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February 20, 2024

Subject: Financial statement analysis for the year 2023

To: President  
The Stock Exchange of Thailand

Sammakorn Public Company Limited (the "Company") would like to report the financial statements for the year 2023 of the Company and its subsidiaries as follows,

The financial result for the year 2023

Consolidated financial statements

Performance of year 2023, The Company has a net profit of THB 34.70 million, a decrease of THB 77.90 million or 69.18% compare to 2022. Total revenue is THB 2,002.85 million compare to the previous year with total revenue of THB 2,404.19 million, a decreased of THB 401.34 million or 16.69%, this is from real estate business has a decrease of THB 408.58 million or 18.86% which is the mainly revenue of the business.

In 2023, The company has total expenses of THB 1,905.52 million, compare to the previous year with total expenses of THB 2,226.33 million, a decreased of THB 320.81 million or 14.41%. Compare to the previous year, sales revenue of real estate business decreased THB 345.99 million or 21.14%. Selling expenses increased THB 9.53 million or 5.07% mainly due to advertising, public relations and corporate branding expenses. For administrative expenses, a decreased of THB 11.09 million or 4.61% due partly from reduction in utilities maintenance costs as a result of the transfer to juristic person. In 2023, there is an amortization of assets with an increase of THB 16.87 million.

The Company's total assets of THB 6,357.88 million, an increase of THB 610.21 million or 10.62% compared to 2023. The Company has total liabilities of THB 3,720.46 million, an increase of THB 631.12 million or 20.43% compared to 2023.

Net cash flow of the period ended 31 December 2023, compared to the previous year has a decrease of THB 35.21 million or 36.46%

Please be informed accordingly,

Sincerely yours,

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Managing Director