SUNWAY CONSTRUCTION

SUNWAY CONSTRUCTION GROUP BERHAD

INTERIM FINANCIAL REPORT

SECOND QUARTER ENDED 30th JUNE 2026

SUNWAY CONSTRUCTION GROUP BERHAD
Company No. 201401032422 (1108506-W)
(Incorporated in Malaysia)

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SUNWAY CONSTRUCTION

SUNWAY CONSTRUCTION GROUP BERHAD (Company No : 201401032422 (1108506-W))

QUARTERLY REPORT ON CONSOLIDATED RESULTS FOR THE PERIOD ENDED 30 JUNE 2026

THE FIGURES HAVE NOT BEEN AUDITED

SUNWAY CONSTRUCTION

UNAUDITED CONDENSED CONSOLIDATED INCOME STATEMENTS FOR THE PERIOD ENDED 30 JUNE 2026

	NOTE	<----- INDIVIDUAL QUARTER				----->	<----- CUMULATIVE QUARTER		------>
		CURRENT PERIOD QUARTER 30/06/2026	PRECEDING YEAR CORRESPONDING QUARTER 30/06/2025	CHANGES	IMMEDIATE PRECEDING QUARTER 31/03/2026	CHANGES	CURRENT YEAR TO DATE 30/06/2026	PRECEDING YEAR TO DATE 30/06/2025	CHANGES
		RM'000	RM'000	%	RM'000	%	RM'000	RM'000	%
REVENUE		1,017,666	1,476,910	(31.1%)	1,022,687	(0.5%)	2,040,353	2,877,428	(29.1%)
OPERATING EXPENSES		(909,009)	(1,363,339)	33.3%	(910,570)	0.2%	(1,819,579)	(2,659,228)	31.6%
OTHER OPERATING INCOME		3,633	3,981	(8.7%)	2,131	70.5%	5,764	8,828	(34.7%)
(IMPAIRMENT LOSSES)/NET REVERSAL OF IMPAIRMENT LOSSES ON FINANCIAL ASSETS		(999)	(3,000)	66.7%	20,431	>(100%)	19,432	(2,963)	>100%
PROFIT FROM OPERATIONS		111,291	114,552	(2.8%)	134,679	(17.4%)	245,970	224,065	9.8%
FINANCE INCOME & OTHER DISTRIBUTION INCOME		20,026	17,975	11.4%	22,470	(10.9%)	42,496	32,240	31.8%
FINANCE COSTS		(4,263)	(12,773)	66.6%	(4,407)	3.3%	(8,670)	(25,651)	66.2%
SHARE OF RESULTS OF JOINT VENTURES		4,245	2,863	48.3%	1,945	>100%	6,190	5,180	19.5%
PROFIT BEFORE TAX	**B6**	131,299	122,617	7.1%	154,687	(15.1%)	285,986	235,834	21.3%
INCOME TAX EXPENSE	**B5**	(25,536)	(28,380)	10.0%	(37,657)	32.2%	(63,193)	(55,871)	(13.1%)
PROFIT AFTER TAX		105,763	94,237	12.2%	117,030	(9.6%)	222,793	179,963	23.8%
ATTRIBUTABLE TO:									
- OWNERS OF THE PARENT		103,586	83,894		118,410		221,996	159,613	
- NON-CONTROLLING INTERESTS		2,177	10,343		(1,380)		797	20,350	
		105,763	94,237		117,030		222,793	179,963	
EARNINGS PER SHARE									
(i) BASIC (sen)	**B10**	7.81	6.47		8.97		16.77	12.35	
(ii) DILUTED (sen)	**B10**	7.80	6.43		8.93		16.72	12.30	

(The Unaudited Condensed Consolidated Income Statements should be read in conjunction with the Annual Statutory Financial Statements for the year ended 31 December 2025 and the accompanying explanatory notes attached to the interim financial statements.)

UNAUDITED CONDENSED CONSOLIDATED STATEMENTS OF COMPREHENSIVE INCOME FOR THE PERIOD ENDED 30 JUNE 2026

	<------------ INDIVIDUAL QUARTER	------------>		<-- CUMULATIVE QUARTER -->	
	CURRENT PERIOD QUARTER 30/06/2026	PRECEDING YEAR CORRESPONDING QUARTER 30/06/2025	IMMEDIATE PRECEDING QUARTER 31/03/2026	CURRENT YEAR TO DATE 30/06/2026	PRECEDING YEAR TO DATE 30/06/2025
	RM'000	RM'000	RM'000	RM'000	RM'000
PROFIT FOR THE PERIOD	105,763	94,237	117,030	222,793	179,963
OTHER COMPREHENSIVE INCOME TO BE RECLASSIFIED TO PROFIT AND LOSS IN SUBSEQUENT YEAR					
FOREIGN CURRENCY TRANSLATION	2,190	6,257	(10,908)	(8,718)	10,264
SHARE OF OTHER COMPREHENSIVE INCOME OF ASSOCIATES AND JOINT VENTURES	240	33	(298)	(58)	248
OTHER COMPREHENSIVE INCOME FOR THE PERIOD	2,430	6,290	(11,206)	(8,776)	10,512
TOTAL COMPREHENSIVE INCOME FOR THE PERIOD	108,193	100,527	105,824	214,017	190,475
ATTRIBUTABLE TO:					
- OWNERS OF THE PARENT	105,568	88,328	110,436	216,004	168,834
- NON-CONTROLLING INTERESTS	2,625	12,199	(4,612)	(1,987)	21,641
	108,193	100,527	105,824	214,017	190,475

(The Unaudited Condensed Consolidated Statements of Comprehensive Income should be read in conjunction with the Annual Statutory Financial Statements for the year ended 31 December 2025 and the accompanying explanatory notes attached to the interim financial statements.)

