



嘉新企業團
CHIA HSIN CEMENT GROUP

Chia Hsin Cement Corporation 2023 Q1 Investor Presentation

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Introduction of CHC Group

From House to Home X Pursuing Quality of Life

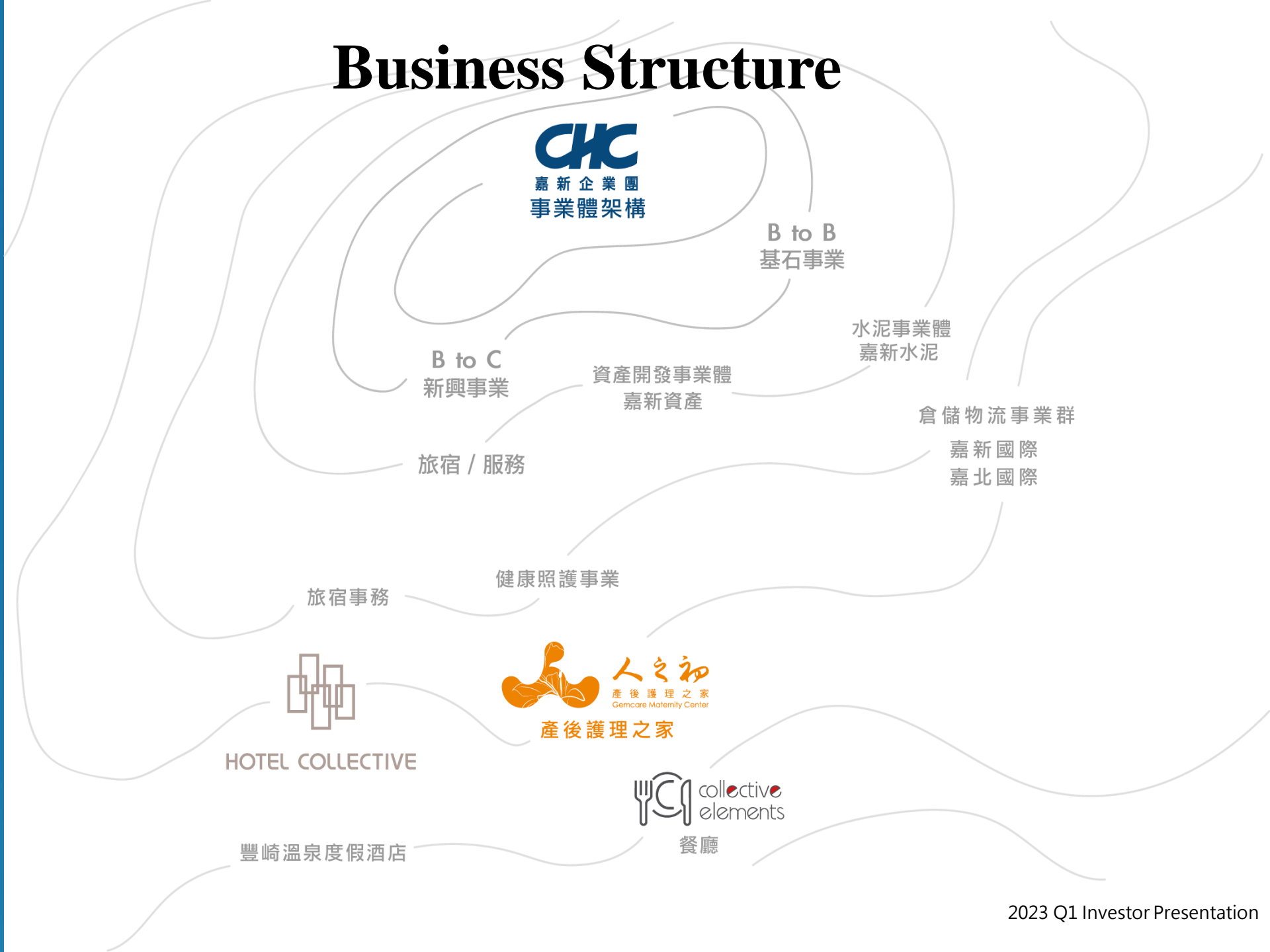


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CHIA HSIN CEMENT
CORPORATION

CODE : 1103
Market : Listed Company
Industry : Cement
Chairman : Kang-Lung, CHANG
General Manager : Li-Shin, WANG
Capital : 7.75 billion
Founded : 1954/12/13
Date of Listing : 1969/11/14
Headquarter : No.96, Sec. 2,
Zhongshan N. Rd.,
Zhongshan Dist. Taipei
City 10449, Taiwan
(R.O.C.)

