Faster Enterprises Ltd

ACN 604 113 206

Annual Report - 30 June 2020

Faster Enterprises Ltd
Corporate directory
30 June 2020

Directors	Ryuichi Shimokawa Non-Executive Chairman Soon Huat Leow Chief Executive Officer & Managing Director Norman Wu Executive Director Yi Yun Chin Executive Director Boon Ching Koay Non-Executive Director Richard Choo Non-Executive Director
Company secretary	Michael Malbourne
Registered office and principle place of business	G02, 8 Ellingworth Parade BOX HILL VIC 3128 Telephone: +61 3 9897 4540
Auditor	RSM Australia Partners Level 21, 55 Collins Street MELBOURNE VIC 3000
Solicitors	Grillo Higgins Lawyers Level 14, 114 William Street MELBOURNE VIC 3000
Website	www.fasterenterprises.com.au
Share Registry	Automic Pty Ltd Level 3, 50 Holt Street SURRY HILLS NSW 2010 Telephone: 1300 288 664
Stock Exchange Listing	Faster Enterprises Ltd shares are listed on the Australian Securities Exchange under the code FE8.

Faster Enterprises Ltd
Letter from the Chairman
30 June 2020

Dear Shareholders

For business FY20 was notable, not just for the impact COVID-19 has had on all persons' lives, but also testing the resilience of the Faster business and its people and their continued focus to deliver for security holders.

Results: Unfortunately, results for the FY20 year produced a loss for the consolidated entity after providing for income tax of $1,400,401 compared to a loss of $2,028,416 for FY19.

Board Refresh: The year saw a successful refresh of Faster's Board. The Annual General Meeting (AGM) in November 2019 re-elected Directors Messrs Ryuichi Shimokawa and (Adam) Soon Huat Leow (both appointed on 28 October 2019).

Further, on 12 June 2020, the Company announced the appointment of Mr Ryuichi Shimokawa as Independent Non-executive Chairman, Mr (Adam) Soon Huat Leow as CEO and Managing Director, Mr Norman Wu as Executive Director and the onboarding of Ms Yi Yun Chin also as an Executive Director.

Also, retiring on 12 June 2020, were Messrs Yong Wu from his role as Acting Chairman/CEO and Mr Wing Kee Cheng as a Non-Executive Director.

The Company further advises that as the final part of its Board refresh Messrs Boon Ching Koay and Richard Choo on the 4 September 2020 were appointed Independent Non-Executive Directors of the Company.

COVID-19 response: COVID-19 has created unprecedented uncertainty and dislocation within the residential and commercial real estate markets. Faster experienced the impact of the virus earlier than most (escalating project, development and financing costs coupled with un-willing investors) and took the opportunity to accept an offer which included a small profit for an undeveloped property held in stock.

Strategic Review: Faster's Strategic Review, which includes recapitalization options, will be presented to the Board during October 2020 and to Shareholders at the Annual General Meeting in November 2020. The review vindicates our belief that the business, in line with our business model, will perform as the markets recover.

Yours faithfully

Ryuichi Shimokawa
Independent Non-Executive Chairman

Faster Enterprises Ltd
Directors' report
30 June 2020

The directors present their report, together with the financial statements, on the consolidated entity (referred to hereafter as the 'consolidated entity') consisting of Faster Enterprises Ltd (referred to hereafter as the 'company' or 'parent entity') and the entities it controlled at the end of, or during, the year ended 30 June 2020.

Directors

The following persons were directors of Faster Enterprises Ltd during the whole of the financial year and up to the date of this report unless otherwise stated:

Ryuichi Shimokawa - Non-Executive Chairman (appointed 12 June 2020)
Soon Huat Leow - Chief Executive Officer & Managing Director (appointed 12 June 2020)
Norman Wu - Executive Director (appointed 12 June 2020)
Yi Yun Chin - Executive Director (appointed 12 June 2020)
Boon Ching Koay - Non-Executive Director (appointed 4 September 2020)
Richard Choo - Non-Executive Director (appointed 4 September 2020)
Yong Chao Wu - Former Executive Chairman (resigned 12 June 2020)
Wing Kee Cheng - Former Non-Executive Director (resigned 12 June 2020)
Min Jiang - Former Non-Executive Director (resigned 28 October 2019)

Principal activities

The principal activities of the Group are

- property development and management of residential, commercial, serviced apartments and hotels.

Dividends

There were no dividends paid, recommended or declared during the current or previous financial year.

Review of operations

The loss for the consolidated entity after providing for income tax amounted to $1,400,401 (30 June 2019: $2,028,416).

Significant changes in the state of affairs

There were no significant changes in the state of affairs of the consolidated entity during the financial year.

Matters subsequent to the end of the financial year

The following matter or circumstance has arisen since 30 June 2020:

(a) Two new non-executive directors being Boon Ching Koay and Richard Choo have been appointed on 4 September 2020.
(b) The consolidated entity is in the process of negotiating and planning a proposed capital raising which will be released to the market in due course.

No other matter or circumstance has arisen since 30 June 2020 that has significantly affected, or may significantly affect the consolidated entity's operations, the results of those operations, or the consolidated entity's state of affairs in future financial years.

Likely developments and expected results of operations

The Group is actively seeking opportunities to enter the Modular Construction market and looking to focus on smaller scale projects suitable for modular build in Australia. The Group is also embarking on an expansion overseas particularly in Asia.

Corporate Governance Statement

The ASX Corporate Governance Principles and Recommendations (Third Edition) and the ASX Listing Rules (ASX LR 4.10.3) permits entities to elect to publish their ASX Corporate Governance Statement and ASX Appendix 4G on its website.

Accordingly, Faster Enterprises Ltd's ("the Company") 2020 ASX Corporate Governance Statement does not appear in this Annual Report and can be located on the Company's website (www.fasterenterprises.com.au).

The URL for the 2020 ASX Corporate Governance Statement is:
www.fasterenterprises.com.au

The URL for the 2020 ASX Appendix 4G is:
www.fasterenterprises.com.au

Information on directors

Name:	Ryuichi Shimokawa
Title:	Non-Executive Chairman
Qualifications:	Graduate from Kansai University (Japan)
Experience and expertise:	Mr Shimokawa was a CEO of Nippi Trading Co Ltd, the largest importer of timber in Japan) before starting his own business ventures in Japan and Singapore. His business empire quickly emerged as the biggest importers timber in Japan from Indonesia, Malaysia and Philippines.
Other current directorships:	
Former directorships (last 3 years):	
Interests in shares:	Nil

Name:	Soon Huat Leow
Title:	Managing Director
Qualifications:	Bachelor of Engineering Degree (Honours - Deakin University) MBA from University of Western Australia Certified ISO 9000 Auditor Senior Member of the Institute of Engineers (Singapore)
Experience and expertise:	Mr Leow is currently a Chief Operating Officer and Director of Era Universe Development Sdn Bhd. Previously, he has successfully held President, Managing Director and Chief Executive/Operating Officer roles in numerous reputable Malaysian property investment and development companies, over a 34 year period.
Other current directorships:	Mr Leow is currently a director of Faster Asia Sdn Bhd, a 100% subsidiary of the Company that was incorporated in Malaysia on 19th December 2018.
Former directorships (last 3 years):	
Interests in shares:	17,500,000

Name:	Norman Wu
Title:	Executive Director
Qualifications:	Bachelor of Commerce (University of Melbourne)
Experience and expertise:	Norman has been involved with the Company and the Wu family's property business since its inception. He has been heavily involved in all aspects of the business and is Director of all the Company's subsidiaries in Australia.
Other current directorships:	
Former directorships (last 3 years):	
Special responsibilities:	The Board considers that Norman is not an Independent Director because of his association with Yong Wu Chao (who was the former chairman and is a substantial shareholder of the Company).
Interests in shares:	Nil

Name:	Yi Yun Chin
Title:	Executive Director
Qualifications:	Bachelor of Business (RMIT)
Experience and expertise:	Over the past decade, Ms Chin has applied her skills to Business Development, accounting and software roles, achieved success as a business Owner-Operator, and is presently, a Business Partner in a services company. A number of these functions have taken her also to the Middle East and Asia.
Other current directorships:	
Former directorships (last 3 years):	
Interests in shares:	17,500,000

'Other current directorships' quoted above are current directorships for listed entities only and excludes directorships of all other types of entities, unless otherwise stated.

