



## Company Report: Galaxy Entertainment (00027 HK)

公司报告:银河娱乐 (00027 HK)

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23 May 2023

# 1Q2023 EBITDA Better than Expected, Reiterate "Buy"

2023年第一季度EBITDA好于预期,重申"买入"

- We reiterate Galaxy Entertainment Group's (GEG) "Buy" investment rating and increase the target price from HK\$62.00 to HK\$64.00, which is based on 14.8x 2024 EV/adjusted EBITDA. We have increased 2023F-2025F adjusted EBITDA forecasts by 12.7%, 6.4% and 4.7% to HK\$10.929 bn, HK\$18.272 bn and HK\$20.028 bn, respectively, reflecting growth of 67.2% in 2024 and 9.6% in 2025.
- GEG's 1Q2023 hold-normalized adjusted EBITDA increased 223.1% yoy to HK\$1.848 billion and was significantly higher than expected. Hold-normalized adjusted EBITDA margin was 27.0%, significantly higher than expected and not too far below GEG's highest ever annual adjusted EBITDA margin of 31.8% achieved in 2019. The better-than-expected 1Q2023 EBITDA margin was thanks to the continuation of stringent cost controls.
- We expect 2023 full year adjusted EBITDA margin to be less than that in 1Q2023 as GEG opens new properties, which we expect will drag on EBITDA margin. We forecast 2023 adjusted EBITDA margin of 26.3%, less than the 27.0% that GEG achieved in 1Q2023. Raffles and Andaz Macau hotel towers will open later this year, and we expect that their drag on margin will be somewhat offset by increasing operating leverage from existing properties as the sector continues to recover toward 2019 levels in the coming quarters.
- Risks: Economic growth may be weaker than expected.
- 我们重申银河娱乐集团(银娱)"买入"的投资评级,并将目标价由 62.00 港元上调至 **64.00 港元,基于 14.8 倍 2024 年 EV/经调整 EBITDA。**我们将 2023 年至 2025 年经调整 EBITDA 预测分别上调 12.7%、6.4%及 4.7%至 109.29 亿港元、182.72 亿港元及 200.28 亿港元,对应 2024 年及 2025 年增速分别为 67.2%及 9.6%。
- 银娱 2023 年第一季度正常化赢率下经调整 EBITDA 同比增长 223.1%至 18.48 亿港元, 显著高于预期。正常化赢率下经调整 EBITDA 利润率为 27.0%, 显著高于预期, 且与银娱 在 2019 年实现的 31.8%的历史最高年度经调整 EBITDA 利润率相差不大。2023 年第一 季度 EBITDA 利润率好于预期是由于持续实施的严格成本控制,叠加行业全面复苏所致。
- 我们预计 2023 年全年经调整 EBITDA 利润率将低于 2023 年第一季度,因为我们预计银 娱新物业的开幕将拖累 EBITDA 利润率。我们预测 2023 年经调整 EBITDA 利润率为 26.3%, 低于银娱在 2023 年第一季度实现的 27.0%。莱佛士及澳门安达仕酒店大楼将于 今年晚些时候开业,而随着行业在未来几个季度继续向 2019 年水平复苏,我们预计新物 业对利润率的拖累将在一定程度上被现有物业的经营杠杆提升所抵消。

Rating: Buy Maintained

评级:

买入 (维持)

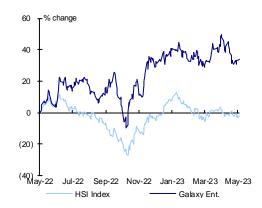
6-18m TP 目标价: Revised from 原目标价: HK\$64.00 HK\$62.00

Share price 股价:

HK\$52.100

### Stock performance

股价表现



Change in Share Price	1 M	3 M	1 Y
股价变动	1 个月	3 个月	1年
Abs. % 绝对变动 %	(9.6)	0.4	26.8
Rel. % to HS Index 相对恒指变动 %	(7.6)	3.7	30.6
Avg. Share price(HK\$) 平均股价(港元)	53.3	53.2	48.0