Business Structure



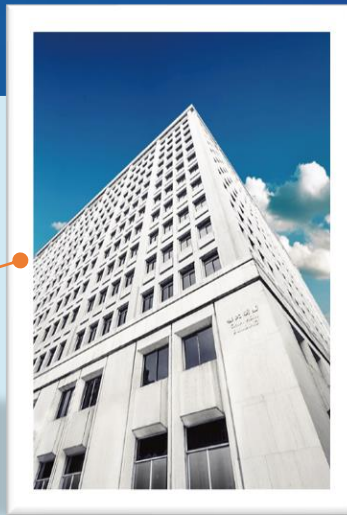
Tong Yang Chia Hsin International Corporation (Keelung Port)



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Taipei



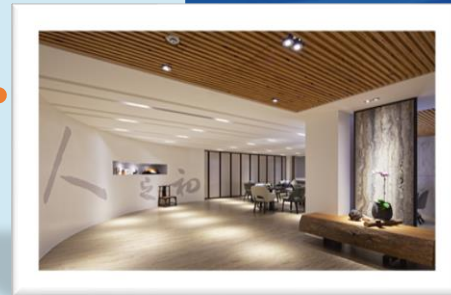
Chia Hsin Cement / Chia Hsin Property Management (Chia Hsin Building)

Chia Pei International Corp. (First Bulk Center of Taipei Port)



Tong Yang Chia Hsin International Corporation (Taichung Port)

Taiwan



Gemcare Maternity Center (Zhongshan Branch)

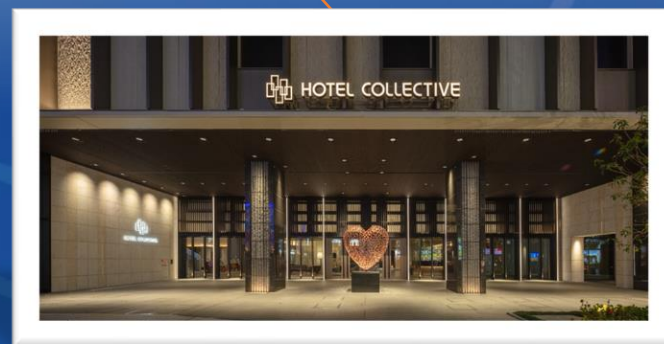


Gemcare Maternity Center (Dunhua Branch)



Okinawa

Map Source : <https://freevectormaps.com>



Hotel Collective



Chia Hsin Cement / Chia Hsin Property Management (Kaohsiung Gangshan plant)

Map Source : <https://freevectormaps.com>



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2023 Q1 Financial Overview

From House to Home X Pursuing Quality of Life



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2023 Q1 Consolidated Income Statement

Unit : Million NTD

	1Q23	1Q22	YoY
Revenue	651	513	27%
Gross Profit	63 9.7%	15 2.9%	320% 6.8 ppts
Operating Loss	(56) (8.6)%	(100) (19.5)%	44% 10.9 ppts
Net Non-operating Items	82	49	67%
EBITDA	155	74	109%
Net Profit(Loss) Attributable to Owner of the Company	20	(81)	125%
Basic EPS(NTD)	0.03	(0.12)	125%