'Former directorships (last 3 years)' quoted above are directorships held in the last 3 years for listed entities only and excludes directorships of all other types of entities, unless otherwise stated.

Company secretary
Michael Malbourne, Company Secretary – FCPA, FCIM, FCIS, FTIA, FGIA

Michael has worked in senior roles in a wide range of local and Asian, European, USA & Middle Eastern listed and unlisted companies in banking, manufacturing, property, resources, marketing and financial services.

Meetings of directors
The number of meetings of the company's Board of Directors ('the Board') held during the year ended 30 June 2020, and the number of meetings attended by each director were:

	Full Board	
	Attended	Held*
Yong Chao Wu	2	2
Norman Wu	3	3
Min Jiang	1	1
Wing Kee Cheng	2	2
Soon Huat Leow	2	2
Ryuichi Shimokawa	2	2
Yi Yun Chin	1	1

Held: represents the number of meetings held during the time the director held office.

Remuneration report (audited)
The remuneration report details the key management personnel remuneration arrangements for the consolidated entity, in accordance with the requirements of the Corporations Act 2001 and its Regulations.

Principles used to determine the nature and amount of remuneration
The Board of Directors of Faster Enterprises Ltd is responsible for determining and reviewing compensation arrangements for Directors and the executive team. The Group’s broad remuneration policy is to ensure the remuneration package properly reflects the person’s duties and responsibilities and level of performance and that the remuneration is competitive in attracting, retaining and motivating people of the highest quality.

Remuneration Details

The Directors are remunerated based on the provision of services provided to the Company for executive management and for their services as Directors. The Directors fees are determined by the Company in general meeting and other consulting services are remunerated at levels agreed by the Board of Directors. Each non-executive director receives a fixed fee for their services as directors.

The remuneration structure for executive officers, including executive directors, is based on a number of factors, including length of service, particular experience of the individual concerned, and overall performance of the Company. The contracts for service between the Company and Directors and Executives are on a continuing basis the terms of which are not expected to change in the immediate future. Upon retirement directors and executives are paid employee benefit entitlements accrued to date of retirement.

Employment contracts for Directors and Executives stipulate a range of one to six month resignation periods. Termination payments are generally not payable on dismissal for serious misconduct. The Company may terminate an employment contract without cause by providing the appropriate written notice under each contract or making payment in lieu, based upon the individual’s remuneration together with a severance benefit.

At present, the Company has not yet put in place any incentive system of performance measurement for the senior management.

Use of remuneration consultants
The Company has not engaged remuneration consultants during the current or prior years.

Voting and comments made at the company's 2019 Annual General Meeting ('AGM')
At the 2019 AGM, 100% of the votes received supported the adoption of the remuneration report for the year ended 30 June 2020 (2019: 87%). The company did not receive any specific feedback at the AGM regarding its remuneration practices.

Details of remuneration

Amounts of remuneration
Details of the remuneration of key management personnel of the consolidated entity are set out in the following tables.

The key management personnel of the consolidated entity consisted of the following:
- Norman Wu - Executive Director
- Yi Yun Chin - Executive Director
- Soon Huat Leow - Non-Executive Director
- Ryuichi Shimokawa - Non-Executive Chairman
- Michael Malbourne - Company Secretary
- Yong Chao Wu - Former Executive Chairman (resigned 12 June 2020)
- Wing Kee Cheng - Former Non-Executive Director (resigned 12 June 2020)
- Min Jiang - Former Non-Executive Director (resigned 28 October 2019)

Details of the nature and amount of each element of the remuneration of each director of the Company for the financial year are as follows:

Remuneration of Directors and Officers

2020	Short-term benefits Cash salary and fees $	Post-employment benefits Super-annuation $	Total $
Directors:			
Norman Wu	52,000	4,940	56,940
Yi Yun Chin	-	-	-
Soon Huat Leow	-	-	-
Ryuichi Shimokawa	-	-	-
Yong Chao Wu	150,000	14,250	164,250
Wing Kee Cheng	36,000	3,420	39,420
Min Jiang	10,000	950	10,950
Key Management Personnel			
Michael Malbourne	78,000	-	78,000
	326,000	23,560	349,560

Salary includes fees paid/payable to Directors and to related parties of Directors.

There are no other contracts to which a Director is a party or under which a Director is entitled to a benefit other than as disclosed in these financial statements.

2019	Short-term benefits Cash salary and fees $	Post-employment benefits Super-annuation $	Total $
Directors:			
Yong Chao Wu	150,000	14,250	164,250
Norman Wu	52,000	4,940	56,940
Min Jiang	24,000	2,280	26,280
Wing Kee Cheng	38,129	3,622	41,751
Key Management Personnel			
Michael Malbourne	78,000	-	78,000
	342,129	25,092	367,221

Salary includes fees paid/payable to Directors and to related parties of Directors.

There are no other contracts to which a Director is a party or under which a Director is entitled to a benefit other than as disclosed in these financial statements.

The proportion of remuneration linked to performance and the fixed proportion are as follows:

Name	Fixed remuneration 2020	Fixed remuneration 2019
Directors:		
Norman Wu	100%	100%
Yi Yun Chin	100%	-
Soon Huat Leow	100%	-
Ryuichi Shimokawa	100%	-
Yong Chao Wu	100%	100%
Wing Kee Cheng	100%	100%
Min Jiang	100%	100%
Key Management Personnel:		
Michael Malbourne	100%	100%

The Company has not paid any STI or LTI in both prior and current period.

Service agreements

Remuneration and other terms of employment for key management personnel are formalised in service agreements. Details of these agreements are as follows:

Name:	Yong Chao Wu
Title:	Former Executive Chairman
Agreement commenced:	November 2016
Term of agreement:	Terminated June 2020
Details:	Base salary of $150,000 plus super per annum; Termination may be made by giving 6 months' notice in writing.

Name:	Norman Wu
Title:	Executive Director
Agreement commenced:	February 2015
Term of agreement:	Ongoing
Details:	Director fee of $52,000 plus super per annum; May be terminated in accordance with the Company Constitution in accordance with the Corporation Act.

Name:	Wing Kee Cheng
Title:	Former Non-Executive Director
Agreement commenced:	January 2018
Term of agreement:	Terminated June 2020
Details:	Director fee of $36,000 plus super per annum; May be terminated in accordance with the Company Constitution in accordance with the Corporation Act.

Name:	Min Jiang
Title:	Former Non-Executive Director
Agreement commenced:	November 2017
Term of agreement:	Terminated October 2019
Details:	Director fee of $24,000 plus super per annum; May be terminated in accordance with the Company Constitution in accordance with the Corporation Act.

Name:	Soon Huat Leow
Title:	Non-Executive Director
Agreement commenced:	June 2020
Term of agreement:	Ongoing
Details:	$54,000 per annum

Name:	Ryuichi Shimokawa
Title:	Non-Executive Chairman
Agreement commenced:	June 2020
Term of agreement:	Ongoing
Details:	$54,000 per annum

Name:	Yi Yun Chin
Title:	Executive Director
Agreement commenced:	June 2020
Term of agreement:	Ongoing
Details:	$54,000 per annum

Name:	Michael Malbourne
Title:	Company Secretary
Agreement commenced:	May 2018
Term of agreement:	Ongoing
Details:	Fixed Company Secretarial fee of $6,000 per four weeks.

Key management personnel have no entitlement to termination payments in the event of removal for misconduct.

Share-based compensation

Issue of shares
There were no shares issued to directors and other key management personnel as part of compensation during the year ended 30 June 2020.

Options
There were no options over ordinary shares issued to directors and other key management personnel as part of compensation that were outstanding as at 30 June 2020.

