شركة المزايا القابضة ش.م.ك (قابضة)
AL MAZAYA HOLDING CO. K.S.C (HOLDING)
رأس المال المصرح به والمدفوع 64,931,977 د.ك. سجل تجاري 75203 تاريخ التأسيس 1998

MAZAYA
AIM TO LEAD

DUBAI OFFICES
P.O. Box 116488, Dubai
Mazaya Business Avenue | Jumeirah Lake Towers
AA1 Tower | 45th Floor
Tel +971 4 3635455/6 | Fax +971 4 3635457/8

KUWAIT HEAD OFFICE
P.O. Box 3546, Safat 13036, Kuwait
Salhiya Complex | Gate 7 | 3rd Floor
Tel +965 22243333 | Fax +965 22411901
www.mazayarealestate.com

الكويت في :21 يوليو 2013

MAZ-MFM-07-2013-606

السادة / سوق دبي المالي المحترمين .

عناية السيد / حسن عبدالرحمن السركال المحترم .

نائب رئيس أول – رئيس تنفيذي العمليات - رئيس قطاع العمليات

تحية طيبة و بعد ،،،

البيانات المالية المرحلية المكثفة المجمعة للفترة المالية المنتهية في 30/06/ 2013

لشركة المزايا القابضة (ش.م.ك.) قابضة

نود إفادتكم بأن مجلس إدارة الشركة قد اجتمع اليوم الأحد الموافق2013/7/21 ، واعتمد البيانات المالية المرحلية المكثفة المجمعة للفترة المالية المنتهية في 30/ 06/ 2013، وفقا لما يلي :-

1- **الفترات الحالية :**

البند	فترة الثلاثة أشهر من 31 / 03 /2013 إلى 30 / 06 /2013	فترة الستة أشهر من 01 / 01 /2013 إلى 30 / 06 /2013
الربح – (دولار امريكي)	740.529	1.493.039
ربح السهم– (سنت أمريكي)	0.13	0.26
إجمالي الموجودات المتداولة	372,571,187	372.571.187
إجمالي الموجودات	771.099.682	771.099.682
إجمالي المطلوبات المتداولة	345.146.040	345,146,040
إجمالي المطلوبات	459.212.733	459,212,733
إجمالي حقوق المساهمين	295,024,473	295.024.473

علماً بأن صافي الخسارة يتضمن :

بلغ إجمالي الإيرادات من التعاملات مع الأطراف ذات الصلة مبلغ **17,521,399** دولار امريكي.

شـركـة المـزايـا القابضـة ش.م.ك (قابضة)
AL MAZAYA HOLDING CO. K.S.C (HOLDING)
رأس المال المصرح به والمدفوع 64,931,977 د.ك. سجل تجاري 75203 تاريخ التأسيس 1998

MAZAYA
AIM TO LEAD

DUBAI OFFICES
P.O. Box 116488, Dubai
Mazaya Business Avenue | Jumeirah Lake Towers
AA1 Tower | 45th Floor
Tel +971 4 3635455/6 | Fax +971 4 3635457/8

KUWAIT HEAD OFFICE
P.O. Box 3546, Safat 13036, Kuwait
Salhiya Complex | Gate 7 | 3rd Floor
Tel +965 22243333 | Fax +965 22411901
www.mazayarealestate.com

بلغ إجمالي المصروفات من التعاملات
مع الأطراف ذات الصلة مبلغ لايوجد دولار أمريكي .

2-الفترات المقارنة:

البند	فترة الثلاثة أشهر من 2012/03/31 إلى 2012/06/30	فترة الستة أشهر من 2012/01/01 إلى 2012/06/30
الربح - (دولار أمريكي)	2,316,401	5,722,012
ربح السهم- (سنت أمريكي)	0.40	0.98
إجمالي الموجودات المتداولة	449,434,954	449,434,954
إجمالي الموجودات	839,691,781	839,691,781
إجمالي المطلوبات المتداولة	384,581,247	384,581,247
إجمالي المطلوبات	522,215,554	522,215,554
إجمالي حقوق المساهمين	298,865,545	298,865,545

1. تفاصيل التحفظات أو أي فقرة توضيحية والواردة في تقرير مراقبي الحسابات :

لا يوجد أي تحفظات أو فقرة توضيحية واردة في التقرير.

شاكرين لكم حسن تعاونكم،،،

وتفضلوا بقبول فائق الإحترام والتقدير.

ابراهيم عبدالرحمن الصقعبي
الرئيس التنفيذي بالوكالة

MAZAYA
شـركـة المـزايـا القابضـة ش.م.ك.م
AL MAZAYA HOLDING Co. K.S.C.C.