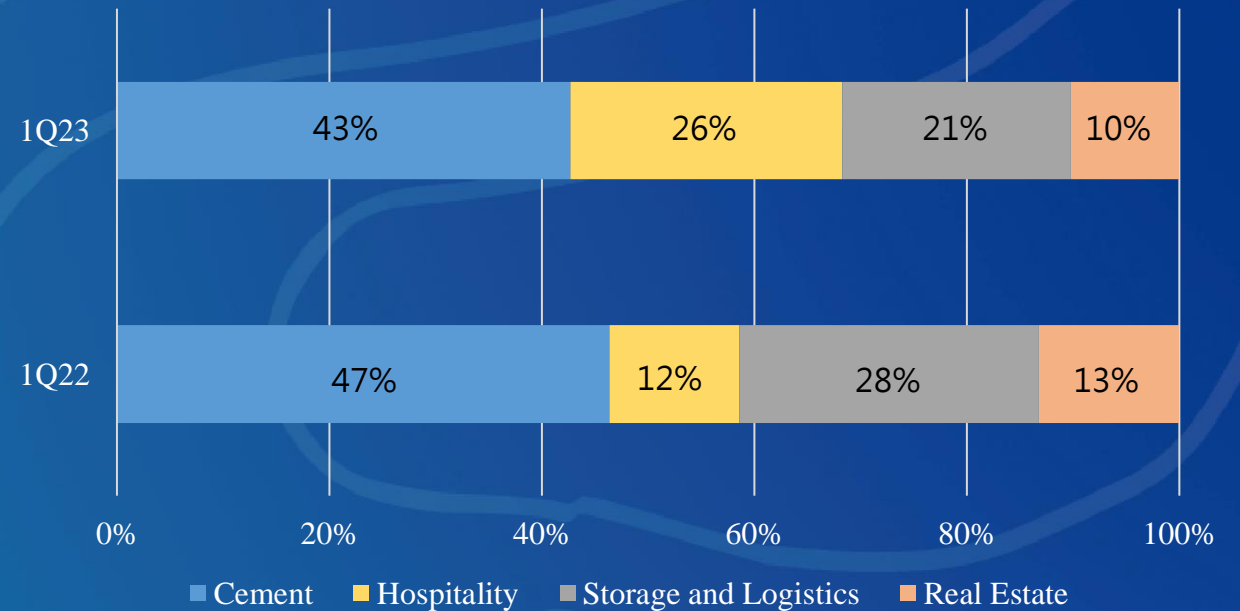
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Revenue Breakdown by Business Units

Unit : Million NTD

Revenue	1Q23	1Q22
Cement	278	237
Real Estate	67	68
Storage and Logistics	140	145
Hospitality	166	63
Total	651	513

