



Ezdan Holding Group Q.P.S.C

Investor Presentation





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HIGHLIGHTS Q2 -2022

**RENTAL
INCOME**

752 Mn

**OPERATING
PROFIT**

708 Mn

**TOTAL
ASSETS**

49,818 Mn

**SUKUK &
BORROWINGS**

11,293 Mn

**TOTAL
EQUITY**

32,763 Mn

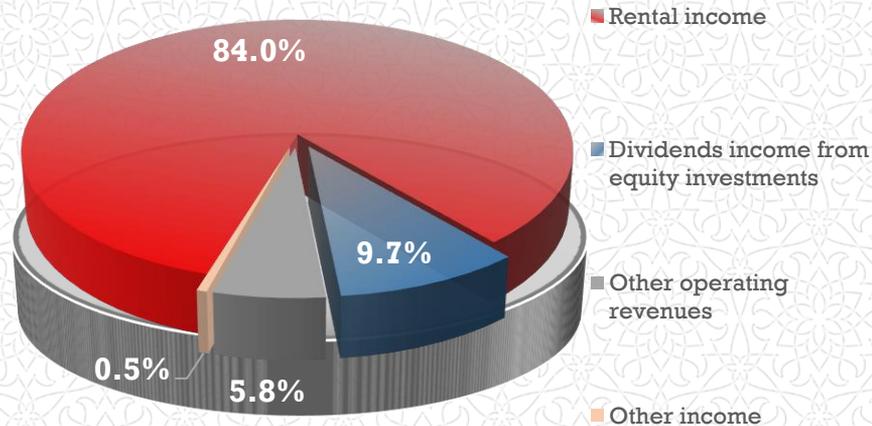
**NET
PROFIT**

262 Mn

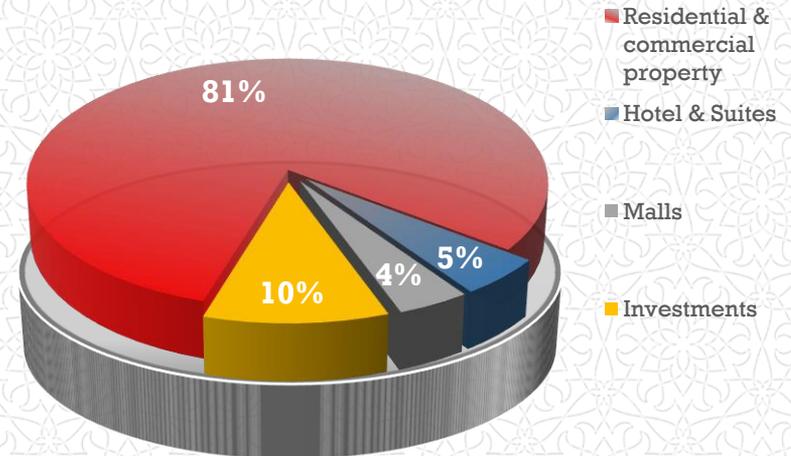
EPS

QR 0.010

REVENUE BREAKDOWN



EBIT SEGMENT CONTRIBUTION



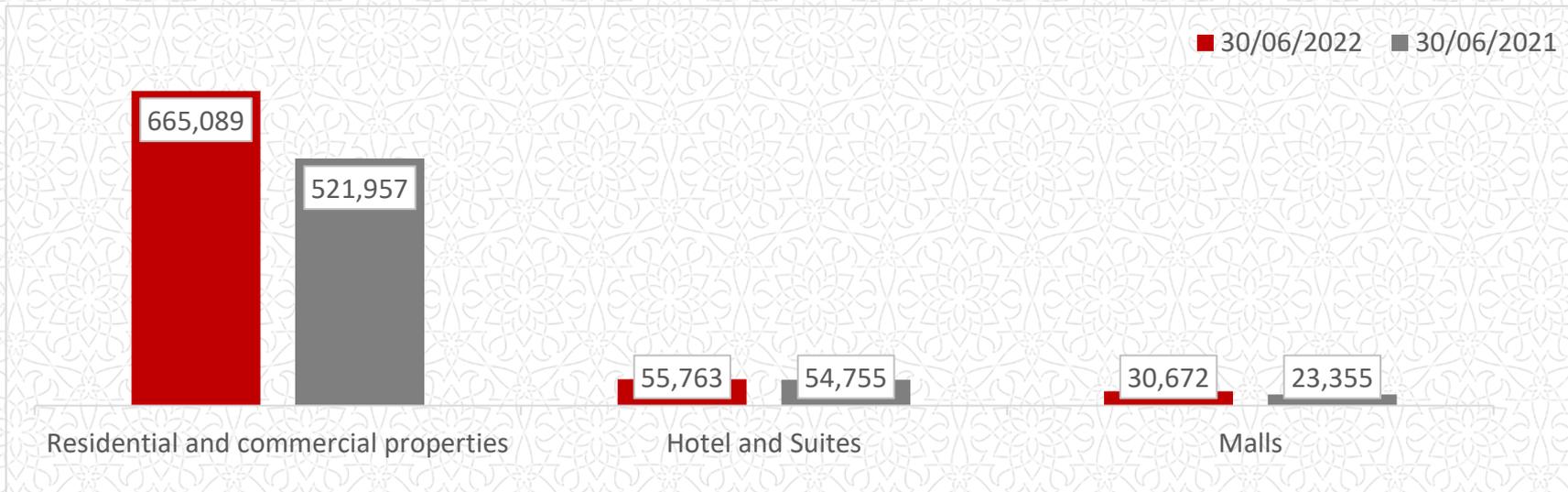
01 Financial Performance Overview

CONSOLIDATED STATEMENT OF PROFIT OR LOSS 30 June 2022	30/06/2022 QR'000	30/06/2021 QR'000	Variance QR'000	Variance %
Rental income	751,524	600,067	151,457	+25.2%
Other operating revenues	51,560	43,770	7,790	+17.8%
Operating expenses	(158,831)	(126,915)	(31,916)	+25.1%
Operating profit for the period	644,253	516,922	127,331	+24.6%
Dividends income from equity investments	86,830	70,215	16,615	+23.7%
Share from the results of equity accounted investees	(23,299)	31,076	(54,375)	-175.0%
NET OPERATING PROFIT	707,784	618,213	89,571	+14.5%
Other income	4,780	5,939	(1,159)	-19.5%
General and administrative expenses	(44,540)	(39,633)	(4,907)	+12.4%
Depreciation	(13,166)	(15,427)	2,261	-14.7%
Finance costs	(363,060)	(356,678)	(6,382)	+1.8%
Impairment of doubtful receivables	(5,560)	(3,920)	(1,640)	+41.8%
(Loss) / gain from foreign currency exchange	(24,841)	(36,224)	11,383	-31.4%
Net Profit	261,397	172,270	89,127	+51.7%
Shareholders of the Group	262,392	172,244	90,148	+52.3%
Non Controlling Interest	(995)	26	(1,021)	-3926.9%
Earnings attributable to shareholders per share	0.010	0.0065	0.0034	+52.3%