Source: Bloomberg, Guotai Junan International

风险: 经济增长弱于预期。

Year End	Turnover	Net Profit	EPS	EPS	PER	BPS	PBR	DPS	Yield	ROE
年结	收入	股东净利	每股净利	每股净利变动	市盈率	每股净资产	市净率	每股股息	股息率	净资产收益率
12/31	(HK\$ m)	(HK\$ m)	(HK\$)	(%)	(x)	(HK\$)	(x)	(HK\$)	(%)	(%)
2021A	19,696	1,326	0.305	n.a.	170.8	15.695	3.3	0.000	0.0	2.1
2022A	11,474	(3,434)	(0.787)	(358.0)	(66.2)	14.609	3.6	0.300	0.6	(5.2)
2023F	41,635	8,964	2.045	n.a.	25.5	16.405	3.2	0.309	0.6	13.3
2024F	55,791	15,660	3.561	74.1	14.6	18.853	2.8	1.072	2.1	20.3
2025F	59,696	17,040	3.861	8.4	13.5	21.458	2.4	1.550	3.0	19.2

Shares in issue (m) 总股数 (m) 4,369.1 Major shareholder 大股东 City Lion Profits 22.3% Market cap. (HK\$ m) 市值 (HK\$ m) 227,630.9 Free float (%) 自由流通比率(%) 53.0 3 month average vol. 3 个月平均成交股数('000) 8,838.7 FY23 Net gearing (%) FY23 净负债/股东资金 (%) Net cash 52 Weeks high/low (HK\$) 52 周高/低 (HK\$) 59.800 / 33.550 FY23 Est. NAV (HK\$) FY23 每股估值(港元) 79.0

Source: the Company, Guotai Junan International.



We reiterate Galaxy Entertainment Group's (GEG) "Buy" investment rating and increase the target price from HK\$62.00 to HK\$64.00. Our target price is based on 14.8x 2024 EV/adjusted EBITDA, and is a 19.0% discount to our DCF derived NAV of HK\$79.01. GEG traded at average 14.1x EV/trailing-12-months adjusted EBITDA from 2015-2019. We have increased adjusted EBITDA forecasts by 12.7%, 6.4% and 4.7% to HK\$10.929 bn, HK\$18.272 bn and HK\$20.028 bn, respectively, reflecting growth of 67.2% in 2024 and 9.6% in 2025.

GEG's total 1Q2023 net revenue increased 72.0% yoy (increased 141.9% qoq) to HK\$7,054 million, in line with expectations. GEG's 1Q2023 Macao gross gaming revenue market share decreased by 1.6 ppt yoy to 18.0%, and decreased by 2.8 ppt compared to GEG's 20.8% market share in 1Q2019.

In April 2023, GEG soft opened the Galaxy International Convention Center (GICC) and Galaxy Arena. GICC successfully held its first MICE event on 12 April, and the state-of-the-art Galaxy Arena held two popular K-pop concerts. We think that these two new venues, along with the Raffles at Galaxy Macau and Andaz Macau hotel towers, which will open later this year, will help GEG to defend against further loss of market share.

GEG's 1Q2023 hold-normalized adjusted EBITDA increased 223.1% yoy to HK\$1.848 billion and was significantly higher than expected. Hold-normalized adjusted EBITDA margin was 27.0%, significantly higher than expected and not too far below GEG's highest ever annual adjusted EBITDA margin of 31.8% achieved in 2019. The better-than-expected 1Q2023 EBITDA margin was thanks to the continuation of stringent cost controls implemented during the pandemic combined with the sector-wide recovery. Hold-normalized adjusted EBITDA removes the effect of "luck", the fluctuation in the Company's quarterly VIP rolling chip win rate. Adjusted EBITDA increased 231.7% yoy to HK\$1.907 billion in 1Q2023, benefitting from an incremental HK\$59 million from lucky higher-than-expected rolling chip (also often referred to as VIP) win rate.

