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RDC PROPERTIES LIMITED

INTERIM RESULTS 2001....

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REALESTATE GROUP



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Our Presentation

- ◆ Highlights of the interim results 2001...
- ◆ RDC over the years...
- ◆ Market overview...
- ◆ **Drinks**

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HIGHLIGHTS OF THE INTERIM RESULTS...

- ◆ **PROPERTY PORTFOLIO VALUE NOW AT**
 - ◆ **P 101 m Up 20% from P84m**
(MADAGASCAR, THOLO and MEBALA CENTER AT COSTS)
- ◆ **TURNOVER**
 - ◆ **P 6,950 m Up 31% from P5,326 m**
(AGAINST A FORECAST OF 28%)
- ◆ **PROFIT BEFORE INTEREST AND TAXATION :**
 - ◆ **P3,942 m Up 10% from P3,592 m**
(AGAINST A FORECAST OF 6%)

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HIGHLIGHTS OF INTERIM 2001

- ◆ **POSITIVE CONTRIBUTION OF LAST YEARS INVESTMENTS**
- ◆ **TIGHT COST CONTROL -**
(last year interest income and forex gain represented 10% of profit - now 1%; emphasizes the level of organic growth achieved).
- ◆ **SUBSTANTIAL IMPROVEMENT ON THE PROJECTIONS**

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RDC over the years...

- ◆ **Strong portfolio growth (value / income)**
- ◆ **Consistent profitability.**
- ◆ **Major focus on improving Unit-holders value.**

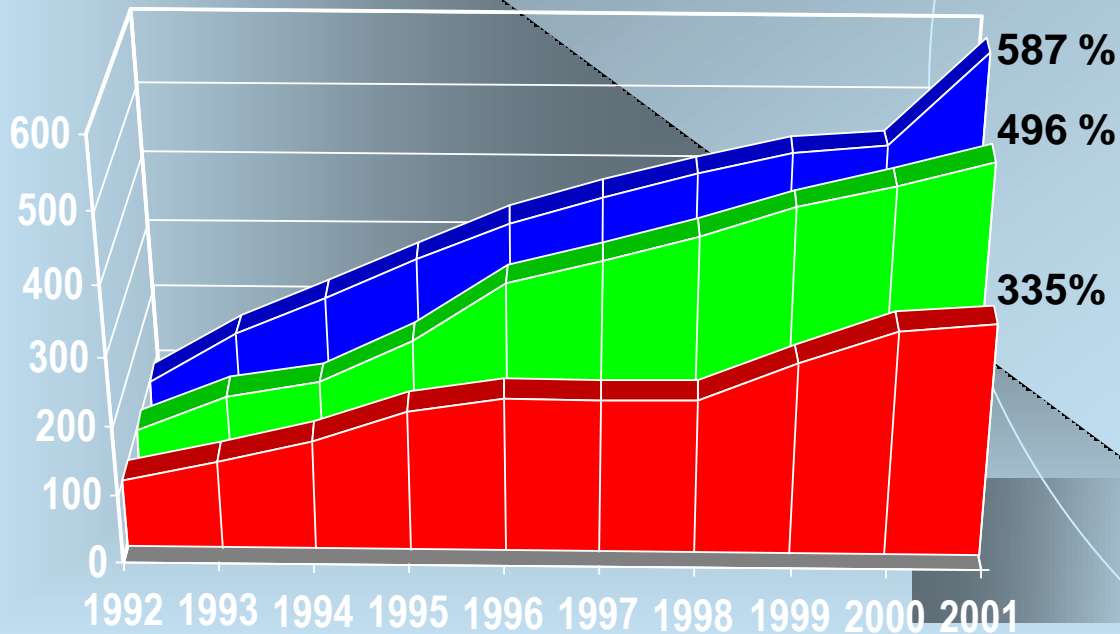
→ **MARKET RECOGNITION OF THE VALUE**

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RDC over the years...