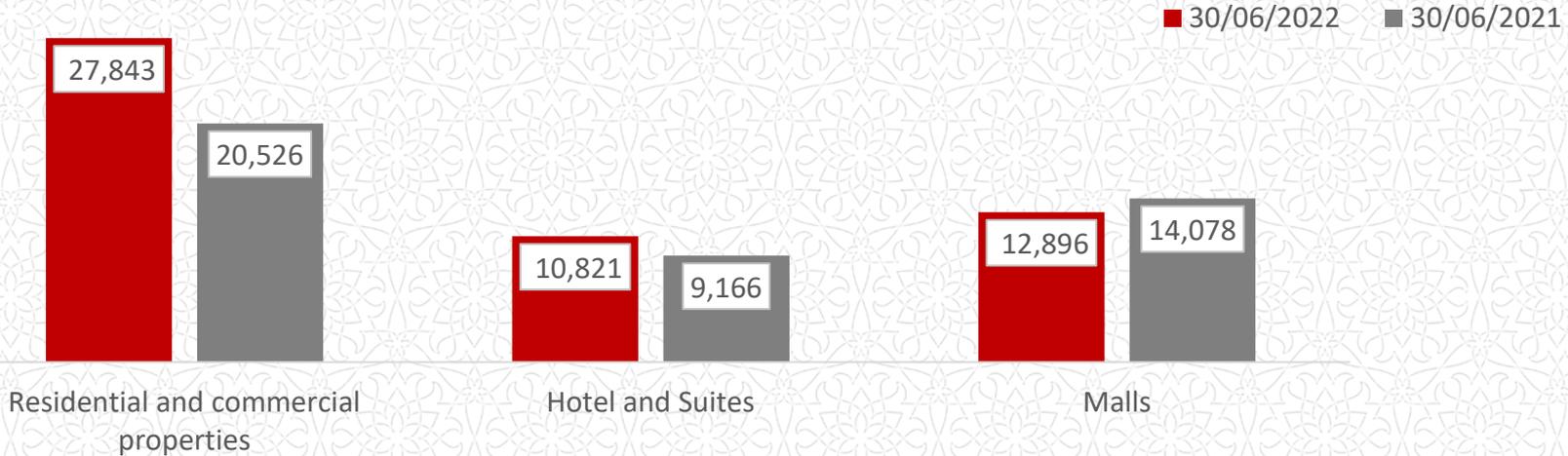
Main Income Statement Ratios	30/06/2022	30/06/2021
Operating expenses % (to rental revenue+other operating revenue)	20%	20%
Main operation gross profit margin	80%	80%
Gross margin %	82%	82%
Net profit %	29%	24%
EPS	0.010	0.0065

Financial Performance Overview

Rental Revenue by Segment	30/06/2022 QR'000	30/06/2021 QR'000	Variance QR'000	Variance %
Residential and commercial properties	665,089	521,957	143,132	+27.42%
Hotel and Suites	55,763	54,755	1,008	+1.84%
Malls	30,672	23,355	7,317	+31.33%
	751,524	600,067	151,457	25.24%

