

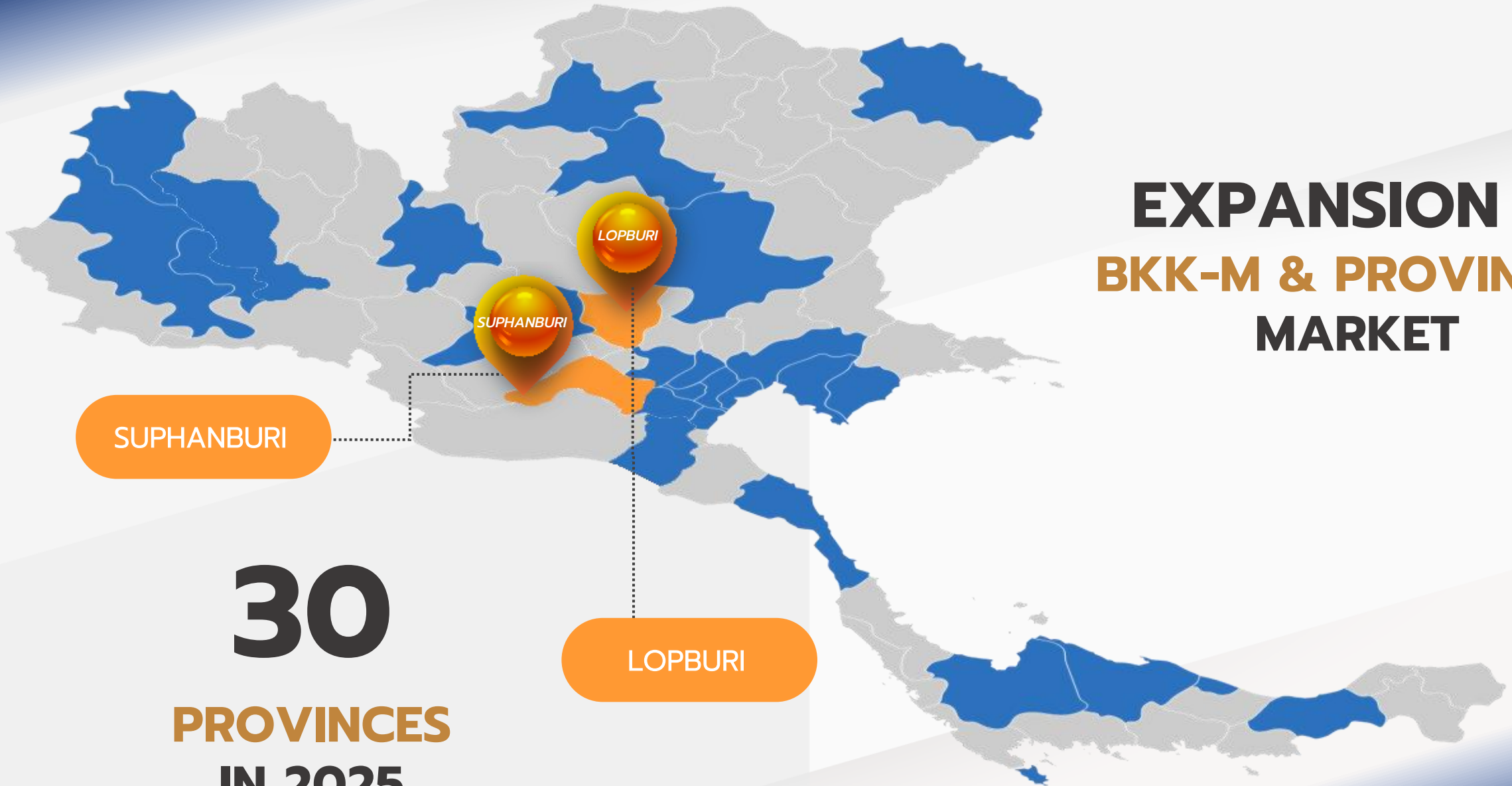


SUPALAI

INVESTMENT PRESENTATION

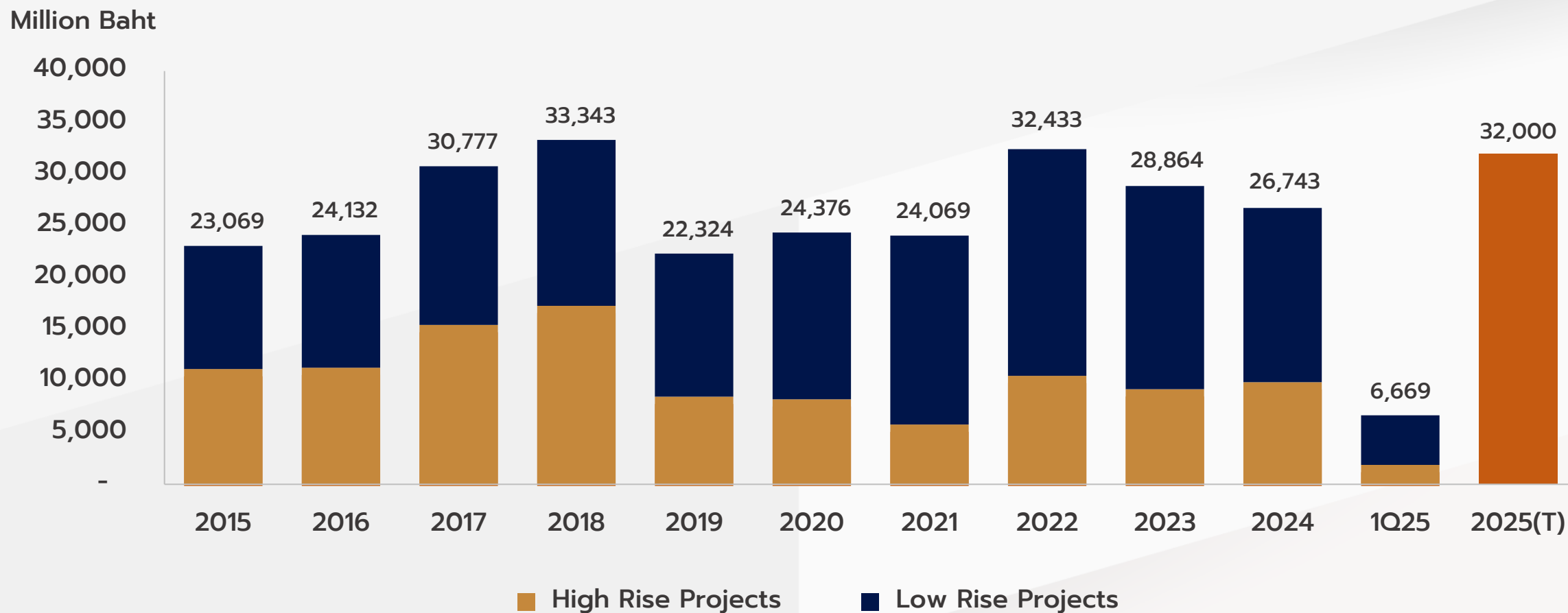
