



Amlak Finance PJSC

Investor Presentation

Sep 2024

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Company Profile

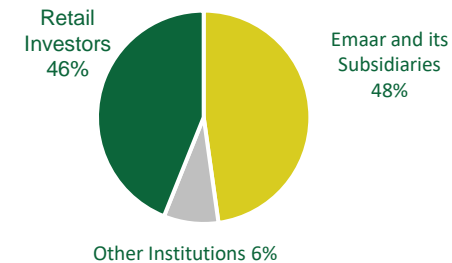
Background

- Amlak Finance PJSC was incorporated in Dubai, United Arab Emirates, on 11 November 2000 as a Private Shareholding Company.
- At the constituent shareholders meeting held on 9 March 2004, a resolution was passed to convert the Company to a Public Joint Stock Company.
- The activities of the Company are conducted in accordance with Islamic Sharia’a,
- Amlak offers a range of customized financial solutions and products to investors/clients for both ready and off-plan properties.
- Amlak expanded its presence to Kingdom of Saudi Arabia (KSA) in 2006 through investment in “Amlak International Finance Company”.
- Amlak launched its first international office in Egypt in 2007, which operates under the name “Amlak Finance Egypt Company S.A.E”.
- Following the completion of its highly successful financial restructuring in 2014, with some terms renegotiated in 2020, Amlak is pursuing a prudent business strategy that is also now well-placed to work towards continuous enhancement of value for its shareholders.

Subsidiaries and Associates

Company	Location	% Shareholding
Amlak Property Investment LLC	UAE	100%
Amlak Capital LLC	UAE	100%
Amlak Holding Limited	UAE	100%
Warqa Heights LLC	UAE	100%
Amlak Sky Gardens LLC	UAE	100%
Amlak Limited	UAE	100%
Amlak Finance Egypt Company S.A.E	Egypt	100%
Amlak Nasr City Real Estate Investment LLC	Egypt	100%
Amlak International Finance Company	KSA	18.35%

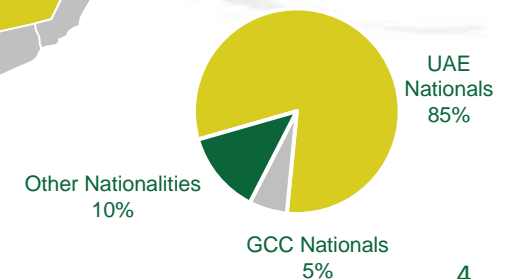
Ownership Structure



Geographic Presence



Nationality of Ownership



Key Strategies

Strategic Priorities	Strategic Intents	Strategic Metrics
Funding	<ul style="list-style-type: none"> Agree new terms with Financiers to improve the capital structure of the company by reducing the debt burden. 	Liquidity & Compliance
Business Development	<ul style="list-style-type: none"> Maximize value through development of existing land bank. 	ROI and ROE
Organizational Capability	<ul style="list-style-type: none"> Robust risk management to manage risks within risk appetite. Staff and talent development and retention as well as boosting corporate brand. 	Customer Satisfaction
Cost Rationalization	<ul style="list-style-type: none"> Ensure cost rationalization to maintain and align efficiency ratios 	Efficiency

Enhance shareholder value whilst adhering to restructuring obligations

Real Estate Financing (REF)		
Key Metrics	Actual Q3 2024	Actual Q3 2023
Net Portfolio Level	AED 0.46 Bn	AED 0.63 Bn
Delinquency Rate	2.30%	2.99%
<ul style="list-style-type: none"> Exit Amlak Finance Investment Unit (AFIU) repossessed assets 		

Real Estate Investments (REI)		
Key Metrics	Actual Q3 2024	Actual Q3 2023
Rental Income - REI	AED 15.64 Mn	AED 11.87 Mn
Gross Rental Yield	9.36%	9.79%
<ul style="list-style-type: none"> Ensuring to Maintain high asset yield and low vacancy rates for ready properties Focus on value creation by continuing to develop land parcels 		

