of S\$0.71 million and the balance of S\$0.04 million waived by the former director as per the settlement agreement.

The unsecured borrowing of S\$0.16 million as at 30 June 2020 was a loan owing to the Company’s Chief Executive Officer and the former Executive Director. This unsecured borrowing was an advance received from them for the proposed placement as announced by the Company on 12 February 2020. This unsecured loan will be offset against the sum payable for the subscription of the placement shares.

The unsecured borrowing of S\$0.64 million as at 30 June 2020 was the remaining balance of the loan owing to the controlling shareholder of the Company.

1(c) **A Consolidated Statement of Cash Flows (for the Group), together with a comparative statement for the corresponding period of the immediately preceding financial period.**

	Group	
	6 months ended	
	30.06.2020	30.06.2019
	S\$'000	S\$'000
CASH FLOWS FROM OPERATING ACTIVITIES		
Loss before tax	(809)	(521)
<u>Adjustments for:</u>		
Depreciation of property, plant and equipment	175	169
Depreciation of right-of-use-asset	252	146
Interest expense	5	27
Interest expense on lease liabilities	39	21
Contribution of property, plant and equipment from a controlling shareholder	(3)	-
Written off of loan from a former director	(40)	-
Operating cash flows before working capital changes	(381)	(158)
Trade receivables	(7)	-
Other receivables	10	(17)
Trade payables	2	2
Other payables	62	(20)
Cash used in operations	(314)	(193)
Interest paid	(5)	(26)
Net cash used in operating activities	(319)	(219)
CASH FLOWS FROM INVESTING ACTIVITIES		
Purchase of property, plant and equipment	(90)	-
Acquisition of subsidiary, net of cash acquired	(405)	-
Net cash used in investing activities	(495)	-
CASH FLOWS FROM FINANCING ACTIVITIES		
Proceeds from issue of new shares	2,094	-
Proceeds from loan from directors of the Company	158	356
Proceeds from loan from a controlling shareholder	1,190	-
Repayment of loan from a former director	(707)	-
Repayment of loan from a controlling shareholder	(550)	-
Repayment of bank loan	(1,050)	-
Repayment of lease liabilities	(245)	(138)
Net cash generated from financing activities	890	218
Net increase/ (decrease) in cash and cash equivalents	76	(1)
Cash and cash equivalents at beginning of the period	3	21
Cash and cash equivalents at end of the period	79	20

1(d)(i) A Statement of Changes in Equity (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	SHARE CAPITAL	REVALUATION RESERVE	SHARE ISSUE RESERVE	ACCUMULATED LOSSES	TOTAL
	S\$'000	S\$'000	S\$'000	S\$'000	S\$'000
Balance at 01.01.2019	38,530	7,882	(182)	(39,730)	6,500
Effect on adoption of SFRS(I)16	-	-	-	(38)	(38)
Loss for the year	-	-	-	(955)	(955)
Other comprehensive loss for the year					
Net loss on revaluation of leasehold building	-	(3)	-	-	(3)
Total	-	(3)	-	(955)	(958)
Balance at 31.12.2019	38,530	7,879	(182)	(40,723)	5,504
Balance at 01.01.2020	38,530	7,879	(182)	(40,723)	5,504
Issue of new ordinary shares	2,094	-	-	-	2,094
Loss for the period	-	-	-	(809)	(809)
Total	2,094	7,879	-	(809)	1,285
Balance at 30.06.2020	40,624	7,879	(182)	(41,532)	6,789

COMPANY	SHARE CAPITAL	REVALUATION RESERVE	SHARE ISSUE RESERVE	ACCUMULATED LOSSES	TOTAL
	S\$'000	S\$'000	S\$'000	S\$'000	S\$'000
Balance at 01.01.2019	38,530	7,882	(182)	(39,700)	6,530
Effect on adoption of SFRS(I)16	-	-	-	(38)	(38)
Loss for the year	-	-	-	(954)	(954)
Other comprehensive loss for the year					
Net loss on revaluation of leasehold building	-	(3)	-	-	(3)
Total	-	(3)	-	(954)	(957)
Balance at 31.12.2019	38,530	7,879	(182)	(40,692)	5,535
Balance at 01.01.2020	38,530	7,879	(182)	(40,692)	5,535
Issue of new ordinary shares	2,094	-	-	-	2,094
Loss for the period	-	-	-	(831)	(831)
Total	2,094	-	-	(831)	1,263
Balance at 30.06.2020	40,624	7,879	(182)	(41,523)	6,798

