



RUENTEX DEVELOPMENT Co. Ltd

(TICKER: 9945TW)

潤泰集團

創新 超越 領先 全方位

潤澤社會
泰安民生

Part of this Briefing Material is compiled based on the financial statement approved by a CPA. The complete contents and data shall be determined according to the financial statement. °

The information provided in the brief may contain prospective statements and actual results may be different from these statements. The information provided in the brief does not express or guarantee ,explicitly or implicitly , its correctness or completeness nor represent our complete statement about the industry or any subsequent development.

This brief shall not be acquired or used by any third party without our permission.

Company Overview

1. Company Overview

2. Financial Overview
3. Property Development
4. Life Insurance Business
5. Environmental Protection,
Cement Business
6. Vision of the Future

- Name : Ruentex Development
- Chairman : Mr. Tsang Jiunn Jean
- President : Mr. Lee Chih Hung

- Shareholders' equity :
TWD21.07bn(2021/12/31)

(Capitalization of retained earnings this year)

- Main growth drivers :
 - ✓ Property development,
Construction, Cement business
 - ✓ Life insurance business
 - ✓ Environmental Protection,
Cement Business

Company History



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd



1977

Ruentex Construction was established

1992

IPO

2002

Renamed: Ruentex Development



RUENTEX 潤弘精密工程

2010

Subsidiary RT-Engineering & Construction Co LTD was IPO



潤泰精密材料 RUENTEX MATERIALS

2015/07

Subsidiary RT-Material was IPO



2011/07

Investment Nan Shan Life

2019/06

Participated in Nanshan Life's cash capital increase.

潤泰創新開發

2016/09

2017/09

Subsidiary

Ruentex Innovative Development Co., Ltd. Cooperated with Mitsubishi Estate Co., Ltd. to Jiangcui development case & **Yucheng** development case.

CITY LINK
SONG SHAN

2012/12

Opend

CITY LINK
NAN GANG

2014/12

Opend

CITY LINK
NEI HU

2018/03

Opend

TSUTAYA
BOOKSTORE

2017/11

The introduction of TSUTAYA BOOKSTORE in Japan, which was opening in Song Shan Baoching on Nov. 24.

2018/03

opened in Nei Hu on Mar. 29.

2019/12

opened in Nan Gang on Dec. 6.

2020/05

opened in Kaohsiung on Dec. 6.

2021/08

opened in Song Shan on Aug. 20.

Pre-sale
(sold out)

Dingfeng



Wenhua



Yangbei



On Sale

Qingtian 618



Fuyang



Future sale

Xinyi



Wuguwang-A



Wuguwang-B



Yucheng



Star of Nan Gang

2018/08

Signed a contract for the Nangang Urban Renewal Case.



The Entities in Consolidated Statement



Ruentex development

Retail (taiwan)
and Property
development



RBY (SHON SHAN)
RXC (NAN GANG)
RCD (SHON SHAN)

Commercial and
BOT project



RT- maintenance
RT- security
Ruenfu
Other



Ruentex engineering & construction

Construction contract,
precast construction,
and electromechanical
integration



Ruentex Materials

Cement
manufacture &
development
RT- interior design

Life insurance business

Nan Shan Life
(ownership 25.03%)



南山人壽

RUENTEX GROUP

Ruentex Industries
(ownership 11.63%)



潤泰全球

Environmental Protection & Biotechnology Business

Sunny Friend Env.(26.62%)
TaiMed Biologics(4.11%)
OBI Pharma(0.84%)

Other investments

Brogent Tec.(4.90%)
Sun Art Retail (0.94%)

OPERATIONAL STRUCTURE



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co., Ltd

Public listed company			Non public listed company		
Name	Ownership (%)	Market Value (Billion)(Note 1)	Name	Ownership (%)	Net Value (Billion)(Note 2)
Ruentex Industries	12%	11.4	Ruentex Construction	100%	1.0
Ruentex engineering & construction	40%	9.1	Ruentex Property management & maintenance	100%	-
Ruentex Material	26%	2.3	Ruentex Security	100%	0.1
Sunny Friend Env	26%	5.9	Ruentex Pai Yi	100%	2.4
Brogent Technologies	4%	0.4	Ruentex Syu Jan	80%	2.0
TaiMed Biologics	4%	0.7	Ruentex Development	70%	2.2
OBI Pharma	0.77%	0.2	Ruen Fu	60%	-
Total		30.0	Nan Shan Life	25%	127.9
			Total		135.6

Note 1 : The market value as of 2021/12/31.

Note 2 : Source -MOPS (RUENTEX DEVELOPMENT 2021Q4 Financial Report and Nan Shan Life 2021Q4 Financial Report net value conversion.)

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RUENTEX DEVELOPMENT

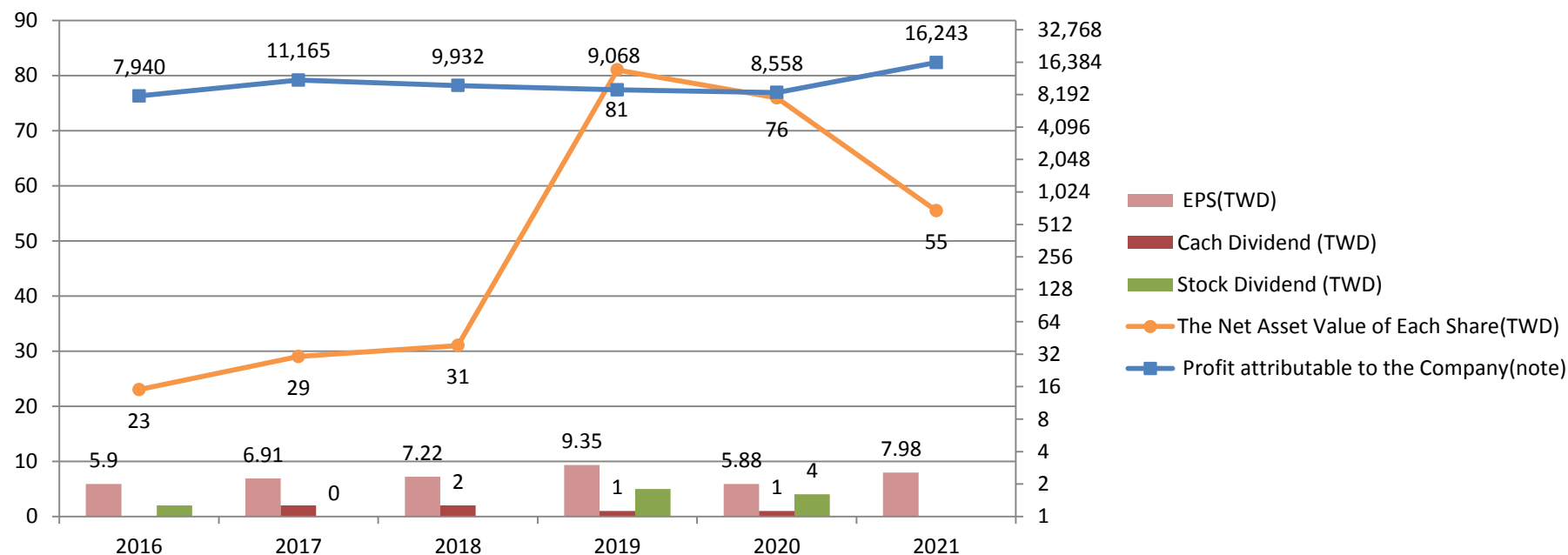
Consolidated I/S



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co., Ltd

Unit: TWD millions / per share

Item	2016	2017	2018	2019	2020	2021
Consolidate revenue	13,117	10,912	14,859	17,258	19,085	27,294
Consolidate Operating Profit	1,846	1,035	1,970	1,899	2,085	3,597
Profit attributable to the Company(note)	7,940	11,165	9,932	9,068	8,558	16,243
EPS(TWD)	5.90	6.91	7.22	9.35	5.88	7.98
The Net Asset Value of Each Share(TWD)	23	29	31	81	76	55
Paid-in capital	13,934	16,721	10,033	10,033	15,049	21,068