ERNST & YOUNG

Ernst & Young
Al Aiban, Al Osaimi & Partners
P.O. Box 74 Safat
13001 Safat, Kuwait
Baitak Tower, 18-21st Floor
Safat Square
Ahmed Al Jaber Street

Tel: 2245 2880/295 5000
Fax: 2245 6419
Email: kuwait@kw.ey.com
www.ey.com/me

BAKER TILLY
KUWAIT

Dr. Saud Hamad Al-Humaidi & Partners
Public Accountants

P.O.Box 1486,
Safat 13015 Kuwait
Tel: +965 22443222
22442333
Fax: +965 22461225
www.bakertillykuwait.com

REPORT ON REVIEW OF INTERIM CONDENSED CONSOLIDATED FINANCIAL INFORMATION TO THE BOARD OF DIRECTORS OF AL MAZAYA HOLDING COMPANY K.S.C.

Introduction

We have reviewed the accompanying interim condensed consolidated statement of financial position of Al Mazaya Holding Company K.S.C. (the "Parent Company") and its subsidiaries (collectively the "Group") as at 30 June 2013 and the related interim condensed consolidated statement of income and the interim condensed consolidated statement of comprehensive income for the three months and six months periods then ended, and the interim condensed consolidated statement of changes in equity and the interim condensed consolidated statement of cash flows for the six months period then ended. The management of the Parent Company is responsible for the preparation and presentation of this interim condensed consolidated financial information in accordance with International Accounting Standard IAS 34 "Interim Financial Reporting" ("IAS 34"). Our responsibility is to express a conclusion on this interim condensed consolidated financial information based on our review.

Scope of Review

We conducted our review in accordance with International Standard on Review Engagements 2410, "Review of Interim Financial Information Performed by the Independent Auditor of the Entity." A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with International Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the accompanying interim condensed consolidated financial information is not prepared, in all material respects, in accordance with IAS 34.

ERNST & YOUNG

BAKER TILLY
KUWAIT
Dr. Saud Hamad Al-Humaidi & Partners
Public Accountants

REPORT ON REVIEW OF INTERIM CONDENSED CONSOLIDATED FINANCIAL INFORMATION TO THE BOARD OF DIRECTORS OF AL MAZAYA HOLDING COMPANY K.S.C. (continued)

Report on Other Legal and Regulatory Requirements

Furthermore, based on our review, the interim condensed consolidated financial information is in agreement with the books of account of the Parent Company. We further report that, to the best of our knowledge and belief, we have not become aware of any violations of the Companies Law No. 25 of 2012, as amended, or of the Parent Company's Articles of Association and Memorandum of Incorporation during the six months period ended 30 June 2013 that might have had a material effect on the business of the Parent Company or on its financial position.

We further report that, during the course of our review, to the best of our knowledge and belief, we have not become aware of any material violations of the provisions of Law No 7 of 2010 concerning the Capital Markets Authority and its related regulations during the six months period ended 30 June 2013.

WALEED A. AL OSAIMI
LICENCE NO. 68 A
EY
AL AIBAN, AL OSAIMI & PARTNERS

DR. SAUD HAMAD AL-HUMAIDI
LICENSE NO. 51 A
OF DR. SAUD HAMAD AL-HUMAIDI & PARTNERS
MEMBER OF BAKER TILLY INTERNATIONAL

21 July 2013
Kuwait

Al Mazaya Holding Company K.S.C. and its Subsidiaries

INTERIM CONDENSED CONSOLIDATED STATEMENT OF INCOME

For the period ended 30 June 2013(UNAUDITED)