We expect 2023 full year adjusted EBITDA margin to be less than that in 1Q2023 as GEG opens two new properties, which we expect will drag on EBITDA margin. We forecast 2023 adjusted EBITDA margin of 26.3%, less than the 27.0% that GEG achieved in 1Q2023. GEG is currently recruiting additional staff for its Raffles at Galaxy Macau and Andaz Macau hotel towers, which are expected to open sometime later this year. These two hotel towers will add another 1,150 rooms, bringing GEG's total Macau hotel room count to around 6,000 rooms and suites. We expect that these two new hotel towers will drag on EBITDA margin. New Macao properties have historically taken around a year and a half or more to ramp up. However, we expect that the new properties' drag on margin will be somewhat offset by increasing operating leverage from the existing properties as Macau visitation and gaming revenue continues to recover toward 2019 levels in the coming quarters.



Table-1: Galaxy Entertainment's adjusted EBITDA margin recovered to 27.0% in 1Q2023, better than expected

HK\$ million	1Q2019	1Q2022	4Q2022	1Q2023	qoq (% or ppt)	yoy (% or ppt)
Company VIP turnover	203,568	17,914	6,815	21,548	216.2%	20.3%
Company VIP gross win	7,429	566	148	794	436.5%	40.3%
Company VIP win rate (% of turnover)	3.65%	3.16%	2.17%	3.68%	1.5 ppt	0.5 ppt
Company mass tables & slots win	7,951	2,814	1,676	5,271	214.5%	87.3%
Company total gross gaming wins	15,380	3,380	1,824	6,065	232.5%	79.4%
Galaxy Macau (Phases I & II)	9,264	3,077	1,834	5,348	191.6%	73.8%
Broadway Macau	151	16	19	18	(5.3%)	12.5%
StarWorld Macau	2,987	424	246	938	281.3%	121.2%
City clubs	27	8	20	52	160.0%	550.0%
Construction materials & other	616	575	797	698	(12.4%)	21.4%
Total net revenue	13,045	4,100	2,916	7,054	141.9%	72.0%
Company total market share	20.8%	19.6%	18.1%	18.0%	(0.1) ppt	(1.6) ppt
Adjusted EBITDA						
Galaxy Macau	3,023	724	58	1,846	3082.8%	155.0%
Broadway Macau	15	(17)	(10)	(10)	0.0%	(41.2%)
StarWorld Macau	949	(58)	(142)	216	n.a.	n.a.
City clubs	27	8	(14)	3	n.a.	(62.5%)
Construction materials	200	119	160	101	(36.9%)	(15.1%)
Corporate cost (net)	(231)	(201)	(215)	(249)	15.8%	23.9%
Total adjusted EBITDA	3,983	575	(163)	1,907	n.a.	231.7%
Adjusted EBITDA margins						
Galaxy Macau	32.6%	23.5%	3.2%	34.5%	31.4 ppt	11.0 ppt
Broadway Macau	9.9%	(106.3%)	(52.6%)	(55.6%)	(2.9) ppt	50.7 ppt
StarWorld Macau	31.8%	(13.7%)	(57.7)%	23.0%	23.0 ppt	36.7 ppt
Total adjusted EBITDA margin	30.5%	14.0%	(5.6%)	27.0%	32.6 ppt	13.0 ppt
Total normalized adj. EBITDA*	3,872	572	(123)	1,848	n.a.	223.1%
Total normalized adj. EBITDA margin*	29.7%	14.0%	-4.2%	26.2%	30.4 ppt	12.2 ppt

Source: the Company, Gaming Inspection and Coordination Bureau Macao SAR, Guotai Junan International.

Note: \* Normalized EBITDA adjust for quarterly fluctuations in "luck", i.e., the VIP win rate.

Table-2: Galaxy Entertainment on average traded at 14.1x EV/adjusted EBITDA (T12M) from 2015-2019

Company	Stock Code	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2010-2019 Average	2015-2019 Average
Galaxy Entertain	00027 HK	14.9	22.1	13.6	17.1	18.4	11.6	12.6	16.3	16.4	13.4	15.6	14.1
Melco Reso-Adr	MLCO US	34.9	12.1	8.9	14.6	16.4	15.6	13.0	12.0	12.2	10.1	15.0	12.6
Mgm China	02282 HK	n.a.	12.4	9.4	14.4	15.0	10.7	14.1	19.4	19.6	13.6	14.3	15.5
Sands China Ltd	01928 HK	17.0	18.6	19.9	21.7	17.5	12.1	16.4	18.3	16.6	14.2	17.2	15.5
Sjm Holdings Ltd	00880 HK	10.7	12.7	9.7	11.9	10.2	4.9	n.a.	10.9	13.5	12.8	10.8	10.5
Wynn Macao Ltd	01128 HK	17.1	19.6	13.5	16.7	17.7	13.6	17.7	20.2	15.5	11.1	16.3	15.6
Simple Average		18.9	16.3	12.5	16.1	15.9	11.4	14.8	16.2	15.6	12.5	15.0	14.1

Source: Bloomberg, Guotai Junan International.



