Press Release
27 February 2026
For Immediate Release

S P SETIA'S SALES SURPASSED RM4.8 BILLION FY2025 TARGET, CLOSING THE YEAR AT RM5.1 BILLION, WITH REDUCED BORROWINGS

KEY HIGHLIGHTS FOR FY2025:

- **Group Sales secured RM5.1 billion:** Sales surpassed RM4.8 billion target with a 2% increase year-on-year from RM5.02 billion to RM5.11 billion, as the Group unlocked value from strategic land transactions and steady delivery of development sales
- **Revenue** stood at **RM4.2 billion**: Contributed primarily by local development revenue
- **Pre-Tax Profit** of **RM969 million**: Driven mainly by domestic developments with notable contributions from Central and Southern regions, and strategic land transactions
- **Reduced borrowings and net gearing ratio of 0.33x**: Improved year-on-year, in alignment with Setia's ongoing commitment in debt reduction

KUALA LUMPUR - S P Setia Berhad ("Setia" or "the Group") is pleased to announce its financial results for **Q4 FY2025**, as the Group continues to demonstrate its resilience in delivering value to its shareholders.

Setia closed the financial year with **Group sales** at RM5.11 billion. This exceeded the Group's full-year sales target of RM4.8 billion with a 2% growth year-on-year compared to RM5.02 billion last year, reflecting steady execution across its development portfolio. Domestic developments generated RM3.0 billion or 59% of total sales driven by contributions from Southern and Central Regions amounting to RM0.9 billion and RM2.0 billion respectively. The Group's international projects contributed RM0.7 billion or 14% of the total sales, reflecting the Group's diversified portfolio and consistent delivery across key markets. Overall development sales remained steady quarter-on-quarter as the Group progressively rolled out property launches throughout the year.

In **Q4 FY2025**, the Group recorded a Profit Before Tax ("PBT") of RM471 million on the back of a revenue base of RM1.6 billion, driven mainly by domestic developments including higher contributions from Central and Southern regions, and strategic land transactions. This was further supported by cost efficiencies from disciplined cost management and effective project close-outs partially reduced by the write-downs in inventories.

For FY2025, revenue stood at RM4.2 billion with a PBT of RM969 million, driven by local property developments in Central and Southern regions including strategic land transactions. Setia Alaman Industrial Park delivered a strong inaugural performance, contributing 11% of the total development revenue in FY2025. The Group's revenue in FY2024 were higher than FY2025 primarily attributable to contribution of major land transactions as well as higher contributions from Australia and Vietnam following substantial handovers of completed projects. Despite a lower topline in FY2025, PBT normalised through higher development profit margins.

The Group has continued to reduce its borrowings and improved its current net-gearing ratio to 0.33x, in alignment with the Group's debt reduction strategies.

Commenting on the results, Setia President & Chief Executive Officer Datuk Zaini Yusoff said, "*This quarter's performance reflects Setia's disciplined execution, resilient operating model and continued focus on delivering quality developments. While we remain mindful of prevailing market challenges, the Group's fundamentals remain sound. We are cautiously optimistic as we continue to strengthen our footprint across targeted high-growth segments and continue building sustainable long-term value for our stakeholders*".

Looking ahead, the Group expects supportive policy measures, including the extension of stamp duty exemptions and enhanced homeownership incentives under **Budget 2026 Malaysia Madani** to support market demand. The reduced Overnight Policy Rate is also expected to improve affordability and overall property market sentiment.

On the international front, Setia Edenia in the township of EcoXuan in Ho Chi Minh City, Vietnam, with a GDV of US$81 million (RM381.1 million) remains on track for completion in 2027. The development is poised to emerge as a key landmark in the northern corridor of Ho Chi Minh City.

Anchored by its long-term vision, Setia will continue to accelerate catalytic township developments and eco-industrial parks, strengthening high-impact strategic partnerships, and optimising value creation across its key growth corridors. With these fundamentals in place, the Group enters FY2026 with a targeted sales ambition of RM4.6 billion, reflecting continued execution focus and measured growth expectations to deliver sustainable, long-term shareholder value.

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