- ◆ Strong portfolio growth (value / income)
- ◆ Consistent PROFITABILITY

INDEXED: PROPERTY / PROFIT / RENT GROWTH

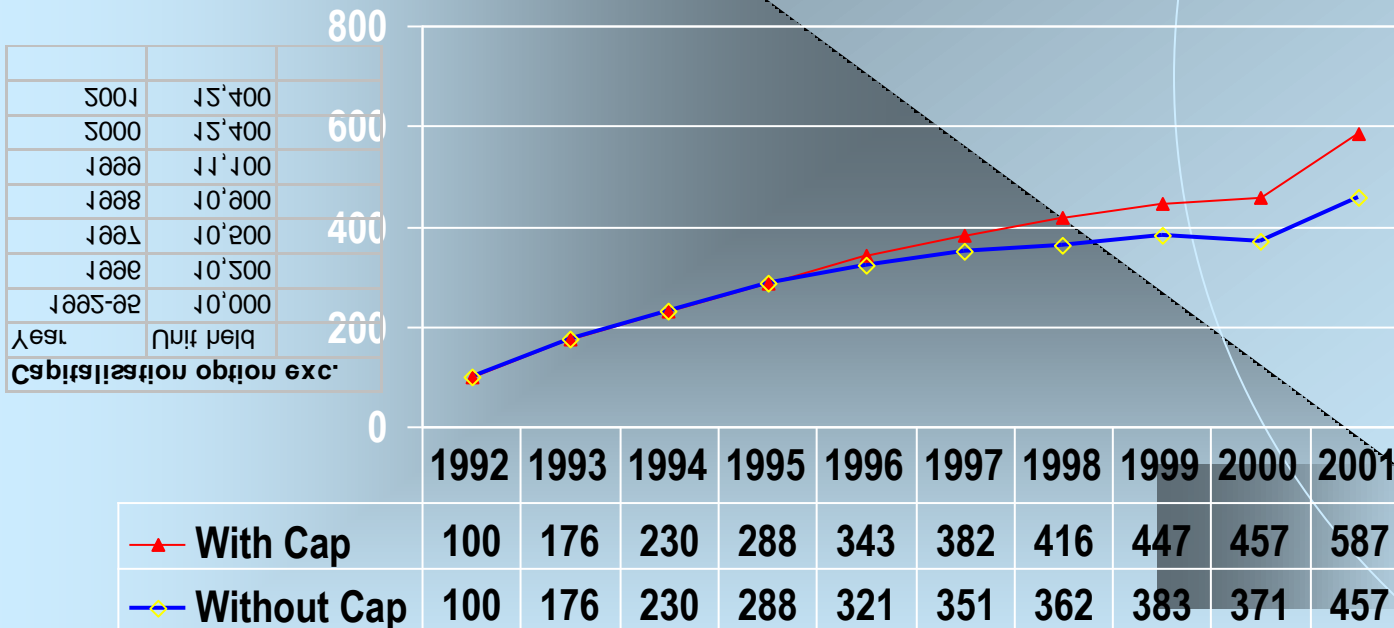


■ PORTFOLIO VALUE ■ PROFIT AFTER TAX ■ INCOME

RDC over the years...

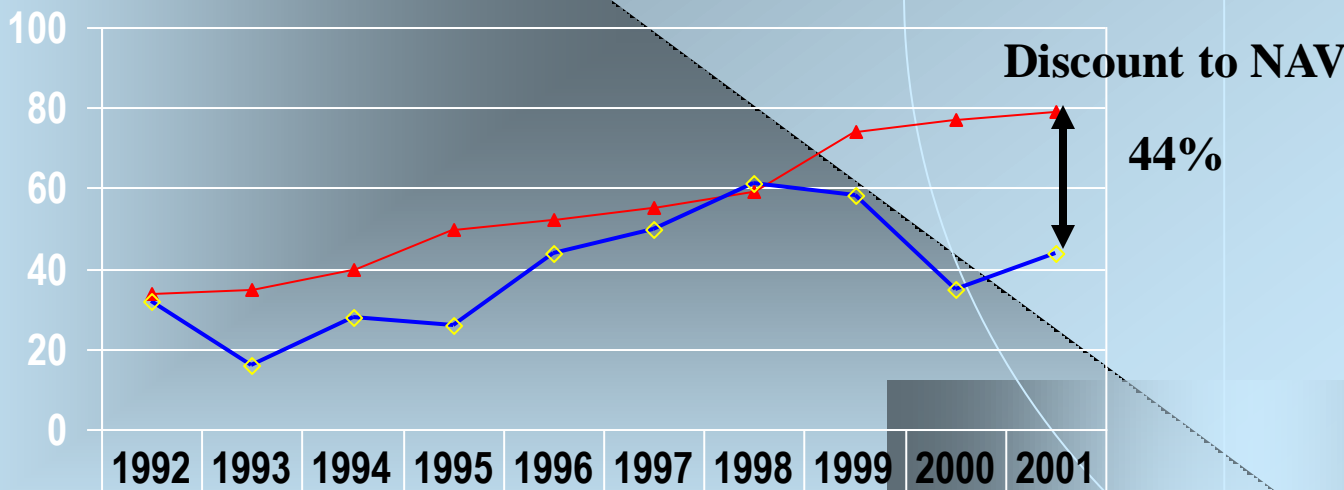
◆ Major focus on improving Unit-holders value.

INDEXED: GROWTH OF UNIT HOLDER WEALTH COMPARATIVE



RDC over the years...

◆ TRADING AT A LARGE DISCOUNT TO NAV



	1992	1993	1994	1995	1996	1997	1998	1999	2000	2001
—▲ NAV	34	35	40	50	52	55	59	74	77	79
—◆ Market Cap	32	16	28	26	44	50	61	58	35	44

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MARKET OVER VIEW

- ◆ **DEMAND FOR PRIME PROPERTIES IS STILL STRONG**
- ◆ **CEDA PROVIDES OPPORTUNITIES FOR JV -**
OUR GROUP HAS DONE MANY JV IN THE PAST AND HOPE THAT OUR PARTNERS CAN TAKE ADVANTAGE OF REDUCED FINANCING COSTS.
- ◆ **THE MARKET IS MOVING FROM A DEVELOPMENT MARKET TO A RE-DEVELOPMENT MARKET.**

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In summary...

- ◆ THE YEAR 2001 IS PROVING A VERY GOOD YEAR FOR RDC
- ◆ PROSPECT FOR THE YEARS TO COME ARE POSITIVE

THANK YOU



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