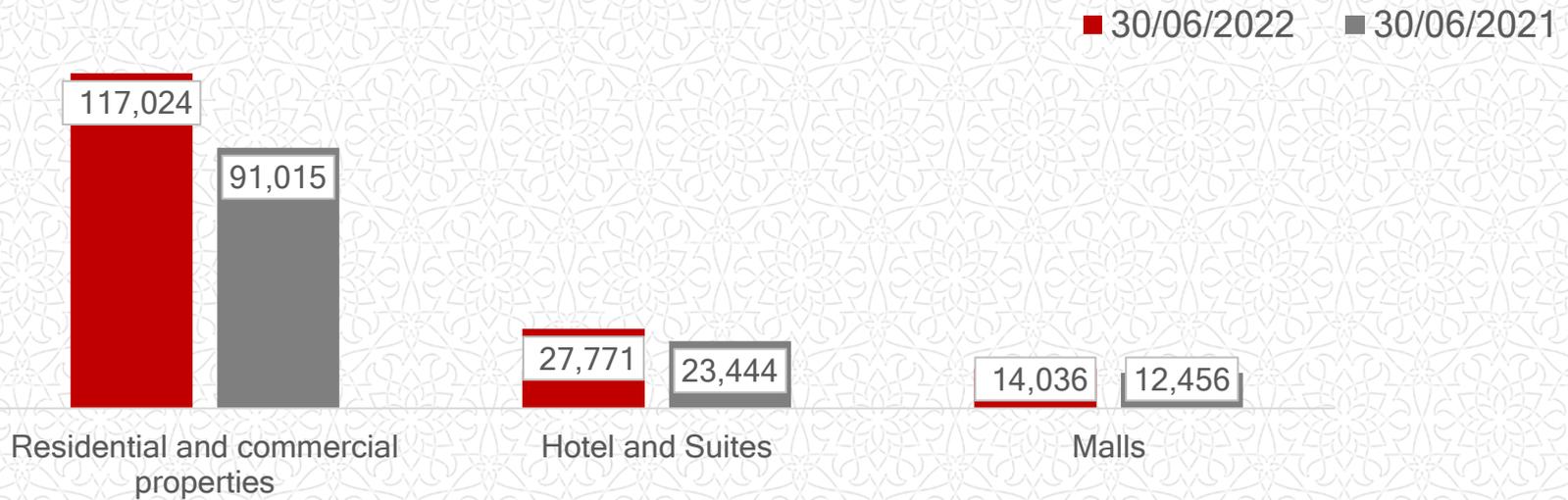


Other Operating Income by Segment	30/06/2022	30/06/2021	Variance	Variance
	QR'000	QR'000	QR'000	%
Residential and commercial properties	27,843	20,526	7,317	+35.65%
Hotel and Suites	10,821	9,166	1,655	+18.06%
Malls	12,896	14,078	(1,182)	-8.40%
	51,560	43,770	7,790	17.80%



01 Financial Performance Overview

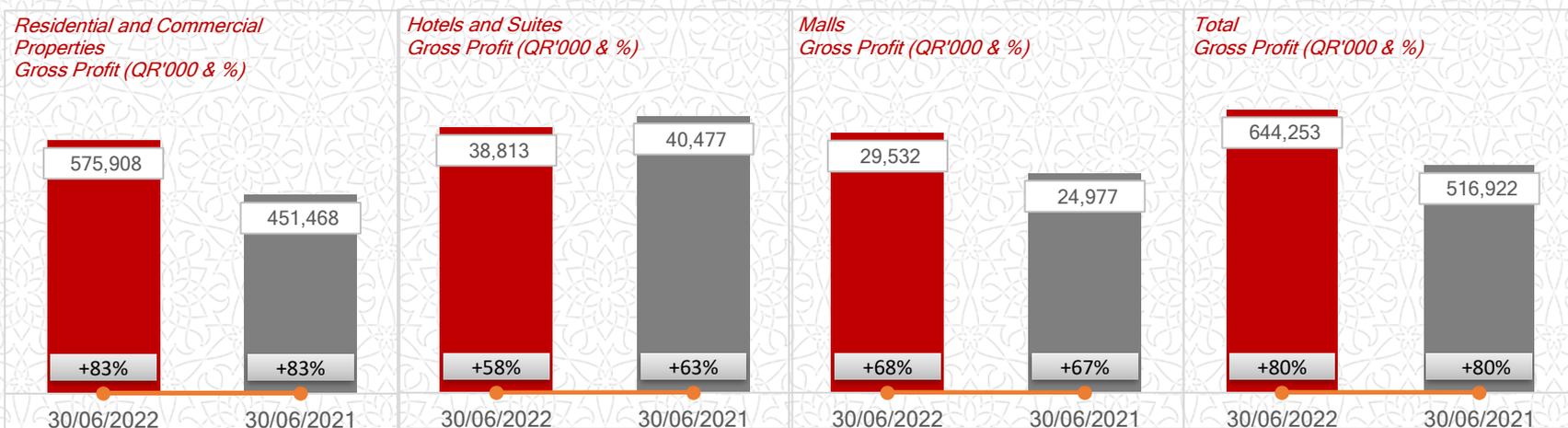
Operating expenses by Segment	30/06/2022 QR'000	30/06/2021 QR'000	Variance QR'000	Variance %
Residential and commercial properties	117,024	91,015	26,009	+28.58%
Hotel and Suites	27,771	23,444	4,327	+18.46%
Malls	14,036	12,456	1,580	+12.68%
	158,831	126,915	31,916	25.15%