There were no options over ordinary shares granted to or vested by directors and other key management personnel as part of compensation during the year ended 30 June 2020.

Performance rights
There were no performance rights over ordinary shares issued to directors and other key management personnel as part of compensation that were outstanding as at 30 June 2020.

There were no performance rights over ordinary shares granted to or vested by directors and other key management personnel as part of compensation during the year ended 30 June 2020.

Additional information
The earnings of the consolidated entity for the three years to 30 June 2020 are summarised below:

	2020 $	2019 $	2018 $
Sales revenue	117,756	187,197	132,200
EBITDA	(952,750)	(1,458,484)	(37,272)
EBIT	(1,066,469)	(1,458,484)	(105,792)
Loss after income tax	(1,400,401)	(2,028,416)	(748,627)

The factors that are considered to affect total shareholders return ('TSR') are summarised below:

	2020	2019	2018
Share price at financial year end ($)	0.01	0.01	0.03

Additional disclosures relating to key management personnel

Shareholding
The number of shares in the company held during the financial year by each director and other members of key management personnel of the consolidated entity, including their personally related parties, is set out below:

Directors/ Key Management Personnel	Balance at the start of the year	Received as part of remuneration	Additions	Disposal/ Resignation of Directors	Balance at the end of the year
Norman Wu	-	-	-	-	-
Yi Yun Chin	-	-	-	-	-
Soon Huat Leow	-	-	-	-	-
Ryuichi Shimokawa	-	-	-	-	-
Yong Wu *	69,349,942	-	-	(69,349,942)	-
Wing Kee Cheng	-	-	-	-	-
Min Jiang	1,000,000	-	-	(1,000,000)	-
Michael Malbourne	-	-	-	-	-
	70,349,942	-	-	(70,349,942)	-

* Held either directly or indirectly.

Loans to key management personnel and their related parties
The total current outstanding balance of loans, owing to the Group, by key management personnel and their related parties, at the end of the reporting period, was $287,180 (2019: $388,481).

Refer to note 21 for information on related parties.

Other transactions with key management personnel and their related parties
The total amount of services to the Group, other than those have been stated above, occurred during the reporting period, provided by key management personnel and their related parties, was $145,816 (2019: $242,919).

Refer to note 21 for information on related parties.

This concludes the remuneration report, which has been audited.

Shares under option
There were no unissued ordinary shares of Faster Enterprises Ltd under option outstanding at the date of this report.

Shares under performance rights
There were no unissued ordinary shares of Faster Enterprises Ltd under performance rights outstanding at the date of this report.

Shares issued on the exercise of options
There were no ordinary shares of Faster Enterprises Ltd issued on the exercise of options during the year ended 30 June 2020 and up to the date of this report.

Shares issued on the exercise of performance rights
There were no ordinary shares of Faster Enterprises Ltd issued on the exercise of performance rights during the year ended 30 June 2020 and up to the date of this report.

Non Audit Services
Details of the amounts paid or payable to the auditor for non-audit services provided during the financial year by the auditor are outlined in note 19 to the financial statements.

The Board of Directors is satisfied that the provision of non-audit services during the year is compatible with the general standard of independence for auditors imposed by the Corporations Act 2001. The Directors are satisfied that the services disclosed below did not compromise the external auditor's independence for the following reasons:

All non-audit services are reviewed and approved by the Board prior to commencement to ensure they do not adversely affect the integrity and objectivity of the auditor; and

The nature of the services provided do not compromise the general principles relating to auditor independence in accordance with APES 110: Code of Ethics for Professional Accountants set by the Accounting Professional and Ethical Standards Board.

Indemnity and insurance of officers
The company has indemnified the directors and executives of the company for costs incurred, in their capacity as a director or executive, for which they may be held personally liable, except where there is a lack of good faith.

During the financial year, the company paid a premium in respect of a contract to insure the directors and executives of the company against a liability to the extent permitted by the Corporations Act 2001. The contract of insurance prohibits disclosure of the nature of the liability and the amount of the premium.

Indemnity and insurance of auditor
The company has not, during or since the end of the financial year, indemnified or agreed to indemnify the auditor of the company or any related entity against a liability incurred by the auditor.

During the financial year, the company has not paid a premium in respect of a contract to insure the auditor of the company or any related entity.

Proceedings on behalf of the company
No person has applied to the Court under section 237 of the Corporations Act 2001 for leave to bring proceedings on behalf of the company, or to intervene in any proceedings to which the company is a party for the purpose of taking responsibility on behalf of the company for all or part of those proceedings.

Auditor's independence declaration
A copy of the auditor's independence declaration as required under section 307C of the Corporations Act 2001 is set out immediately after this directors' report.

Auditor
RSM Australia Partners continues in office in accordance with section 327 of the Corporations Act 2001.

Faster Enterprises Ltd
Directors' report
30 June 2020

This report is made in accordance with a resolution of directors, pursuant to section 298(2)(a) of the Corporations Act 2001.

On behalf of the directors

Norman Wu

30 September 2020

RSM Australia Partners

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AUDITOR'S INDEPENDENCE DECLARATION

As lead auditor for the audit of the financial report of Faster Enterprises Limited for the year ended 30 June 2020, I declare that, to the best of my knowledge and belief, there have been no contraventions of:

(i) the auditor independence requirements of the *Corporations Act 2001* in relation to the audit; and

(ii) any applicable code of professional conduct in relation to the audit.

RSM AUSTRALIA PARTNERS

B Y CHAN
Partner

Dated: 30 September 2020
Melbourne, Victoria

Faster Enterprises Ltd
Statement of profit or loss and other comprehensive income
For the year ended 30 June 2020

	Note	Consolidated 2020 $	2019 $
Revenue			
Net gain/(loss) from sale of properties		(108,235)	87,196
Rental received		117,756	187,197
Other Income	4	106,057	126,811
Expenses			
Employee benefits expense		(349,095)	(343,595)
Depreciation and amortisation expense		(113,719)	(92,879)
Impairment of loan		-	(825,693)
Finance costs		(440,247)	(477,053)
General and administration expenses		(612,918)	(690,400)
Loss before income tax expense		(1,400,401)	(2,028,416)
Income tax expense	6	-	-
Loss after income tax expense for the year attributable to the owners of Faster Enterprises Ltd		(1,400,401)	(2,028,416)
Other comprehensive income for the year, net of tax		-	-
Total comprehensive income for the year attributable to the owners of Faster Enterprises Ltd		(1,400,401)	(2,028,416)
		Cents	**Cents**
Basic earnings per share	27	(1.26)	(1.83)
Diluted earnings per share	27	(1.26)	(1.83)

The above statement of profit or loss and other comprehensive income should be read in conjunction with the accompanying notes

Faster Enterprises Ltd
Statement of financial position
As at 30 June 2020

	Note	Consolidated 2020 $	2019 $
Assets			
Current assets			
Cash and cash equivalents	7	68,321	68,350
Trade and other receivables	8	71,881	12,149
Related entities receivable	9	938,322	856,904
Prepayments		-	17,269
		1,078,524	954,672
Assets classified as held for sale	10	5,666,173	2,640,800
Total current assets		6,744,697	3,595,472
Non-current assets			
Financial assets		20,000	20,000
Other asset		21,714	134,289
Non-current assets classified as held for sale		-	5,666,173
Total non-current assets		41,714	5,820,462
Total assets		6,786,411	9,415,934
Liabilities			
Current liabilities			
Trade and other payables	11	176,572	367,815
Borrowings	12	3,727,429	1,663,040
Employee benefits		-	27,433
Related entities payable	13	651,142	468,423
Payroll liabilities and provisions		222,983	35,117
Total current liabilities		4,778,126	2,561,828
Non-current liabilities			
Borrowings		-	3,445,420
Total non-current liabilities		-	3,445,420
Total liabilities		4,778,126	6,007,248
Net assets		2,008,285	3,408,686
Equity			
Issued capital	14	6,570,727	6,570,727
Accumulated losses		(4,562,442)	(3,162,041)
Total equity		2,008,285	3,408,686