UNAUDITED CONDENSED CONSOLIDATED STATEMENTS OF FINANCIAL POSITION AS AT 30 JUNE 2026

	NOTE	AS AT FINANCIAL PERIOD ENDED 30/06/2026	AS AT FINANCIAL YEAR ENDED 31/12/2025
		RM'000 (UNAUDITED)	RM'000 (AUDITED)
ASSETS			
Non-current assets			
Property, plant, equipment, software and right of use assets		115,692	122,075
Investment in joint ventures		213,567	208,194
Other investments		266	266
Long term receivables	**B8**	321,274	402,555
Deferred tax assets		41,768	44,958
		692,567	778,048
Current assets			
Inventories		68,886	60,117
Receivables, deposits and prepayments	**B8**	2,060,639	1,567,124
Tax recoverable		11,863	18,674
Cash and bank balances		1,638,585	2,000,058
		3,779,973	3,645,973
TOTAL ASSETS		4,472,540	4,424,021
EQUITY AND LIABILITIES			
Current liabilities			
Payables, lease liabilities and other current liabilities		3,292,145	3,194,032
Borrowings	**B7**	306,107	157,706
Tax payable		42,843	53,963
		3,641,095	3,405,701
Non-current liabilities			
Borrowings	**B7**	124,111	142,535
Lease liabilities		7,015	9,772
Deferred tax liabilities		3,006	689
		134,132	152,996
Total liabilities		3,775,227	3,558,697
Equity attributable to owners of the parent			
Share capital		422,169	378,369
Treasury shares		(6,990)	(6,990)
Merger reserve		(37,894)	(37,894)
Share option reserve		8,178	12,176
Retained profits		244,940	444,774
Other reserves		(12,504)	(6,512)
		617,899	783,923
NON-CONTROLLING INTERESTS		79,414	81,401
Total equity		697,313	865,324
TOTAL EQUITY AND LIABILITIES		4,472,540	4,424,021
Net Assets Per Share Attributable To Owners Of The Parent (RM)		**0.47**	**0.59**

(The Unaudited Condensed Consolidated Statements of Financial Position should be read in conjunction with the Annual Statutory Financial Statements for the year ended 31 December 2025 and the accompanying explanatory notes attached to the interim financial statements.)

SUNWAY CONSTRUCTION GROUP BERHAD (Company No : 201401032422 (1108506-W))

QUARTERLY REPORT ON CONSOLIDATED RESULTS FOR THE FINANCIAL PERIOD ENDED 30 JUNE 2026

THE FIGURES HAVE NOT BEEN AUDITED

UNAUDITED CONDENSED CONSOLIDATED STATEMENTS OF CHANGES IN EQUITY FOR THE PERIOD ENDED 30 JUNE 2026

	<---- ATTRIBUTABLE TO OWNERS OF THE PARENT ----										>	
	<---- NON-DISTRIBUTABLE							---->	DISTRIBUTABLE			
	SHARE CAPITAL	TREASURY SHARES	MERGER RESERVE	OTHER RESERVES TOTAL	CAPITAL CONTRIBUTION BY IMMEDIATE HOLDING COMPANY	OTHER CAPITAL RESERVE	SHARE OPTION RESERVE	FOREIGN EXCHANGE RESERVE	RETAINED PROFITS	TOTAL	NON-CONTROLLING INTERESTS	TOTAL EQUITY
	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000
PERIOD ENDED 30 JUNE 2026												
At 1 January 2026	378,369	(6,990)	(37,894)	5,664	641	471	12,176	(7,624)	444,774	783,923	81,401	865,324
Profit for the period	-	-	-	-	-	-	-	-	221,996	221,996	797	222,793
Other comprehensive income, net of tax	-	-	-	(5,992)	-	-	-	(5,992)	-	(5,992)	(2,784)	(8,776)
Total comprehensive income	-	-	-	(5,992)	-	-	-	(5,992)	221,996	216,004	(1,987)	214,017
Transactions with owners												
Share option granted under ESOS	-	-	-	2,680	-	-	2,680	-	-	2,680	-	2,680
Issuance of ordinary shares pursuant to:												
- exercise of ESOS	43,800	-	-	(6,678)	-	-	(6,678)	-	-	37,122	-	37,122
Dividends paid	-	-	-	-	-	-	-	-	(421,830)	(421,830)	-	(421,830)
At 30 June 2026	422,169	(6,990)	(37,894)	(4,326)	641	471	8,178	(13,616)	244,940	617,899	79,414	697,313
PERIOD ENDED 30 JUNE 2025												
At 1 January 2025	258,580	(6,990)	(37,894)	3,317	641	471	-	2,205	660,899	877,912	60,588	938,500
Profit for the period	-	-	-	-	-	-	-	-	159,613	159,613	20,350	179,963
Other comprehensive income, net of tax	-	-	-	9,221	-	-	-	9,221	(0)	9,221	1,291	10,512
Total comprehensive income	-	-	-	9,221	-	-	-	9,221	159,613	168,834	21,641	190,475
Transactions with owners												
Acquisition equity interest in subsidiary by non-controlling interests	-	-	-	-	-	-	-	-	-	-	3,792	3,792
Share option granted under ESOS	-	-	-	10,531	-	-	10,531	-	-	10,531	-	10,531
Issuance of ordinary shares pursuant to:												
- exercise of ESOS	76,637	-	-	(10,595)	-	-	(10,595)	-	-	66,042	-	66,042
Dividends paid	-	-	-	-	-	-	-	-	(97,140)	(97,140)	-	(97,140)
At 30 June 2025	335,217	(6,990)	(37,894)	12,474	641	471	(64)	11,426	723,372	1,026,179	86,021	1,112,200

(The Unaudited Condensed Consolidated Statements of Changes in Equity should be read in conjunction with the Annual Statutory Financial Statements for the year ended 31 December 2025 and the accompanying explanatory notes attached to the interim financial statements.)