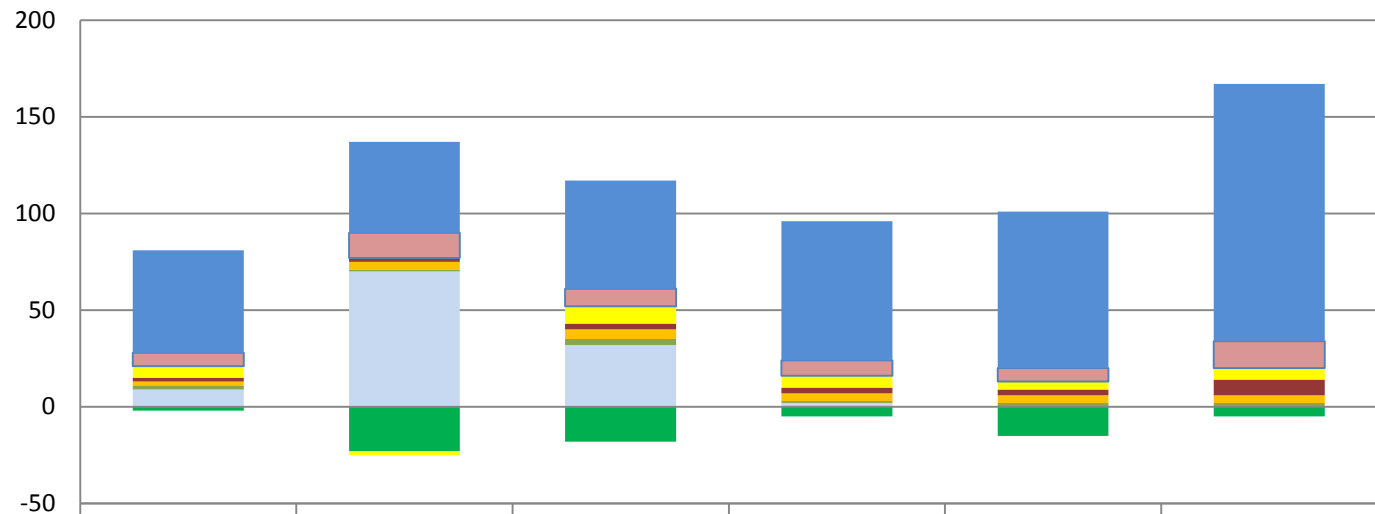


Profit composition summary



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Unit: TWD 0.1 billion

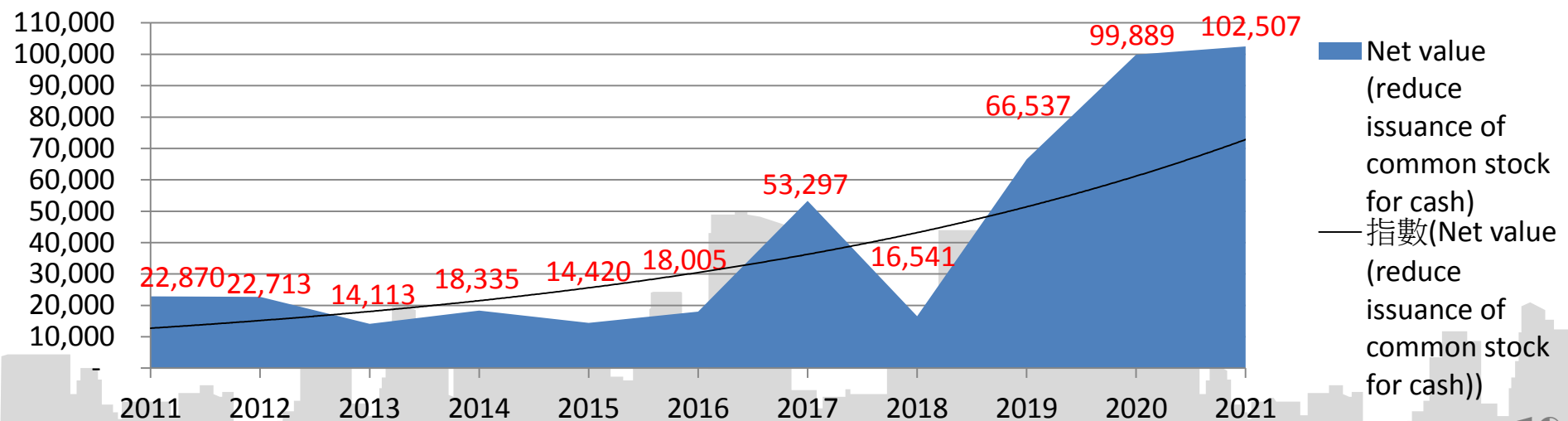
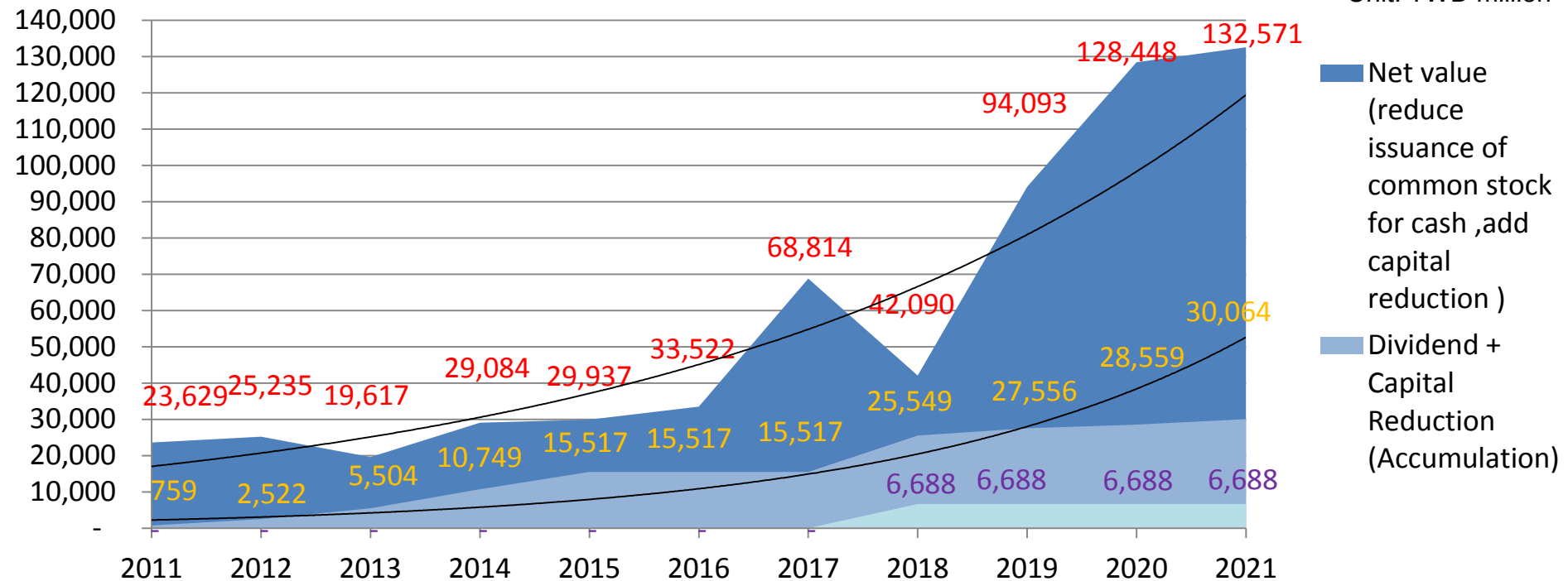


