ASCENCIA LIMITED

(Incorporated in the Republic of Mauritius) Business Registration No.: C07072304

ABRIDGED UNAUDITED FINANCIAL STATEMENTS FOR THE 3 MONTHS ENDED SEPTEMBER 30, 2013

STATEMENT OF PROFIT OR LOSS				STATEMENT OF FINANCIAL POSITION			
STATEMENT OF PROFIT OR LOSS	Group	Company	Company	STATEMENT OF FINANCIAL POSITION	Group	Company	Company
	Unaudited 3	Unaudited 3	Audited 9				
	months ended	months ended	months ended June 30.		Unaudited	Unaudited September 30.	Audited June 30.
	September 30, 2013	September 30, 2012	June 30, 2013		September 30, 2013	September 30, 2012	June 30, 2013
	Rs 000	Rs 000	Rs 000		Rs 000	Rs 000	Rs 000
				ASSETS			
Revenue				Non current assets			
Rental income	45,785	47,027	110,161	Investment properties	3,022,158	1,751,683	2,211,192
Other income	3,768 49.552	6,707	19,558	Investment in jointly controlled entity	1,103,480	745.04.4	-
Operational revenue	49,552	53,734	129,719	Current assets Total assets	226,345 4,351,983	715,614 2,467,297	358,448 2,569,640
Expenses				Total assets	4,331,303	2,401,231	2,309,040
Operating expenses	(7,033)	(12,783)	(22,883)	EQUITY AND LIABILITIES			
Administrative expenses	(9,008)	(4,837)	(21,483)	Equity and reserves			
Loss on disposal of investment properties		(4,099)	(1,586)	Share capital	2,985,536	1,514,609	1,514,609
Finance costs	(12,451)	(8,376)	(25,638)	Retained earnings	455,030	327,008	352,468
	(28,493)	(30,095)	(71,590)	Total equity and reserves	3,440,566	1,841,617	1,867,077
Profit before fair value gain and tax	21,060	23,639	58,129	Non current liabilities	636,792	493,002	447,832
Fair value gain		60,399	34,110	Current liabilities	274,624	132,678	254,731
Share of results of jointly controlled entity	9,908	00,333	34,110	Current nabilities	274,024	132,076	254,751
Gain arising on acquisition of group entities	72,877	-		Total equity and liabilities	4,351,983	2,467,297	2,569,640
Taxation	(1,282)	(11,077)	(14,827)	,,			77-
Profit for the period	102,562	72,961	77,412				
STATEMENT OF PROFIT OR LOSS AND COMPREHENSIVE INCOME				STATEMENT OF CASH FLOWS			
	Group	Company	Company		Group	Company	Company
	Group Unaudited 3	Company Unaudited 3	Company Audited 9		Group Unaudited 3	Company Unaudited 3	Company Audited 9
		Unaudited 3 months ended	Audited 9 months ended				
	Unaudited 3 months ended September 30,	Unaudited 3 months ended September 30,	Audited 9 months ended June 30,		Unaudited 3 months ended September 30,	Unaudited 3 months ended September 30,	Audited 9 months ended June 30,
	Unaudited 3 months ended September 30, 2013	Unaudited 3 months ended September 30, 2012	Audited 9 months ended June 30, 2013		Unaudited 3 months ended September 30, 2013	Unaudited 3 months ended September 30, 2012	Audited 9 months ended June 30, 2013
	Unaudited 3 months ended September 30,	Unaudited 3 months ended September 30,	Audited 9 months ended June 30,		Unaudited 3 months ended September 30,	Unaudited 3 months ended September 30,	Audited 9 months ended June 30,
Profit for the period	Unaudited 3 months ended September 30, 2013	Unaudited 3 months ended September 30, 2012	Audited 9 months ended June 30, 2013		Unaudited 3 months ended September 30, 2013 Rs 000	Unaudited 3 months ended September 30, 2012 Rs 000	Audited 9 months ended June 30, 2013 Rs 000
Other comprehensive income	Unaudited 3 months ended September 30, 2013 Rs 000	Unaudited 3 months ended September 30, 2012 Rs 000	Audited 9 months ended June 30, 2013 Rs 000	Net cash (used in) from operating activities	Unaudited 3 months ended September 30, 2013 Rs 000	Unaudited 3 months ended September 30, 2012 Rs 000	Audited 9 months ended June 30, 2013 Rs 000
	Unaudited 3 months ended September 30, 2013 Rs 000	Unaudited 3 months ended September 30, 2012 Rs 000	Audited 9 months ended June 30, 2013 Rs 000	Net cash (used in) from investing activities	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690)	Unaudited 3 months ended September 30, 2012 Rs 000	Audited 9 months ended June 30, 2013 Rs 000
Other comprehensive income Total comprehensive income for the period	Unaudited 3 months ended September 30, 2013 Rs 0000 102,562	Unaudited 3 months ended September 30, 2012 Rs 000 72,961	Audited 9 months ended June 30, 2013 Rs 000 77,412 - 77,412	Net cash (used in) from investing activities Net cash used in financing activities	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952)	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393)
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue	Unaudited 3 months ended September 30, 2013 Rs 000	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,837)	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771) (5,101)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 102,562 2,471,752	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337 74.00	Audited 9 months ended June 30, 2013 Rs 000 77,412 - 77,412 1,423,337 36.50	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,680) (46,952) (347,837) 272,498	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771) (5,101) 819	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723 222,460
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue	Unaudited 3 months ended September 30, 2013 Rs 0000 102,562	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,837)	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771) (5,101)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain)	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 	Audited 9 months ended June 30, 2013 Rs 000 77,412	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,680) (46,952) (347,837) 272,498	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771) (5,101) 819	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723 222,460