Operating expenses details	30/06/2022 QR"000	30/06/2021 QR"000	Variance QR"000	Variance %
Staff benefits	40,074	30,933	9,141	+29.55%
Utilities	46,008	40,447	5,561	+13.75%
Fuel	350	127	223	+175.59%
Sewage	18,651	12,967	5,684	+43.83%
Maintenance expenses	17,519	13,876	3,643	+26.25%
Air Conditioning	9,333	8,186	1,147	+14.01%
Security	6,828	5,758	1,070	+18.58%
Cleaning	6,003	4,506	1,497	+33.22%
Foods and beverage	2,361	1,760	601	+34.15%
Laundry and dry cleaning	1,616	1,315	301	+22.89%
Commissions	1,071	360	711	+197.50%
Registration fees	4,066	3,049	1,017	+33.36%
Advertising and marketing	1,682	856	826	+96.50%
Others	3,269	2,775	494	+17.80%
	158,831	126,915	31,916	+25.15%

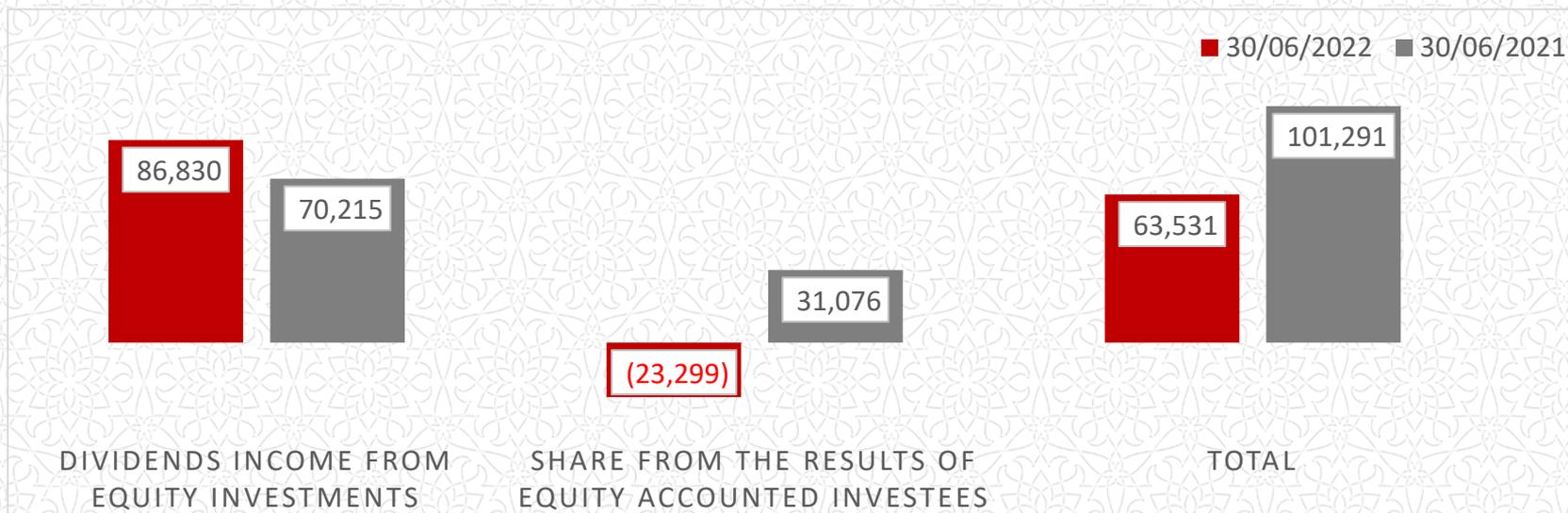
01 Financial Performance Overview

Operating profit by Segment	30/06/2022	30/06/2021	Variance	Variance %
<i>" operating profit ÷ (rental revenue + other operating revenue)"</i>				%
Residential and commercial properties (QR"000)	575,908	451,468	124,440	+27.6%
Residential & commercial property (%)	+83%	+83%		
Hotel and Suites (QR"000)	38,813	40,477	(1,664)	-4.1%
Hotel & Suites (%)	+58%	+63%		
Malls (QR"000)	29,532	24,977	4,555	+18.2%
Malls (%)	+68%	+67%		
Total Operating Margin (QR"000)	644,253	516,922	127,331	24.63%
Total Operating Margin (%)	+80%	+80%		



