

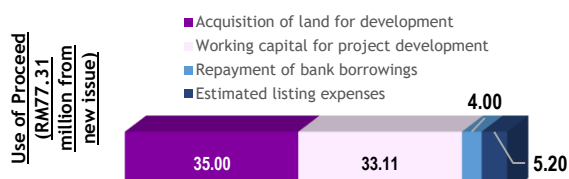


**TELADAN SETIA GROUP BERHAD (0230)**

ACE MARKET | 16 MARCH 2021 | PROPERTY

**IPO STATISTICS**

IPO Price (RM)	0.48
Fund Raised (RM million)	77.31 from new issue 19.58 from offer for sale Total: 96.89
Enlarged issued share capital upon listing (million)	805.30
IPO Market Capitalisation (RM million)	386.54
Price Earnings Ratio	8.90x



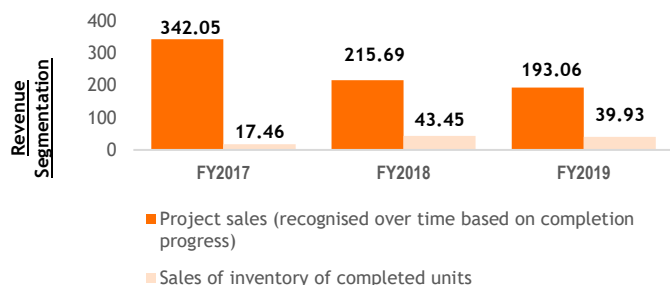
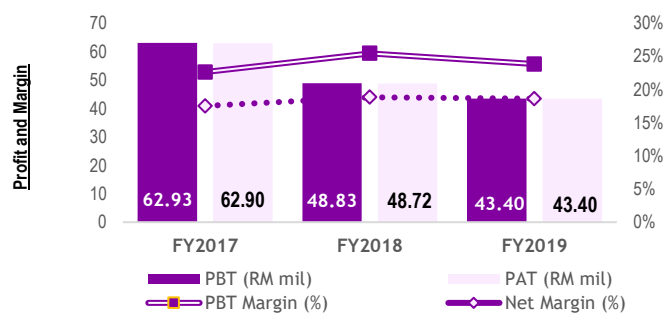
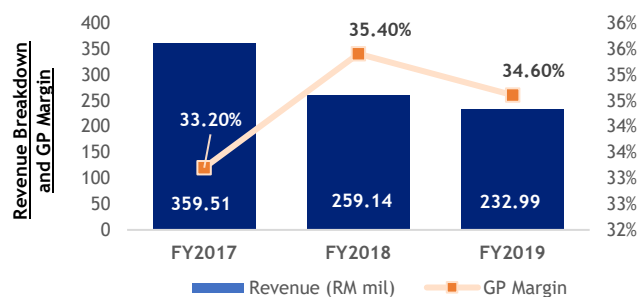
**BUSINESS OVERVIEW**

Business Activities	Teladan Setia Group Berhad is principally involved in property development of residential properties and shops in Melaka. The company has 20 completed projects, directly or through joint ventures, of which 14 projects have GDV above RM40 million and 6 projects with GDV below RM40 million.	Landbank	<ul style="list-style-type: none"> <li>Owned 73.9 acres of land, majority in Melaka</li> <li>In the process of acquiring additional 145.2 acres of land in Melaka</li> </ul>
	In addition, Teladan Setia also has 3 on-going projects with an estimated total GDV of RM623 million and 3 future projects with an estimated total GDV of RM995.2 million.		Sales & Marketing Strategies
Types of Development	<ul style="list-style-type: none"> <li><b>Residential</b> - landed, low-rise and high-rise residential properties (14 completed, 2 on-going and 2 future projects)</li> <li><b>Mixed development</b> - residential properties and shops (6 completed, 1 on-going and 1 future project)</li> </ul>	Competitive Advantages	<ul style="list-style-type: none"> <li><b>Sizable pipeline of on-going and future development projects</b> - estimated GDV of RM623 million for on-going projects and RM995.2 million for future projects</li> <li><b>Sizable undeveloped landbank of 73.9 acres</b> and in the process of acquiring another 145.2 acres</li> <li><b>Proven track record of 24 years in Melaka</b></li> <li><b>Experienced and hands-on key senior management</b></li> </ul>

**BUSINESS STRATEGIES AND PLANS**

- Complete on-going and commence future projects to strengthen presence in Melaka
- Acquisition of landbank for future property in Melaka

**FINANCIAL PERFORMANCE & PEER ANALYSIS**



Company	PAT Margin (%)	PER (x)
Scientex Berhad	24.39	15.70
Teladan Setia Group Berhad	18.63	8.90
Gromutual Berhad	19.44	9.47
Yong Tai Berhad	(104.68)	-

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

**PROMOTERS & SUBSTANTIAL SHAREHOLDERS**

Promoter/ Substantial Shareholder	Designation	Shareholding after IPO	
		Direct	Indirect
Teo Lay Ban	Promoter & substantial shareholder. Managing Director.	41.6%	-
Teo Lay Lee	Promoter & substantial shareholder. Non-Independent Non-Executive Director	11.1%	-
Teo Siew May	Promoter & substantial shareholder. Non-Independent Non-Executive Director	11.1%	-
Wan Lei Chin	Promoter & substantial shareholder	11.1%	-

**DISCLAIMER:** This report is provided for general information purposes only. Although care has been taken to ensure the accuracy of the information within this report, Bursa Malaysia Berhad and its subsidiaries (“Bursa Malaysia Group”) do not warrant or represent, expressly or impliedly as to the completeness, accuracy or currency of the information in this report. Bursa Malaysia Group does not endorse and shall not be liable for any information in this report that have been obtained via third party sources (if any).

The information contained in this report is neither an offer or solicitation to enter into any transaction nor is it a recommendation or endorsement of any product(s) mentioned in this report. The information also does not constitute legal, financial, trading or investment advice. You are advised to seek independent advice and/or consult relevant laws, regulations and rules prior to trading/investing. Bursa Malaysia Group does not accept any liability howsoever arising, including any liability arising from any trading/investment decisions made on the basis of this information.

This report or any part of this report shall not be used or reproduced in any form without Bursa Malaysia Berhad’s prior written permission.