	2016	2017	2018	2019	2020	2021
NAN SHAN	53	47	56	72	81	133
RUENTEX INDUSTRIES	7	13	9	8	7	14
RUENTEX DEVELOPMENT	6	-2	9	6	4	6
Ruentex engineering & construction	2	2	3	3	3	8
RBY(SHON SHAN) RXC(NAN GANG)	2	4	5	4	4	4
Other investment	2	1	3	1	2	2
RT-MART	9	70	32	2	0	0
Income Tax	-2	-23	-18	-5	-15	-5
Total	79	112	99	91	86	162



Net Value Trend

Unit: TWD million



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3. **Property Development**
4. Life Insurance Business
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Cement Business
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Residential
development
Commercial
and BOT

Residential development



Commercial and BOT



Residential project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

1. Song Tao

Self land

Site Area : 2,981M²
Gross Area: 15,441 M²
Sell Area: 12,397 M²

On sale



5. Yangbei

Co-develop

Site Area : 5,547M²
Gross Area: 29,759M²
Sell Area : 17,250M²

Pre-sale (sold out)



9. Wuguwang-A

Co-develop

Site Area: 9,352 M²
Gross Area: 61,544 M²
Sell Area: 8,545 M²

Coming soon

2. Dun Fon

Self land

Site Area : 4,442M²
Gross Area: 29,884 M²
Sell Area: 24,575 M²

On sale



Subsidiary - Co-develop

6. Qingtian 618

Site Area 1,024M²
Gross Area 6,039M²
Sell Area 1,798M²

On sale



Co-develop

10. Wuguwang-B

Site Area: 3,517 M²
Gross Area: 21,620 M²
Sell Area: 8,860M²

Coming soon



3. Dingfeng

Co-develop

Site Area: 2,700M²
Gross Area: 22,165M²
Sell Area: 9,686M²

Pre-sale (sold out)



Co-develop

7. Fuyang

Site Area 2,155M²
Gross Area 18,598M²
Sell Area 5,676M²

On sale



Subsidiary - Self land

11. Yucheng

Site Area : 5,288 M²
Gross Area : 66,360 M²
Sell Area: 57,329 M²

Coming soon



4. Wenhua

Co-develop

Site Area 4,958M²
Gross Area 32,721M²
Sell Area 16,612M²

Pre-sale (sold out)



Government--Led

8. Xinyi

Site Area 2,039M²
Gross Area 13,219M²
Sell Area 2,677M²

Coming soon



Note: Sell Area presents the number of sellable M² in the whole project (including recognized income).

Residential project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Government

12. MRT- San Chong

Site Area 9,947M²
Gross Area 100,595M²
Sell Area 30,744M²
(Estimated)

Co-develop

14. Datong

Site Area: 1,547 M²
Gross Area: 11,765M²
Sell Area: 3,788M²

Subsidiary - Co-develop

16. Jiang Cui

Site Area 3,762M²
Gross Area 24,136M²
Sell Area 10,499M²

Government--Led

13. Nan Hai

Site Area 5,391M²
Gross Area 21,898M²
Sell Area 8,423M²

Co-develop

15. Juan Chiao

Site Area 3,504M²
Gross Area 15,221M²
Sell Area 7,064M²

Government--Led

17. Star of Nan Gang

Site Area 26,046M²
Gross Area 373,554M²
Sell Area 121,567M²
(Estimated)

Note: Sell Area presents the number of sellable M² in the whole project (including recognized income).

The available for sale area for RUENTEX DEVELOPMENT Co., Ltd. are **263,874M²** (Excluding recognized income).

The available for sale area for RUENTEX INNOVATIVE DEVELOPMENT Co., Ltd. are **57,329 M²** (Excluding recognized income).

The available for sale area for RUENTEX CONSTRUCTION & DEVELOPMENT Co., Ltd. are **12,298 M²** (Excluding recognized income).



Location of Residential Project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd



Residential - Revenue Booking Schedule



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co., Ltd

Projects	Situation	Revenue Booking Schedule									
		2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
1、Feng Sheng 潤泰峰盛		●									
2、Son Tao 松濤苑	Sold out	●	●	●	●						
3、Dun Fon 潤泰敦峰	Sold out	●	●	●							
4、Dingfeng 潤泰鼎峯 Sold out	Completed 74%	●									
5、Wenhua 潤泰文樺 Sold out	Completed 81%	●									
6、Yangbei 潤泰央北 Sold out	Completed 40%		●								
7、Qingtian 618 青田618	Completed 27%	Sale	●								
8、Fuyang 潤泰大安富陽	Completed 25%	Sale		●							
9、Xinyi 潤泰信義	Completed 45%	Sale	●	●							
10、Wuguwang-A 三重五谷王段A案	Completed 17%	Sale			●						
11、Wuguwang-B 三重五谷王段B案	Completed 18%	Sale		●							
12、Yucheng 南港玉成段	Completed 21%				●	●					
13、MRT- San Chong MRT三重站聯開案	Completed 31%				●	●	●				
14、Nan Hai 南海段公辦都更	planning					●					
15、Datong 北投大同街案	planning					●	●				
16、Juan Chiao 北投軟橋段	planning						●	●			
17、Jiang Cui 板橋江翠段	planning						●	●			
18、Star of Nan Gang 南港之星公辦都更	planning							●	●	●	●

Residential – Salable project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Salable

● Song Tao



- Location: No. 221 No. 223, Bo'ai Rd., Zhongzheng Dist., Taipei City
- Site area: 2,981M²
- Type : Residential Area
- Floor: 1F~12F/B1~B3
- Floor height : 1F-5.5M/2F~12F-3.5M
- Households : 20units
- Parking: 114 parking spaces
- House area : 532M²、598M²、1,064M²

Anti-earthquake



Balcony



Garden Landscape



Residential – Salable project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

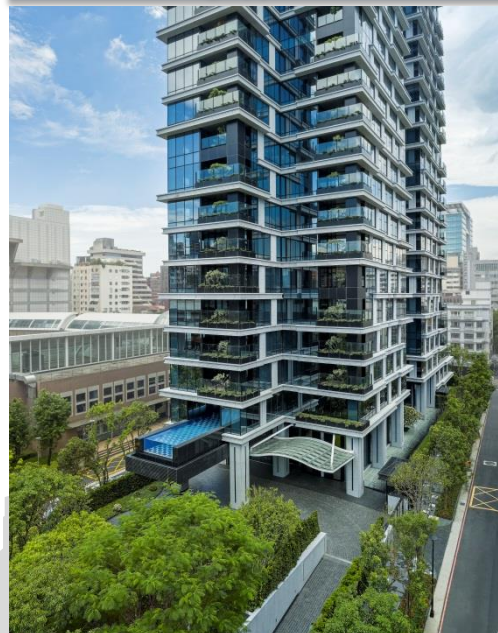
潤 | 泰 | 敦 | 峰

● Dun Fon

Salable

- Location: NO.51, Sec. 4, Civic Blvd., Songshan Dist., Taipei City
- Site area: 4,442M²
- Type : Residential Area
- Floor: 1F~23F/B1~B3
- Floor height : 1F-4.2M/2F~23F-3.5M
- Households : 82 units
- Parking: 185 parking spaces
- House area : 271~278M² 、 324~331M²

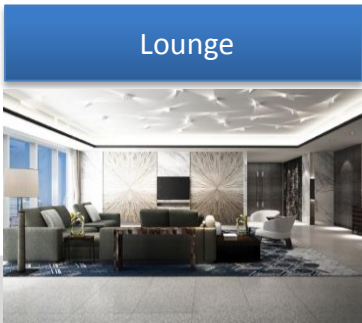
Building appearance-1



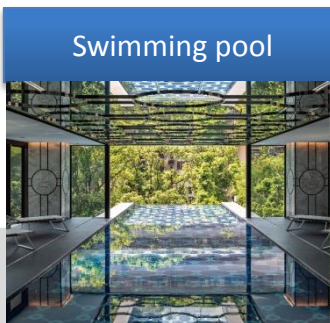
Building appearance-2



Lounge



Swimming pool



Residential – Salable project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