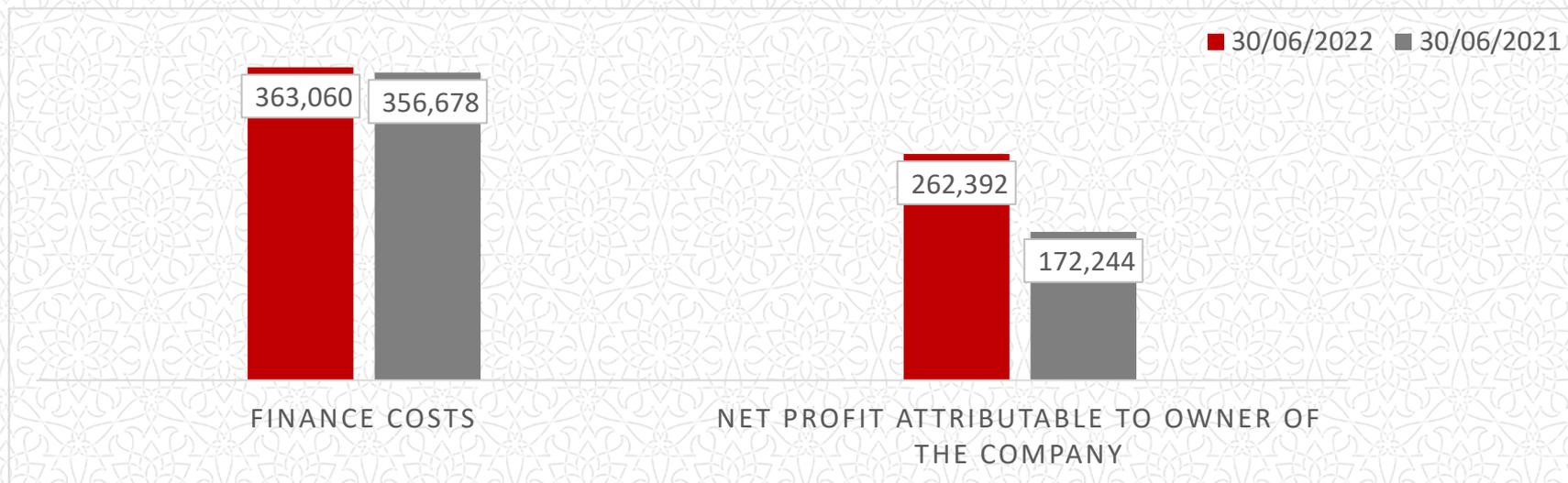
01 Financial Performance Overview

Investment Income	30/06/2022 QR'000	30/06/2021 QR'000	Variance QR'000	Variance %
Dividends income from equity investments	86,830	70,215	16,615	+23.66%
Share from the results of equity accounted investees	(23,299)	31,076	(54,375)	-174.97%
Total	63,531	101,291	(37,760)	-37.28%



General and Admin expenses details	30/06/2022 QR"000	30/06/2021 QR"000	Variance QR"000	Variance %
Staff benefits	17,688	15,749	1,939	+12.31%
Advertising and marketing	636	276	360	+130.43%
Professional and legal fees	11,239	9,043	2,196	+24.28%
Qatar Exchange registration fees	4,202	4,193	9	+0.21%
Information system expenses	871	754	117	+15.52%
Communication	990	1,080	(90)	-8.33%
Bank charges	3,398	2,631	767	+29.15%
Insurance	1,691	2,002	(311)	-15.53%
Printing and stationery	303	298	5	+1.68%
Utilities	1,814	2,070	(256)	-12.37%
Repair and maintenance	44	70	(26)	-37.14%
Others	1,664	1,467	197	+13.43%
	44,540	39,633	4,907	+12.38%