- 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, 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.**

Issued and fully paid share capital

Balance as at 31 December 2019	668,266,667
Issuance of new ordinary shares on 12 May 2020	77,535,407
Balance as at 30 June 2020	745,802,074

The Company has 77,535,407 outstanding warrants as at 30 June 2020. The Company holds no treasury shares or subsidiary holdings as at 30 June 2020 and as at 30 June 2019.

- 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 financial year.**

	30.06.2020	31.12.2019
Total number of shares excluding treasury shares	745,802,074	668,266,667

- 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.**

There were no sales, transfers, cancellation and/ or use of treasury shares as at 30 June 2020.

The Company does not hold any treasury shares as at 30 June 2020.

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

The Company does not have any subsidiary holdings as at 30 June 2020.

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

The figures have neither been audited nor reviewed by our 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:-**

- a) Updates on the efforts taken to resolve each outstanding audit issue.
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 same accounting policies and methods of computation in the financial statements for the current reporting period compared with the audited financial statements for the financial year ended 31

December 2019 except as explained in Note 5 below.

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 effects of, the change.

The Group has adopted all the new and revised Singapore Financial Reporting Standards (International) (“SFRS(I)”) and Interpretations of SFRS(I) (“SFRS(I) INT”) that are relevant to its operations and effective for annual periods beginning on or after 1 January 2020. The adoption of these new/revised SFRS(I)s and SFRS(I) INTs does not result in significant changes to the Group’s and Company’s accounting policies and has no material effect on the amounts reported for the current period or prior years.

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

	Group	
	6 months ended	
	30.06.2020	30.06.2019
Loss per ordinary share for the period after deducting any provision for preference dividends:		
(i) Based on weighted average number of ordinary shares in issue	(0.12) cent	(0.08) cent
(ii) On a fully diluted basis*	(0.11) cent	(0.08) cent

Note: The net earnings per share for the six months ended 30 June 2020 is calculated based on 689,256,915 ordinary shares in issue (30 June 2019: 668,266,667).

*Save for the 77,535,407 warrants as disclosed in Note 1(d)(ii), there are neither any instruments that are convertible into ordinary shares of the Company nor any share options outstanding as at 30 June 2020.

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 period reported on and (b) immediately preceding financial period.

	Group	
	As at 30.06.2020	As at 31.12.2019
Net asset value per ordinary share based on existing issued share capital as at the end of the period reported on	0.91 cent	0.82 cent

	Company	
	As at 30.06.2020	As at 31.12.2019
Net asset value per ordinary share based on existing issued share capital as at the end of the period reported on	0.91 cent	0.83 cent

Note: The net asset value per ordinary share is calculated based on the issued share capital of 745,802,074 ordinary shares as at 30 June 2020 (31 December 2019: 668,266,667 ordinary shares).

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.**

Revenue

The Group's revenue for the half year ended 30 June 2020 ("1H2020") comprised of rental income from leasing part of its property at No. 8 Aljunied Avenue 3 and school fees from the newly acquired subsidiary, Discovery Kidz Preschool Pte. Ltd. ("Discovery Kidz").

The Group generated revenue of S\$0.31 million in 1H2020 compared to S\$0.07 million in the half year ended 30 June 2019 ("1H2019"). The increase was primarily due to the contribution of S\$0.13 million of school fees collected from Discovery Kidz, and an increase of rental income collected from S\$0.07 million in the 1H2019 to \$0.17 million in 1H2020.

The increase in rental income was due to higher rental rate charged.

Other Operating Income

Other operating income increased by 1,157.1% to S\$0.18 million in 1H2020 as compared to S\$0.01 million in 1H2019. The increase was mainly contributed by (i) S\$0.05 million of dividends received from the liquidation of the Company's subsidiary, OSEC Shipyard Pte Ltd, (ii) S\$0.04 million of loans written off as agreed with a former director, and (iii) S\$0.07 million worth of grants received from government.