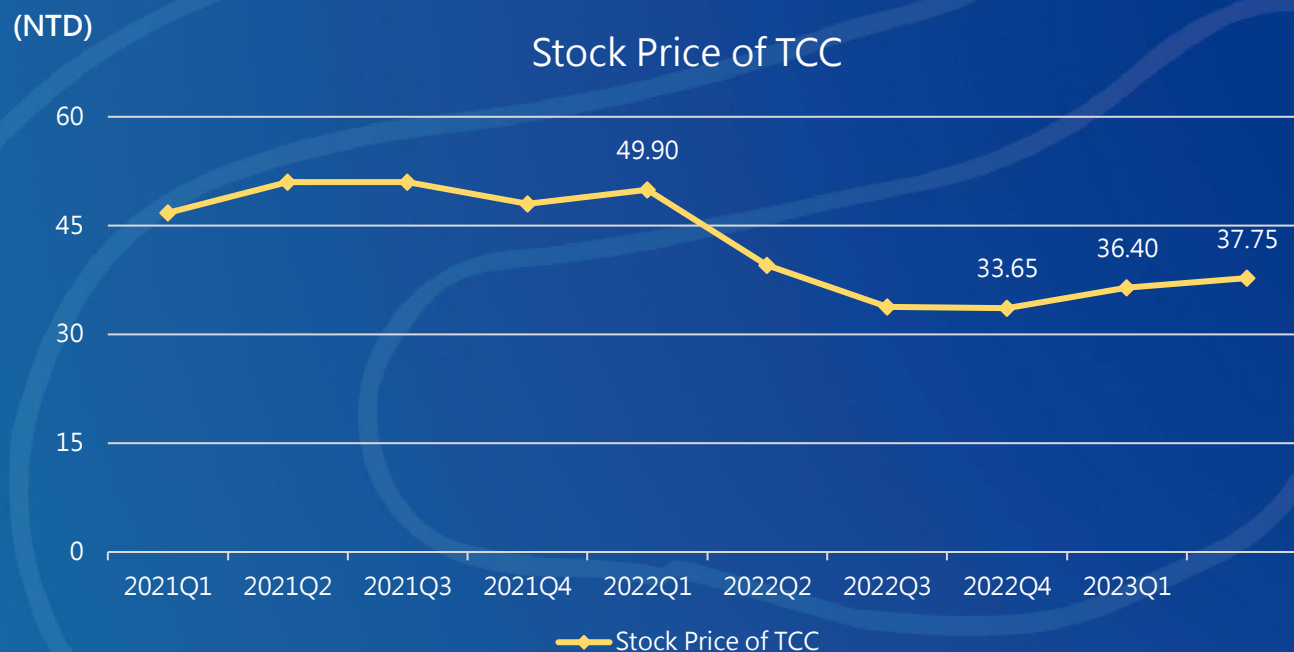
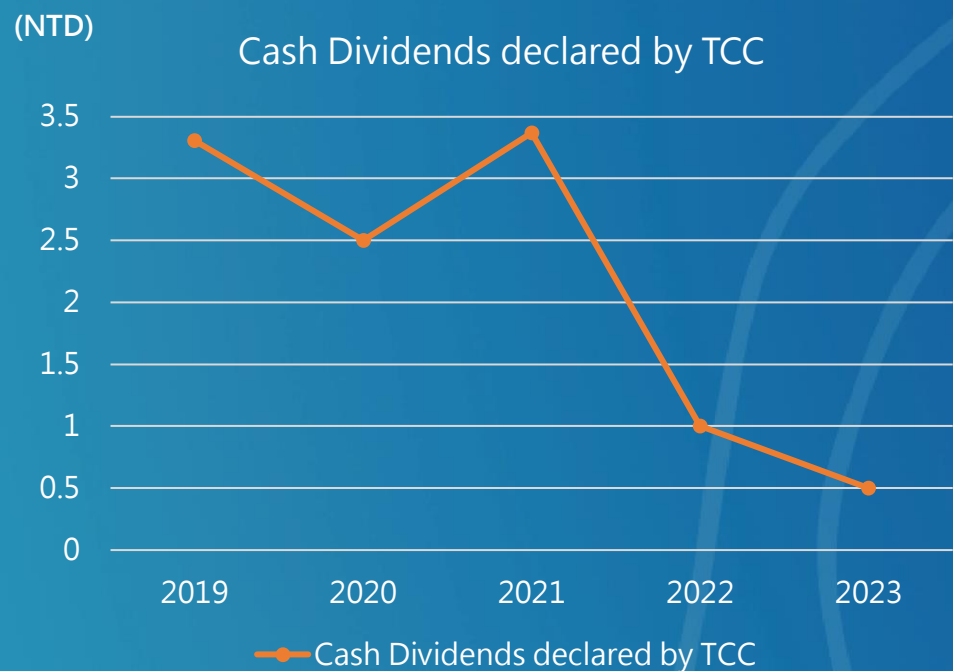
Business Unit Revenue Breakdown Comparison