Table-3: Macao gaming peers are trading at 18.2x 2023 EV/Adjusted EBITDA (based on consensus forecasts)

Company	Stock	Crncy	Price	M-Cap		PE		EV/Adju	sted EBI	TDA	ROE%	PBR%	Yield%
	Code			HK\$ Bn	19A	23F	24F	19A	23F	24F	23F	23F	23F
Масао													
Galaxy Entertain	00027 HK	HKD	52.10	227.6	17.3	28.0	17.7	15.4	21.0	12.9	11.9	3.2	0.9
Melco Reso-Adr	MLCO US	USD	11.41	38.7	14.6	n.a	11.1	10.7	12.3	8.0	n.a.	n.a.	0.0
Mgm China	02282 HK	HKD	8.50	32.3	16.7	25.7	12.0	11.2	10.5	8.2	n.a.	n.a.	0.0
Sands China Ltd	01928 HK	HKD	26.50	214.5	13.5	30.5	14.1	15.7	16.9	10.7	n.a.	n.a.	0.4
Sjm Holdings Ltd	00880 HK	HKD	3.46	24.6	6.5	n.a.	37.6	12.6	29.8	10.7	(13.8)	1.6	0.0
Wynn Macao Ltd	01128 HK	HKD	7.05	36.9	7.2	n.a.	20.0	13.4	14.3	10.2	n.a.	n.a.	0.0
Simple Avg.					12.6	28.1	18.7	13.2	17.5	10.1	(0.9)	2.4	0.2
Weighted Avg.					14.5	29.0	16.6	14.7	18.2	11.2	9.4	3.1	0.5
USA													
Boyd Gaming	BYD US	USD	66.09	52.3	47.5	10.0	9.8	8.5	7.1	7.1	38.2	n.a.	1.0
Caesars Entertai	CZR US	USD	44.64	75.2	42.9	n.a.	18.3	12.5	5.2	4.7	4.1	n.a.	n.a.
Las Vegas Sands	LVS US	USD	59.49	355.9	17.0	31.6	18.4	12.8	14.9	10.5	33.1	n.a.	0.1
Mgm Resorts Inte	MGM US	USD	42.33	120.6	10.9	18.8	18.9	6.5	3.9	3.7	19.0	n.a.	0.0
Penn Natl Gaming	PENN US	USD	25.28	30.5	66.5	6.3	14.2	13.7	2.7	2.6	16.8	n.a.	n.a.
Wynn Resorts Ltd	WYNN US	USD	108.4	96.6	94.3	49.6	22.3	14.9	11.3	8.6	3.3	n.a.	0.5
Simple Avg.					46.5	23.3	17.0	11.5	7.5	6.2	19.1	n.a.	0.4
Weighted Avg.					33.1	29.0	18.2	11.7	10.5	8.0	23.6	n.a.	0.2
Other													
Bloomberry Res	BLOOM PM	PHP	11.16	17.1	12.4	14.2	11.7	7.8	9.8	8.3	22.9	n.a.	0.7
Belle Corp	BEL PM	PHP	1.18	1.6	4.3	n.a.	n.a.	5.4	n.a.	n.a.	n.a.	n.a.	n.a.
Simple Avg.					8.3	14.2	11.7	6.6	9.8	8.3	22.9	n.a.	0.7
Weighted Avg.					11.7	14.2	10.7	7.6	9.8	8.3	22.9	n.a.	0.7

Source: Guotai Junan International, Bloomberg.