UNAUDITED CONDENSED CONSOLIDATED STATEMENTS OF CASH FLOWS FOR THE PERIOD ENDED 30 JUNE 2026

	NOTE	FOR THE PERIOD ENDED 30/06/2026	FOR THE PERIOD ENDED 30/06/2025
		RM'000 (UNAUDITED)	RM'000 (UNAUDITED)
CASH FLOWS FROM OPERATING ACTIVITIES			
Profit before tax		285,986	235,834
Adjustments for:			
- non-cash items		(1,218)	18,706
- finance costs		8,670	25,651
- finance income and other distribution income		(42,496)	(32,240)
Operating cash flows before working capital changes		250,942	247,951
Changes in working capital		(22,653)	754,745
Cash flows generated from operations		228,289	1,002,696
Interest and other distribution income received		42,496	32,240
Interest paid		(8,288)	(25,478)
Tax refunded		5,684	16
Tax paid		(66,617)	(16,294)
Net cash generated from operating activities		201,564	993,180
CASH FLOWS FROM INVESTING ACTIVITIES			
Proceeds from disposal of property, plant and equipment and software		135	11,585
Acquisitions of property, plant and equipment and software		(2,357)	(13,805)
Placement of deposits pledged to other financial institutions		85,228	(35)
Deposits of deposits from licensed bank with maturity of more than 3 months		-	(64)
Net cash generated from/(used in) investing activities		83,006	(2,319)
CASH FLOWS FROM FINANCING ACTIVITIES			
Net bank and other borrowings		132,918	(26,484)
Interest paid to related co and lease liabilities		(382)	(173)
Dividends paid to shareholders		(724,914)	(97,140)
Additional shares acquired by non-controlling interest		-	3,792
Proceeds from issuance of ordinary shares pursuant to exercise of ESOS		37,122	66,042
Net cash used in financing activities		(555,256)	(53,963)
NET (DECREASE)/INCREASE IN CASH AND CASH EQUIVALENTS		(270,686)	936,898
EFFECTS OF EXCHANGE RATE CHANGES		(5,559)	2,919
CASH AND CASH EQUIVALENTS AT BEGINNING OF FINANCIAL PERIOD		1,913,564	936,272
CASH AND CASH EQUIVALENTS AT END OF FINANCIAL PERIOD		1,637,319	1,876,089
Cash and cash equivalents at end of financial period comprise the following :			
Deposits with licensed banks and other financial institutions		1,554,041	1,555,459
Cash and bank balances		84,544	400,220
Cash and bank balances and placement in funds		1,638,585	1,955,679
Less: Deposits with other financial institutions with maturity of over 3 months		(1,266)	(266)
Less: Placement of deposits pledged to other financial institutions		-	(79,324)
Cash and cash equivalents		1,637,319	1,876,089

(The Unaudited Condensed Consolidated Statements of Cash Flows should be read in conjunction with the Annual Statutory Financial Statements for the year ended 31 December 2025 and the accompanying explanatory notes attached to the interim financial statements.)

NOTES TO FINANCIAL STATEMENTS

A1 Accounting Policies and Basis of Preparation

The Group has prepared its financial statements using the Malaysian Financial Reporting Standards ("MFRS") for the year ending 31 December 2026. The interim financial report is unaudited and is prepared in accordance with MFRS134 *Interim Financial Reporting* and paragraph 9.22 of the Bursa Malaysia Securities Berhad Listing Requirements.

The interim financial statements should be read in conjunction with the audited financial statements for the financial year ended 31 December 2025. These explanatory notes attached to the interim financial statements provide an explanation of events and transactions that are significant to an understanding of the changes in the financial position and performance of the Group since the financial year ended 31 December 2025.

The accounting policies and methods of computation adopted by the Group in this interim financial report are consistent with those adopted in the audited financial statements for the financial year ended 31 December 2025 except for the adoption of the following new MFRSs and Amendments to MFRSs that are effective for the financial statements from 1 January 2026, as disclosed below:

Title	Effective Date
Amendments to MFRS 9 and MFRS 7 *Amendments to the Classification and Measurement of Financial Instruments*	1 January 2026
Amendments to MFRS 9 and MFRS 7 *Contracts Referencing Nature-dependent Electricity*	1 January 2026
Annual Improvement to MFRS Accounting Standards - Volume 11	1 January 2026

A2 Report of the Auditors

The report of the auditors of preceding audited financial statements was not subjected to any qualification.

A3 Seasonal or Cyclical Factors

The results for the current quarter under review were not materially affected by seasonal or cyclical factors.

A4 Unusual Items

There were no material unusual items affecting the amounts reported for the period ended 30 June 2026 except for those disclosed in Note B6.

A5 Changes in Estimates

There were no changes in estimates that have a material effect on the amounts reported for the current period ended 30 June 2026.

A6 Debt and Equity Securities

There were no issuance, cancellation, repurchase, resale and repayment of debts and equity securities during the current period ended 30 June 2026 except 9,829,600 ordinary shares were issued pursuant to the exercise of employees' share options granted under the Employees Share Option Scheme. The Group's debt status is as disclosed in Note B7.

A7 Changes in Composition of the Group

There were no major changes in composition of the Group for the current period ended 30 June 2026.

A8 Dividend paid / payable

	As at 30 June 2026 RM'000 (Unaudited)	As at 31 December 2025 RM'000 (Audited)
Dividends recognised for the year (Net of tax)		
2024 - 2.50 cents per share (Note 1)		32,240
2025 - 5.00 cents per share (Note 2)		64,900
2025 - 7.25 cents per share (Note 3)		95,324
2025 - 6.25 cents per share (Note 4)		82,354
2025 - 23.00 cents per share (Note 4)		303,085
2025 - 9.00 cents per share (Note 5)	119,163	
2026 - 7.60 cents per share (Note 6)	100,889	
2026 - 15.20 cents per share (Note 6)	201,778	
Dividends in respect of year ended (Net of tax)		
5.00 cents per share - declared and paid (Note 2)		64,900
7.25 cents per share - declared and paid (Note 3)		95,324
6.25 cents per share - declared and paid (Note 4)		82,354
23.00 cents per share - declared and paid (Note 4)		303,085
9.00 cents per share - declared and paid (Note 5)		119,163
7.60 cents per share - declared and paid (Note 6)	100,889	
15.20 cents per share - declared and paid (Note 6)	201,778	

Note 1: On 20 February 2025, the Board of Directors declared a third interim single-tier dividend of 2.50 cents per ordinary shares for the financial year ended 31 December 2024. The interim dividend of RM32,240,157 was paid on 10 April 2025.