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Impact of TCC Shareholdings





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Hospitality Business

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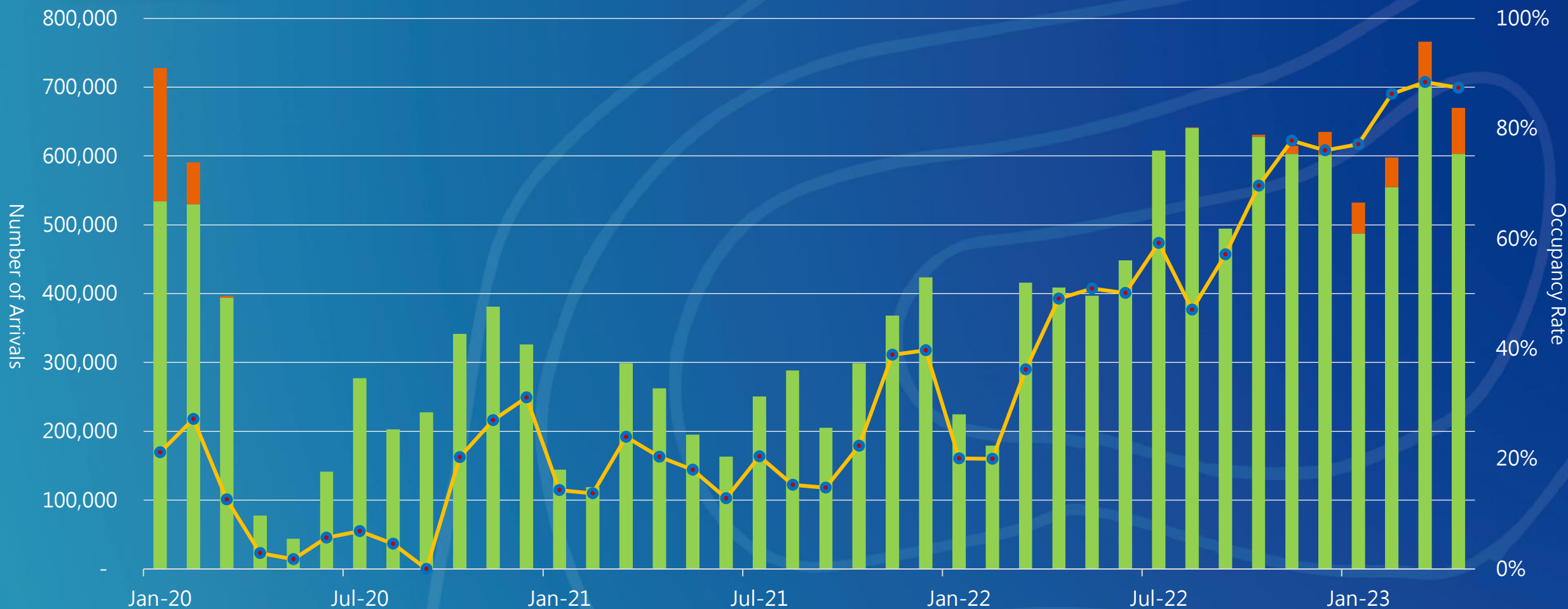
Hospitality Business Strategy

	Direct Management	Outsource Management	Strategic Investment	
Project	 HOTEL COLLECTIVE	InterContinental Okinawa Chura SUN Resort	 A.ROMA LIFESTYLE HOTEL ROME	 HOTELS·RESORTS·GROUP HRC 雲 朋 觀 光
Ownership	100%	100%	40%	23.1%
F/S Implications	Consolidated Entity	Consolidated Entity	Equity Method	Equity Method
Main Location	Okinawa, Japan	Okinawa, Japan	Italy	Taiwan、Italy
Status	Operating from 2020	Value Engineering process	Invested in 2014	Invested in 2020



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Okinawa Strong Recovery in Post-COVID 19