MAY 2025

EXPANSION IN BKK-M & PROVINCIAL MARKET

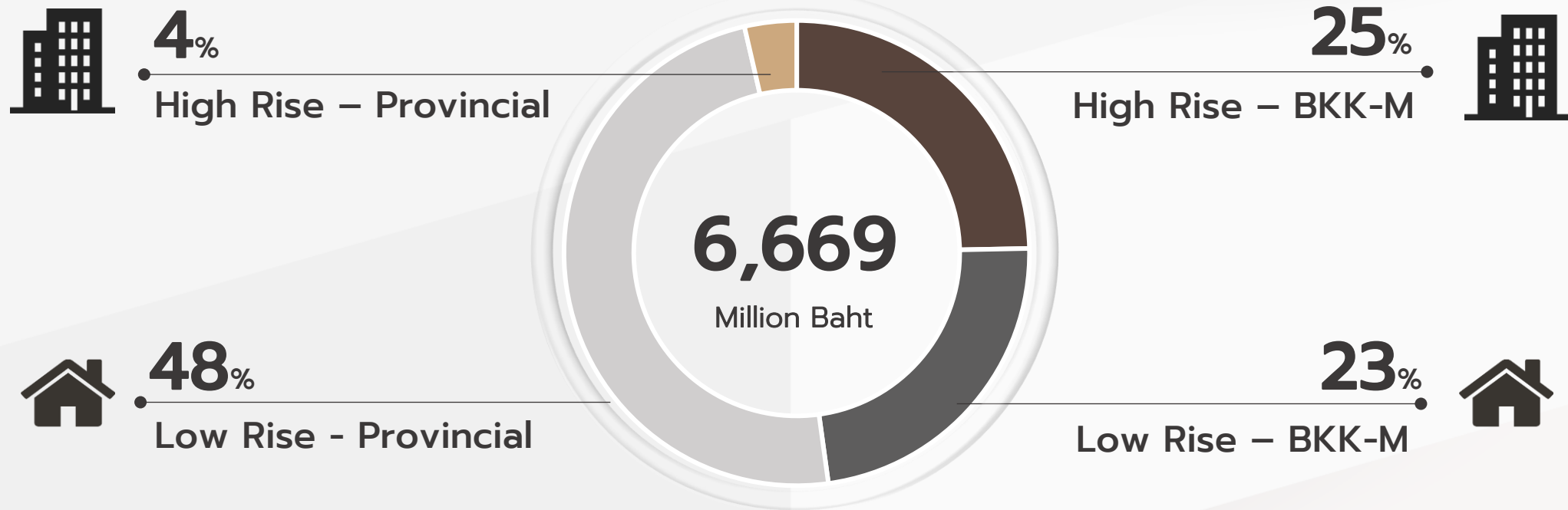


30
PROVINCES
IN 2025