Table-4: Our target price is equivalent to 14.8x 2024 EV/Adjusted EBITDA

		2019A	2023F	Next 4 Quarters	2024F	2025F
Our Target Price	HK\$64.00					
Shares Outstanding, Period End, Fully Diluted (mn	)	4,347	4,398	4,402	4,413	4,429
TP Based Market Cap (HK\$ mn)		278,188	281,458	281,705	282,448	283,439
+ Period End Minority Interest (HK\$ mn)		567	452	427	352	253
+ Period End Borrowings (HK\$ mn)		553	7,402	7,053	6,007	2,716
- Period End Cash & Equivalents (HK\$ mn)		14,646	14,999	15,961	18,845	20,424
Year End Enterprise Value (HK\$ mn)		264,663	274,312	273,225	269,963	265,983
Adjusted EBITDA (HK\$ mn)		16,479	10,929	13,590	18,272	20,028
TP Based EV/Adjusted EBITDA		16.1	25.1	20.1	14.8	13.3
EPS (HK\$), Diluted		3.000	2.050	2.050	3.561	3.861
Target Price Based PER		21.3	31.2	31.2	18.0	16.6

Source: Guotai Junan International, Bloomberg.

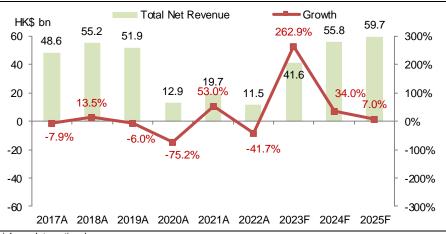
Table-5: Our HK\$64.00 target price is a 19.0% discount to our DCF-derived NAV of HK\$79.01

Risk free rate	3.52%	Sum of PV FCFF (HK\$ mn)	148,310
Market return	10.48%	+ PV terminal value (HK\$ mn)	185,672
Market risk premium	6.96%	Enterprise value (HK\$ mn)	333,982
Adj. beta	1.1	<ul><li>Net debt/(cash) (HK\$ mn)</li></ul>	(13,489)
Equity discount rate	11.18%	Equity value (HK\$ mn)	347,470
		Shares outstanding (mn)	4,398
After tax cost of debt	5.2%	NAV per share (HK\$)	79.01
D/(D+E)	10.0%		
E/(D+E)	90.0%		
WACC	10.6%		
Long-term growth rate	3.0%		

Source: Guotai Junan International, Bloomberg, the Company.

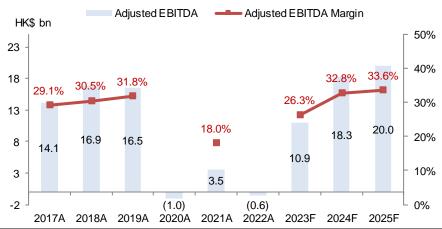


Figure-1: We forecast GEG's 2023 revenue to recover to 80.2% of that of 2019



Source: the Company, Guotai Junan International.

Figure-2: We forecast GEG's 2023 adjusted EBITDA to recover to 66.3% of that of 2019



Source: the Company, Guotai Junan International.