Data Source: Okinawa Prefecture Government

Domestic Visitors International Travelers Occupancy Rate of Hotel Collective

Stable Growth in Performance and Service Quality

資料來源：<http://prt看imes.jp>

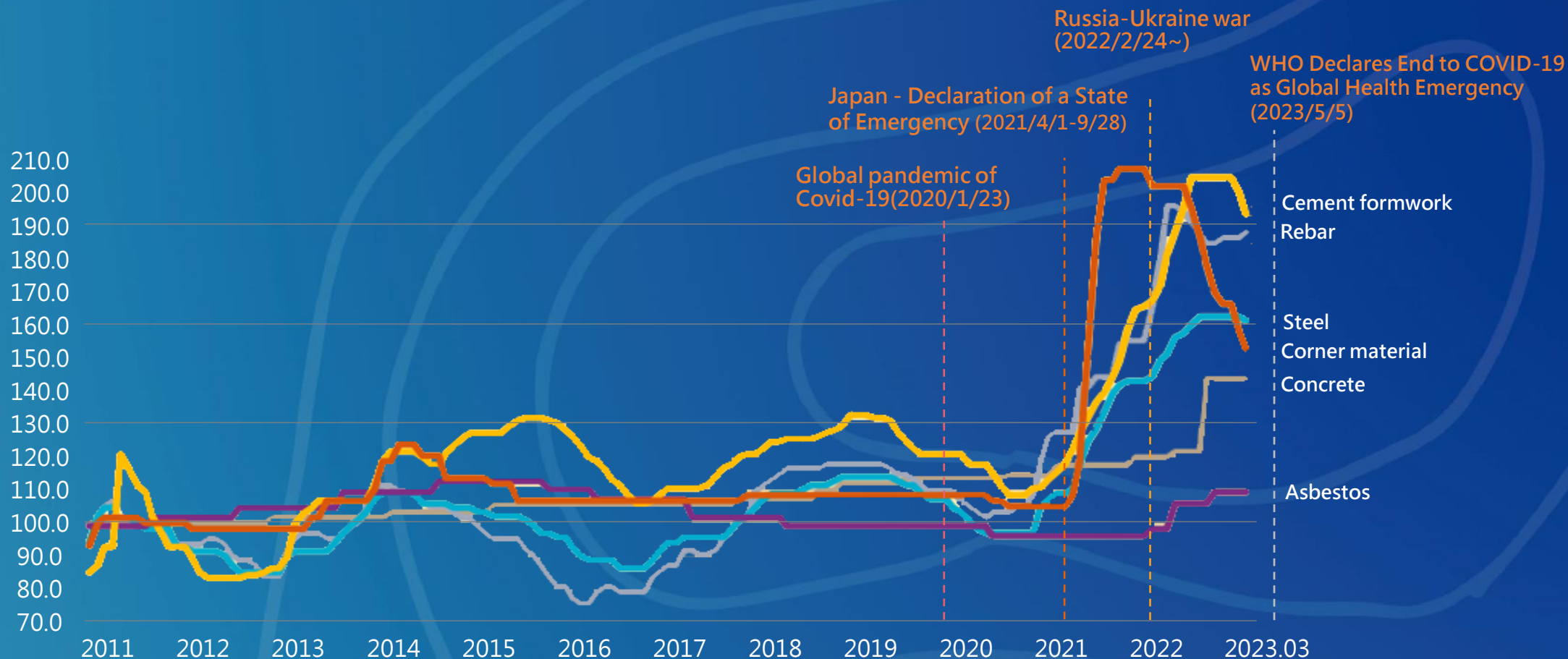
名前	パフォーマンス 年計 (YTD)	クチコミ 年計 (YTD)
Halekulani Okinawa	93.15	456
Hotel Collective	91.83	544
RIHGA Royal Gran Okinawa	90.64	270
Hilton Okinawa Chatan Resort	88.39	238
Hyatt Regency Naha, Okinawa	87.30	345
The Naha Terrace	86.54	85
LOISIR HOTEL NAHA	79.08	322
あなたの値	91.83	544
競合の値	87.52	1716
競合Index	1.05	0.32



InterContinental Okinawa Chura SUN Resort project is currently under VE process

Tokyo construction material price index(dated 2023/3)

Data Source : Construction Research Institute





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2023 Outlook

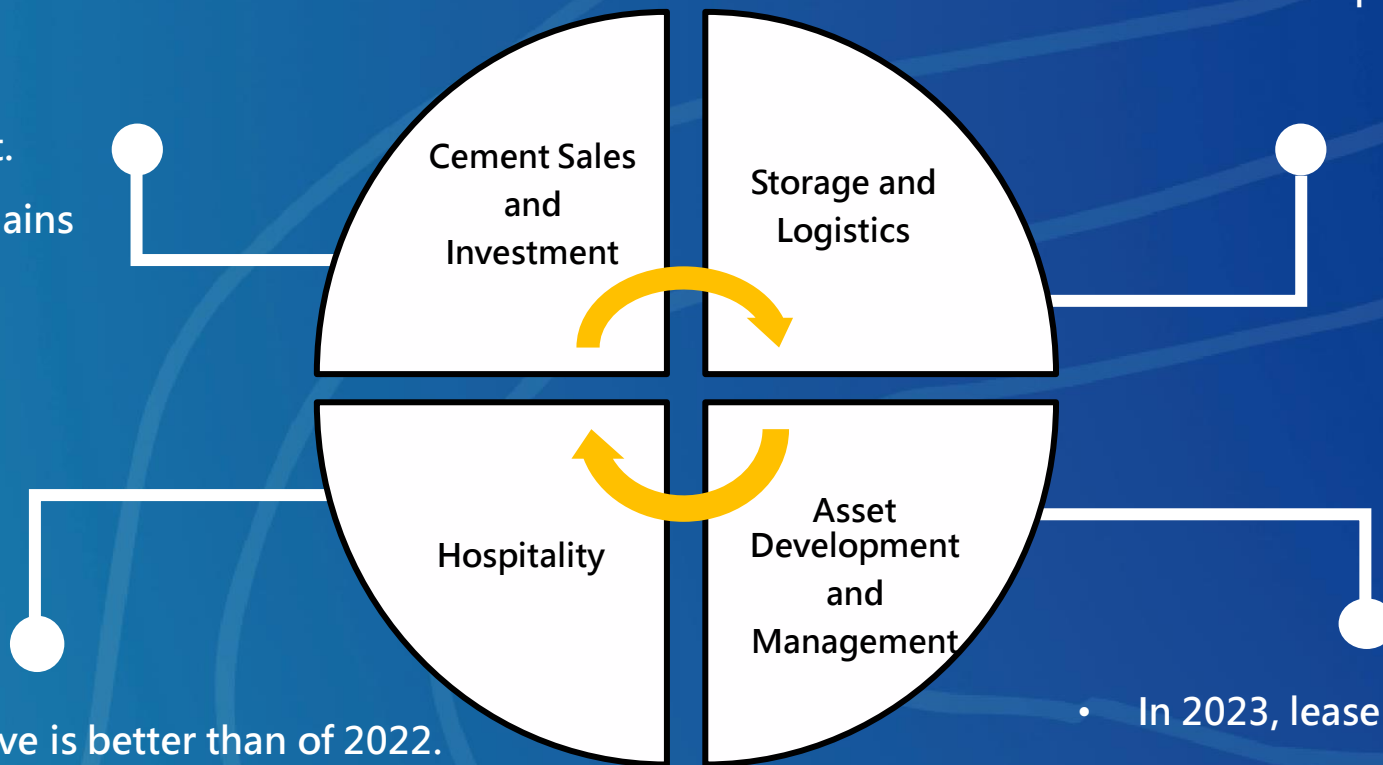
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2023 Outlook

