



RHOM BHO PROPERTY PUBLIC COMPANY LIMITED

53 Sukontasawad Rd. Ladprao, Ladprao, Bangkok 10230 Tel: 02-907-8140-2 Fax: 02-907-8144

TITLE 007/2021

October 27, 2021

Subject: Explanation of Company's Overall Operation for the Quarter 3rd of year 2021

To: Directors and Managers
The Stock Exchange Market of Thailand

Rhom Bho Property Public Company Limited ("the Company") would like to explain overall operation for the quarter 3rd of year 2021 with following details.

Unit: Million THB

Description	3-month period ending 30 th Sep 2021		3-month period ending 30 th Sep 2020		Differentiate	
	Million Baht	%	Million Baht	%	Million Baht	%
Revenues from sales	2.94	58.57	6.60	74.83	(3.66)	(55.45)
Cost of sales	4.39	87.45	3.75	42.52	0.64	17.07
Gross profit (loss)	(1.45)	(28.88)	2.85	32.31	(4.30)	(150.88)
Other income	2.08	41.43	2.22	25.17	(0.14)	(6.31)
Profit (loss) before expenses	0.63	12.55	5.07	57.48	(4.44)	(87.57)
Selling expenses	4.97	99.00	5.94	67.35	(0.97)	(16.33)
Administration expenses	15.78	314.34	18.57	210.54	(2.79)	(15.02)
Gain (loss) before finance costs and income tax	(20.12)	(400.80)	(19.44)	(220.41)	(0.68)	3.50
Finance costs	1.20	23.90	1.23	13.95	(0.03)	(2.44)
Gain (loss) before income tax	(21.32)	(424.70)	(20.67)	(234.35)	(0.65)	3.14
Income tax expenses	(4.11)	(81.87)	(3.92)	(44.44)	(0.19)	4.85
Profit (loss) for the period	(17.21)	(342.83)	(16.75)	(189.91)	(0.46)	2.75

1. Revenues from sales

1.1. The company's revenues from sales in quarter 3 of year 2021 was 2.94 million baht or decreased by 55.45% of revenue rate compare with the previous year due to the situation of the outbreak of Covid-19 and the declaration of emergency in the notification of the temporary prohibition of aircraft to flying into Thailand causing the customers of the project which are foreigners cannot transfer the ownership of the condominium units. However, the transfer of ownership of the customer's condominiums that are ready to transfer will occur in the quarter 4 of year 2021, in line with the government's opening-up measures.



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1.2. The other income of the company quarter 3 of year 2021 was 2.08 million baht. Most of other revenue are from room management for customers who participated in the return guarantee program of compensation and payments hold down the customers' breach of contract, revenue from management fee of the juristic person condominium .

2. Cost of sales

The Company had cost of sales in quarter 3 of year 2021 was 4.39 million baht, mainly from the estimated cost of repairs and improvements to the public utility system according to the complaint of the condominium juristic person, which has expired the warranty period and adjusted the estimated receipt. Insurance of additional works to protect against environmental impact. The company is currently in the process of selecting a contractor to repair and improve utility systems in the future.

3. Expenses

3.1. The company's selling expenses in quarter 3 of year 2021 was 4.97 million baht decreased 0.97 million baht from the previous year. The main change in selling expenses is variable expenses associated with condominium unit sale: commission expenses , specific business tax and commercial fee (sale). Most expenses are from unit sale in accordance with the requirements of the contract .

3.2. The company's administrative expenses in quarter 3 of year 2021 was 15.78 million baht decreased 2.79 million baht from the previous year because there are decreases of administrative expenses such as employee expenses , depreciation expenses , other expenses.

4. Finance Costs

The company's financial cost in quarter 3 of year 2021 was 1.20 million baht , which is the interest on loans from financial institutions/insurance companies for use as working capital in business.

5. Income tax expenses

The company's income tax expenses in quarter 3 of year 2021 were (4.11) million baht caused by the adjustment of income tax estimation and deferred income tax.

6. Net profit (loss)

The company's net loss in quarter of year 2021 was 17.21 million baht which is consistent with the company's performance.



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7. Financial status

Unit: Million THB

Description	As at 30 th Sep 2021	As at 31 st Dec 2020	Differentiate	
	Million Baht	Million Baht	Million Baht	%
Total Assets	1,455.10	1,386.77	68.33	4.93
Total Liabilities	850.41	679.11	171.30	25.22
Total Shareholder's Equity	604.68	707.66	(102.98)	(14.55)

The company's assets as of 30th Sep 2021 was 1,455.10 million baht increasing from 31st December 2020 for 68.33 million baht or 4.93%. The increase in core assets was due to the increase in real estate development costs from the construction of The Title Rawai Project Phase 5. Total liabilities of 850.41 million baht increased 171.30 million Baht or 25.22% mainly caused are advance receipt of reservation cost and down payment of The Title Rawai Project Phase 5 and loans from financial institutions/insurance companies For use in construction of The Title Rawai Phase 5.

The company shareholder's equity as on 30 th Sep 2021 was 604.68 million baht decreasing from 31st December 2020 for 102.98 million baht or 14.55% due to the increased capital from profit (loss) by overall operation of the company.

Please be informed accordingly.

Sincerely,

Mr.Dendanai Hutajuta
Chief Executive Officer