Note 2: On 20 May 2025, the Board of Directors declared a first interim single-tier dividend of 5.00 cents per ordinary shares for the financial year ended 31 December 2025. The interim dividend of RM64,899,961 was paid on 25 June 2025.

Note 3: On 21 August 2025, the Board of Directors declared a second interim single-tier dividend of 7.25 cents per ordinary shares for the financial year ended 31 December 2025. The interim dividend of RM95,324,110 was paid on 25 September 2025.

Note 4: On 20 November 2025, the Board of Directors declared a third interim single-tier dividend of 6.25 cents per ordinary share and a special single-tier dividend of 23.00 cents per ordinary share for the financial year ended 31 December 2025. The third interim dividend of RM82,354,316 was paid on 23 December 2025 while the special dividend of RM303,084,917 was paid on 8 January 2026.

Note 5: On 23 February 2026, the Board of Directors declared a fourth interim single-tier dividend of 9.00 cents per ordinary share for the financial year ended 31 December 2025. The fourth interim dividend of RM119,162,908 was paid on 31 March 2026.

Note 6: On 18 May 2026, the Board of Directors declared a first interim single-tier dividend of 7.60 cents per ordinary share and a special single-tier dividend of 15.20 cents per ordinary share for the financial year ending 31 December 2026. The first interim dividend and special dividend, amounting to a total of RM302,666,637 were paid on 25 June 2026.

Dividend under Note 1, Note 2, Note 3 and Note 4 have been accounted for in equity in the year ended 31 December 2025. Dividend under Note 5 have been accounted for in equity in the first quarter of 2026. Dividend under Note 6 have been accounted for in equity in the second quarter of 2026.

On 24 August 2026, the Board of Directors declared a second interim single-tier dividend of 4.00 cents per ordinary shares. The dividend will be payable on 30 September 2026.

A9 Segmental Reporting

	YTD JUNE'26 (Unaudited)			YTD JUNE'25 (Unaudited)		
	Construction RM'000	Precast Concrete RM'000	Consolidated RM'000	Construction RM'000	Precast Concrete RM'000	Consolidated RM'000
BY BUSINESS SEGMENTS						
REVENUE AND EXPENSES						
Total revenue	2,709,769	202,887	2,912,656	4,173,786	98,897	4,272,683
Inter-segment revenue	(817,617)	(54,686)	(872,303)	(1,370,405)	(24,850)	(1,395,255)
External revenue	1,892,152	148,201	2,040,353	2,803,381	74,047	2,877,428
Results						
Operating segment results	239,449	6,521	245,970	224,074	(9)	224,065
Finance income & other distribution income	42,411	85	42,496	32,083	157	32,240
Finance costs	(8,472)	(198)	(8,670)	(22,654)	(2,997)	(25,651)
Share of results of joint ventures	176	6,014	6,190	(130)	5,310	5,180
Profit before tax	273,564	12,422	285,986	233,373	2,461	235,834
Income tax expense	(61,009)	(2,184)	(63,193)	(55,491)	(380)	(55,871)
Profit after tax	212,555	10,238	222,793	177,882	2,081	179,963
Non controlling interests	(797)	-	(797)	(20,350)	-	(20,350)
Attributable to owners of the parent	211,758	10,238	221,996	157,532	2,081	159,613
TOTAL ASSETS	3,923,276	495,633	4,418,909	4,289,283	548,374	4,837,657
Unallocated assets	-	-	53,631	-	-	56,931
	3,923,276	495,633	4,472,540	4,289,283	548,374	4,894,588
TOTAL LIABILITIES	3,639,354	90,024	3,729,378	3,533,135	181,701	3,714,836
Unallocated liabilities	-	-	45,849	-	-	67,552
	3,639,354	90,024	3,775,227	3,533,135	181,701	3,782,388

A9 Segmental Reporting (Contd.)

	YTD JUNE'26 (Unaudited)				YTD JUNE'25 (Unaudited)			
	Revenue RM'000	Profit / (loss) before tax RM'000	Profit / (loss) after tax RM'000	Attributable to owners of the parent RM'000	Revenue RM'000	Profit / (loss) before tax RM'000	Profit / (loss) after tax RM'000	Attributable to owners of the parent RM'000
GEOGRAPHICAL SEGMENTS								
Malaysia	1,873,061	281,520	219,782	215,883	2,786,589	241,478	185,714	164,771
Singapore	148,201	6,315	6,315	6,315	74,047	(259)	(259)	(259)
India	19,091	(1,849)	(3,304)	(202)	16,792	(5,359)	(5,466)	(4,873)
Trinidad & Tobago	-	-	-	-	-	(26)	(26)	(26)
	2,040,353	285,986	222,793	221,996	2,877,428	235,834	179,963	159,613

A9 Segmental Reporting (Contd.)

Segmental results by foreign currency for the financial period ended 30 June 2026 are as follows:

CONSTRUCTION SEGMENT:

	FOREIGN EXCHANGE RATE	FC'000				RM'000			
		Revenue	Profit / (loss) before tax	Profit / (loss) after tax	Attributable to owners of the parent	Revenue	Profit / (loss) before tax	Profit / (loss) after tax	Attributable to owners of the parent
Malaysia Ringgit (RM'000)		1,873,061	275,424	215,870	211,971	1,873,061	275,424	215,870	211,971
India Rupee (INR'000)	0.0464	411,442	(39,839)	(71,213)	(4,345)	19,091	(1,849)	(3,304)	(202)
Singapore Dollar (SGD'000)	3.1128	-	(4)	(4)	(4)	-	(11)	(11)	(11)
						1,892,152	273,564	212,555	211,758

	FOREIGN EXCHANGE RATE	TOTAL ASSETS		TOTAL LIABILITIES	
		FC'000	RM'000	FC'000	RM'000
Malaysia Ringgit (RM'000)		3,360,242	3,360,242	3,450,082	3,450,082
United Arab Emirates (AED'000)	1.1099	79	88	-	-
India Rupee (INR'000)	0.0470	11,970,633	562,620	4,026,969	189,268
Singapore Dollar (SGD'000)	3.1455	104	326	1	4
			3,923,276		3,639,354