● Fuyang

潤泰
大安富陽
RUENTEX FUYANG

On Sale



- Location: The intersection of Ln. 272 & No. 268, Wolong St., Da'an Dist., Taipei City
- Site area: 2,155M²
- Type : Residential Area
- Floor: 1F~23F/B1~B4
- Households : 130 units
- Parking: 48 parking spaces
- House area : Two room-99~102M² 、
Three room-129~142M²

Completed 25%

Construction Site



Residential – Salable project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

● Qingtian 618



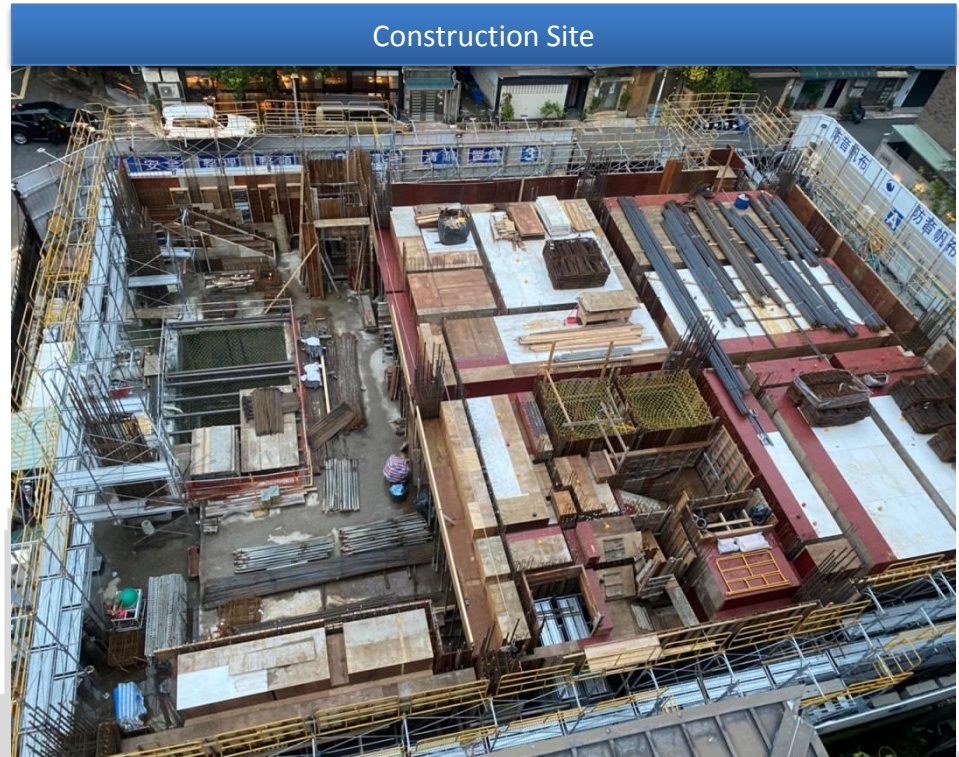
On Sale



- Location: Lane 6, Qingtian St., Da'an Dist., Taipei City
- Site area: 1,024M²
- Type :Residential Area
- Floor: 1-10F/B1-3
- Households : 55 units
- Parking: 34 parking spaces
- House area : One room-43~66M² 、
Two room-86~96M²

Completed 27%

Construction Site



Residential – Project-expected



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Name	Xinyi
Location	Near Xin'an St. & Jiaxing St., Xinyi Dist., Taipei City
basic information	◆ Site area : 2,039 M² ◆ Type : Residential Area ◆ Floor : 1-12F/B1-4 ◆ Households : 116 units ◆ House area : One room : 46~53 M² Two room : 69~102 M² Three room : 126~132 M² ◆ Parking : 98

Name	Wuguwang-A
Location	The intersection of Xingde Rd. & Shuhong W. Rd., Sanchong Dist., New Taipei City
basic information	◆ Site area : 9,352M² ◆ Type : Residential & Business Area ◆ Floor : 1-26~27F/B1-3 ◆ Households : 351 units ◆ House area : Three room : 99~149 M² Four room : 165~188 M² ◆ Parking : 356

Name	Wuguwang-B
Location	The intersection of Qingchuan St.& Ln. 80, Wuguwang N. St., Sanchong Dist., New Taipei City
basic information	◆ Site area : 3,517M² ◆ Type : Residential Area ◆ Floor : 1-18F/B1-3 ◆ Households : 135 units ◆ House area : Three room : 99 M² Three room + Study : 182 M² ◆ Parking : 137

Aerial perspective view



Residential – Developing Project



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co., Ltd

Wen De Road



Site Area : 4,436M²
Gross Area : 31,030M²
Sell Area : 9,748M²

Chong Qing N. Road



Site Area : 2,481M²
Gross Area : 29,759M²
Sell Area : 11,471M²

Keelung Road



Site Area : 1,014M²
Gross Area : 14,196M²
Sell Area : 4,714M²

Nan King W. Road



Site Area : 1,117M²
Gross Area : 14,025M²
Sell Area : 4,304M²

Song jiang Road



Site Area : 1,753M²
Gross Area : 9,914M²
Sell Area : 2,479M²

Bei An Road



Site Area : 3,250M²
Gross Area : 33,708M²
Sell Area : 10,615M²

Shan Yuen St.



Site Area : 2,889M²
Gross Area : 22,836M²
Sell Area : 6,416M²

Baojhong Road



Site Area : 4,030M²
Gross Area : 36,440M²
Sell Area : 17,610M²

Xindu Sec.



(Subsidiary)

Site Area : 3,319M²
Gross Area : 22,648M²
Sell Area : 10,902M²

Gongyuan Road



(Subsidiary)

Site Area : 1,617M²
Gross Area : 14,793M²
Sell Area : 6,873M²



The percentage of Integration has reached more than 75%.

The sellable Area for RUENTEX DEVELOPMENT Co., Ltd. are **67,357 M²**.

The sellable Area for RUENTEX CONSTRUCTION & DEVELOPMENT Co., Ltd. are **17,775 M²**.

Commercial office – Yucheng



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd



N a m e	Yucheng
L o c a t i o n	No.729 YuCheng Nangang Dist., Taipei City
b a s i c information	◆ Site area : 5,288M² ◆ Type : Commercial distric ◆ Floor : 1~27F/B1~5 ◆ Households : Offiice 111 ◆ House area : 257、284、383及 453M² ◆ Parking : 323

Star of Nan Gang -Public city renewal



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Traffic transfer
station

4,988M²

International
Exhibition Center

12,595M²

Office

178,109M²

Biotechnology
innovation

7,140M²

Mall

8,400M²

Whole age
home

126,955M²

Overpass
between
buildings



structure safety



20 years waterproof



Heat insulation mortar/ Sound Proof Mortar

寧靜涼爽 理所當然

隔熱砂漿 隔熱節能助節能, 有效降溫3°C



隔音地坪 杜絕噪音煩惱, 降噪音達約21分貝

選取吸音的聲學層及吸音材料, 藉由聲音吸收材料與聲學層共同作用, 阻斷聲音的傳播, 有效降低噪音, 杜絕噪音煩惱, 降噪音達約21分貝。

項目	說明
1. 吸音材料	選用吸音材料, 有效降低噪音。
2. 聲學層	選用聲學層, 有效降低噪音。
3. 吸音材料	選用吸音材料, 有效降低噪音。
4. 聲學層	選用聲學層, 有效降低噪音。
5. 吸音材料	選用吸音材料, 有效降低噪音。
6. 聲學層	選用聲學層, 有效降低噪音。