	Notes	*Three months ended 30 June* 2013 KD	*Three months ended 30 June* 2012 KD	*Six months ended 30 June* 2013 KD	*Six months ended 30 June* 2012 KD
Revenue from sale of properties held for trading		**6,636,705**	8,700,353	**11,445,473**	15,446,350
Rental income		**971,707**	684,468	**1,834,456**	1,265,203
Net management fees and commission income		**73,410**	372,357	**331,801**	506,710
REVENUE		**7,681,822**	9,757,178	**13,611,730**	17,218,263
Cost of sale of properties held for trading		**(5,774,381)**	(5,324,696)	**(10,134,541)**	(10,070,370)
Cost of rental		**(311,455)**	(258,115)	**(562,557)**	(491,707)
COST OF REVENUE		**(6,085,836)**	(5,582,811)	**(10,697,098)**	(10,562,077)
GROSS PROFIT		**1,595,986**	4,174,367	**2,914,632**	6,656,186
General and administrative expenses		**(862,428)**	(691,416)	**(1,657,771)**	(1,437,693)
Net investment loss		**(122,408)**	(1,436,738)	**(640,677)**	(1,468,892)
Share of results of associates		**(14,136)**	(16,837)	**(4,349)**	(9,264)
Share of results of joint ventures		**267,404**	231,809	**307,814**	446,993
Provisions no longer required	8	**512,554**	-	**1,477,345**	-
Net impairment charge on properties held for trading		**(790)**	(698,634)	**(190,787)**	(698,634)
Interest income		**18,903**	32,485	**44,419**	72,705
Finance costs		**(681,961)**	(788,242)	**(1,321,157)**	(1,640,118)
Other expenses		**(463,983)**	(209,449)	**(226,603)**	(291,584)
Foreign exchange (loss) gain		**(13,092)**	(42,587)	**10,720**	(74,403)
Profit for the period before contribution to Kuwait Foundation for Advancement of Sciences ("KFAS"), National Labour Support Tax ("NLST") and Zakat		**236,049**	554,758	**713,586**	1,555,296
KFAS		-	(5,548)	-	(15,553)
NLST		-	(13,869)	-	(38,883)
Zakat		-	(5,548)	-	(15,553)
		236,049	529,793	**713,586**	1,485,307
Attributable to:					
Equity holders of the Parent Company		**210,342**	646,458	**424,087**	1,596,891
Non-controlling interests		**25,707**	(116,665)	**289,499**	(111,584)
PROFIT FOR THE PERIOD		**236,049**	529,793	**713,586**	1,485,307
BASIC AND DILUTED EARNING PER SHARE ATTRIBUTABLE TO EQUITY HOLDERS OF THE PARENT COMPANY	3	**0.36 fils**	1.11 fils	**0.73 fils**	2.73 fils

The attached notes 1 to 14 form part of this interim condensed consolidated financial information.

Al Mazaya Holding Company K.S.C. and its Subsidiaries

INTERIM CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION
At 30 June 2013(UNAUDITED)

	Notes	30 June 2013 KD	(Audited) 31 December 2012 KD	30 June 2012 KD
ASSETS				
Non-current assets				
Goodwill		2,266,732	2,266,732	3,091,732
Property and equipment		159,300	160,913	159,880
Investment properties	4	84,497,530	74,474,146	74,757,501
Investment in joint ventures	5	941,043	4,548,739	3,689,211
Investment in associates		13,918,290	14,082,064	13,590,388
Financial assets available for sale		12,176,328	12,894,223	13,300,250
		113,959,223	108,426,817	108,588,962
Current assets				
Properties held for trading	4	89,026,276	93,788,246	102,026,600
Accounts receivable and other debit balances		5,124,986	5,446,486	5,436,583
Cash and cash equivalents	6	12,385,469	13,391,425	17,592,093
		106,536,731	112,626,157	125,055,276
Total assets		220,495,954	221,052,974	233,644,238
EQUITY AND LIABILITIES				
Equity				
Share capital		64,931,977	64,931,977	64,931,977
Share premium		21,655,393	21,655,393	21,655,393
Statutory reserve		9,675,780	9,675,780	9,646,725
Voluntary reserve		6,740,860	6,740,860	6,711,805
Fair value reserve		992,828	927,863	195,382
Treasury shares	7	(21,788,181)	(21,788,181)	(21,788,181)
Other reserves		(369,033)	(369,033)	(369,033)
Foreign currency translation reserve		1,073,466	487,818	578,379
Retained earnings		1,449,158	1,025,071	1,596,891
Equity attributable to equity holders of the Parent Company		84,362,248	83,287,548	83,159,338
Non-controlling interests		4,821,825	4,552,280	5,178,422
Total equity		89,184,073	87,839,828	88,337,760
Liabilities				
Non-current liabilities				
Employees' end of service benefits		370,071	336,911	296,746
Tawarruq payable		4,997,300	-	-
Term loans		27,250,000	31,000,000	38,000,000
		32,617,371	31,336,911	38,296,746
Current liabilities				
Term loans		7,250,000	7,000,000	3,000,000
Murabaha and wakala payables		3,500,000	8,500,000	8,500,000
Deferred consideration on acquisition of properties		4,005,766	3,947,108	3,846,968
Advances from customers		62,747,617	62,069,979	67,255,102
Accounts payable and other credit balances		18,172,189	17,443,352	21,442,363
Bank overdrafts	6	3,018,938	2,915,796	2,965,299
		98,694,510	101,876,235	107,009,732
Total liabilities		131,311,881	133,213,146	145,306,478
TOTAL LIABILITIES AND EQUITY		220,495,954	221,052,974	233,644,238

MAZAYA

Rasheed Y. Al Nafisi
Chairman

Ibrahim A. Al Soqabi
Acting chief executive officer

The attached notes 1 to 14 form part of this interim condensed consolidated financial information.

AL MAZAYA HOLDING Co. K.S.C.C.