The above statement of financial position should be read in conjunction with the accompanying notes

Faster Enterprises Ltd
Statement of changes in equity
For the year ended 30 June 2020

Consolidated	Issued capital $	Accumulated losses $	Total equity $
Balance at 1 July 2018	6,570,727	(1,133,625)	5,437,102
Loss after income tax expense for the year	-	(2,028,416)	(2,028,416)
Other comprehensive income for the year, net of tax	-	-	-
Total comprehensive income for the year	-	(2,028,416)	(2,028,416)
Balance at 30 June 2019	6,570,727	(3,162,041)	3,408,686

Consolidated	Issued capital $	Accumulated losses $	Total equity $
Balance at 1 July 2019	6,570,727	(3,162,041)	3,408,686
Loss after income tax expense for the year	-	(1,400,401)	(1,400,401)
Other comprehensive income for the year, net of tax	-	-	-
Total comprehensive income for the year	-	(1,400,401)	(1,400,401)
Balance at 30 June 2020	6,570,727	(4,562,442)	2,008,285

The above statement of changes in equity should be read in conjunction with the accompanying notes

Faster Enterprises Ltd
Statement of cash flows
For the year ended 30 June 2020

	Note	Consolidated 2020 $	2019 $
Cash flows from operating activities			
Receipts from customers and sale of properties (inclusive of GST)		75,293	766,631
Payments to suppliers and employees (inclusive of GST)		(992,823)	(1,244,834)
Interest received		106,057	126,811
Finance costs		(553,966)	(569,932)
Net cash used in operating activities	26	(1,365,439)	(921,324)
Cash flows from investing activities			
Payments for purchase of investment property		-	(5,666,173)
Proceeds from disposal of investment property		2,532,565	3,857,196
Net cash from/(used in) investing activities		2,532,565	(1,808,977)
Cash flows from financing activities			
Proceeds from borrowings		227,969	3,445,420
Repayment of borrowings		(1,496,425)	(1,383,249)
Proceeds from related parties		101,301	660,966
Net cash from/(used in) financing activities		(1,167,155)	2,723,137
Net decrease in cash and cash equivalents		(29)	(7,164)
Cash and cash equivalents at the beginning of the financial year		68,350	75,514
Cash and cash equivalents at the end of the financial year	7	68,321	68,350

The above statement of cash flows should be read in conjunction with the accompanying notes

Note 1. Significant accounting policies

The principal accounting policies adopted in the preparation of the financial statements are set out either in the respective notes or below. These policies have been consistently applied to all the years presented, unless otherwise stated.

New or amended Accounting Standards and Interpretations adopted
The consolidated entity has adopted all of the new or amended Accounting Standards and Interpretations issued by the Australian Accounting Standards Board ('AASB') that are mandatory for the current reporting period.

AASB 16 Leases
The consolidated entity has adopted AASB 16 from 1 January 2019. The standard replaces AASB 117 'Leases' and for lessees eliminates the classifications of operating leases and finance leases. Except for short-term leases and leases of low-value assets, right-of-use assets and corresponding lease liabilities are recognised in the statement of financial position. Straight-line operating lease expense recognition is replaced with a depreciation charge for the right-of-use assets (included in operating costs) and an interest expense on the recognised lease liabilities (included in finance costs). In the earlier periods of the lease, the expenses associated with the lease under AASB 16 will be higher when compared to lease expenses under AASB 117. However, EBITDA (Earnings Before Interest, Tax, Depreciation and Amortisation) results improve as the operating expense is now replaced by interest expense and depreciation in profit or loss. For classification within the statement of cash flows, the interest portion is disclosed in operating activities and the principal portion of the lease payments are separately disclosed in financing activities. For lessor accounting, the standard does not substantially change how a lessor accounts for leases. As the consolidated entity does not have any lease arrangement, there is no material impact on the consolidated entity as a result of implementation.

AASB Interpretation 23 - Uncertainty over Income Tax Treatments
This interpretation is applicable to annual reporting periods beginning on or after 1 January 2019. This Interpretation clarifies how to apply the recognition and measurement requirements in AASB 112 'Income taxes' when there is uncertainty over income tax treatments. In such a circumstance, an entity shall recognise and measure its current or deferred tax asset or liability applying the requirements in AASB 112 based on taxable profit (tax loss), tax bases, unused tax losses, unused tax credits and tax rates determined applying this Interpretation.

The consolidated entity has adopted Interpretation 23 from 1 July 2019. The consolidated entity has applied the interpretation retrospectively with the cumulative effect of initially applying the Interpretation recognised at the date of initial application. The adoption of the interpretation did not have a material impact on the consolidated entity.

New Accounting Standards and Interpretations not yet mandatory or early adopted
Australian Accounting Standards and Interpretations that have recently been issued or amended but are not yet mandatory, have not been early adopted by the consolidated entity for the annual reporting period ended 30 June 2020. The consolidated entity's assessment of the impact of these new or amended Accounting Standards and Interpretations, most relevant to the consolidated entity, are set out below.

Note 1. Significant accounting policies (continued)

AASB 2019-1 Amendments to Australian Accounting Standards – References to the Conceptual Framework

This standard is applicable to annual reporting periods beginning on or after 1 January 2020.

The revised conceptual framework:

(a) Reintroduces the terms stewardship and prudence.
(b) Introduces a new asset definition that focuses on rights and a new liability definition that is likely to be broader than the definition it replaces but does not change the distinction between a liability and an equity instrument.
(c) Removes from the asset and liability definitions references to the expected flow of economic benefits–this lowers the hurdle for identifying the existence of an asset or liability and puts more emphasis on reflecting uncertainty in measurement.
(d) Discusses historical cost and current value measures and provides some guidance on how the IASB would go about selecting a measurement basis for a particular asset or liability.
(e) States that the primary measure of financial performance is profit or loss, and that only in exceptional circumstances will the IASB use other comprehensive income and only for income or expenses that arise from a change in the current value of an asset or liability.
(f) Discusses uncertainty, derecognition, unit of account, the reporting entity and combined financial statements.

The consolidated entity will consider the revised definitions included within the revised Conceptual Framework from 1 July 2020, particularly where the accounting for an existing balance has been developed with reference to the previous conceptual framework. In addition, any applicable balances or transactions should be reviewed to confirm that they are permitted by an accounting standard.

AASB 2018-6 Amendments to Australian Accounting Standards – Definition of a Business

This standard is applicable to annual reporting periods beginning on or after 1 January 2020.

This standard amends AASB 3 to clarify the definition of a business, assisting entities to determine whether a transaction should be accounted for as a business combination or as an asset acquisition.
The amendments:
(a) clarify that to be considered a business, an acquired set of activities and assets must include, at a minimum, an input and a substantive process that together significantly contribute to the ability to create outputs;
(b) remove the assessment of whether market participants are capable of replacing any missing inputs or processes and continuing to produce outputs;
(c) add guidance and illustrative examples to help entities assess whether a substantive process has been acquired;
(d) narrow the definitions of a business and of outputs by focusing on goods and services provided to customers and by removing the reference to an ability to reduce costs; and
(e) add an optional concentration test that permits a simplified assessment of whether an acquired set of activities and assets is not a business

The consolidated entity will adopt AASB 2018-6 from 1 July 2020 and will consider the revised definition to determine the appropriate accounting.

Note 1. Significant accounting policies (continued)

AASB 2018-7 Amendments to Australian Accounting Standards – Definition of Material

This standard is applicable to annual reporting periods beginning on or after 1 January 2020.

The amendments refine the definition of material in AASB 101 to clarify the definition of material and its application by improving the wording and aligning the definition across AASB Standards and other publications. The amendment also includes some supporting requirements in AASB 101 in the definition to give it more prominence and clarifies the explanation accompanying the definition of material.

The consolidated entity will adopt AASB 2018-7 from 1 July 2020 and the adoption of this new standard would not have an impact on the reported financial position, performance or cash flows in the financial statements on adoption date.