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share	Unaudited 3 months ended September 30, 2013 8 000 102,562 102,562 2,471,752 41.49 12.01	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337 74.00 51.26 51.26	Audited 9 months ended June 30, 2013 Rs 000 77,412 1,423,337 36,50 54,33 30,42	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,680) (46,952) (347,837) 272,498	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771) (5,101) 819	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723 222,460
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia as Les Allées D'Helvelta Commercial Centre Limited (LAHCC) and 50% of Bagi	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited (*Bagap	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337 74.00 51.26 51.26 ira Saint Pierre Limit rop), owner of Baga	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412 1,423,337 36.50 54.39 30.42 and (KSPL') and telle Mall of	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,890) (46,952) (347,837) 272,498 (75,399) Share capital	Unaudited 3 months ended 5 september 30, 2012 Rs 000 76,763 907 (82,771) (5,101) 819 (4,262)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723 222,460 272,183
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia and	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited (*Bagap	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337 74.00 51.26 51.26 ira Saint Pierre Limit rop), owner of Baga	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412 1,423,337 36.50 54.39 30.42 and (KSPL') and telle Mall of	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,837) 272,498 (75,339)	Unaudited 3 months ended September 30, 2012 Rs 000 76,763 907 (82,771) (5,101) 819 (4,282)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723 22,460 272,183
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia as Les Allées D'Helvelta Commercial Centre Limited (LAHCC) and 50% of Bagi	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited (*Bagap	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 1,423,337 74.00 51.26 51.26 ira Saint Pierre Limit rop), owner of Baga	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412 1,423,337 36.50 54.39 30.42 and (KSPL') and telle Mall of	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,890) (46,952) (347,837) 272,498 (75,399) Share capital Rs 000	Unaudited 3 months ended 5 september 30, 2012 Rs 000 Ps 76,763 907 (22,771) (5,101) (5,101) (4,282) Rs 000 Retained earnings Rs 000	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,083 (48,393) 49,723 222,460 272,183 Total Equity Rs 000
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia at Les Allèes D'Helvetla Commercial Centre Limited (LAHCC) and 5% of Bagi Mauritus. A new class of convertible ordinary shares of Ascencia (Class B's	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited ('Bagaphares) has been issue	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 14,23,337 74,00 51,26 51,26 d for the transaction of the transaction	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412 1,423,337 36,50 54,39 30,42 add (KSPL) and telle Mall of	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,890) (46,952) (347,837) 272,498 (75,399) Share capital	Unaudited 3 months ended September 30, 2012 Rs 000 907 (82,771) (5,101) 819 (4,282) Retained earnings Rs 000 327,008	Audited 9 months ended June 30, 2013 Rs 0000 39,083 59,093 49,723 22,460 272,183 Total Equity Rs 0000 1,841,617
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia at Les Allées D'Helvelta Commercial Centre Lumled (LAHCC) and 50% of Bagi Mauritius. A new class of convertible ordinary shares of Ascencia (Class B's All the 'conditions suspensives' relating to the transaction have been satisfied.	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited ('Bagaphares) has been issue	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 14,23,337 74,00 51,26 51,26 d for the transaction of the transaction	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412 1,423,337 36,50 54,39 30,42 add (KSPL) and telle Mall of	Net cash (used in) from investing activities Net ash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012 Profit for the period	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,890) (46,952) (347,837) 272,498 (75,399) Share capital Rs 000	Unaudited 3 months ended 5 september 30, 2012 Rs 000 907 (82,771) (5,101) 819 (4,282) Rs 100 327,008 77,412	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,083 (48,393) 49,723 222,460 272,183 Total Equity Rs 000 1,841,617 77,412
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia at Les Allées D'Helvetia Commercial Centre Limited (LAHCC) and 5% of Bagi Mauritius. A new class of convertible ordinary shares of Ascencia (Class B's	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited ('Bagaphares) has been issue	Unaudited 3 months ended September 30, 2012 Rs 000 72,961 14,23,337 74,00 51,26 51,26 d for the transaction of the transaction	Audited 9 months ended June 30, 2013 Rs 000 77,412 77,412 1,423,337 36,50 54,39 30,42 add (KSPL) and telle Mall of	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,890) (46,952) (347,837) 272,498 (75,399) Share capital Rs 000	Unaudited 3 months ended September 30, 2012 Rs 000 907 (82,771) (5,101) 819 (4,282) Retained earnings Rs 000 327,008	Audited 9 months ended June 30, 2013 Rs 0000 39,083 59,093 49,723 22,460 272,183 Total Equity Rs 0000 1,841,617