Administrative Expenses

Administrative expenses increased by 277.4% to S\$0.79 million in 1H2020 as compared to S\$0.21 million in 1H2019. The increase was mainly due to (i) an increase of S\$0.11 million in staff costs due to the acquisition of Discovery Kidz, (ii) an increase of S\$0.33 million in staff costs due to the effect of annual salary increments and increase in headcount as the Company hired more staff, and (iii) an increase of S\$0.09 million in professional and legal fees due incurred for the new share placement, acquisition and incorporation of new subsidiaries.

Other Operating Expenses

Other operating cost increased by 32.8% to S\$0.46 million as compared to S\$0.35 million in 1H2019. The increase was mainly contributed by an increase of S\$0.11 million in depreciation expense due to (i) an additional S\$0.07 million recognised for the right-of-use asset attributable to the rental of a new office for the Company, (ii) an additional S\$0.01 million of depreciation expense for right-of-use asset of motor vehicle car for the Company's Chief Executive Officer, and (iii) S\$0.03 million of depreciation recognised from Discovery Kidz.

Finance Costs

The total finance costs decreased by 8.3% to S\$0.04 million in 1H2020 as compared to S\$0.05 million in 1H2019. The decrease is due to the repayment of S\$1.05 million bank borrowings and S\$0.78 million of borrowings to its former director.

Loss from Operations

As a result of the above, the Group's loss from operations increased by S\$0.29 million or 55.3% from S\$0.52 million in 1H2019 to S\$0.81 million in 1H2020 due to the increase in overheads arising from the Company's diversification into the health industry.

Loss Attributable to the Owners of the Company

Overall, the Group reported a loss attributable to owners of the Company of S\$0.81 million in 1H2020 as compared to a loss of S\$0.52 million in 1H2019. There was no loss attributable to non-controlling interests recorded in 1H2020.

REVIEW OF WORKING CAPITAL, ASSETS AND LIABILITIES

Current Assets

Current assets increased 237.6% or S\$0.24 million from S\$0.10 million as at 31 December 2019 to S\$0.34 million as at 30 June 2020. The increase was mainly due to (i) an increase in cash and cash equivalents of S\$0.08 million, (ii) an increase in deposit and prepayment by S\$0.13 million from Discovery Kidz, (iii) an increase in trade receivables of S\$0.01 million from Discovery Kidz, and (iv) an increase in other receivables of S\$0.02 million arising from rental due from related parties.

Non-Current Assets

Non-current assets increased 4.8% or by S\$0.74 million from S\$15.34 million as at 30 December 2019 to S\$16.07 million as at 31 June 2020. The increase was mainly due to (i) S\$0.58 million of right-of-use assets recognized as required under SFRS(I) 16 Leases, (ii) purchasing S\$0.09 million of plant, property & equipment, (iii) S\$0.32 million in goodwill recognised for the acquisition of Discovery Kidz, (iv) recognising S\$0.14 million of right-of-use-assets resulting from acquisition of Discovery Kidz, offset against depreciation of right-of-use assets of S\$0.22 million and S\$0.17 million of depreciation of property, plant and equipment.

Non-Current Liabilities

The Group's non-current liabilities increased 3.5% or by S\$0.26 million from S\$7.50 million as at 31 December 2019 to S\$7.76 million as at 30 June 2020. The increase was mainly due to (i) an increase in lease liability of S\$0.06 million following the acquisition of Discovery Kidz, and (ii) recognition of S\$0.20 million in lease liabilities as required under SFRS(I) 16 Leases.

Current Liabilities

The Group's current liabilities decreased by 23.4% or by S\$0.57 million from S\$2.43 million as at 31 December 2019 to S\$1.86 million as at 30 June 2020. The decrease was mainly due to: (i) the repayment of S\$1.05 million to the bank, and (ii) the settlement of S\$0.75 million to a former director which was offset against an increase of \$0.64 million of loan from the controlling shareholder, an increase of S\$0.14 million in trade and other payables, a recognition of new lease liabilities of S\$0.21 million, an increase of S\$0.08 million of lease liabilities arising from the acquisition of Discovery Kidz and a loan of S\$0.16 million from the Company's CEO and former director.