AASB 2020-1 Amendments to Australian Accounting Standards – Classification of liabilities as Current or Non-Current

This standard is applicable to annual reporting periods beginning on or after 1 January 2022.

This Standard amends AASB 101 to clarify requirements for the presentation of liabilities in the statement of financial position as current or non-current. For example, the amendments clarify that a liability is classified as non-current if an entity has the right at the end of the reporting period to defer settlement of the liability for at least 12 months after the reporting period. The meaning of settlement of a liability is also clarified.

The consolidated entity will adopt AASB 2020-1 from 1 July 2022 and the adoption of the interpretation will not have a material impact on the consolidated entity.

Basis of preparation

These general-purpose financial statements have been prepared in accordance with the Corporations Act 2001, Australian Accounting Standards and Interpretations of the Australian Accounting Standards Board (AASB) and International Financial Reporting Standards (IFRS) as issued by the International Accounting Standards Board. The Group is a for-profit entity for financial reporting purposes under the Australian Accounting Standards.

Material accounting policies adopted in the preparation of this financial report are presented below. They have been consistently applied unless otherwise stated.

Except for cash flow information, the financial statements have been prepared on an accruals basis and are based on historical costs, modified, where applicable, by the measurement at fair value of selected non-current assets, financial assets and financial liabilities.

New, revised or amending Accounting Standards and Interpretations adopted

The Group has adopted all of the new, revised or amending Accounting Standards and Interpretations issued by the Australian Accounting Standards Board that are mandatory for the current reporting period. The adoption of these Accounting Standards and Interpretations did not have any significant impact on the financial performance or position of the Group.

Historical cost convention

The financial statements have been prepared under the historical cost convention, except for, where applicable, the revaluation of financial assets and liabilities at fair value through profit or loss, financial assets at fair value through other comprehensive income, investment properties, certain classes of property, plant and equipment and derivative financial instruments.

Critical accounting estimates

The preparation of the financial statements requires the use of certain critical accounting estimates. It also requires management to exercise its judgement in the process of applying the consolidated entity's accounting policies. The areas involving a higher degree of judgement or complexity, or areas where assumptions and estimates are significant to the financial statements, are disclosed in note 2.

Note 1. Significant accounting policies (continued)

Principles of consolidation
The consolidated financial statements incorporate the assets, liabilities and results of subsidiaries controlled by Faster Enterprises Ltd at the end of the reporting period.

Subsidiaries are all those entities over which the Consolidated Entity has control. The Consolidated Entity controls an entity when the Consolidated Entity is exposed to, or has rights to, variable returns from its involvement with the entity and has the ability to affect those returns through its power to direct the activities of the entity.

Where controlled entities have entered or left the Group during the year, the financial performance of those entities are included only for the period of the year that they were controlled.

In preparing the consolidated financial statements, all intra-group balances and transactions between entities in the Group have been eliminated on consolidation.

Non-controlling interests, being the equity in a subsidiary not attributable, directly or indirectly, to a parent, are shown separately within the equity section of the consolidated statement of financial position and statement of comprehensive income. The non-controlling interests in the net assets comprise their interests at the date of the original business combination and their share of changes in equity since that date.

Revenue recognition
The consolidated entity recognised revenue as follows;

Sale of properties
The core principle of AASB 15 is that revenue is recognised on a basis that reflects the transfer of promised goods or services to customers at an amount that reflects the consideration the Company expects to receive in exchange for those goods or services.

Revenue is recognised by applying a five-step process outlined in AASB 15 which is as follows:
Step 1: Identify the contract with a customer;
Step 2: Identify the performance obligations in the contract and determine at what point they are satisfied;
Step 3: Determine the transaction price;
Step 4: Allocate the transaction price to the performance obligations;
Step 5: Recognise revenue as the performance obligations are satisfied.

Based on the above revenue is recognised when the Company transfers control of a property and for an amount for which the Company is entitled and all performance obligations have been satisfied.

Rental income
Revenue from a contract to provide rental services is recognised over time as the rental is provided based a fixed contracted price.

Other revenue
Other revenue is recognised when it is received or when the right to receive payment is established.

Interest
Interest revenue is recognised as interest accrues using the effective interest method. This is a method of calculating the amortised cost of a financial asset and allocating the interest income over the relevant period using the effective interest rate, which is the rate that exactly discounts estimated future cash receipts through the expected life of the financial asset to the net carrying amount of the financial asset.

Note 1. Significant accounting policies (continued)

Impairment of financial assets
The consolidated entity recognises a loss allowance for expected credit losses on financial assets which are either measured at amortised cost or fair value through other comprehensive income. The measurement of the loss allowance depends upon the consolidated entity's assessment at the end of each reporting period as to whether the financial instrument's credit risk has increased significantly since initial recognition, based on reasonable and supportable information that is available, without undue cost or effort to obtain.

Where there has not been a significant increase in exposure to credit risk since initial recognition, a 12-month expected credit loss allowance is estimated. This represents a portion of the asset's lifetime expected credit losses that is attributable to a default event that is possible within the next 12 months. Where a financial asset has become credit impaired or where it is determined that credit risk has increased significantly, the loss allowance is based on the asset's lifetime expected credit losses. The amount of expected credit loss recognised is measured on the basis of the probability weighted present value of anticipated cash shortfalls over the life of the instrument discounted at the original effective interest rate.

Fair value of assets and liabilities
The Group measures some of its assets and liabilities at fair value on either a recurring or non-recurring basis, depending on the requirements of the applicable Accounting Standard.

Fair value is the price the Group would receive to sell an asset or would have to pay to transfer a liability in an orderly (ie unforced) transaction between independent, knowledgeable and willing market participants at the measurement date.

As fair value is a market-based measure, the closest equivalent observable market pricing information is used to determine fair value. Adjustments to market values may be made having regard to the characteristics of the specific asset or liability. The fair values of assets and liabilities that are not traded in an active market are determined using one or more valuation techniques. These valuation techniques maximise, to the extent possible, the use of observable market data.

To the extent possible, market information is extracted from either the principal market for the asset or liability (i.e. the market with the greatest volume and level of activity for the asset or liability) or, in the absence of such a market, the most advantageous market available to the entity at the end of the reporting period (i.e. the market that maximises the receipts from the sale of the asset or minimises the payments made to transfer the liability, after taking into account transaction costs and transport costs).

For non-financial assets, the fair value measurement also takes into account a market participant's ability to use the asset in its highest and best use or to sell it to another market participant that would use the asset in its highest and best use.

The fair value of liabilities and the entity's own equity instruments (excluding those related to share-based payment arrangements) may be valued, where there is no observable market price in relation to the transfer of such financial instrument, by reference to observable market information where such instruments are held as assets. Where this information is not available, other valuation techniques are adopted and, where significant, are detailed in the respective note to the financial statements.

Current and non-current classification
Assets and liabilities are presented in the statement of financial position based on current and non-current classification.

An asset is classified as current when: it is either expected to be realised or intended to be sold or consumed in the consolidated entity's normal operating cycle; it is held primarily for the purpose of trading; it is expected to be realised within 12 months after the reporting period; or the asset is cash or cash equivalent unless restricted from being exchanged or used to settle a liability for at least 12 months after the reporting period. All other assets are classified as non-current.

A liability is classified as current when: it is either expected to be settled in the consolidated entity's normal operating cycle; it is held primarily for the purpose of trading; it is due to be settled within 12 months after the reporting period; or there is no unconditional right to defer the settlement of the liability for at least 12 months after the reporting period. All other liabilities are classified as non-current.

Deferred tax assets and liabilities are always classified as non-current.

Note 1. Significant accounting policies (continued)

Non-current assets or disposal groups classified as held for sale

Non-current assets and assets of disposal groups are classified as held for sale if their carrying amount will be recovered principally through a sale transaction rather than through continued use. They are measured at the lower of their carrying amount and fair value less costs of disposal. For non-current assets or assets of disposal groups to be classified as held for sale, they must be available for immediate sale in their present condition and their sale must be highly probable.