Flood prevention, anti-burning

管道間防延燒設計

阻絕火勢設計, 降低居家災損
打造堅強的安全守門員

1. 管道間內以水泥砂漿填塞, 防止臭氣、火、害蟲延竄。
 2. 穿管處再做防火泥填塞及密封。
 3. 所有管道間內的PVC管, 貫穿防火區劃樓板及牆時, 施作防火束帶。
- (火災當下PVC管熔斷時, 防火束帶可將PVC管封住, 以免濃煙竄入)



管道間防火填塞圖

防洪工程 預防極端氣候

防洪線
高於捷運江子翠站的設計

捷運江子翠站實際防洪高程為EL107.20m 本案設計防洪高程為EL107.25m
(較捷運江子翠站防洪高程還高出5公分)

※「捷運江子翠站防洪高程」資料來源: 台北市政府捷運工程局官方網站 EL100=海平面

設計基準



防洪線裝置項目說明示意圖

- 防洪工程
1. 虹吸破壞裝置
 2. 車道開啟式防洪閘門
 3. 管道排氣百葉(註)
 4. 社區出入口擋水板

註: 一樓各棟社區出入口及地下排氣管道間, 排氣百葉加高至防洪線以上

Smart management



Four briefing sessions

潤泰12大服務 照顧家一輩子

雙向溝通服務 1 鄰里說明會 2 四大說明會 ■ 開工說明會：開工前 ■ 結構說明會：結構體完成前 ■ 裝修說明會：結構體完成後 ■ 交屋說明會：交屋前 3 四大參觀 1. 混凝土牆面 3. 客戶給水系統試水 2. 客戶浴室防水試水 4. 屋頂隔防水試水	社區維護服務 6 社區安全檢查 針對社區外部安全檢查： 建築物外觀、屋頂排水、公共結構、公共消防、公共衛生、地下停車場等。 7 防災指揮中心 中央氣象局若發布陸上颱風警報，主管機關轉發警報，以利直轄下達決策，成立防災中心案例如下： ■ 2016.09.27 梅姬颱風：共接157通回報電話 / 8人排班輪值 ■ 2017.07.30 尼莎颱風：共接60通回報電話 / 4人排班輪值 ■ 2018.07.10 瑪莉亞颱風：共接115通回報電話 / 5人排班輪值 ■ 2019.08.09 利奇馬颱風：共接110通回報電話 / 5人排班輪值 ■ 2019.09.30 米塔颱風：共接168通回報電話 / 8人排班輪值	安心住家服務 8 維修DIY 針對專業修繕及日常性的維護保養，透過影片教學、教導客戶如何自行操作，有效且即時解決客戶問題。 9 0800客服專線 客戶中心主動關懷，照顧客戶，讓每位客戶覺得住潤泰的房子很幸福。 10 網路交流平臺 於網路平台與專業人員雙向互動。
4 CCTV遠端監視 提供業主隨時掌握工程進度及工程品質。 5 變更設計 室內變更設計及建材選色。	11 住宅迅速維修服務 修繕工程以POA掌握修繕資訊，及時修繕，不受時間地點之限。 12 房屋健康檢查 交屋後一年主動提供室內健康檢查，包括：結構綠柱、火警安全、水電空污、給排水測試、滲水漏水、門窗五金。	

Commercial- Song Shan



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co., Ltd

CITY LINK

Site Area	1,601M ²
Usable Type	Commercial
Each Floor	1~2F : Sports Venues, Retail, Catering 3F : Catering (4~7F : SOHO Office)
Units for Rent	10 Units
Rental period	70 Years (form 2013)



Commercial- Song Shan BOT



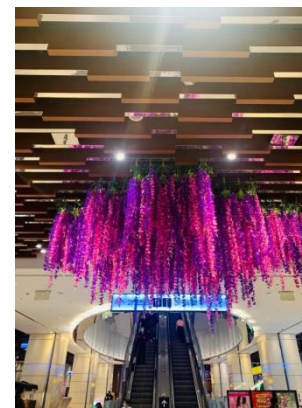
潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

CITY LINK SONG SHAN



Song Shan BOT : Rental total 54 years (as of 2067)

Site Area :	25,563M ²
Gross Area :	115,779M ²
Operating Area:	
1. Retail (Operating)	11,775M ²
2. Hotel (Ambassador Hotel)	14,231M ²
3. Office	78,084M ²



Commercial- Nan Gang BOT



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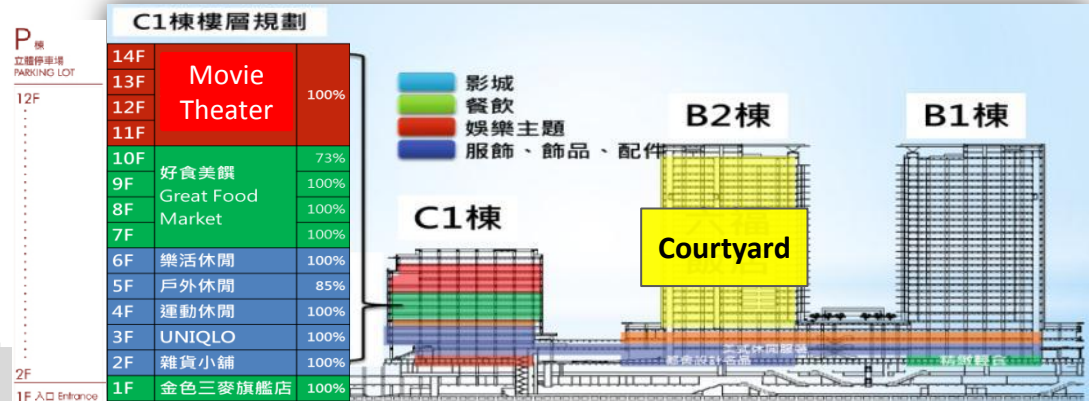
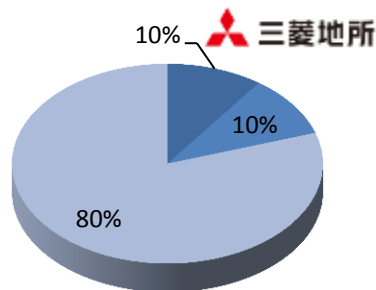
CITY LINK NAN GANG



Nan Gang BOT : Rental total 52years (as of 2065)

Site Area :	42,604M ²
Gross Area :	187,367M ²
Operating Area:	
1. Retail (10,201 M ² for Ambassador theater)	54,312M ²
2. Hotel (Courtyard Hotel)	55,751M ²
3. Office	52,527M ²

Ruentex Xu-Zhan Development Ownership structure



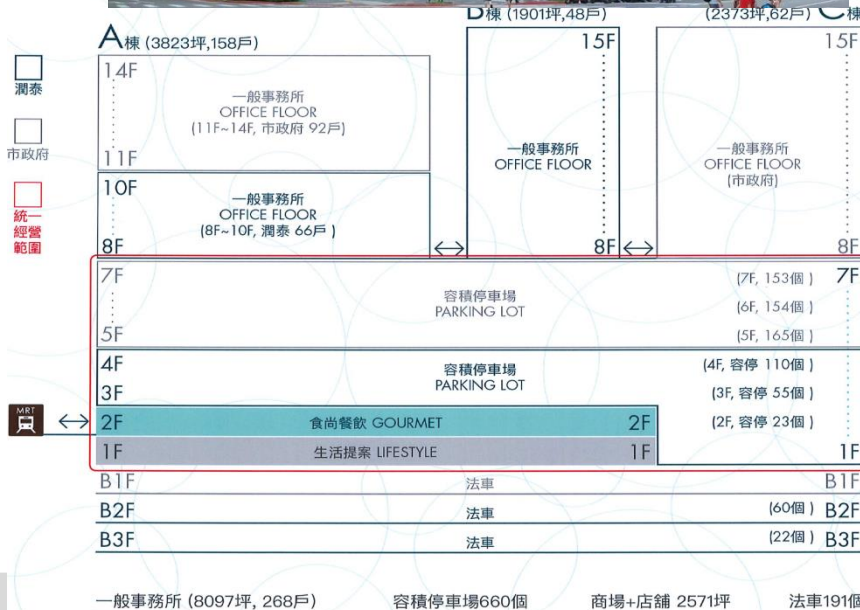
Commercial- MRT Nei Hu



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd



潤泰
市政府
統一經營範圍



CITY LINK NEI JUHU

1F Shopping Mall : Specific Area 2,340M²

Public Area 1,390M²

Area For Rent total 3,730M²

2F Shopping Mall : Specific Area 2,505M²

Public Area 1,578M²

Area For Rent total 4,083M²





Appearance



Bookstore



WIRED CHAYA- Seating area



WIRED CHAYA- Coffee bar



WIRED CHAYA- Seating area

TSUTAYA BOOKSTORE

The second TSUTAYA BOOKSTORE of
RUENTEX group opened on Mar. 29, 2018.