PRECAST SEGMENT:

	FOREIGN EXCHANGE RATE	FC'000				RM'000			
		Revenue	Profit / (Loss) before tax	Profit / (Loss) after tax	Attributable to owners of the parent	Revenue	Profit / (Loss) before tax	Profit / (Loss) after tax	Attributable to owners of the parent
Malaysia Ringgit (RM'000)		-	6,096	3,912	3,912	-	6,096	3,912	3,912
Singapore Dollar (SGD'000)	3.1128	47,611	2,032	2,032	2,032	148,201	6,326	6,326	6,326
						148,201	12,422	10,238	10,238

	FOREIGN EXCHANGE RATE	TOTAL ASSETS		TOTAL LIABILITIES	
		FC'000	RM'000	FC'000	RM'000
Malaysia Ringgit (RM'000)		65,225	65,225	25,756	25,756
Singapore Dollar (SGD'000)	3.1455	136,833	430,408	20,432	64,268
			495,633		90,024

Income and expenses are translated at the average rate whereas the assets and liabilities are translated at the closing rate.

A9 Segmental Reporting (Contd.)

Segmental results by foreign currency for the financial period ended 30 June 2025 are as follows:

CONSTRUCTION SEGMENT:

	FOREIGN EXCHANGE RATE	FC'000				RM'000			
		Revenue	Profit / (loss) before tax	Profit / (loss) after tax	Attributable to owners of the parent	Revenue	Profit / (loss) before tax	Profit / (loss) after tax	Attributable to owners of the parent
Malaysia Ringgit (RM'000)		2,786,589	237,998	182,614	161,671	2,786,589	237,998	182,614	161,671
India Rupee (INR'000)	0.0513	327,335	(104,471)	(106,544)	(94,997)	16,792	(5,359)	(5,466)	(4,873)
Singapore Dollar (SGD'000)	3.3039	-	230	230	230	-	760	760	760
Trinidad & Tobago Dollar (TT$'000)	0.6459	-	(40)	-	-	-	(26)	(26)	(26)
						2,803,381	233,373	177,882	157,532

	FOREIGN EXCHANGE RATE	TOTAL ASSETS		TOTAL LIABILITIES	
		FC'000	RM'000	FC'000	RM'000
Malaysia Ringgit (RM'000)		3,652,936	3,652,936	3,081,507	3,081,507
United Arab Emirates (AED'000)	1.1555	93	107	-	-
India Rupee (INR'000)	0.0535	11,885,525	635,876	8,441,579	451,624
Singapore Dollar (SGD'000)	3.3189	113	364	1	4
			4,289,283		3,533,135

PRECAST SEGMENT:

	FOREIGN EXCHANGE RATE	FC'000				RM'000			
		Revenue	Profit / (loss) before tax	Profit / (loss) after tax	Attributable to owners of the parent	Revenue	Profit / (loss) before tax	Profit / (loss) after tax	Attributable to owners of the parent
Malaysia Ringgit (RM'000)		-	3,480	3,100	3,100	-	3,480	3,100	3,100
Singapore Dollar (SGD'000)	3.3039	22,412	(308)	(308)	(308)	74,047	(1,019)	(1,019)	(1,019)
						74,047	2,461	2,081	2,081

	FOREIGN EXCHANGE RATE	TOTAL ASSETS		TOTAL LIABILITIES	
		FC'000	RM'000	FC'000	RM'000
Malaysia Ringgit (RM'000)		58,056	58,056	33,534	33,534
Singapore Dollar (SGD'000)	3.3189	147,735	490,318	44,644	148,167
			548,374		181,701

Income and expenses are translated at the average rate whereas the assets and liabilities are translated at the closing rate.

A10 Material events

There were no material events subsequent to the current period ended 30 June 2026.

A11 Commitments

(a) Capital commitment not provided for in the financial period ended 30 June 2026 and financial year ended 31 December 2025 are as follows:

	As at 30 June 2026 RM'000 (Unaudited)	As at 31 December 2025 RM'000 (Audited)
Approved and contracted for		
- Construction	40	7,275
- Precast	1,848	212
Approved but not contracted for	-	-
	1,888	7,487

A12 Significant Related Party Transactions

The Group had the following transactions with related parties during the financial period ended 30 June 2026:

	Cumulative Year To Date 30 June 2026 RM'000 (Unaudited)	Cumulative Year To Date 30 June 2025 RM'000 (Unaudited)
Contract revenue from:		
Related companies	525,972	305,350
Related parties	1,564	93,462
Rental income of plant and machinery from:		
Related companies	67	72
Related party	-	1
Purchases of goods/services from:		
Related companies	(88,553)	(378,526)
Related parties	(168)	(37,277)
Rental of office space from:		
Related companies	(41)	(746)
Related parties	(1,068)	(966)
Interest expense charged by:		
Related company	0	(8)
Management fees charged by:		
Related company	(11,286)	(9,414)
Service Level Agreement fees paid to:		
Related companies	(1,882)	(1,832)

B1 Review of Performance

For the quarter (YoY)

Total Group	Q2 2026	Q2 2025	Changes
Revenue (RM'mil)	1,017.7	1,476.9	(31.1%)
PBT (RM'mil)	131.3	122.6	7.1%
PBT Margin (%)	12.9%	8.3%	

The Group recorded revenue of RM1,017.7 million and profit before tax of RM131.3 million for the current quarter ended 30 June 2026, compared to revenue of RM1,476.9 million and profit before tax of RM122.6 million recorded in the corresponding quarter of the preceding financial year. The decrease in revenue was mainly due to construction segment, while the improvement in profitability was driven by contributions from all segments.

Construction Segment	Q2 2026	Q2 2025	Changes
Revenue (RM'mil)	941.6	1,433.5	(34.3%)
PBT (RM'mil)	124.8	121.4	2.8%
PBT Margin (%)	13.3%	8.5%	

Construction segment recorded revenue of RM941.6 million and profit before tax of RM124.8 million compared to revenue of RM1,433.5 million and profit before tax of RM121.4 million reported in the corresponding quarter of the preceding financial year. The higher turnover in the corresponding quarter of the preceding financial year was primarily attributable to the accelerated progress of several data centre projects. Despite this, the Group recorded a higher profit margin in the current quarter, mainly attributable to a more favourable project mix, with a higher proportion of Advanced Technology Facilities (ATF) projects.