An impairment loss is recognised for any initial or subsequent write down of the non-current assets and assets of disposal groups to fair value less costs of disposal. A gain is recognised for any subsequent increases in fair value less costs of disposal of a non-current assets and assets of disposal groups, but not in excess of any cumulative impairment loss previously recognised.

Non-current assets are not depreciated or amortised while they are classified as held for sale. Interest and other expenses attributable to the liabilities of assets held for sale continue to be recognised.

Non-current assets classified as held for sale and the assets of disposal groups classified as held for sale are presented separately on the face of the statement of financial position, in current assets. The liabilities of disposal groups classified as held for sale are presented separately on the face of the statement of financial position, in current liabilities.

Associates

Associates are entities over which the consolidated entity has significant influence but not control or joint control. Investments in associates are accounted for using the equity method. Under the equity method, the share of the profits or losses of the associate is recognised in profit or loss and the share of the movements in equity is recognised in other comprehensive income. Investments in associates are carried in the statement of financial position at cost plus post-acquisition changes in the consolidated entity's share of net assets of the associate. Goodwill relating to the associate is included in the carrying amount of the investment and is neither amortised nor individually tested for impairment. Dividends received or receivable from associates reduce the carrying amount of the investment.

When the consolidated entity's share of losses in an associate equals or exceeds its interest in the associate, including any unsecured long-term receivables, the consolidated entity does not recognise further losses, unless it has incurred obligations or made payments on behalf of the associate.

The consolidated entity discontinues the use of the equity method upon the loss of significant influence over the associate and recognises any retained investment at its fair value. Any difference between the associate's carrying amount, fair value of the retained investment and proceeds from disposal is recognised in profit or loss.

Impairment of non-financial assets

Non-financial assets are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognised for the amount by which the asset's carrying amount exceeds its recoverable amount.

Recoverable amount is the higher of an asset's fair value less costs of disposal and value-in-use. The value-in-use is the present value of the estimated future cash flows relating to the asset using a pre-tax discount rate specific to the asset or cash-generating unit to which the asset belongs. Assets that do not have independent cash flows are grouped together to form a cash-generating unit.

Finance costs

Finance costs attributable to qualifying assets are capitalised as part of the asset. All other finance costs are expensed in the period in which they are incurred.

Goods and Services Tax ('GST') and other similar taxes

Revenues, expenses and assets are recognised net of the amount of associated GST, unless the GST incurred is not recoverable from the tax authority. In this case it is recognised as part of the cost of the acquisition of the asset or as part of the expense.

Receivables and payables are stated inclusive of the amount of GST receivable or payable. The net amount of GST recoverable from, or payable to, the tax authority is included in other receivables or other payables in the statement of financial position.

Note 1. Significant accounting policies (continued)

Cash flows are presented on a gross basis. The GST components of cash flows arising from investing or financing activities which are recoverable from, or payable to the tax authority, are presented as operating cash flows.

Commitments and contingencies are disclosed net of the amount of GST recoverable from, or payable to, the tax authority.

Note 2. Critical accounting judgements, estimates and assumptions

The preparation of the financial statements requires management to make judgements, estimates and assumptions that affect the reported amounts in the financial statements. Management continually evaluates its judgements and estimates in relation to assets, liabilities, contingent liabilities, revenue and expenses. Management bases its judgements, estimates and assumptions on historical experience and on other various factors, including expectations of future events, management believes to be reasonable under the circumstances. The resulting accounting judgements and estimates will seldom equal the related actual results. The judgements, estimates and assumptions that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities (refer to the respective notes) within the next financial year are discussed below.

Fair value measurement hierarchy
The consolidated entity is required to classify all assets and liabilities, measured at fair value, using a three level hierarchy, based on the lowest level of input that is significant to the entire fair value measurement, being: Level 1: Quoted prices (unadjusted) in active markets for identical assets or liabilities that the entity can access at the measurement date; Level 2: Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly; and Level 3: Unobservable inputs for the asset or liability. Considerable judgement is required to determine what is significant to fair value and therefore which category the asset or liability is placed in can be subjective.

The fair value of investment properties classified as level 3 are discussed further in Note 17.

Estimation of useful lives of assets
The consolidated entity determines the estimated useful lives and related depreciation and amortisation charges for its property, plant and equipment and finite life intangible assets. The useful lives could change significantly as a result of technical innovations or some other event. The depreciation and amortisation charge will increase where the useful lives are less than previously estimated lives, or technically obsolete or non-strategic assets that have been abandoned or sold will be written off or written down.

Impairment of non-financial assets
The consolidated entity assesses impairment of non-financial assets at each reporting date by evaluating conditions specific to the consolidated entity and to the particular asset that may lead to impairment. If an impairment trigger exists, the recoverable amount of the asset is determined. This involves fair value less costs of disposal or value-in-use calculations, which incorporate a number of key estimates and assumptions.

Income tax
The consolidated entity is subject to income taxes in the jurisdictions in which it operates. Significant judgement is required in determining the provision for income tax. There are many transactions and calculations undertaken during the ordinary course of business for which the ultimate tax determination is uncertain. The consolidated entity recognises liabilities for anticipated tax audit issues based on the consolidated entity's current understanding of the tax law. Where the final tax outcome of these matters is different from the carrying amounts, such differences will impact the current and deferred tax provisions in the period in which such determination is made.

Recovery of deferred tax assets
Deferred tax assets are recognised for deductible temporary differences only if the consolidated entity considers it is probable that future taxable amounts will be available to utilise those temporary differences and losses.

Note 3. Operating segments

The company operates one operating segment being the development and leasing of commercial and residential property in Australia. The Company operates solely in the geographical region of Australia, however, does have a dormant subsidiary in Hong Kong.

Note 4. Other income

	Consolidated	
	2020	**2019**
	$	**$**
Other income		
Interest Income	106,315	126,811
Other Income	376	-
Exchange Gain/(Loss)	(634)	-
	106,057	126,811

Note 5. Expenses

	Consolidated	
	2020	**2019**
	$	**$**
Loss before income tax includes the following specific expenses:		
Material general and administration expenses consist of:		
Accountancy, bookkeeping and auditor fees	179,341	347,436
Company secretary services	78,000	81,890
Rental expenses	57,734	30,176
Travel	1,198	43,500
	316,273	503,002
Material finance costs consist of:		
Interest expenses	440,247	477,053

Note 6. Income tax

	Consolidated	
	2020	**2019**
	$	**$**
Numerical reconciliation of income tax expense and tax at the statutory rate		
Loss before income tax expense	(1,400,401)	(2,028,416)
Tax at the statutory tax rate of 27.5%	(385,110)	(557,814)
Tax effect amounts which are not deductible/(taxable) in calculating taxable income:		
Tax effect of non-deductible and non-assessable items	75,585	294,263
Tax losses not recognised	309,525	263,551
Income tax expense	-	-

Accounting policy for income tax
The income tax expense or benefit for the period is the tax payable on that period's taxable income based on the applicable income tax rate for each jurisdiction, adjusted by the changes in deferred tax assets and liabilities attributable to temporary differences, unused tax losses and the adjustment recognised for prior periods, where applicable.

Note 6. Income tax (continued)

Deferred tax assets and liabilities are recognised for temporary differences at the tax rates expected to be applied when the assets are recovered or liabilities are settled, based on those tax rates that are enacted or substantively enacted, except for:

- When the deferred income tax asset or liability arises from the initial recognition of goodwill or an asset or liability in a transaction that is not a business combination and that, at the time of the transaction, affects neither the accounting nor taxable profits; or
- When the taxable temporary difference is associated with interests in subsidiaries, associates or joint ventures, and the timing of the reversal can be controlled, and it is probable that the temporary difference will not reverse in the foreseeable future.

Deferred tax assets are recognised for deductible temporary differences and unused tax losses only if it is probable that future taxable amounts will be available to utilise those temporary differences and losses.