Appearance



Bookstore



WIRED CHAYA



Parent Child Space

TSUTAYA BOOKSTORE

The third TSUTAYA BOOKSTORE of
RUENTEX group opened on Dec. 6, 2019.



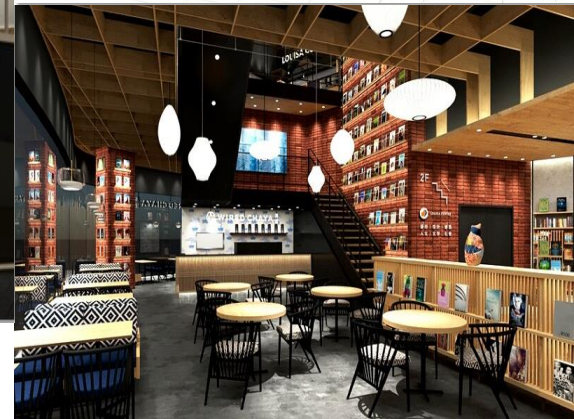
Seating area



Appearance



Appearance



Bookstore

TSUTAYA BOOKSTORE

The fourth TSUTAYA BOOKSTORE of
RUENTEX group opened in Kaohsiung
Talee Department Store on May 21, 2020.



Appearance



SHARE LOUNGE



SHARE LOUNGE-Eating area



SHARE LOUNGE-Work area



SHARE LOUNGE-Meeting room



SHARE LOUNGE-Seating area

TSUTAYA BOOKSTORE

The first overseas "SHARE LOUNGE"
combines work and life styles, opened on
Aug. 20, 2021.

(Moved from CITYLINK Song Shan to Song Shan BOT for business expansion.)



Bookstore

1. Company Overview
2. Financial Overview
3. Property Development
-  4. Life Insurance Business
5. Environmental Protection, Cement Business
6. Vision of the Future



LIFE INSURANCE

Nan Shan Life - the Earnings Engine



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Information of Nan Shan Life investment(direct)

- Ownership : 0.23%
- Investment Income from Ruen Chen Holdings in 2021Q4(TWD thousand) : 135,971
- Common stocks issued on 2021Q4 : 0.03 billion shares

Source: Company website, MOPS

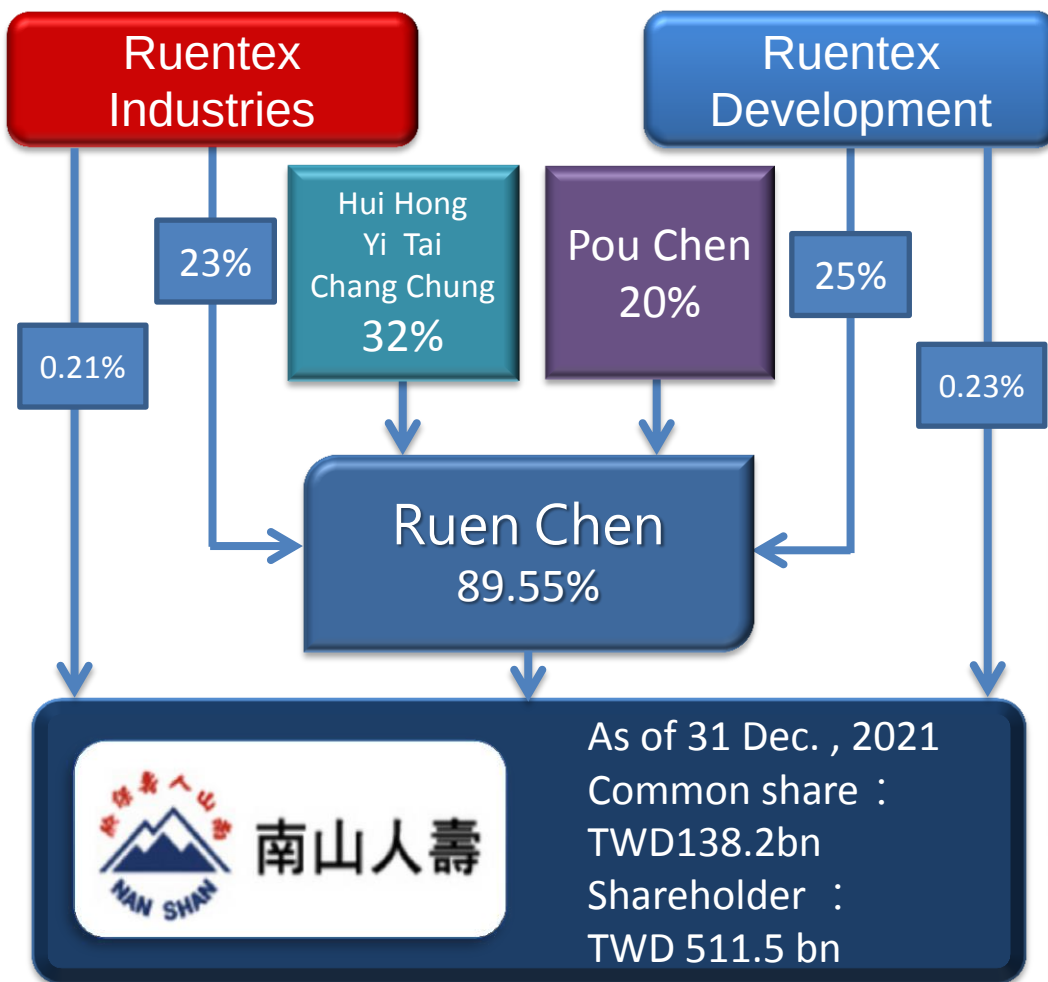
Information of Ruen Chen Holdings' investment

- Ownership : 25%
- Investment Income from Ruen Chen Holdings in 2021Q4(TWD thousand) : 13,131,701
- Common stocks issued on 2021Q4 : 5.60 billion shares

Source: Company website, MOPS

Basic Information of Nan Shan life

- Common stocks issued on 2021Q4 : 13.82 billion shares
- Total equity on 2021Q4 : TWD 511.5 bn
- Book Value Per Share on 2021Q4 : TWD 37.01



Total ownership as of 31 Dec., 2021, 25%.

Note: Total ownership includes Ruentex Development's indirect shareholdings through Ruentex Industries

Source: Company website, MOPS

LIFE INSURANCE

Nan Shan Life - Operating Results in 2020Q4-2021Q4



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd



南山人壽

Unit: TWD Million

	2021Q4	2020Q4	Diff.%
New Premium	102,174	104,869	-2.57%
Total Premium	571,432	581,061	-1.66%
Net Income before tax	66,125	40,294	64.11%
Net Income	59,693	37,384	59.68%
EPS(NT dollar)	4.32	2.70	60.00%

Source: Company website, MOPS.