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia at Les Allées D'Helvelta Commercial Centre Lumled (LAHCC) and 50% of Bagi Mauritius. A new class of convertible ordinary shares of Ascencia (Class B's All the 'conditions suspensives' relating to the transaction have been satisfied.	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited ('Bagaphares) has been issue The Class B shares on 28 October 2013.	Unaudited 3 months ended September 30, 2012 Rs 800 72,961 72,961 1,423,337 74.00 51.26 51.26 12 and 10 of the transaction of Ascencia were list	Audited 9 months ended June 30, 2013 Rs 000 77,412 1,423,337 36,50 54,39 30,42 and (KSPL) and telle Mall of ed on the	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012 Profit for the period Dividends	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,837) 272,498 (75,339) Share capital Rs 000 1,514,609	Unaudited 3 months ended September 30, 2012 Rs 000 907 (62,771) (5,101) 819 (4,282) Retained earnings Rs 000 327,008 77,412 (51,952)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (46,393) 49,723 222,460 272,183 Total Equity Rs 000 1,841,617 77,412 (51,952)
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia at Les Allies D'Helvetia Commercial Centre Limited ('LAHCC') and 50% of Bagi Maurittus. A new class of convertible ordinary shares of Ascencia ('Class B' s All the 'conditions suspensives' relating to the transaction have been satisfied. Development and Enterprise Market of the Stock Exchange of Mauritius Ltd of	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited ('Bagaphares) has been issue The Class B shares on 28 October 2013.	Unaudited 3 months ended September 30, 2012 Rs 800 72,961 72,961 1,423,337 74.00 51.26 51.26 12 and 10 of the transaction of Ascencia were list	Audited 9 months ended June 30, 2013 Rs 000 77,412 1,423,337 36,50 54,39 30,42 and (KSPL) and telle Mall of ed on the	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012 Profit for the period Dividend's Balance at June 30, 2013 At July 1, 2013	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,837) 272,498 (75,339) Share capital Rs 000 1,514,609 1,514,609 1,514,609	Unaudited 3 months ended September 30, 2012 Rs 000 907 (62,771) (5,101) 819 (4,282) Retained earnings Rs 000 327,008 77,412 (51,952)	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 49,723 22,460 272,183 Total Equity Rs 000 1,841,617 77,412 (51,952) 1,867,077 1,867,077
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia at Eas Allées D'Helvelat Commercial Centre Limited (L'AHCC) and 50% of Bagi Mauritius. A new class of convertible ordinary shares of Ascencia (Class B's All the 'conditions suspensives' relating to the transaction have been satisfied Development and Enterprise Market of the Stock Exchange of Maurithus Ltd of The above financial statements include the results from these new investmen included in the 'Share of results of jointly controlled entity'.	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 caprop Limited (*Bagaphares) has been issue The Class B shares on 28 October 2013.	Unaudited 3 months ended September 30, 2012 Rs 800 72,961 72,961 1,423,337 74.00 51.26 51.26 12 and 10 of the transaction of Ascencia were list	Audited 9 months ended June 30, 2013 Rs 000 77,412 1,423,337 36,50 54,39 30,42 and (KSPL) and telle Mall of ed on the	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012 Profit for the period Dividends Balance at June 30, 2013 At July 1, 2013 Issue of share capital	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,637) 272,498 (75,339) Share capital Rs 000 1,514,609	Unaudited 3 months ended September 30, 2012 Rs 000 Ps. 76,763 907 (82,771) (5,101) 819 (4,282) Rs 000 327,008 77,412 (51,952) 352,468	Mudited 9 months ended June 30, 2013 Rs 000 39,083 59,033 (48,393) 49,723 722,460 272,183 Total Equity Rs 000 1,841,617 77,412 (51,952) 1,867,077 1,470,927 1,470,927
Other comprehensive income Total comprehensive income for the period Number of ordinary shares in issue Dividend per share Earnings per share Earnings per share (excluding fair value gain) COMMENTS ON 3 MONTHS ENDED SEPTEMBER 30, 2013 Further to the approval by the shareholders on 18 October 2013, Ascencia a Les Allées D'Helvelta Commercial Centre Lumited (LAHCC) and 50% of Bagi Mauritius. A new class of convertible ordinary shares of Ascencia (Class B' s All the 'conditions suspensives' relating to the transaction have been satisfied. Development and Enterprise Market of the Stock Exchange of Mauritius Ltd or The above financial statements include the results from these new investmen	Unaudited 3 months ended September 30, 2013 Rs 000 102,562 2,471,752 41.49 12.01 cquired 100% of Kencaprop Limited ('Bagap hares) has been issue The Class B shares on 28 October 2013. Its. Being a joint venture been impacted by:	Unaudited 3 months ended September 30, 2012 Rs 800 72,961 72,961 1,423,337 74.00 51.26 51.26 12 and 10 of the transaction of Ascencia were list	Audited 9 months ended June 30, 2013 Rs 000 77,412 1,423,337 36,50 54,39 30,42 and (KSPL) and telle Mall of ed on the	Net cash (used in) from investing activities Net cash used in financing activities Net (decrease) / increase in cash and cash equivalents Opening cash and cash equivalents Closing cash and cash equivalents STATEMENT OF CHANGES IN EQUITY At October 1, 2012 Profit for the period Dividend's Balance at June 30, 2013 At July 1, 2013	Unaudited 3 months ended September 30, 2013 Rs 000 (121,195) (179,690) (46,952) (347,837) 272,498 (75,339) Share capital Rs 000 1,514,609 1,514,609 1,514,609	Unaudited 3 months ended September 30, 2012 Rs 000 Ps. 76,763 907 (82,771) (5,101) 819 (4,282) Rstandard Retained earnings Rs 000 327,008 77,412 (51,952) 352,468	Audited 9 months ended June 30, 2013 Rs 000 39,083 59,033 49,723 22,460 272,183 Total Equity Rs 000 1,841,617 77,412 (51,952) 1,867,077 1,867,077

