



NO. FA/67-082

29 February 2024

Subject : Management Discussion and Analysis of the operating performance for year end 2023 at the end of 31 December 2023

Attention : President of the Stock Exchange of Thailand

JCK International Public Company Limited (“the Company”) would like to report the consolidated operating performance result for the year end 2023 ended 31 December 2023 as follows:

1. The Company’s total revenues were 2,840.35 m.THb, which increased from the same period of last year 2,202.84 m.THb, or equal to 345.54% YoY, due to the increase in revenues from land selling.
2. The Company’s cost of sales and cost of rental and services were 1,366.96 m.THb which increased from the same period of last year 1,008.51 m.THb or equal to 281.35% YoY, which increases from land selling revenue.
3. The Company’s selling and administrative expenses were 446.14 m.THb increased from the same period last year to 229.37 m.THb or equal to 105.80% YoY, due to the increase in expenses related to land selling and financial advisory fees.
4. The Company’s share of gain from investments in the joint venture was 45.83 m.THb decreased from the same period of last year by 32.72 m.THb or equal to 41.66% YOY, which is compared to the same period of last year which equal to 78.55 m.THb.
5. The Company reported net profit of 582.14 m.THb which was higher than the same period of last year has been lost for 272.01 m.THb, gain increased by 854.15 m.THb or 314.02% YoY, due to land selling revenue has increased.



Sincerely yours,

(Mr. Anukul Ubonnuch)

Managing Director