#### **Financial Statements and Ratios**

	Income S	Statement			
Year end 31 Dec (HKD m)	2021A	2022A	2023F	2024F	2025F
Total revenue	19,696	11,474	41,635	55,791	59,696
Special gaming taxes	(6,743)	(3,072)	(16,709)	(24,063)	(25,119)
Raw materials & consumable	(1,488)	(1,362)	(2,165)	(2,008)	(2,089)
Amortisation & depreciation	(2,264)	(2,088)	(2,390)	(2,712)	(3,026)
Employee benefit expense	(5,766)	(5,730)	(6,701)	(7,309)	(7,701)
Other operating expenses	(3,329)	(2,662)	(5,963)	(5,530)	(6,283)
Operating profit	105	(3,442)	7,707	14,169	15,477
Other income/gains, net	1,101	285	721	732	733
Finance costs	(68)	(106)	(114)	(82)	(67)
Joint ventures	383	(90)	809	1,084	1,160
Associated companies	(0)	0	0	1	1
Profit before tax	1,521	(3,352)	9,123	15,903	17,304
Income tax	(89)	(96)	(107)	(187)	(203)
Profit after tax	1,432	(3,448)	9,016	15,716	17,101
Non-controlling interest	(106)	14	(52)	(56)	(60)
Shareholders' profit / loss	1,326	(3,434)	8,964	15,660	17,040
Adjusted EBITDA	3,537	(553)	10,929	18,272	20,028
Basic EPS	0.305	(0.787)	2.045	3.561	3.861
Diluted EPS	0.304	(0.787)	2.050	3.561	3.861
	Cach Flow	Statement			
Year end 31 Dec (HKD m)	Cash Flow 2021A	Statement 2022A	2023F	2024F	2025F
	2021A	2022A			
Profit before tax	2021A 1,521	2022A (3,352)	9,123	15,903	17,304
Profit before tax Finance costs	2021A 1,521 68	2022A (3,352) 106	9,123 114	15,903 82	17,304 67
Profit before tax Finance costs Depreciation & amortisation	2021A 1,521 68 2,264	2022A (3,352) 106 2,088	9,123 114 2,390	15,903 82 2,712	17,304 67 3,026
Profit before tax Finance costs Depreciation & amortisation Changes in working capital	2021A 1,521 68 2,264 (6,235)	2022A (3,352) 106 2,088 (1,580)	9,123 114 2,390 (1,278)	15,903 82 2,712 (889)	17,304 67 3,026 (640)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid	2021A 1,521 68 2,264 (6,235) (131)	2022A (3,352) 106 2,088 (1,580) (97)	9,123 114 2,390 (1,278) (97)	15,903 82 2,712 (889) (176)	17,304 67 3,026 (640) (191)
Year end 31 Dec (HKD m)  Profit before tax  Finance costs  Depreciation & amortisation  Changes in working capital  Total taxes paid  Others  Cash from operating activities	2021A 1,521 68 2,264 (6,235)	2022A (3,352) 106 2,088 (1,580)	9,123 114 2,390 (1,278)	15,903 82 2,712 (889)	17,304 67 3,026 (640)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities	2021A 1,521 68 2,264 (6,235) (131) (974) (3,487)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092)	9,123 114 2,390 (1,278) (97) (803) 9,450	15,903 82 2,712 (889) (176) (1,312) 16,320	17,304 67 3,026 (640) (191) (1,557) 18,008
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063)	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063)	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities Issue of new shares Change in bank loans, net	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities Issue of new shares Change in bank loans, net Dividends	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585  567 (2,819)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700) 259 (103)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593) 279 (1,395)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546) 302 (3,291)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585  567 (2,819) 0	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035 239 1,139 (1,308)	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700) 259 (103) (1,352)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593) 279 (1,395) (4,715)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546) 302 (3,291) (6,840)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities Issue of new shares Change in bank loans, net Dividends Others	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585  567 (2,819) 0 (158)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035 239 1,139 (1,308) (114)	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700) 259 (103) (1,352) (38)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593) 279 (1,395) (4,715) (41)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546) 302 (3,291) (6,840) (44)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities Issue of new shares Change in bank loans, net Dividends Others Cash from financing activities Cash at beg of year	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585  567 (2,819) 0 (158) (2,410)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035 239 1,139 (1,308) (114) (43)	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700) 259 (103) (1,352) (38) (1,235)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593) 279 (1,395) (4,715) (41) (5,872)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546) 302 (3,291) (6,840) (44) (9,873)
Profit before tax Finance costs Depreciation & amortisation Changes in working capital Total taxes paid Others Cash from operating activities Purchase of PP&E Interest received Others Cash from investing activities Issue of new shares Change in bank loans, net Dividends Others Cash from financing activities	2021A  1,521 68 2,264 (6,235) (131) (974) (3,487)  (6,908) 863 10,630 4,585  567 (2,819) 0 (158) (2,410)	2022A (3,352) 106 2,088 (1,580) (97) (258) (3,092) (5,063) 1,102 6,996 3,035 239 1,139 (1,308) (114) (43)	9,123 114 2,390 (1,278) (97) (803) 9,450 (8,103) 441 962 (6,700) 259 (103) (1,352) (38) (1,235)	15,903 82 2,712 (889) (176) (1,312) 16,320 (8,103) 662 848 (6,593) 279 (1,395) (4,715) (41) (5,872)	17,304 67 3,026 (640) (191) (1,557) 18,008 (8,103) 805 752 (6,546) 302 (3,291) (6,840) (44) (9,873)