Nan Shan Life - Operating Results in 2019Q4-2021Q4

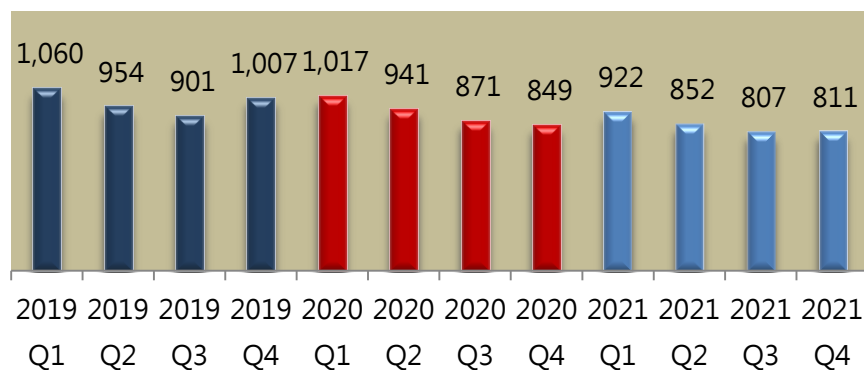


潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

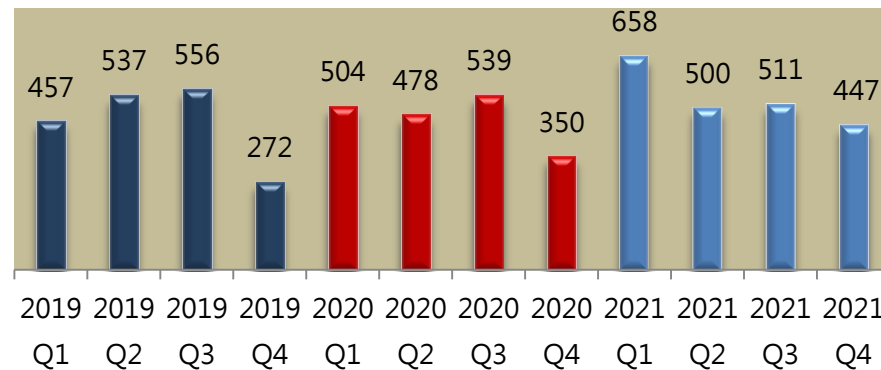


南山人壽

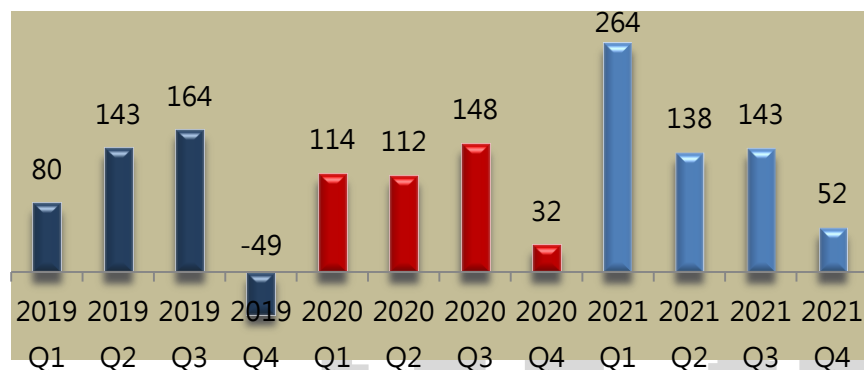
Premium(0.1bn)



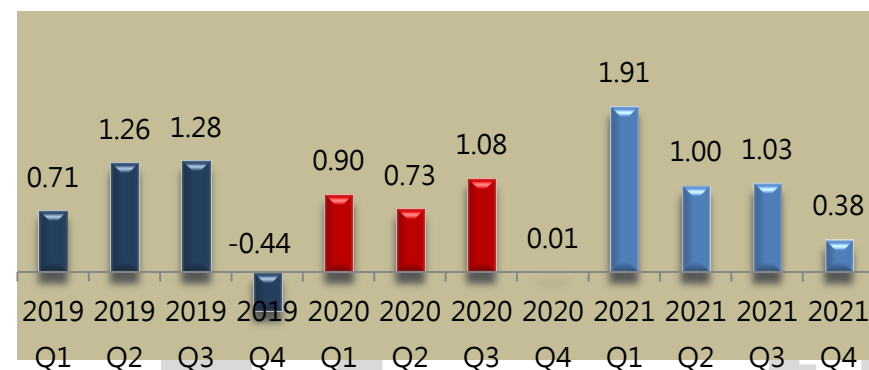
Investment Gain (0.1bn)



Net income(0.1bn)



EPS(TWD dollar)



Source: Company website.

1. Company Overview
2. Financial Overview
3. Property Development
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5. Environmental Protection, Cement Business
6. Vision of the Future



潤弘精密工程事業股份有限公司



日友環保科技股份有限公司



潤泰精密材料股份有限公司
RUENTEX MATERIALS Co., Ltd.



Basic Information

Name	Ruentex Engineering & Construction
Date of Listing	2010/03/26
Paid-in Capital	TWD1,849,500,000(2021/12/31)
The main business	1.Construction, MEP, prefabrication factory 2.Precast concrete production and sales

**Ruentex
Development
39.14%**

Ruentex Engineering & Construction

2021.12.31

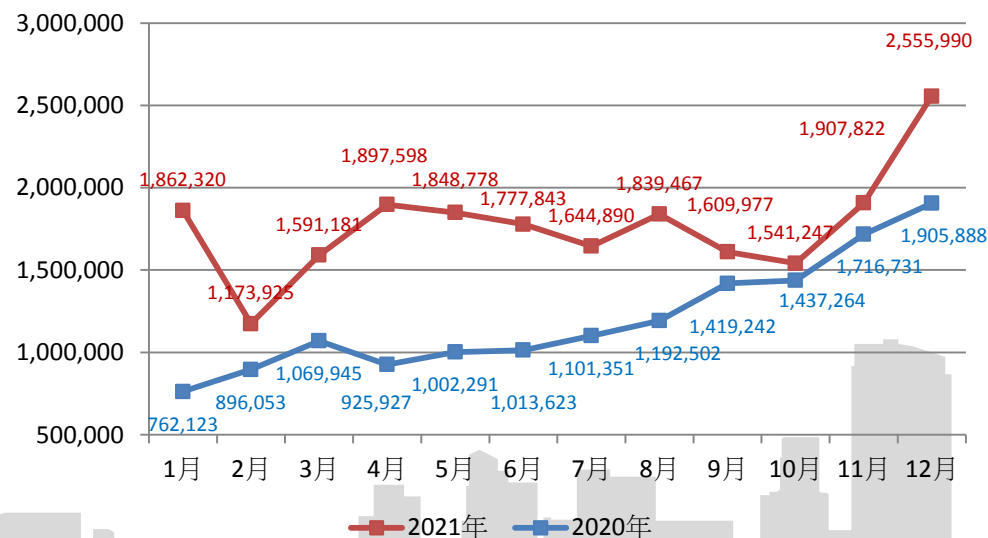
Total Equity : 6.7bn

Market value :

22.7bn(2021.12.31Market Price)

Revenue per month

unit : TWD thousand



Source: Company website, MOPS

Profit information

unit : TWD thousand

	2018	2019	2020	2021
Revenue	8,646,070	11,637,322	14,468,066	21,337,098
EPS(TWD dollar)	2.55	4.9	7.48	9.96
Dividend(TWD dollar)	4.8	4.5	10.2	9.0



Basic Information

Name	Sunny Friend Environmental Technology Co., LTD.
Date of Listing	2015/03/23
Paid-in Capital	TWD 1,115,000,000(2021/12/31)
The main business	Engaging in the incineration and treatment of bio-medical waste and hazardous business waste.

- Factory in Taiwan : Yunlin , Changhua Coastal.
- Factory in China : Beijing, Suqian, Langfang and Yuncheng etc.
- Plan in Future : Continue to increase investment in China.



