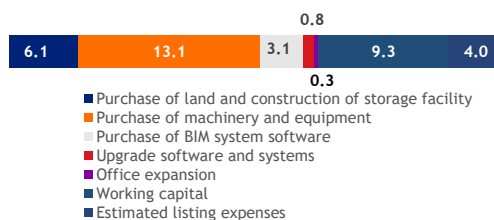




IPO STATISTICS

IPO Price (RM)	0.30
Fund Raised (RM million)	36.7 from new issue 14.7 from offer for sale Total: 51.4
Enlarged issued share capital upon listing (million shares)	489.63
IPO Market Capitalisation (RM million)	146.9
Price Earnings Ratio	13.33x

Use of Proceed (RM)36.7 million from new issue)



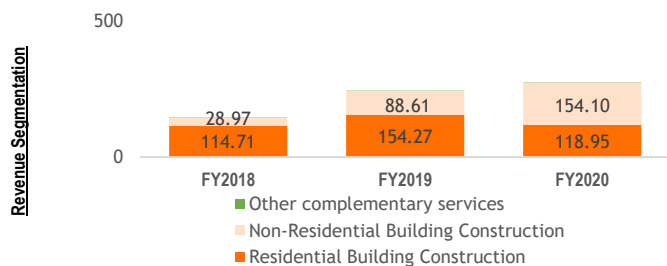
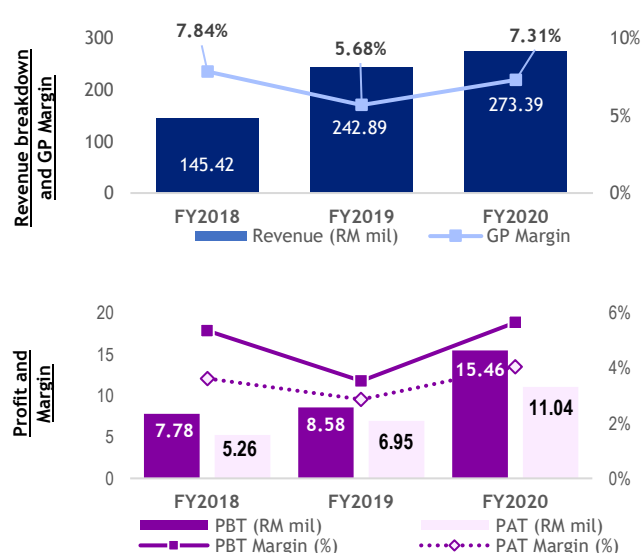
BUSINESS OVERVIEW

<p><b>Business Activities</b></p> <p>Siab Holdings Berhad is principally involved in the provision of building construction services, complemented with its ICT solutions and services. The company derived its revenue in Malaysia from its construction of non-residential buildings and residential buildings. Its unbilled order book amounted to RM544.98 million which represents 2.59 times of its average revenue of RM210.21 million.</p>	<p><b>Major Clients</b></p> <ul style="list-style-type: none"> <li>Gamuda Land (Kemuning) Sdn Bhd (a subsidiary of Gamuda Berhad) - 38.75%</li> <li>Vibrantline Sdn Bhd (a subsidiary of Mitraland Holdings (M) Sdn Bhd) - 22.33%</li> <li>Matrix Concepts (Central) Sdn Bhd (a subsidiary of Matrix Concepts Holdings Berhad) - 11.13%</li> <li>F&amp;N Beverages Manufacturing Sdn Bhd (a subsidiary of Fraser &amp; Neave Holdings Berhad) - 9.07%</li> <li>T.G Development Park Sdn Bhd (a subsidiary of Amverton Berhad) - 8.32%</li> </ul> <p><i>Based on FY2020 revenue</i></p>
<p><b>Business Segment</b></p> <p><b>Provision of building construction services</b></p> <ul style="list-style-type: none"> <li>Design and build - engaged by client to provide the design as well as construction of the proposed building project</li> <li>Building construction and engineering services - participate as a main contractor and principal work contractor</li> </ul> <p><b>Other complementary services</b></p> <p>Provision of ICT solutions and services such as design and implementation of wired and wireless enterprise-wide network infrastructure as well as ICT security solutions for ICT system</p>	<p><b>Competitive Strength</b></p> <ul style="list-style-type: none"> <li>Proven track record in the construction industry as a G7 contractor registered with CIDB</li> <li>Experienced Managing Director, Executive Directors and key senior management</li> <li>Commitment to quality - assessed and accredited with ISO9001:2015, ISO14001:2015 and ISO45001:2018</li> <li>Experience and capabilities in non-residential and residential buildings</li> </ul>

GROWTH STRATEGIES AND FUTURE PLANS

- Establish own storage facility to provide additional capacity for storage with future plans
- Investment to support expansion plans: i. Expand building construction activities by participating in tenders for higher value high-rise construction projects and other types of buildings; ii. Expand presence into the civil engineering segment, focusing on the construction of roads, bridges, and highways
- Enhance design and build services through hiring experienced talent and purchase of BIM system software.

FINANCIAL PERFORMANCE & PEER ANALYSIS



Company	PAT Margin (%)	PER (x)
Inta Bina Group Berhad	2.9	13.43
Nestcon Berhad	4.2	N.A.
Pesona Metro Holdings Berhad	(2.1)	N.A.
TCS Group Holdings Berhad	6.7	11.68
Siab	4.0	13.33

\* Peers listed on Bursa Malaysia as identified in the Independent Market Research Report. PAT margin based on prospectus. Trailing 12 month PER data from Bloomberg at time of research except for Siab at IPO

PROMOTERS & SUBSTANTIAL SHAREHOLDERS

Promoter/ Substantial Shareholder	Designation	Shareholding after IPO	
		Direct	Indirect
Ng Wai Hoe	Promoter and substantial shareholder. Managing Director	18.50%	13.00%
Lim Mei Hwee	Promoter and substantial shareholder. Executive Director	12.75%	-
Tan Sok Moi	Promoter and substantial shareholder. Executive Director	9.50%	-
Makmur Baru Holdings Sdn Bhd	Promoter and substantial shareholder. Investment Holding Company	13.00%	-
Alam Kota Sdn Bhd	Substantial Shareholder. Investment Holding Company	11.25%	-
Dato'Chang Lik Sean	Substantial Shareholder	-	11.25%

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