	Balanc	e Sheet			
Year end 31 Dec (HKD m)	2021A	2022A	2023F	2024F	2025F
PP&E	41,781	45,542	53,645	60,283	68,040
Right-of-use Assets	4,886	4,788	4,662	4,520	4,362
Intangible assets	153	33	42	48	48
Joint ventures	1,994	1,396	1,229	1,081	951
Financial assets	12,720	11,181	9,052	7,555	6,340
Others	146	109	104	99	94
Total non-current assets	61,681	63,049	68,733	73,586	79,836
Cash & cash equivalents	13,607	13,496	14,999	18,845	20,424
Inventories	204	209	833	1,116	1,194
Debtors and prepayments	1,691	1,153	1,187	1,223	1,259
Amounts due from JV's	162	174	179	185	190
Taxation recoverable	69	29	30	32	33
Financial assets	3,062	2,325	2,417	2,514	2,615
Others	4,768	527	0	0	0
Total current assets	23,563	17,912	19,646	23,914	25,715
Total assets	85,243	80,961	88,380	97,500	105,551
Creditors & accruals	8,350	7,690	7,074	6,508	5,988
Borrowings & bank loans	6,386	7,505	7,402	6,007	2,716
Others	131	104	116	129	144
Total current liabilities	14,866	15,299	14,592	12,645	8,848
Deferred taxation liabilities	205	167	172	178	183
Lease Liabilities	434	433	481	534	592
Retention Payable	457	429	476	529	587
Other non-current payable	205	168	181	195	212
Total non-current liabilities	1,301	1,197	1,310	1,435	1,574
Total liabilities	16,168	16,496	15,903	14,080	10,422
Total shareholders' equity	68,425	63,914	72,025	83,068	94,877
Minority interest	651	551	452	352	253
Total equity	69,076	64,465	72,477	83,420	95,129

Financial Ratios							
	2021A	2022A	2023F	2024F	2025F		
Margins							
Effective gaming tax rate (%)	48.1	46.8	52.6	52.6	52.6		
Operating margin (%)	0.5	(30.0)	18.5	25.4	25.9		
Net profit margin (%)	7.3	(30.1)	21.7	28.2	28.6		
Adj. EBITDA margin (%)	18.0	(4.8)	26.3	32.8	33.6		
Return ratios							
ROA (%)	1.6	(4.1)	10.6	16.9	16.8		
ROE (%)	2.1	(5.2)	13.3	20.3	19.2		
ROCI (%)	0.2	(8.8)	10.9	14.6	12.1		
Liquidity & leverage							
Leverage (i.e., gearing, %)	9.4	11.3	10.9	7.7	3.1		
Net gearing (%)	Net cash						
Interest coverage ratio (x)	0.1	(4.4)	15.2	20.0	18.4		
Current ratio (x)	1.6	1.2	1.3	1.9	2.9		

Source: the Company, Guotai Junan International.



#### **Company Rating Definition**

The Benchmark: Hong Kong Hang Seng Index

Time Horizon: 6 to 18 months

Rating		Definition
Buy	买入	Relative Performance>15%; or the fundamental outlook of the company or sector is favorable.
Accumulate	收集	Relative Performance is 5% to 15%; or the fundamental outlook of the company or sector is favorable.
Neutral	中性	Relative Performance is -5% to 5%; or the fundamental outlook of the company or sector is neutral.
Reduce	减持	Relative Performance is -5% to -15%; or the fundamental outlook of the company or sector is unfavorable.
Sell	卖出	Relative Performance <-15%; or the fundamental outlook of the company or sector is unfavorable.

#### **Sector Rating Definition**

The Benchmark: Hong Kong Hang Seng Index

Time Horizon: 6 to 18 months

Rating		Definition
Outperform	跑赢大市	Relative Performance>5%; or the fundamental outlook of the sector is favorable.
Neutral	中性	Relative Performance is -5% to 5%; or the fundamental outlook of the sector is neutral.
Underperform	跑输大市	Relative Performance<-5%; Or the fundamental outlook of the sector is unfavorable.

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