PRE-SALES PERFORMANCE



1Q25 PRE-SALES BY GEOGRAPHY

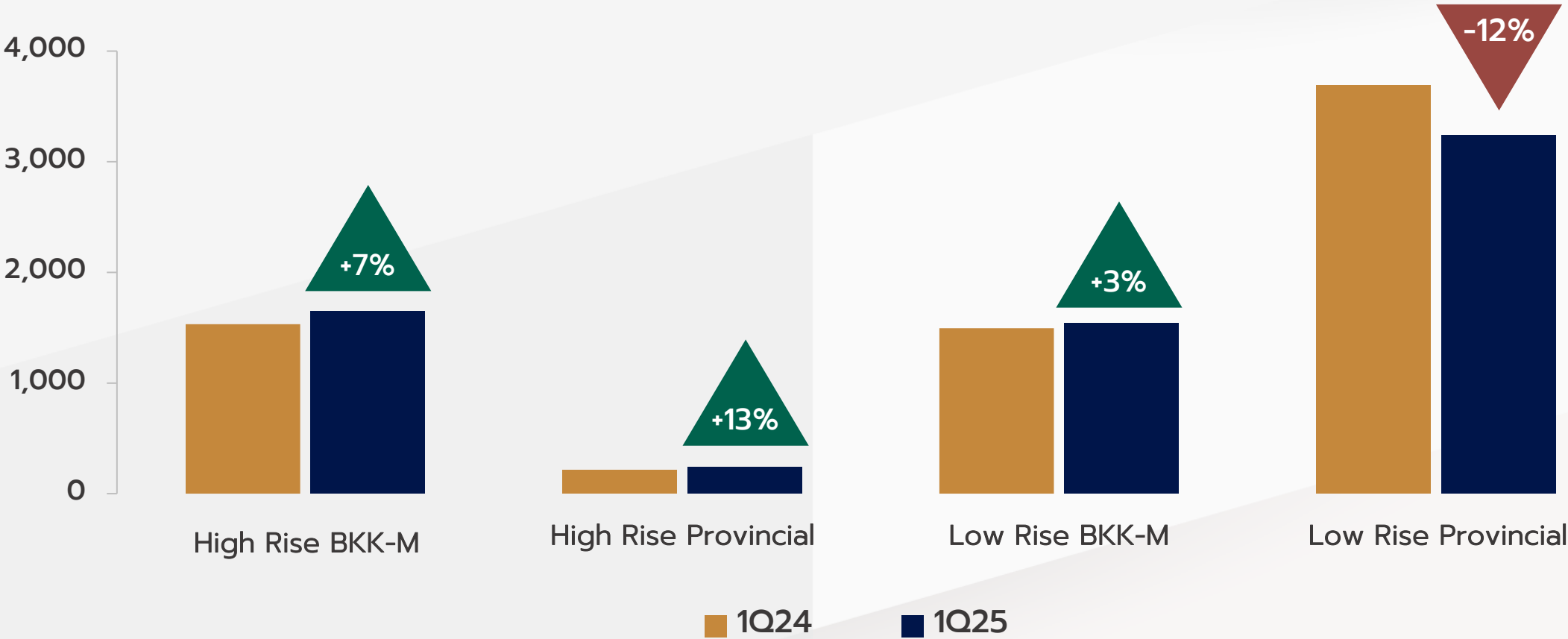


1Q24 – 1Q25

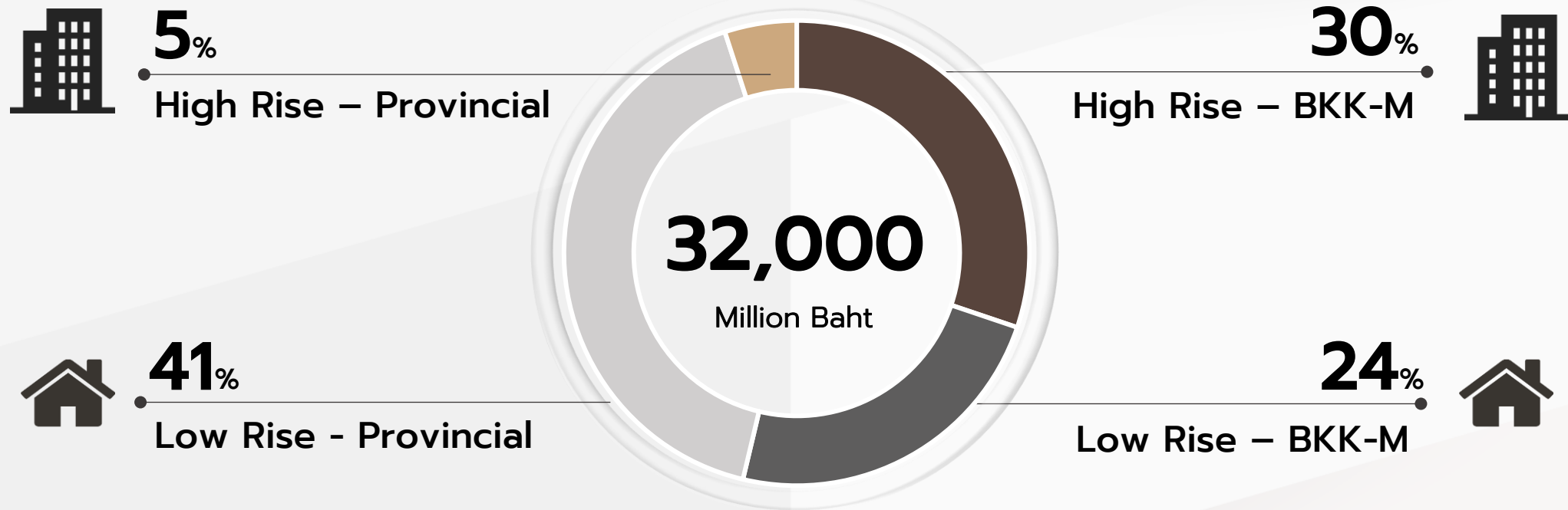
PRE-SALES COMPARISON

1Q24	Pre-sales	6,927	Million Baht
1Q25	Pre-sales	6,669	Million Baht
YoY Growth -4%			

