

KAMCO Research

United Real Estate Co.

4-Aug-11

Financial Results Announcement for 1H-2011 (Kuwait S.E)

| Profitability | 1H - 2010 | 1H - 2011 | % Change |
|---------------------------------|-----------|-----------|-------------|
| Net Profit/(Loss) - KWD | 2,553,948 | 5,077,302 | 98.8% |
| Earnings Per Share (fils) | 3.33 | 4.37 | 31.2% |
| Return on Average Equity (ROAE) | 4.90% | 4.75% | |
| Return on Average Assets (ROAA) | 2.16% | 1.90% | |

| Balance Sheet Summary (KWD) | 30-Jun-10 | 30-Jun-11 | % Change |
|-----------------------------|-------------|-------------|-------------|
| Assets: | | | |
| Current Assets | 50,580,278 | 26,032,723 | (48.5%) |
| Non-current Assets | 287,494,306 | 484,153,597 | 68.4% |
| Total Assets | 338,074,584 | 510,186,320 | 50.9% |
| | | | |
| Shareholders' Equity** | 147,507,182 | 192,604,770 | 30.57% |
| Liabilities: | | | |
| Current Liabilities | 67,234,655 | 91,350,968 | 35.9% |
| Non-current Liabilities | 110,419,396 | 178,476,836 | 61.6% |
| Total Liabilities | 177,654,051 | 269,827,804 | 51.9% |

^{**} Shareholders' equity may include minority interest

| Year-to-date Trading Indicators & Current Valuation Multiples | | | | | |
|---|---------|--------------------|--------|--|--|
| Volume (Shrs '000) | 246,400 | P/E (x) | 9.59 | | |
| Value (KWD '000) | 22,772 | P/B (x) | 0.49 | | |
| Closing Price (KWD) | 0.080 | Dividend Yield | 0.00% | | |
| Book Value Per Share (KWD) | 0.166 | YTD Share Turnover | 20.74% | | |
| Current Market Capitalization (KWD Million) | 95 | Beta | 1.51 | | |

NA: Not Applicable, NM: Not Meaningful

Source: KAMCO Research & Kuwait Stock Exchange

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