- We remain cautious and conservative on China market.
- Domestic cement market remains stable.



- Bulk cargo loading and unloading volume is expected to remain stable.

- The Outlook for Hotel Collective is better than of 2022.
- InterContinental Okinawa Chura SUN Resort project is currently under VE (Value Engineering) process.

- In 2023, lease income is estimated to have a slight growth compared to 2022.

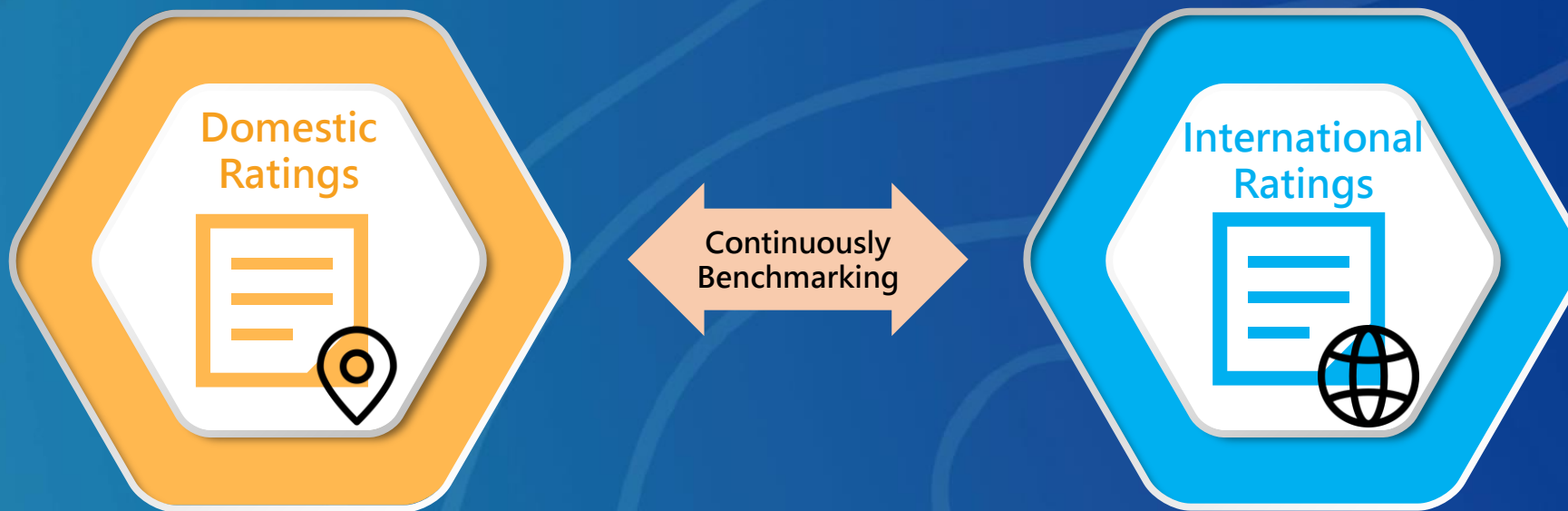


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ESG Highlights

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Focus on Transparency Governance



Corporate Governance Evaluation

Ranked in the top 20% of Listed Companies for three consecutive years.