Million Baht

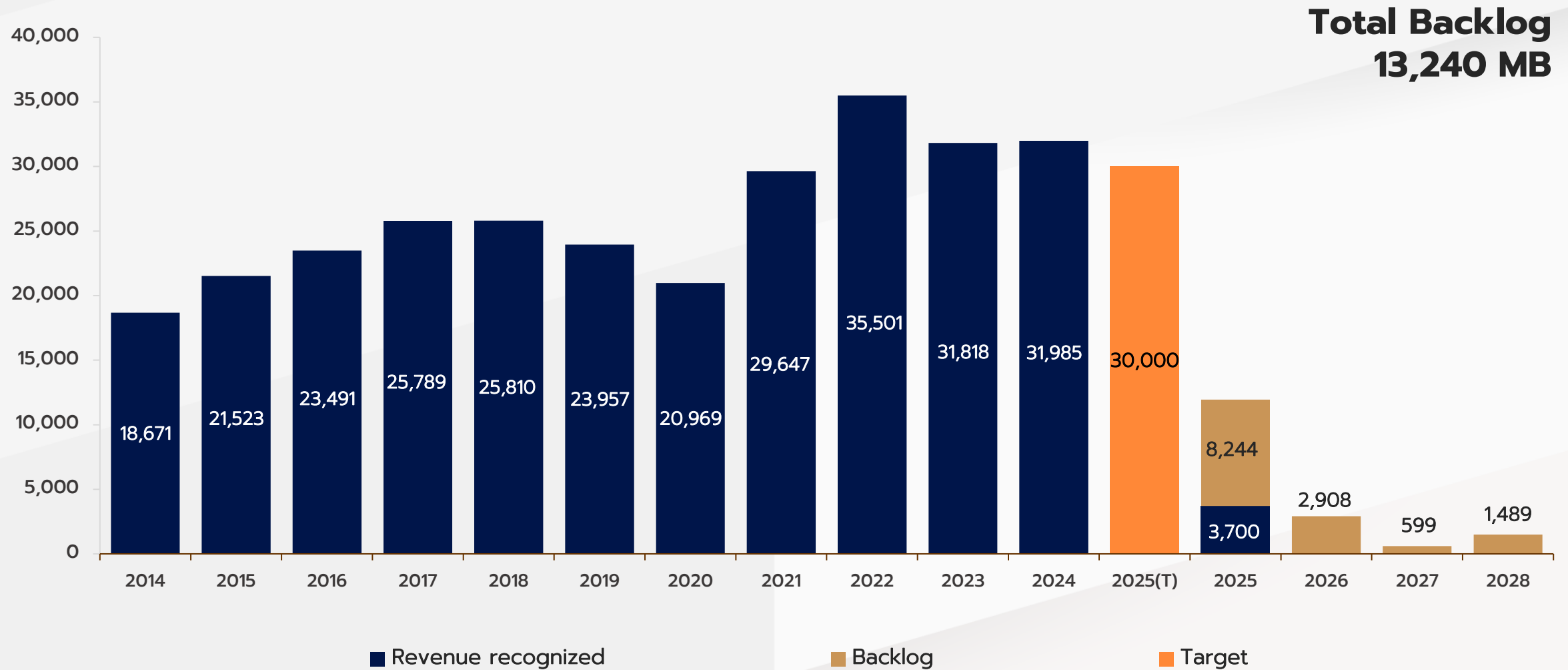


2025 PRE-SALES BY GEOGRAPHY




TOTAL REVENUES & BACKLOG *(CONSOLIDATED)*

Million Baht





2025 PROJECT TRANSFER



PROJECT VALUE: 1,200 MB
UNIT: 523 UNITS
SOLD: 76%
TRANSFER: Q3

Data as of 31 Mar 25



CONSOLIDATED INCOME STATEMENT

(Million Baht)	For Year Ended		Change	
	31 Mar 25	31 Mar 24	MB	%
Total Revenues	3,700	4,674	(974)	(21%)
Revenues from Sale on Real Estate	3,514	4,472	(958)	(21%)
Gross Margin (%)	38.8%	36.0%		
Selling and Administrative Expenses	869	781	88	11%
% S&A to Total Revenues	23.5%	16.7%		
Share of profit from investments in joint ventures and associates	132	0.26	132	50,519%
Finance Cost	189	145	44	31%
Earning before Tax	539	830	(291)	(35%)
% EBT to Total Revenues	14.6%	17.7%		
Corporate Tax	130	199	(69)	(35%)
% Effective Corporate Income Tax Rate	24.2%	24.0%		
Net Profit	405	614	(209)	(34%)
Net Profit Margin (%)	10.9%	13.1%		
Basic Earnings Per Share (Baht)	0.21	0.31	(0.10)	(32%)