three-month period amounted to Rs 102m (2012: Rs 73m) including a gain arising on the acquisition of Bagatelle Mall of Mauritius, Les Alées D'Helvetia Commercial Centre and Kendra Commercial Centre.

The earnings per share and the net asset value per share stood at Rs 1.45 and Rs 1.392 respectively. The Class A share price closed at Rs 1.420. The development projects at Centre Commercial Phoenix and Riche Terre Mall are expected to be completed by December 2013. Further to these reopenings and new acquisitions, the results for the forthcoming year will significantly improve.

Operational expenses dropped proportionately whereas the increase in finance costs relates to the debt of KSPL. Profits after tax for the

By order of the Board Kunal Seepursaund

2. The disposal of the office and industrial segments in the last financial year.

Company Secretary

Date: 11 November 2013

The board of directions of Ascencia Limited accepts full responsibility for the accuracy of the information contained in this report. The abridged financial statements are audited and have been prepared using same accounting policies as the audited financial statements for the year ended June 30, 2013. Copies of this report are available free of charge and upon request from the Company Secretary at the registered office of Ascencia Limited. The abridged audited financial statements are issued pursuant to DEM Rule 18. The statement of direct and indirect interests of Officers pursuant to rule 8(2)(m) of the Securities (Disclosure Obligations of Reporting Issuers) Rules 2007 is available, free of charge and the registered office. No. 5, President, John Kernety System, Port Louis.