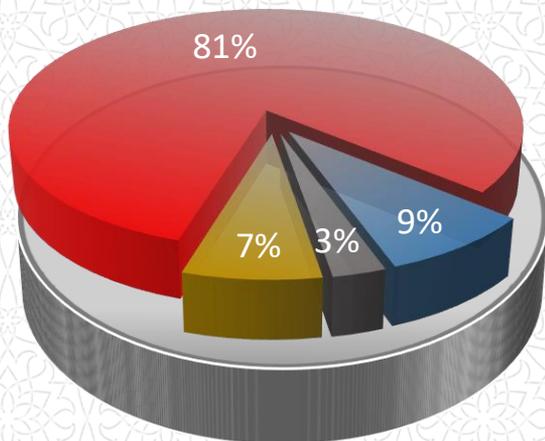
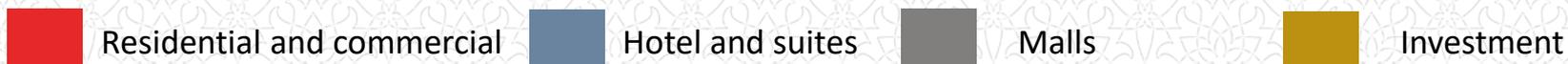
Other Main Components of Income Statement	30/06/2022 QR'000	30/06/2021 QR'000	Variance QR'000	Variance %
Finance costs	363,060	356,678	6,382	+1.79%
Net profit attributable to owner of the company	262,392	172,244	90,148	+52.34%



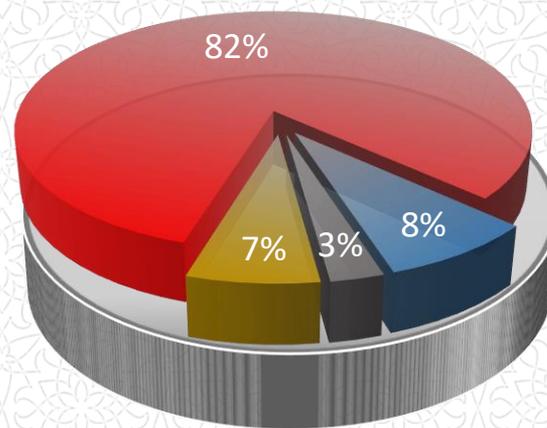
Financial Position Overview

Consolidated Statement Of Financial Position 30 June 2022	30/06/2022 QR'000	31/12/2021 QR'000	Changes QR'000	Changes %
Cash and bank balances	303,724	1,089,092	(785,368)	-72%
Receivables and prepayments	99,296	92,231	7,065	+8%
Inventory	10,469	10,129	340	+3%
Due from related parties	639	643	(4)	-1%
Equity investments	2,953,346	2,671,864	281,482	+11%
Investments in equity accounted investees	726,569	788,278	(61,709)	-8%
Investment properties	45,029,616	44,827,392	202,224	+0%
Property and equipment	694,094	704,891	(10,797)	-2%
TOTAL ASSETS	49,817,753	50,184,520	(366,767)	-1%
Payables and other liabilities	938,463	939,109	(646)	-0%
Due to related parties	4,823,799	3,843,683	980,116	+25%
Islamic financing borrowings	11,292,545	13,187,750	(1,895,205)	-14%
TOTAL LIABILITIES	17,054,807	17,970,542	(915,735)	-5%
Share capital	26,524,967	26,524,967	-	0%
Legal reserve	1,687,887	1,687,887	-	0%
Revaluation reserve	1,284,277	1,002,558	281,719	+28%
Foreign currency translation reserve	4,306	(1,546)	5,852	-379%
Retained earnings	3,541,538	3,279,146	262,392	+8%
Equity Holders of the Parent	33,042,975	32,493,012	549,963	+2%
Non-controlling interest	(280,029)	(279,034)	(995)	+0%
Total Equity	32,762,946	32,213,978	548,968	+2%
TOTAL LIABILITIES AND EQUITY	49,817,753	50,184,520	(366,767)	-1%