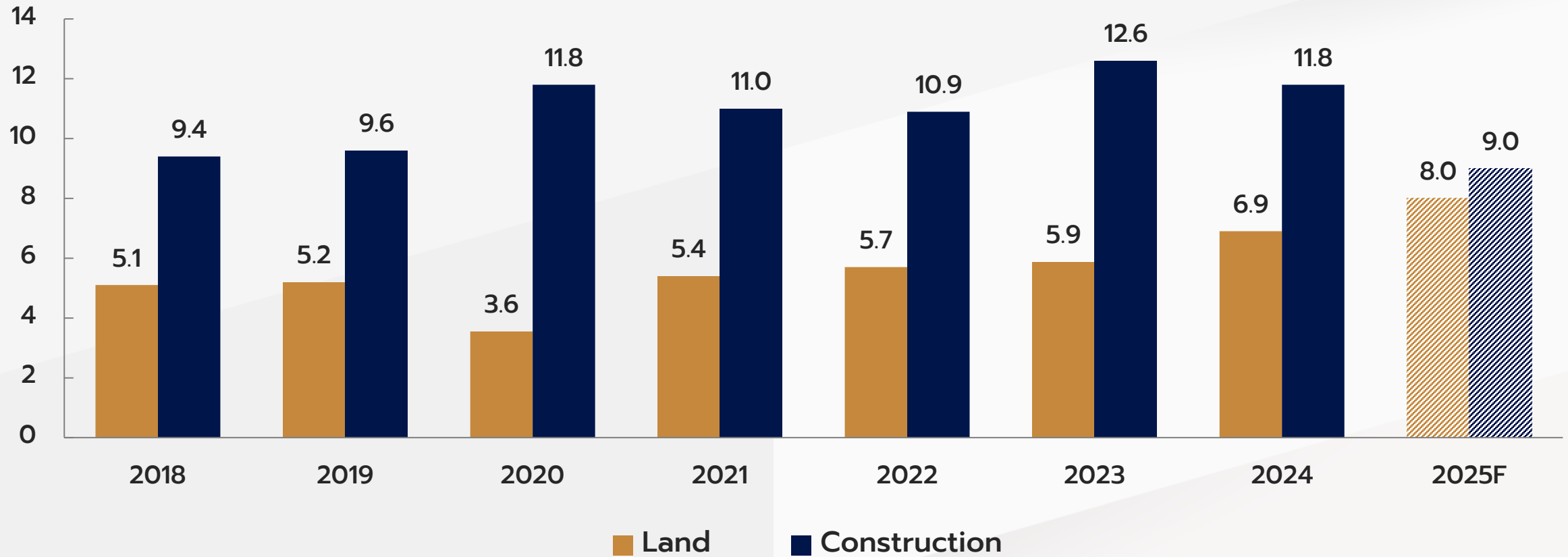
STATEMENT OF FINANCIAL POSITION (CONSOLIDATED)

(Million Baht)	31 Mar 25	31 Dec 24	Change	
			MB	%
Total Assets	97,941	96,231	1,710	2%
Loan from Financial Institutions	35,758	34,187	1,571	5%
- <i>Project Loan</i>	6,161	11,914	(5,753)	(48%)
- <i>Debenture</i>	23,133	17,312	5,821	34%
- <i>Other</i>	6,464	4,961	1,503	30%
Deposits & Advances Received From Customers	903	930	(27)	(3%)
Total Liabilities	43,072	42,011	1,061	3%
Total Shareholder's Equity	54,869	54,220	649	1%
Issued and Paid-up Share Capital	1,953	1,953	-	0%

- Net Gearing of the company as of 31 Mar 25 was at 62%
- Average Cost of Fund for the company as of 31 Mar 25 was 2.78%

CAPITAL EXPENDITURE TREND

Billion Baht



ONGOING PROJECT STATUS (31 MAR 25)

Project Type	Status	Type	Total Active Projects		Available for Sales	
			Units	Million Baht	Million Baht	%
Condominium	Complete	Affordable	33,107	75,642	2,883	4%
		Medium	25,444	81,476	4,058	5%
		Premium	3,122	32,725	11,403	35%
	Total - Complete		61,673	189,843	18,344	10%
	Under Construction	Affordable	-	-	-	-
		Medium	5,460	15,780	10,513	67%
		Premium	-	-	-	-
	Total - Under Construction		5,460	15,780	10,513	67%
Total - Condominium			67,133	205,623	28,858	14%
Low Rise	Ongoing	Affordable	20,180	47,969	6,394	13%
		Medium	52,916	237,115	88,688	37%
		Premium	1,726	20,414	10,779	53%
	Total - Ongoing		74,822	305,498	105,861	35%
Total - Low Rise			74,822	305,498	105,861	35%
Grand Total			141,955	511,121	134,719	26%

2 0 2 5 NEW LAUNCH

36
PROJECTS

46,000 MB
TOTAL VALUE

BKK - M



Low Rise
35%

10 Projects

15,890
MB



High Rise
22 %

5 Projects

10,330
MB



Low Rise
38 %

18 Projects

17,280
MB



High Rise
5%

3 Projects

2,500
MB

PROVINCIAL

REDUCE GREENHOUSE GASES



PLANT
TREES

GREEN
PARTNER



EV CHARGER



SOLAR ROOF



GREEN LOAN



CAMPAIGN
ENERGY REVOLUTION



ORGANIC
FERTILIZER



CHILLER
REPLACEMENT