REVIEW OF CASH FLOW STATEMENT

Net Cash Used in Operating Activities

Net cash used in operating activities was a net cash outflow of S\$0.32 million in 1H2020 as compared to S\$0.22 million net cash outflow for 1H2019.

Operating cash outflow was S\$0.38 million to support the Company's operating activities in 1H2020.

Net working capital inflow was S\$0.07 million in 1H2020. This was mainly due to the increase in trade payables and other payables.

Net Cash Used in Investing Activities

Net cash outflow from investing activities amounted to S\$0.50 million in 1H2020 mainly due to (i) S\$0.09 million for purchase of plant property and equipment and (ii) S\$0.41 million incurred, net of cash acquired for the acquisition of Discovery Kidz.

Net Cash Generated from Financing Activities

Net cash generated from financing activities was S\$0.89 million in 1H2020. This was mainly due to (i) S\$2.1 million from the issuance of new shares, (ii) loan of S\$0.16 million from directors, (iii) net borrowing of S\$0.64 million from a controlling shareholder offset against (i) repayment of S\$0.71 million loan to a former director, (ii) repayment of bank borrowings of S\$1.05 million and (iii) repayment of lease liabilities of S\$0.25 million.

As at 30 June 2020, the Group's cash and bank balances stood at S\$0.08 million.

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

Not applicable.

- 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.**

The COVID-19 outbreak and the associated lockdowns all over the world have resulted in an unprecedented global health and economic crisis, with varying knock-on effects on businesses and individuals. We are planning for a continuation of the challenges brought by the COVID-19 pandemic and are emphasising the safety and well-being of our staff. As the outlook and the effect on global businesses remain unclear, we are preparing for further disruptions in our industry by focusing on operational efficiencies, cash preservation, and customer service.

During 1H2020, the Group had substantially invested in both health childcare education and healthcare industry.

Please refer to the respective paragraphs below for the Company's update in the property management, childcare education and healthcare industry.

Property Management

With the government's assistance in providing property tax rebates and additional cash grants for SMEs, the Company was not adversely affected in the revenue generated from rental. Due to COVID-19, it has become harder for the Company to look for new tenants to increase their rental income. The Company is currently planning to hire more experienced staff to assist the Company.

Health Childcare Education

On 2 March 2020, the Company announced the acquisition of Discovery Kidz, which was completed on 21 June 2020. To comply with the Singapore government's circuit breaker measures, Discovery Kidz suspended its general services from 8 April 2020 to 1 June 2020. With the government Jobs Support Scheme, Discovery Kidz was not adversely affected as it was able to collect revenue in April and May 2020.

The government provided assistance in the form of property tax rebates and grants which helped Discovery Kidz to not be adversely affected in its financials. In the upcoming months, Discovery Kidz will be looking to focus on recruitment of more students and improving the quality of psychology health, physical health and behavioural health for students.

Healthcare

In light of the COVID-19 pandemic, the Company foresees the potential opportunities in the healthcare industry. On 22 April 2020, the Company entered into a share purchase agreement with Shanghai Longjian Hospital Management Co., Ltd for the acquisition of 51% shareholdings, which was completed on 14 June 2020.

The Company has also entered into a Joint Venture Agreement with Shanghai Suntec Co., Ltd for the incorporation of a joint venture company to manufacture and market HIFU machines and other medical equipment. Please refer to the announcement date 9 June 2020 for more details.

The Company also wishes to update shareholders on the following:

Going concern and liquidity

The Group has recorded a net loss of S\$0.81 million and net current liabilities of S\$1.52 million as of 30 June 2020.

The Board and management are of the view that the Group is still able to operate as a going concern on the following basis:

- a. the loan from directors amounting to S\$0.16 million will be converted to shares of the Company once the Company obtained the shareholders' approval in an EGM to be held at a later date. The loan will be offset against the sum payable for the placement shares;
- b. the controlling shareholder of the Company will subscribe to his portion of shares valued at S\$0.81 million in the placement as announced on 12 February 2020 once the Company obtained shareholders' approval in an EGM to be held at later date;
- c. the controlling shareholder has expressed his continued support for the Company; and
- d. the Company is exploring certain fund-raising alternatives and shall keep shareholders informed as and when there are any material developments.