Total Assets by Segment	30/06/2022 QR"000	31/12/2021 QR"000	Changes QR"000	Changes %
Residential and commercial properties	40,484,407	41,152,833	(668,426)	-1.6%
Hotel and suites	4,226,052	4,162,149	63,903	+1.5%
Malls	1,427,367	1,408,668	18,699	+1.3%
Investment	3,679,927	3,460,870	219,057	+6.3%
Total Assets	49,817,753	50,184,520	(366,767)	-0.7%



2022

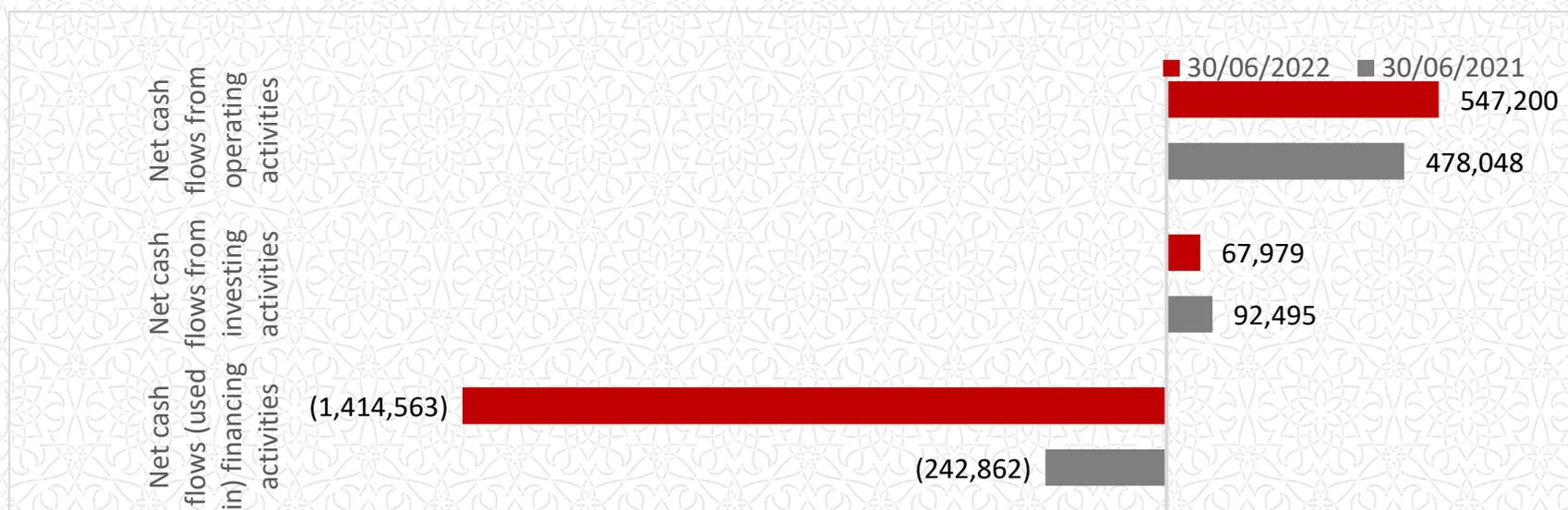


2021

Main Ratios for Statement of Financial Position	30/06/2022	30/06/2021
Return on Assets (*)	0.51%	0.35%
Return on Equity (*)	0.79%	0.54%
	30/06/2022	31/12/2021
Islamic borrowings as % of Total Equity	34%	41%
Investment properties as % of Total Assets	90%	89%
Investments as % of Total Assets	7%	7%

* Ratio not annualized

Consolidated Statement Of Cash Flows 30 June 2022	30/06/2022 QR'000	30/06/2021 QR'000	Variance QR'000	Variance %
Net cash flows from operating activities	547,200	478,048	69,152	+14%
Net cash flows from investing activities	67,979	92,495	(24,516)	-27%
Net cash flows (used in) financing activities	(1,414,563)	(242,862)	(1,171,701)	+482%
Increase in cash and cash equivalents	(799,384)	327,681	(1,127,065)	-344%



Thank you

Got any questions ?

Please visit :

ezdanholding.qa/EHDinvestors

Email :

ir@ezdanholding.qa