S&P Global

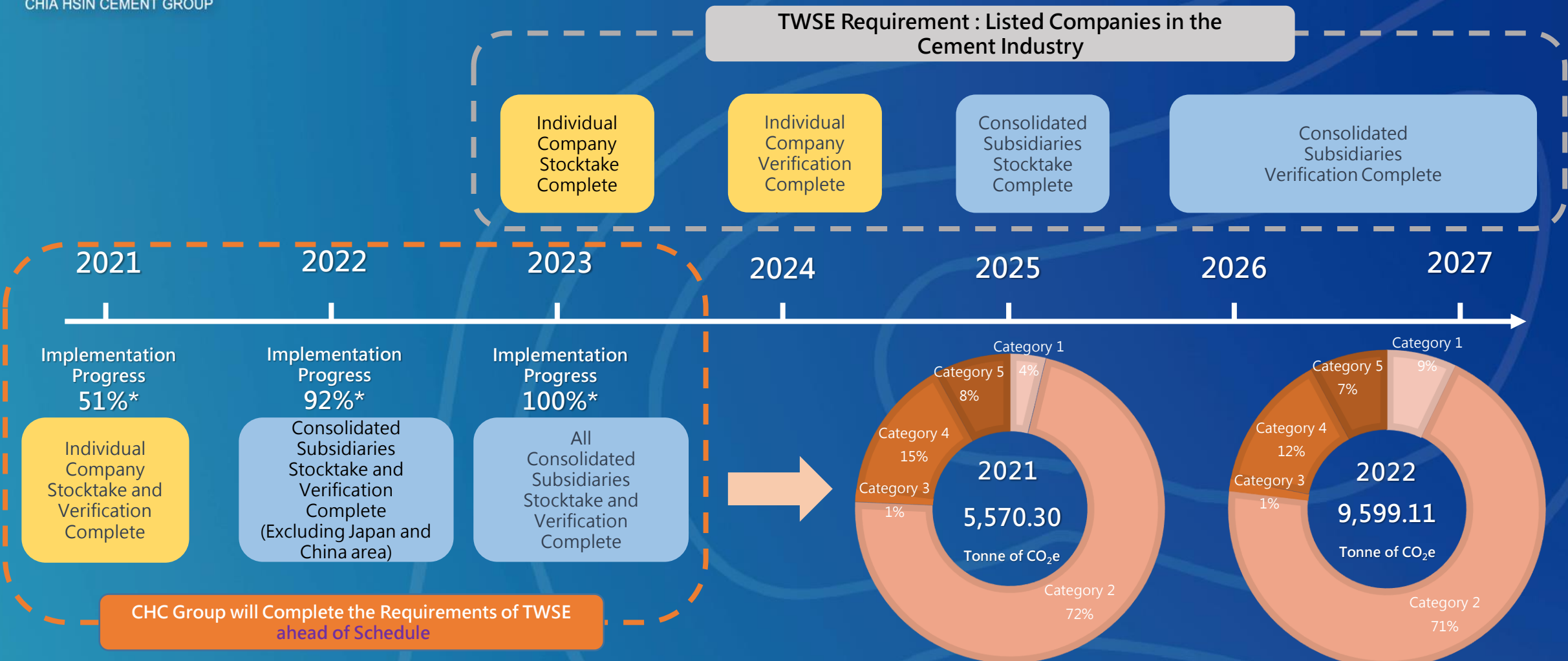
2022 results are 62% better than the previous year and higher than the average score of the companies evaluated.



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Action for Climate Change

TWSE Requirement : Listed Companies in the Cement Industry



*coverage rate = Stocktake and Verification Complete company revenue / 2021 CHC annual revenue x 100%



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Hotel Collective



Gemcare Maternity
Center