Group Income Statement

AED in Mn

Particulars	Q3 2024	Q3 2023	Q3 2024 vs. Q3 2023		Sep 2024	Sep 2023	Sep 2024 vs. Sep 2023	
			Variance	Change in %			Variance	Change in %
Income from Financing and Investing assets	37	30	7	24%	103	90	13	14%
Income from investment properties, net	39	46	(7)	(15%)	105	103	2	1%
Gain on debt settlement	-	20	(20)	(100%)	-	174	(174)	(100%)
Share of results of associate	2	-	2	100%	6	4	2	53%
Other Income	9	3	6	200%	17	9	8	93%
Total Income	87	99	(12)	(12%)	231	380	(149)	(39%)
Charge of impairment, net	5	79	(74)	(94%)	(8)	50	(58)	(116%)
Amortization of initial fair value gain on investment deposits	(8)	(9)	1	(11%)	(24)	(31)	7	(-22%)
Operating Expenses	(24)	(22)	(2)	9%	(72)	(68)	(4)	6%
Profit Before Distribution to financiers / investors	60	147	(87)	(59%)	128	331	(204)	(61%)
Distribution to financiers / investors	(22)	(15)	(7)	47%	(55)	(45)	(10)	21%
Profit for the period before income tax expenses	38	132	(94)	(71%)	73	286	(213)	(75%)
Income Tax Expense	(15)	(1)	(14)	1400%	(19)	(17)	(2)	14%
Profit for the period	23	131	(108)	(82%)	53	269	(216)	(80%)

Sep 2024 stands for 9 first months of the year (i.e. 9 months from Jan to Sep) . Q3 stands for the third quarter of the year only (i.e. 3 months Jul to Sep)



Group Balance Sheet

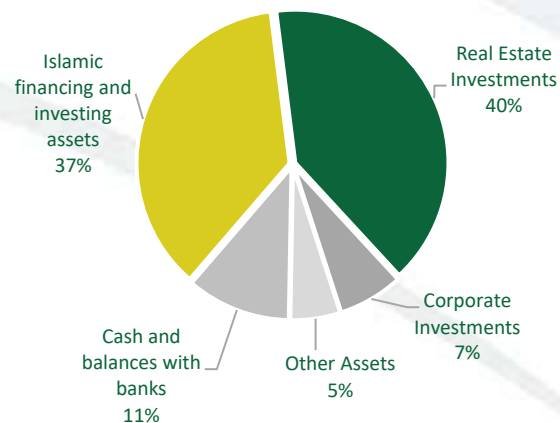
AED in Mn

Particulars	Sep 2024	YE 2023	Sep 2024 vs. YE 2023	
			Variance	Change in %
Cash and Balances with Banks	352	222	130	59%
Islamic Financing and Investing Assets	1,170	1,319	(149)	(11%)
Real Estate Investments	1,280	1,376	(96)	(7%)
Corporate Investments	219	217	2	1%
Other Assets	168	110	58	53%
Total Assets	3,189	3,244	(55)	(2%)
Investment Deposits and Other Islamic Financing	1,355	1,430	(75)	(5%)
Other Liabilities	222	190	32	17%
Equity	1,612	1,624	(12)	(1%)
Total Equity & Liabilities	3,189	3,244	(55)	(2%)

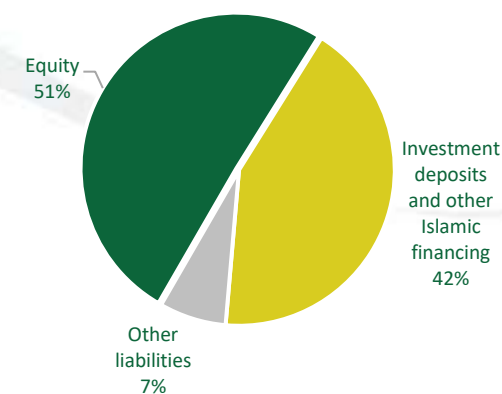
Highlights

- Total assets of Amlak stand at AED 3.2 billion and total liabilities at AED 1.6 billion

Assets Mix – Sep 2024



Liability and Equity Mix – Sep 2024





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