Precast Segment	Q2 2026	Q2 2025	Changes
Revenue (RM'mil)	76.1	43.4	75.3%
PBT (RM'mil)	6.5	1.2	>100%
PBT Margin (%)	8.5%	2.8%	

Precast segment recorded revenue of RM76.1 million and profit before tax of RM6.5 million compared to revenue of RM43.4 million and profit before tax of RM1.2 million in the corresponding quarter of the preceding financial year. The revenue increased in the current quarter due to the higher contributions from all ongoing projects. The profit margin increased in tandem with higher revenue in the current quarter.

B1 **Review of Performance (Contd.)**

For the full year

	YTD Q2 2026	YTD Q2 2025	Changes
Revenue (RM'mil)	2,040.4	2,877.4	(29.1%)
PBT (RM'mil)	286.0	235.8	21.3%
PBT Margin (%)	14.0%	8.2%	

The Group recorded revenue of RM2,040.4 million with profit before tax of RM286.0 million for six months period ended 30 June 2026, compared to revenue of RM2,877.4 million with profit before tax of RM235.8 million in the preceding financial period. Revenue dropped due to construction segment while profit before tax increased significantly in both segments.

Construction Segment	YTD Q2 2026	YTD Q2 2025	Changes
Revenue (RM'mil)	1,892.2	2,803.4	(32.5%)
PBT (RM'mil)	273.6	233.4	17.2%
PBT Margin (%)	14.5%	8.3%	

Construction segment recorded revenue of RM1,892.2 million and profit before tax of RM273.6 million compared to revenue of RM2,803.4 million and profit before tax of RM233.4 million in the preceding financial period. The higher revenue recorded in the preceding financial period was due to the peak construction progress in few data centre projects. Notwithstanding the lower revenue in the current financial period, the Group delivered its strongest six-month profit margin on record supported by a more favourable project mix, accelerated progress of certain projects, and the reversal of provision following the recovery of receivable.

Precast Segment	YTD Q2 2026	YTD Q2 2025	Changes
Revenue (RM'mil)	148.2	74.0	>100%
PBT (RM'mil)	12.4	2.4	>100%
PBT Margin (%)	8.4%	3.3%	

Precast segment recorded revenue of RM148.2 million and profit before tax of RM12.4 million compared to revenue of RM74.0 million and profit before tax of RM2.4 million in the preceding financial period. Revenue more than doubled in the current financial period, driven by the ramp-up of ongoing projects. Profit before tax also more than doubled, in tandem with the higher revenue and was further supported by the finalisation of accounts for several projects.

B2 Material Changes in the Quarterly Results (QoQ)

Total Group	Q2 2026	Q1 2026	Changes
Revenue (RM'mil)	1,017.7	1,022.7	(0.5%)
PBT (RM'mil)	131.3	154.7	(15.1%)
PBT Margin (%)	12.9%	15.1%	

The Group recorded revenue of RM1,017.7 million with profit before tax of RM131.3 million for the current quarter ended 30 June 2026, compared to revenue of RM1,022.7 million with profit before tax of RM154.7 million in the immediate preceding quarter. Revenue remained broadly in line across both quarters, while profit before tax declined due to construction segment.

Construction Segment	Q2 2026	Q1 2026	Changes
Revenue (RM'mil)	941.6	950.6	(0.9%)
PBT (RM'mil)	124.8	148.7	(16.1%)
PBT Margin (%)	13.3%	15.6%	

Construction segment recorded revenue of RM941.6 million and profit before tax of RM124.8 million for the current quarter, compared with revenue of RM950.6 million and profit before tax of RM148.7 million in the immediate preceding quarter. Revenue remained broadly consistent across both quarters. The profit margin moderated in the current quarter following the reversal of provision in the immediate preceding quarter.

Precast Segment	Q2 2026	Q1 2026	Changes
Revenue (RM'mil)	76.1	72.1	5.5%
PBT (RM'mil)	6.5	6.0	8.3%
PBT Margin (%)	8.5%	8.3%	

Precast segment recorded revenue of RM76.1 million and profit before tax of RM6.5 million for the current quarter, compared with revenue of RM72.1 million and profit before tax of RM6.0 million in the immediate preceding quarter. Revenue and profitability remained broadly similar across both quarters, as delivery progressed steadily.

B3 Prospects

SunCon has secured RM6.85 billion in new orders year-to-date, surpassing its initial RM6.0 billion order book replenishment target for 2026. The Group has therefore revised its 2026 target upwards to RM7.0–RM9.0 billion. Its outstanding order book currently stands at an all-time high of RM10.5 billion, providing strong earnings visibility and supporting the Group's growth momentum.

The Malaysian economy grew by 6.0% in Q2 2026 (Q1 2026: 5.4%), supported by continued domestic demand, sustained household spending, continued investment activities and stronger exports growth led by the E&E sector as well as the rebound in exports of liquefied natural gas (LNG) and non-E&E manufacturing products. Bank Negara Malaysia continues to project Malaysia's GDP growth at 4.0% to 5.0% for 2026. Meanwhile, the construction sector expanded by 6.5% in Q2 2026 (Q1 2026: 7.7%), supported by special trade and non-residential activities.

At the same time, the rapid adoption of artificial intelligence ("AI"), cloud computing and digitalisation continues to drive demand for hyperscale data centres across the region. Malaysia remains well-positioned as a preferred investment destination, supported by ongoing investments in digital infrastructure, power transmission and renewable energy initiatives. This is expected to sustain a healthy pipeline of data centre investments over the medium term.

Against this backdrop, SunCon continues to strengthen its position in the Advanced Technology Facilities ("ATF") segment. During the first half of 2026, the Group secured three new data centre-related projects, including two substation work packages for hyperscale developments. Building on its proven track record, the Group remains actively pursuing new ATF opportunities.