The carrying amount of recognised and unrecognised deferred tax assets are reviewed at each reporting date. Deferred tax assets recognised are reduced to the extent that it is no longer probable that future taxable profits will be available for the carrying amount to be recovered. Previously unrecognised deferred tax assets are recognised to the extent that it is probable that there are future taxable profits available to recover the asset.

Deferred tax assets and liabilities are offset only where there is a legally enforceable right to offset current tax assets against current tax liabilities and deferred tax assets against deferred tax liabilities; and they relate to the same taxable authority on either the same taxable entity or different taxable entities which intend to settle simultaneously.

Faster Enterprises Ltd (the 'head entity') and its wholly owned Australian subsidiaries have formed an income tax consolidated group under the tax consolidation regime. The head entity and each subsidiary in the tax consolidated group continue to account for their own current and deferred tax amounts. The tax consolidated group has applied the 'separate taxpayer within group' approach in determining the appropriate amount of taxes to allocate to members of the tax consolidated group.

In addition to its own current and deferred tax amounts, the head entity also recognises the current tax liabilities (or assets) and the deferred tax assets arising from unused tax losses and unused tax credits assumed from each subsidiary in the tax consolidated group.

Note 7. Current assets - cash and cash equivalents

	Consolidated	
	2020	**2019**
	$	**$**
Cash at bank	68,321	68,350

Accounting policy for cash and cash equivalents
Cash and cash equivalents includes cash on hand, deposits held at call with financial institutions, other short-term, highly liquid investments with original maturities of three months or less that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

Note 8. Current assets - trade and other receivables

	Consolidated	
	2020	**2019**
	$	**$**
Trade receivables	7,247	-
GST receivable	64,634	12,149
	71,881	12,149

Note 8. Current assets - trade and other receivables (continued)

Accounting policy for trade and other receivables
Trade receivables are initially recognised at fair value and subsequently measured at amortised cost using the effective interest method, less any allowance for expected credit losses. Trade receivables are generally due for settlement within 30 days.

Collectability of trade receivables is reviewed on an ongoing basis. Debts which are known to be uncollectable are written off by reducing the carrying amount directly. A provision for impairment of trade receivables is raised when there is objective evidence that the consolidated entity will not be able to collect all amounts due according to the original terms of the receivables. Significant financial difficulties of the debtor, probability that the debtor will enter bankruptcy or financial reorganisation and default or delinquency in payments (more than 60 days overdue) are considered indicators that the trade receivable may be impaired. The amount of the impairment allowance is the difference between the asset's carrying amount and the present value of estimated future cash flows, discounted at the original effective interest rate. Cash flows relating to short-term receivables are not discounted if the effect of discounting is immaterial.

Other receivables are recognised at amortised cost, less any provision for impairment.

Note 9. Current assets - related entities receivable

	Consolidated	
	2020	**2019**
	$	**$**
Related entities receivable	938,322	856,904

Refer to note 21 for information on related parties.

Note 10. Current assets - assets classified as held for sale

	Consolidated	
	2020	**2019**
	$	**$**
1032 Dandenong Road, Carnegie, VIC	-	2,640,800
4 Watts Street, Box Hill, VIC	5,666,173	-
	5,666,173	2,640,800

Note 11. Current liabilities - trade and other payables

	Consolidated	
	2020	2019
	$	$
Trade payables	117,110	263,226
Other payables	59,462	104,589
	176,572	367,815

Refer to note 16 for further information on financial instruments.

Accounting policy for trade and other payables
These amounts represent liabilities for goods and services provided to the consolidated entity prior to the end of the financial year and which are unpaid. Due to their short-term nature they are measured at amortised cost and are not discounted. The amounts are unsecured and are usually paid within 30 days of recognition.

Note 12. Current liabilities - borrowings

	Consolidated	
	2020	2019
	$	$
Bank loans*	3,673,389	1,610,000
Convertible notes payable - unsecured**	54,040	53,040
	3,727,429	1,663,040

Refer to note 16 for further information on financial instruments.

*FE Nunawading Hotel Pty Ltd entered into an agreement with La Trobe Financial for a two-year fixed term and interest only loan facility totalling $3,445,420.00 (inclusive of $420 loan fees) on 20 August 2018 at the variable annual interest rate of 8.99% (p.a.). The facility was fully drawn to finance the purchase of the commercial property situated at the address of 4 Watts Street, Box Hill Victoria 3128.

The loan facility is secured by the following:
(a) $3,445,000 Limited Guarantee and Indemnity by Yong Chao Wu, Norman Wu & FE (Hotels) Pty Ltd;
(b) General Security Agreement by FE Nunawading Hotel Pty Ltd over all existing and future assets and undertakings; and
(c) Mortgage over the property located at 4 Watts Street, Box Hill Victoria 3128.

The loan facility expires in September 2020.

**On 30 June 2018 Faster Enterprises Ltd entered into a convertible note agreement with Zhongtai Investments Limited with a face value of $500,000 received in 10 equal monthly tranches of $50,000. The term of the note is two years and interest is payable at 2% per annum. The subscriber has the option to either convert on a fixed or floating basis as determined by the formula below;

Fixed conversion price – 110% of the average daily traded VWAP per share traded on the ASX for the 20 days immediately preceding the date of the Convertible Note Deed.

Floating conversion price – 80% of the average of the closing price per share on any three consecutive trading days during the 20 trading days immediately preceding the relevant conversion date.

Faster Enterprises Ltd may redeem any Convertible Note presented for conversion in cash at the redemption amount if the Conversion Price is less than or equal to the Conversion Downside Price, which is 65% of the average of the daily traded VWAP per share for the 20 consecutive trading days prior to the relevant closing date.

Note 12. Current liabilities - borrowings (continued)

Total secured liabilities
The total secured current liabilities are as follows:

	Consolidated 2020 $	Consolidated 2019 $
Bank loans	3,673,389	1,610,000

Assets pledged as security
The bank loans are secured by first mortgages over the consolidated entity's land and buildings.

Accounting policy for borrowings
Loans and borrowings are initially recognised at the fair value of the consideration received, net of transaction costs. They are subsequently measured at amortised cost using the effective interest method.

Where there is an unconditional right to defer settlement of the liability for at least 12 months after the reporting date, the loans or borrowings are classified as non-current.

The component of the convertible notes that exhibits characteristics of a liability is recognised as a liability in the statement of financial position, net of transaction costs.

On the issue of the convertible notes the fair value of the liability component is determined using a market rate for an equivalent non-convertible bond and this amount is carried as a non-current liability on the amortised cost basis until extinguished on conversion or redemption. The increase in the liability due to the passage of time is recognised as a finance cost. The remainder of the proceeds are allocated to the conversion option that is recognised and included in shareholders equity as a convertible note reserve, net of transaction costs. The carrying amount of the conversion option is not remeasured in the subsequent years. The corresponding interest on convertible notes is expensed to profit or loss.

Accounting policy for borrowings
Loans and borrowings are initially recognised at the fair value of the consideration received, net of transaction costs. They are subsequently measured at amortised cost using the effective interest method.

The component of the convertible notes that exhibits characteristics of a liability is recognised as a liability in the statement of financial position, net of transaction costs.

On the issue of the convertible notes the fair value of the liability component is determined using a market rate for an equivalent non-convertible bond and this amount is carried as a non-current liability on the amortised cost basis until extinguished on conversion or redemption. The increase in the liability due to the passage of time is recognised as a finance cost. The remainder of the proceeds are allocated to the conversion option that is recognised and included in shareholders equity as a convertible note reserve, net of transaction costs. The carrying amount of the conversion option is not remeasured in the subsequent years. The corresponding interest on convertible notes is expensed to profit or loss.

Note 13. Current liabilities - related entities payable

	Consolidated 2020 $	Consolidated 2019 $
Related entities payable	651,142	468,423

Refer to note 21 for information on related parties.

Note 14. Equity - issued capital

	Consolidated			
	2020 Shares	2019 Shares	2020 $	2019 $
Ordinary shares - fully paid	110,885,411	110,885,411	6,570,727	6,570,727

Ordinary shares
Ordinary shares entitle the holder to participate in dividends and the proceeds on the winding up of the company in proportion to the number of and amounts paid on the shares held. The fully paid ordinary shares have no par value and the company does not have a limited amount of authorised capital.

