

**EMAAR MISR FOR DEVELOPMENT  
COMPANY (S.A.E.)  
SEPARATE FINANCIAL STATEMENTS  
FOR THE PERIOD ENDED 30 JUNE 2019  
TOGETHER WITH REVIEW REPORT**

Emaar Misr for Development Company (S.A.E)  
SEPARATE STATEMENT OF FINANCIAL POSITION  
As at 30 June 2019

	Notes	30 June 2019 EGP	31 December 2018 EGP
<b>ASSETS</b>			
<b>Non-current assets</b>			
Fixed assets	4	2,017,810,247	2,071,171,897
Fixed assets under construction	5	823,899,359	495,136,462
Investment in subsidiary	6	42,500	42,500
Investment properties	7	434,029,090	270,492,391
Deferred tax assets	30	248,747,393	309,830,931
<b>Total non-current assets</b>		<b>3,524,528,589</b>	<b>3,146,674,181</b>
<b>Current assets</b>			
Development properties	8	14,264,159,140	12,316,514,109
Held to maturity investments	9	6,082,833,729	6,958,189,358
Accounts and notes receivables	10	2,038,238,220	2,434,163,451
Due from related parties	11a	10,318	10,318
Prepayments and other receivables	12	6,731,932,548	6,044,584,249
Cash on hand and at banks	13	5,346,922,841	5,325,611,405
<b>Total current assets</b>		<b>34,464,096,796</b>	<b>33,079,072,890</b>
<b>TOTAL ASSETS</b>		<b>37,988,625,385</b>	<b>36,225,747,071</b>
<b>EQUITY AND LIABILITIES</b>			
<b>Equity</b>			
Share capital	21	4,529,338,000	4,529,338,000
Share premium		1,350,286,168	1,350,286,168
Legal reserve	22	434,015,997	263,070,930
Retained earnings		7,829,062,868	4,581,106,588
Profit for the period/year		94,298,002	3,418,901,347
<b>TOTAL EQUITY</b>		<b>14,237,001,035</b>	<b>14,142,703,033</b>
<b>LIABILITIES</b>			
<b>Non-current liabilities</b>			
Credit facilities	14	10,298,441	10,340,475
Provision for employees' end-of-service benefits	15	29,091,928	31,491,984
<b>Total non-current liabilities</b>		<b>39,390,369</b>	<b>41,832,459</b>
<b>Current liabilities</b>			
Provisions	16	58,091,962	63,630,422
Trade payables, accrued expenses and other payables	17	6,478,481,853	6,424,802,290
Due to related parties	11a	149,971,110	144,690,327
Income tax payable		89,591,125	329,019,799
Advances from customers	19	16,481,556,701	14,690,623,133
Retentions payable	20	443,993,952	376,843,488
Credit facilities	14	199,728	479,589
Borrowings from related parties	11b	10,347,550	11,122,531
<b>Total current liabilities</b>		<b>23,712,233,981</b>	<b>22,041,211,579</b>
<b>TOTAL LIABILITIES</b>		<b>23,751,624,350</b>	<b>22,083,044,038</b>
<b>TOTAL LIABILITIES AND EQUITY</b>		<b>37,988,625,385</b>	<b>36,225,747,071</b>

  
Chairman

  
Board Director

The accompanying notes 1 to 36 form an integral part of these separate financial statements.  
Review report attached.