In parallel, the Group continues to pursue in-house projects from Sunway Group, including hospitals, integrated developments, commercial buildings and transit-oriented developments ("TODs"). These projects provide earnings visibility and complement the Group's external order book with a stable base of in-house construction opportunities.

Complementing these growth drivers, the Group remains disciplined and selective in pursuing new project opportunities, prioritising projects with healthy margins and achievable delivery timelines. The Group also continues to evaluate suitable investment opportunities that can generate long-term recurring income and enhance shareholder value.

Collectively, the Group's diversified portfolio across ATF, in-house and public infrastructure projects positions SunCon on a sustainable growth trajectory. Supported by a healthy order book, strong financial position, expanding technical capabilities and proven execution track record, the Group is optimistic on its performance for the financial year ending 31 December 2026.

B4 Variance of Actual Profit from Profit Forecast

The Company did not issue any profit forecast or profit guarantee during the current period under review.

B5 Taxation

	Current Quarter Ended 30 June 2026 RM'000 (Unaudited)	Immediate Preceding Quarter Ended 31 March 2026 RM'000 (Unaudited)	Cumulative Year To Date 30 June 2026 RM'000 (Unaudited)
Current taxation	(26,525)	(29,891)	(56,416)
Under provision in prior year	-	(1,310)	(1,310)
Deferred taxation	989	(6,456)	(5,467)
	(25,536)	(37,657)	(63,193)
Effective tax rate	19.4%	24.3%	22.1%
Statutory tax rate :			
- Malaysia	24.0%	24.0%	24.0%
- Singapore	17.0%	17.0%	17.0%
- India	25.0%	25.0%	25.0%

The effective tax rate for the period ended 30 June 2026 is at 22.1%.

B6 Profit before Taxation

The following amounts have been included in arriving at profit before taxation:

	Current Quarter Ended 30 June 2026 RM'000 (Unaudited)	Immediate Preceding Quarter Ended 31 March 2026 RM'000 (Unaudited)	Cumulative Year To Date 30 June 2026 RM'000 (Unaudited)
Interest income and other distributable income	20,026	22,470	42,496
Interest expense	(4,263)	(4,407)	(8,670)
Depreciation and amortisation	(4,811)	(4,879)	(9,690)
Reversal/(Allowance) for impairment losses for:			
- Receivables	(999)	20,431	19,432
Fair Value of ESOS option	(1,340)	(1,340)	(2,680)
Gain/(loss) on disposal of:			
- Property, plant and equipment, and software	55	80	135
Accretion of financial assets and financial liabilities	1,190	10	1,200
Foreign exchange gain/(loss):			
- realised	(735)	(603)	(1,338)
- unrealised	1,159	(14,484)	(13,325)

B7 Group Borrowings and Debt Securities

The borrowings breakdown of the Group are as follows:

	As at 30 June 2026 RM'000 (Unaudited)	As at 31 December 2025 RM'000 (Audited)
Current liabilities:		
Unsecured		
- Bills discounting (RM denominated)	272,306	150,000
- Revolving credit (RM denominated)	26,231	-
Secured		
- Term loan (INR denominated)	7,570	7,706
	306,107	157,706
Non current liabilities:		
Secured		
- Term loan (INR denominated)	124,111	142,535
	124,111	142,535

The weighted average interest rates that were effective as at reporting date were as follows:

- Bills discounting (RM denominated)	3.27%	3.36%
- Revolving credit (RM denominated)	3.35%	-
- Secured short/long term loan (INR denominated)	7.38%	9.20%

B8 Receivables, deposits and prepayments

The ageing analysis of the Group's trade receivables and other receivables breakdown are as follows:

	As at 30 June 2026 RM'000 (Unaudited)	As at 31 December 2025 RM'000 (Audited)
Current	1,921,159	1,694,042
1 to 30 days past due	3,290	6,487
31 to 60 days past due	4,412	1,552
61 to 90 days past due	7,384	1,926
91 to 120 days past due	53	3
More than 121 days past due	53,300	62,183
	68,439	72,151
Total trade receivables	1,989,598	1,766,193
Less: Allowance for impairment	(85,525)	(105,115)
Other receivables	147,535	128,157
Amount due from related companies	321,533	166,572
Amount due from joint ventures	8,772	13,872
	2,381,913	1,969,679

B9 Changes in Material Litigation

Except for the following claims, there was no pending material litigation.

(a) On 4 September 2008, the solicitors of Sunway Construction Sdn Bhd ("SunCon") had been served with a Statement of Claim ("Statement of Claim") by Shristi Infrastructure Development Corporation Ltd ("Claimant").

Pursuant to an agreement signed between SunCon and the National Highway Authority of India for the rehabilitation and upgrading of NH-25 to a four-lane configuration in the state of Uttar Pradesh being a part of the East-West Corridor Project, SunCon had entered into a work order with the Claimant for the upgrading and rehabilitation of the stretch of NH-25 from 143.6 km to 170.0 km, of which the Claimant has provided two bank guarantees ("Bank Guarantees") to SunCon.

The Claimant has failed to carry out its obligations under the work order and SunCon has terminated the work order and cashed the Bank Guarantees. The Claimant had filed an application in the Supreme Court of India for the appointment of an arbitrator to arbitrate upon the disputes between the parties. The Supreme Court had appointed the late Mr H.L. Agarwal as the sole arbitrator.

The Statement of Claim was raised in respect of various claims and the total amount claimed is Rs.89,14,55,047.83 in addition to interest and cost. In the counterclaim, SunCon is seeking for Rs.78,13,94,628.61 for inter alia, additional costs incurred by SunCon to complete the works, recovery of mobilisation advance and interest charges, loss of reputation and loss of profits.

On 11 January 2013, the arbitrator that presided over the case passed away and 75 hearings had been held.

SunCon was notified by its solicitors that an arbitration petition has been filed by the Claimant on 7 January 2016 in the Supreme Court of India for the appointment of a new arbitrator. The Supreme Court of India by an order dated 5 January 2017 appointed Hon'ble Mr Justice Vikramajit Sen (a former Judge of the Supreme Court of India) as arbitrator. The first hearing before Mr Justice Vikramajit Sen was held on 24 February 2017 and cross examination had been completed on 7 October 2017.