Stable growth in Environmental Protection Business



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

Ruentex
Development
26.62%



日友環保科技股份有限公司

2021.12.31

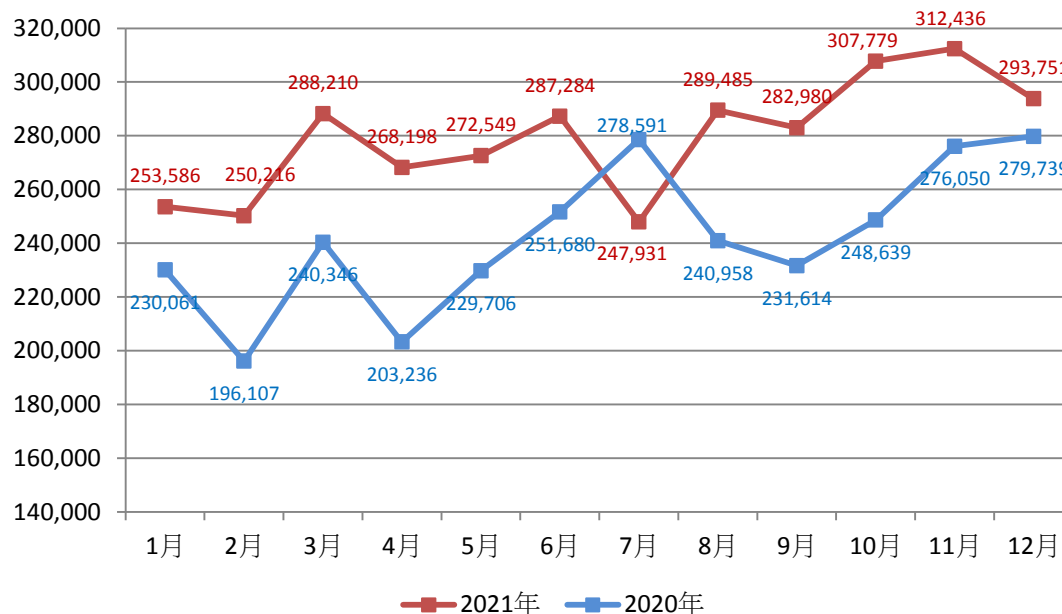
Total Equity : TWD 3.2bn

Market value : TWD22.2bn
(2021.12.31 Market Price)

Source: Company website, MOPS.

Revenue per month

unit : TWD thousand



Profit information

unit : TWD thousand

	2018	2019	2020	2021
Revenue	2,205,999	2,620,308	2,906,727	3,354,388
EPS(TWD dollar)	7.38	8.91	8.91	8.47
Dividend(TWD dollar)	6.5	8	8.2	8



Basic Information

Name	Ruentex Materials Co., Ltd.
Date of Listing	2015/07/13
Paid-in Capital	TWD1,500,000,000(2021/12/31)
The main business	Cement, Ready-mixed Mortar, Interior Design & Decoration Engineering

Ruentex
Development
10.49%



潤泰精密材料股份有限公司
RUENTEX MATERIALS Co., Ltd.

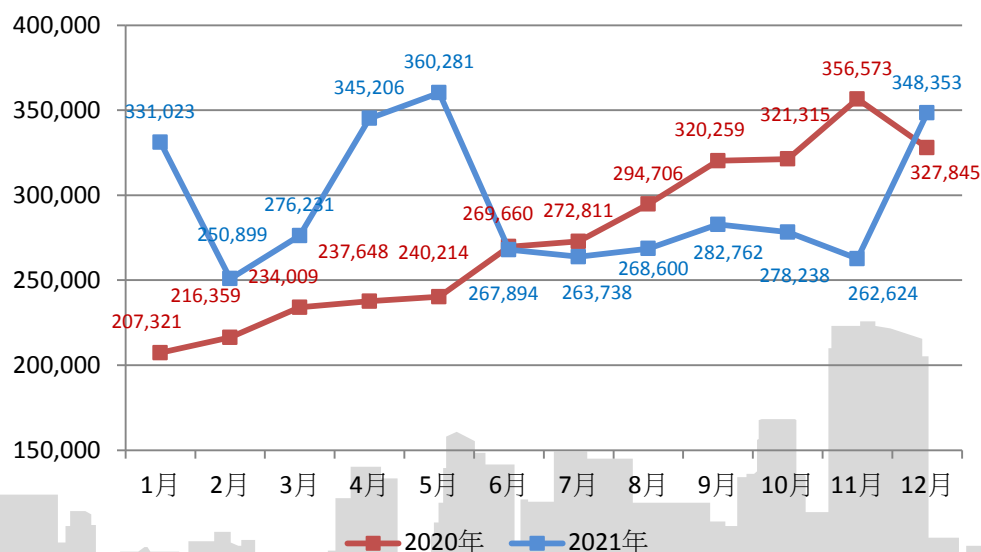
2021.12.31

Total Equity : TWD 2.2bn

Market value : TWD 4.6bn
(2021.12.31 Market Price)

Revenue per month

unit : TWD thousand



Source: Company website, MOPS.

Profit information

unit : TWD thousand

	2018	2019	2020	2021
Revenue	2,783,565	3,082,428	3,298,720	3,535,549
EPS(TWD dollar)	0.77	0.59	0.87	-0.69
Dividend(TWD dollar)	0.7	0.49	0.77	-

1. Company Overview
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5. Environmental Protection,
Cement Business



6. Vision of the Future

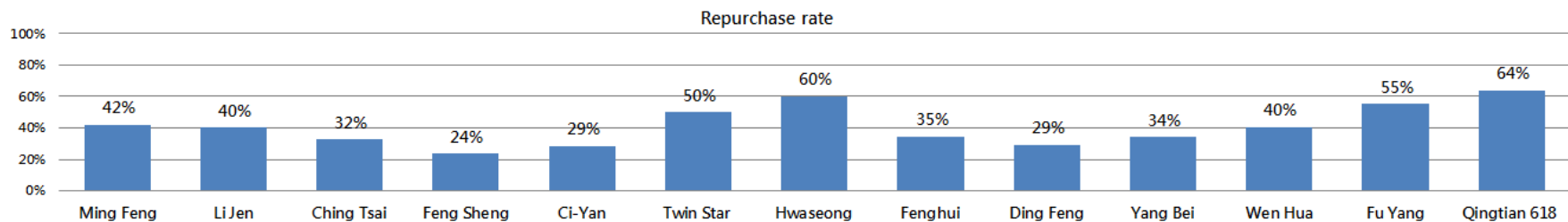
Repurchase rate



潤泰創新國際股份有限公司
RUENTEX DEVELOPMENT Co. Ltd

1. Word of mouth is more effective than advertising.
2. Good quality is the cornerstone of the brand.

Name	Ming Feng	Li Jen	Ching Tsai	Feng Sheng	Ci-Yan	Twin Star	Hwaseong	Fenghui	Ding Feng	Yang Bei	Wen Hua	Fu Yang	Qingtian 618	
Building Appearance														Total
seller (sold) (a)	50	10	114	140	14	24	15	101	68	129	124	47	25	861
General customers purchase	29	6	77	107	10	12	6	66	48	85	74	21	9	550
Old customers Repurchase (b)	21	4	37	33	4	12	9	35	20	44	50	26	16	311
Repurchase rate(b/a)	42%	40%	32%	24%	29%	50%	60%	35%	29%	34%	40%	55%	64%	36%





1. Property Development

- a. Maintain brand image and create price .
- b. Continue to integrate transportation hubs and elite location projects.
- c. Commercial real estate has long-term stable profits.

2. CITYLINK Shopping Mall

- a. The turnover of Nan Gang, Song Shan & Nei Hu Store are keep stable.
- b. Continuously evaluate new locations, increase number of CITYLINK stores.

3. Life Insurance Business

- a. Nanshan Life's market share is ranked among the top three in the recent three years.
- b. Premium income and revenue are steadily growing.



Thank You

Q & A

潤泰集團

創新 超越 領先 全方位

潤澤社會
泰安民生

