

Enclosure 1 56-1 One Report of the year 2023 and Financial Statements

Shareholders can scan the QR code to access the 56-1 One Report, which includes financial position statements, profit and loss statements, dividend policy details, and information on dividend payments made in the past year.



The financial highlights for 2023 and 2022 as disclosed in the Management Discussion and Analysis disseminated to the Stock Exchange of Thailand are as follows:

Statement of income	2023 (Bt million)	2022 (Bt million)	Increase/ (Decrease) (%)
Revenue from sales of real estate	22,357	27,191	(17.8)
Revenue from hospital operations	1,820	1,211	50.2
Other Income	1,956	238	720.8
Total Revenues	26,132	28,640	(8.8)
Cost of sales of real estate ¹⁾	(15,400)	(18,364)	(16.1)
Cost of hospital operations ²⁾	(1,553)	(1,099)	41.3
Gross profit ³⁾	7,223	8,939	(19.2)
Selling and Administrative expenses	(5,612)	(5,177)	8.4
Profit from operating activities	3,568	4,001	(10.8)
Finance costs	(670)	(427)	57.1
Share of profit / (loss) of associate & joint ventures accounted for using equity method	12	29	(57.9)
Profit before income tax expense	2,910	3,603	(19.2)
Tax expense	(570)	(768)	(174.2)
Profit for the period	2,339	2,835	(17.5)
Non-controlling interests	134	63	114.6
Profit attributable to owners of the parent	2,205	2,772	(20.5)

Remark: Percentage in statement of income is calculated from total revenues, while 1) percentage of cost of sales of real estate, 2) cost of hospital operations is calculated from revenue from net sales of real estate and revenue from hospital operations, respectively and 3) Gross profit is calculated from revenue from net sales of real estate and revenue from hospital operations.