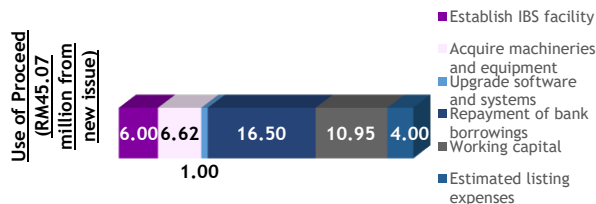




IPO STATISTICS

| | |
|--|--|
| IPO Price (RM) | 0.28 |
| Fund Raised (RM million) | 45.07 from new issue 9.01 from offer for sale Total: 54.08 |
| Enlarged issued share capital upon listing (million) | 643.82 |
| IPO Market Capitalisation (RM million) | 180.27 |
| Price Earnings Ratio | 12.61x |



BUSINESS OVERVIEW

Business Activities

Nestcon Berhad is principally involved in the provision of construction services throughout Malaysia. Its subsidiary, Nextcon infra focuses on civil engineering and infrastructure works whilst Nestcon Builders focuses on building construction works. Nestcon is capable of constructing:

- Various types of buildings such as residential, commercial, industrial and leisure properties; and
- Various types of civil engineering and infrastructure works such as earthworks, roadworks and drainage work.

Nestcon participates in construction projects either as a main contractor and/or principal works contractor or a subcontractor. In addition to construction works, Nestcon also provides rental of construction machineries and equipment to its clients based on availability.

Order Book

Building construction: 7 ongoing contracts, total contract value RM1,248.28 million
Civil engineering: 15 ongoing contracts, total contract value RM695.78 million

Top 5 Customers (FY2020)

1. EXSIM Group (RM118.93 mil or 34.5%)
2. Client A (RM110.97 mil or 32.2%)
3. Mediaraya Sdn Bhd (RM43.30 mil or 12.6%)
4. LLC Infra Sdn Bhd (RM32.04 mil or 9.3%)
5. Altimas Sdn Bhd (RM10.98 mil or 3.2%)

Competitive Strength

Established track record in civil engineering, infrastructure and building construction works since 2010 and completed over 20 construction projects of varying sizes, scope of works and contract values. Both subsidiaries are registered G7 contractors under CIDB.

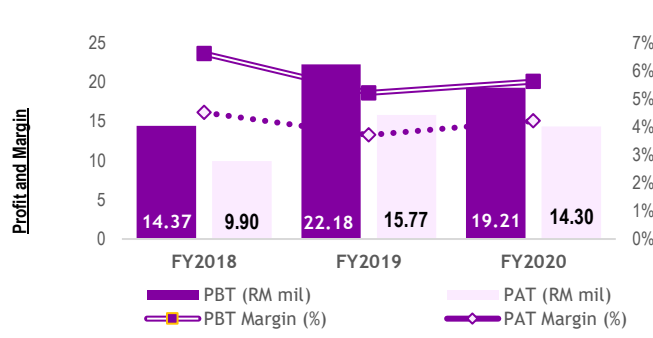
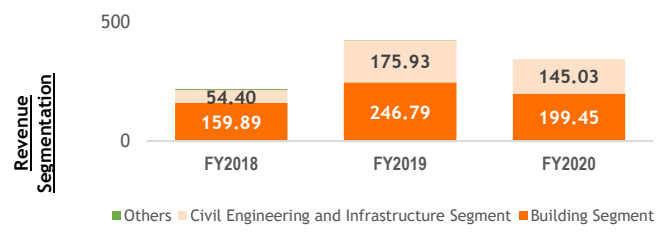
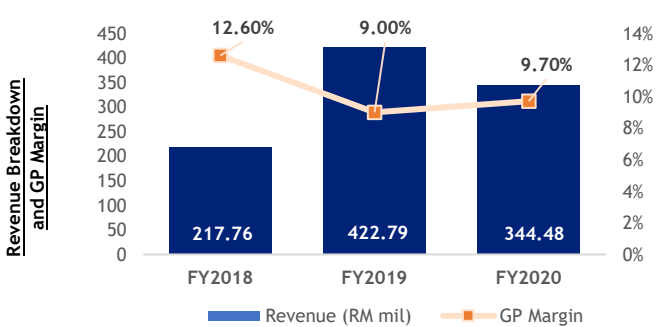
Qualified and experienced management and technical team spearheaded by Group Managing Director and Executive Director with 22 years of engineering experience respectively

Commitment in maintaining good quality in projects and accredited with ISO 9001:2015 Quality Management System, ISO 14001:2015 Environmental Management System and ISO 45001:2018 OHS Management System

GROWTH STRATEGIES AND FUTURE PLANS

- Establishing own on-site IBS facility to simultaneously reduce cost, improve quality, reduce delivery times and embrace mass production principles
- Improve profile by tendering for more construction contracts and acquire machineries and equipment to support business expansion

FINANCIAL PERFORMANCE & PEER ANALYSIS



| Company | PAT Margin (%) | PER (x) |
|------------------------------|----------------|---------|
| Nestcon | 4.20 | 12.61 |
| GDB Holdings Berhad | 6.76 | 19.96 |
| Inta Bina Group Berhad | 2.89 | 15.21 |
| MGB Berhad | 1.65 | 20.83 |
| Pesona Metro Holdings Berhad | 2.15 | N.A. |
| TCS Group Holdings Berhad | 6.66 | 9.58 |

* PAT margin based on prospectus. Trailing 12 month PER data from Bloomberg at time of research except for Nestcon at IPO

PROMOTERS & SUBSTANTIAL SHAREHOLDERS

| Promoter/ Substantial Shareholder | Designation | Shareholding after IPO | |
|-----------------------------------|--|------------------------|----------|
| | | Direct | Indirect |
| Datuk Ir. Dr. Lim Jee Gin | Promoter & substantial shareholder. Group Managing Director. | 60.00% | - |
| Ong Yong Chuan | Promoter & substantial shareholder. Executive Director | 10.00% | 0.05% |

All information in the factsheet are extracted from the prospectus unless stated otherwise. Kindly refer to the prospectus for full details. Prepared by Bursa Digital Research. Kindly refer to the disclaimer on the last page.

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