In the meantime, the Company will continue to manage its cash flow conservatively.

Asset Valuation

During the reporting period, an external valuer was engaged by the Company to perform a valuation for the property at No. 8 Aljunied Avenue 3 in connection with a loan facility to be extended by a bank. The building was revalued at S\$9.5 million as stated in the valuation report dated 19 June 2020. The Company did not include this valuation gain in the reporting period as the policy of the Company is to value its assets and recognise the gain or loss on an annual basis and reflect it in the full year financial results.

The following tables provide an illustration on the potential impact that the change in valuation will have on net asset value ("NAV") and net tangible assets ("NTA") for the relevant reporting period:

	Group		Company	
	As at 30.06.2020	As at 31.12.2019	As at 30.06.2020	As at 31.12.2019
	S\$'000	S\$'000	S\$'000	S\$'000
NAV before valuation	6,789	5,504	6,798	5,535
Revaluation gain	1,708	-	1,708	-
NAV after valuation	8,497	5,504	8,506	5,535

	Group		Company	
	As at 30.06.2020	As at 31.12.2019	As at 30.06.2020	As at 31.12.2019
	S\$'000	S\$'000	S\$'000	S\$'000
NTA before valuation	6,471	5,504	6,798	5,535
Revaluation gain	1,708	-	1,708	-
NTA after valuation	8,179	5,504	8,506	5,535

Impact of COVID-19 on earning prospects

The Group does not expect any material changes to its revenue and does not anticipate making significant changes to its business plans.

The Group will continue to explore and evaluate strategic business opportunities, including but not limited to strategic investment, partnerships, or acquisitions, that have potential to generate value for shareholders.

11 Dividend

(a) Current Financial Period Reported On

Any dividend proposed for the current financial period reported on? None

Name of dividend	NA
Dividend Type	NA
Dividend Amount per Share (in cents)	NA
Dividend Rate (in %)	NA
Tax Rate	NA

(b) Corresponding Period of the Immediately Preceding Financial year

Name of dividend	NA
Dividend Type	NA
Dividend Amount per Share (in cents)	NA
Dividend Rate (in %)	NA
Tax Rate	NA

(c) Whether the dividend is before tax, net of tax or tax exempt?

Not applicable.

(d) Date payable

Not applicable.

(e) Books closure date

Not applicable.

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

No dividend has been declared or recommended for the first six months ended 30 June 2020 in view of the fact that the Company was in a loss-making position.

13 If the Group has obtained a general mandate from shareholders for Interested Person Transaction (“IPTs”), the aggregate value of such transactions as required under Rule 920(1)(a)(ii) of the Listing Manual (Section B: Rules of Catalyst). If no IPT mandate has been obtained, a statement to that effect.

The Company does not have a general mandate from shareholders for interested person transactions (“IPTs”).

14 Confirmation pursuant to Rule 705(5) of the Listing Manual (Section B: Rules of Catalyst)

The Board of Directors hereby confirms that, to the best of their knowledge, nothing has come to the attention of the Board of Directors of the Company which may render the unaudited financial statements for the first six months ended 30 June 2020 to be false or misleading in any material aspect.

15 Confirmation by the Board pursuant to Rule 720(1) of the Listing Manual (Section B: Rules of Catalyst)

On behalf of the Board of Directors of the Company, we hereby confirm that we have procured all the required undertakings to comply with Rule 720(1) of the Listing Manual (Section B: Rules of Catalyst) from all the Directors and Executive Officers of the Company.

BY ORDER OF THE BOARD

ZHAO XIN
CHIEF EXECUTIVE OFFICER AND EXECUTIVE DIRECTOR
11 August 2020

This announcement has been reviewed by the Company's sponsor, RHT Capital Pte. Ltd. (the "Sponsor"), for compliance with the relevant rules of the Singapore Exchange Securities Trading Limited ("SGX-ST"). The Sponsor has not independently verified the contents of this announcement.

This announcement has not been examined or approved by the SGX-ST and the SGX-ST 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.

The details of the contact person for the Sponsor are: -

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