The Arbitrator published his award on 9 April 2019 and awarded the Claimant Rs. 12,84,41,929.37.

SunCon had filed an appeal with the High Court of New Delhi in early July 2019 to set aside the arbitral award. The Claimant has also filed an execution application against SunCon for enforcement of the arbitral award.

On 10 February 2020, the Honorable Court has directed SunCon to deposit, on a without prejudice basis, the decretal amount with interest with the Registrar General of the High Court of Delhi. SunCon has deposited Rs 13,56,77,784.64 on 26 February 2020 and the amount had been fully provided in the accounts on prudence grounds. Subject to compliance of the said direction, the Honorable Court had stayed the Arbitral Award dated 9 April 2019.

The Claimant filed an application in the High Court of Delhi to permit the Claimant to withdraw the decretal amount deposited by SunCon on 4 March 2020 for release of Rs. 6,72,89,597 from the deposited Award Amount.

On 27 August 2020, the Court directed the release of Rs.6,71,95,972 on the basis of a corporate guarantee to be furnished by Srei Infrastructure Finance Ltd ("SIFL"). The balance to be released upon the Claimant provides a bank guarantee. On 3 November 2020, the Court placed on record the corporate guarantee issued on 21 September 2020 and directed the registry to release the amount in terms of the Court order dated 27 August 2020. On 18 November 2020, the Claimant withdrew their application for withdrawal without a bank guarantee and it has been dismissed accordingly.

On 20 July 2023, SIFL filed an application for release of corporate guarantee and discharge itself from all obligations under the corporate guarantee. Application was heard on 31 July 2023 and is re-notified for arguments on 29 August 2023 and adjourned to 23 November 2023.

B9 Changes in Material Litigation (Contd')

(a) (Contd')

On 20 December 2023, SunCon filed a contempt application against the Claimant and Srei Infrastructure Finance Ltd ("Respondents"). The application was listed on 22 December 2023 and the Court has duly issued notice to the Respondents. The matter was part heard and the next hearing date was scheduled for 17 March 2025. However, due to an abrupt change in the Delhi High Court Roster effective from 17 March 2025, the sitting judge previously assigned to the matter has been reassigned to a different determination. As a result, the case will now be heard by a new judge. The matter was listed for 31 July 2025, 11 November 2025, 4 January 2026, renotified to 16 April 2026, 29 July 2026 and further adjourned.

B10 Earnings per share

The calculation of the earnings per share for the Group is based on profit after taxation and non-controlling interests on the weighted average number of ordinary shares in issue during the year.

	INDIVIDUAL QUARTER		CUMULATIVE QUARTER	
	Current Year Quarter 30 June 2026 RM'000	Preceding Year Quarter 30 June 2025 RM'000	Current Year To Date 30 June 2026 RM'000	Preceding Year To Date 30 June 2025 RM'000
Basic earnings per share				
Profit attributable to members of the Company	103,586	83,894	221,996	159,613
Weighted Average Number of Ordinary Shares ('000)	1,326,354	1,296,178	1,323,481	1,292,857
Earnings per share (Basic) (sen)	7.81	6.47	16.77	12.35
Diluted earnings per share				
Profit attributable to members of the Company	103,586	83,894	221,996	159,613
Weighted Average Number of Ordinary Shares ('000)	1,328,124	1,303,824	1,328,119	1,297,877
Earnings per share (Diluted) (sen)	7.80	6.43	16.72	12.30

By Order of the Board
Tan Kim Aun
Chang Mei Yee
Secretaries

24 Aug 2026

SUNWAY CONSTRUCTION

Appendix 1

AS AT JUNE-26 (RM MIL)	COMPLETION	CONTRACT SUM	O/S ORDERBOOK	
DATA CENTRE			7,358	70%
JHB1X0 - DATA CENTRE & TIW*	4Q 2026	4,146	49	
JHB1X0 - BUILDING 2*	1Q 2027	196	90	
JHB01 - CORE & SHELL WORKS AND MEP FIT-OUT*	4Q 2027	1,561	1,346	
GENERAL CONTRACTOR WORKS - SHELL 1 - MNC*	2Q 2027	1,546	788	
GENERAL CONTRACTOR WORKS - SHELL 2 - MNC*	1Q 2028	2,576	2,295	
PSR - MNC*	2Q 2027	801	81	
PSR - MNC - JB01	2Q 2028	558	558	
PSR - MNC - JB02	4Q 2027	346	346	
K2 BUILDING 4 + VO	3Q 2026	458	53	
DATA CENTRE - SERENDAH	3Q 2028	1,750	1,750	
INFRASTRUCTURE/PILING			10	0%
RTS LINK PACKAGE 1B AND PACKAGE 5	3Q 2026	558	10	
INDIA			51	0%
THORAPALLI - JITTANDAHALLI (TJ)	3Q 2026	508	51	
SINGAPORE			727	7%
PRECAST	VARIOUS	971	617	
NEW ORDER 2026 - EXTERNAL	VARIOUS	110	109	
INTERNAL - SUNWAY GROUP			2,369	23%
SUNMED PH3 FIT-OUT	3Q 2026	122	31	
RTS TRANSIT ORIENTED DEVELOPMENT PROJECT (RTS TOD)	4Q 2027	1,500	1,054	
SUNWAY IPOH MALL	3Q 2027	873	572	
SUNWAY IPOH MALL EXTENSION - HOTEL	2Q 2029	224	224	
SUNWAY IPOH MALL EXTENSION - OFFICE	2Q 2028	63	62	
SUNWAY IPOH STAFF QUARTERS - PILING	3Q 2026	9	6	
SUNWAY MEDICAL ISKANDAR	3Q 2030	400	400	
SUNWAY SANCTUARY FIT OUT WORKS	4Q 2027	20	20	
GRAND TOTAL @ JUNE 2026		19,297	10,515	
RED : SECURED IN 2026		*6,858*	*6,691*	

** included variation order secured in 2026*