

STATEMENTS OF CASH FLOWS

FOR THE YEAR ENDED 31 DECEMBER 2020

	Group		Fund	
	2020 RM	2019 RM	2020 RM	2019 RM
Cash flows from operating activities				
(Loss)/profit before tax	(12,285,065)	36,152,644	(12,225,870)	36,218,863
Adjustments for:				
Islamic financing costs:				
Finance costs	26,882,588	31,636,851	26,882,588	31,636,851
Imputed finance costs	2,007,193	2,185,227	2,007,193	2,185,227
Depreciation of equipment	163,514	140,211	163,514	140,211
Fair value (loss)/gain on investment properties	31,261,883	(3,543,048)	31,261,883	(3,543,048)
Investment income	(451,867)	(1,067,052)	(451,867)	(1,067,052)
Unbilled rental income	(4,421,638)	(4,214,668)	(4,421,638)	(4,214,668)
Allowance for expected credit losses of trade receivables	13,404,632	-	13,404,632	-
Operating profit before working capital changes	56,561,240	61,290,165	56,620,435	61,356,384
(Increase)/decrease in:				
Trade receivables	(22,020,474)	813,232	(22,020,474)	813,232
Other receivables and prepaid expenses	(1,129,793)	803,742	(1,226,443)	814,422
Amount due from related companies	289,080	37,715	289,080	37,715
(Decrease)/increase in:				
Other payables and accrued expenses	(4,818,567)	870,092	(4,735,701)	870,093
Amount due to related companies	(513,948)	(566,582)	(513,948)	(566,582)
Net cash generated from operating activities	28,367,538	63,248,364	28,412,949	63,325,264
Cash flows from investing activities				
Income received from other investments	451,867	1,067,052	451,867	1,067,052
Purchase of equipment	(110,033)	(175,645)	(110,033)	(175,645)
Additions to investment properties A	(2,017,972)	(1,125,254)	(2,017,972)	(1,125,254)
Net cash used in investing activities	(1,676,138)	(233,847)	(1,676,138)	(233,847)

STATEMENTS OF CASH FLOWS

FOR THE YEAR ENDED 31 DECEMBER 2020
(CONT'D)

	Group		Fund	
	2020 RM	2019 RM	2020 RM	2019 RM
Cash flows from financing activities				
Decrease/(increase) in pledged deposits with licensed banks	7,499,000	(2,696,000)	10,639,000	(366,000)
Decrease/(increase) in restricted cash	113,185	2,294,109	-	-
Income distributions paid	(13,165,867)	(32,595,861)	(13,165,867)	(32,595,861)
Islamic financing costs paid	(26,992,357)	(31,483,607)	(26,992,357)	(31,483,607)
Transaction cost paid	(3,928,296)	(1,206,570)	(3,928,296)	(1,206,570)
Increase/(decrease) in amount due to a subsidiary	-	-	4,142,774	(112,807)
Net drawdown in Islamic financing	7,215,000	-	-	-
Net cash used in financing activities	(29,259,335)	(65,687,929)	(29,304,746)	(65,764,845)
Net decrease in cash and cash equivalents	(2,567,935)	(2,673,412)	(2,567,935)	(2,673,428)
Cash and cash equivalents at beginning of year	31,397,805	34,071,217	31,397,805	34,071,233
Cash and cash equivalents at end of year (Note 14)	28,829,870	31,397,805	28,829,870	31,397,805

Note A

Addition to investment properties by the Group and the Fund during the financial year through the following:

		Group		Fund	
	Note	2020 RM	2019 RM	2020 RM	2019 RM
Payment by cash		2,017,972	1,125,254	2,017,972	1,125,254
Capitalisation of deposit for acquisition of properties	13	-	3,254,298	-	3,254,298
Proceeds from borrowing	17	30,973,600	87,026,400	30,973,600	87,026,400
		32,991,572	91,405,952	32,991,572	91,405,952

The accompanying accounting policies and explanatory notes form an integral part of the financial statements.