On a show of hands every member present at a meeting in person or by proxy shall have one vote and upon a poll each share shall have one vote.

Share buy-back
There is no current on-market share buy-back.

Capital risk management
The consolidated entity's objectives when managing capital is to safeguard its ability to continue as a going concern, so that it can provide returns for shareholders and benefits for other stakeholders and to maintain an optimum capital structure to reduce the cost of capital.

The consolidated entity would look to raise capital when an opportunity to invest in a business or company was seen as value adding relative to the current company's share price at the time of the investment. The consolidated entity is not actively pursuing additional investments in the short term as it continues to integrate and grow its existing businesses in order to maximise synergies.

Accounting policy for issued capital
Ordinary shares are classified as equity.

Incremental costs directly attributable to the issue of new shares or options are shown in equity as a deduction, net of tax, from the proceeds.

Note 15. Equity - dividends

There were no dividends paid, recommended or declared during the current or previous financial year.

Note 16. Financial instruments

Financial risk management objectives
The consolidated entity's activities expose it to a variety of financial risks: market risk (including foreign currency risk, price risk and interest rate risk), credit risk and liquidity risk. The consolidated entity's overall risk management program focuses on the unpredictability of financial markets and seeks to minimise potential adverse effects on the financial performance of the consolidated entity. The consolidated entity uses derivative financial instruments such as forward foreign exchange contracts to hedge certain risk exposures. Derivatives are exclusively used for hedging purposes, i.e. not as trading or other speculative instruments. The consolidated entity uses different methods to measure different types of risk to which it is exposed. These methods include sensitivity analysis in the case of interest rate, foreign exchange and other price risks, ageing analysis for credit risk and beta analysis in respect of investment portfolios to determine market risk.

Risk management is carried out by senior finance executives ('finance') under policies approved by the Board of Directors ('the Board'). These policies include identification and analysis of the risk exposure of the consolidated entity and appropriate procedures, controls and risk limits. Finance identifies, evaluates and hedges financial risks within the consolidated entity's operating units. Finance reports to the Board on a monthly basis.

Foreign currency risk
The consolidated entity has no exposure to foreign exchange risk.

Note 16. Financial instruments (continued)

Price risk
The consolidated entity is not exposed to any significant price risk.

Interest rate risk
The consolidated entity's main interest rate risk arises from long-term borrowings. All of the consolidated entity's loans and borrowings are at variable interest rates and is exposed to interest rate risk.

The Consolidated Entity's bank loans outstanding, totalling $3,673,389 (2019: $5,055,420) are interest only loans, with the principal due at maturity. Monthly cash outlays of approximately $25,823 (2019: $27,150) per month are required to service the interest payments. An official increase/decrease in interest rates of 100 (2019: 100) basis points would have an adverse/favourable effect on profit before tax of $36,734 (2019: $50,550) per annum. The percentage change is based on the expected volatility of interest rates using market data and analysis forecasts.

Liquidity risk
Vigilant liquidity risk management requires the consolidated entity to maintain sufficient liquid assets (mainly cash and cash equivalents) and available borrowing facilities to be able to pay debts as and when they become due and payable.

The consolidated entity manages liquidity risk by maintaining adequate cash reserves and available borrowing facilities by continuously monitoring actual and forecast cash flows and matching the maturity profiles of financial assets and liabilities.

The consolidated entity had no unused borrowing facilities available at 30 June 2020 (30 June 2019: $nil)

Remaining contractual maturities
The following tables detail the consolidated entity's remaining contractual maturity for its financial instrument liabilities. The tables have been drawn up based on the undiscounted cash flows of financial liabilities based on the earliest date on which the financial liabilities are required to be paid. The tables include both interest and principal cash flows disclosed as remaining contractual maturities and therefore these totals may differ from their carrying amount in the statement of financial position.

Consolidated - 2020	Weighted average interest rate %	1 year or less $	Between 1 and 2 years $	Between 2 and 5 years $	Over 5 years $	Remaining contractual maturities $
Non-derivatives						
Non-interest bearing						
Trade payables and other payables	-	176,572	-	-	-	176,572
Payroll liabilities and provisions	-	222,983	-	-	-	222,983
Interest-bearing - variable						
Bank loans	8.99%	3,673,389	-	-	-	3,673,389
Convertible note	2.00%	54,040	-	-	-	54,040
Interest-bearing - fixed rate						
Related party loans	8.00%	651,142	-	-	-	651,142
Total non-derivatives		4,778,126	-	-	-	4,778,126

Note 16. Financial instruments (continued)

Consolidated - 2019	Weighted average interest rate %	1 year or less $	Between 1 and 2 years $	Between 2 and 5 years $	Over 5 years $	Remaining contractual maturities $
Non-derivatives						
Non-interest bearing						
Trade payables and other payables	-	367,815	-	-	-	367,815
Payroll liabilities and provisions	-	35,117	-	-	-	35,117
Interest-bearing - variable						
Bank loans	7.85%	1,610,000	3,445,420	-	-	5,055,420
Convertible note	2.00%	53,040	-	-	-	53,040
Interest-bearing - fixed rate						
Related party loans	8.00%	468,423	-	-	-	468,423
Total non-derivatives		2,534,395	3,445,420	-	-	5,979,815

The cash flows in the maturity analysis above are not expected to occur significantly earlier than contractually disclosed above.

Fair value of financial instruments
Unless otherwise stated, the carrying amounts of financial instruments reflect their fair value.

Note 17. Fair value measurement

Fair value hierarchy
The following tables detail the consolidated entity's assets and liabilities, measured or disclosed at fair value, using a three level hierarchy, based on the lowest level of input that is significant to the entire fair value measurement, being:
Level 1: Quoted prices (unadjusted) in active markets for identical assets or liabilities that the entity can access at the measurement date
Level 2: Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly
Level 3: Unobservable inputs for the asset or liability

Consolidated - 2020	Level 1 $	Level 2 $	Level 3 $	Total $
Assets				
Asset classified as held for sale	-	-	5,666,173	5,666,173
Total assets	-	-	5,666,173	5,666,173

Consolidated - 2019	Level 1 $	Level 2 $	Level 3 $	Total $
Assets				
Non-current asset classified as held for sale	-	-	2,640,800	2,640,800
Non-current asset classified as held for sale	-	-	5,666,173	5,666,173
Total assets	-	-	8,306,973	8,306,973

* Investment property was held at independent valuation
** Investment property held at cost

Assets and liabilities held for sale are measured at fair value on a non-recurring basis.

Note 17. Fair value measurement (continued)

Level 3 assets and liabilities
Movements in level 3 assets and liabilities during the current and previous financial year are set out below:

Consolidated	Assets Held for Sale $	Investment Properties $	Total $
Balance at 1 July 2018	-	6,410,800	6,410,800
Additions	-	5,666,173	5,666,173
Disposals	-	(3,700,000)	(3,700,000)
Cost base adjustments	-	(70,000)	(70,000)
Reclassification to asset held for sale	8,306,973	(8,306,973)	-
Balance at 30 June 2019	8,306,973	-	8,306,973
Disposals	(2,640,800)	-	(2,640,800)
Balance at 30 June 2020	5,666,173	-	5,666,173

Valuations are based on the Direct Comparison approach assuming sale of each of the properties in their existing state with the benefit of vacant possession. By making reference to sales transactions as available in the relevant market, comparable properties in close proximity have been selected and adjustments have been made to account for the difference in factors such as location and property size.

The valuation was completed by an independent property valuation expert and their findings were valid as at 30 June 2020. As noted above the investment properties were previously held at cost in the prior period.

Note 18. Key management personnel disclosures

Other key management personnel
Refer to the remuneration report contained in the Directors' report for details of the remuneration paid or payable to each member of the Group's key management personnel for the year ended 30 June 2020.

Compensation
The aggregate compensation made to directors and other members of key management personnel of the consolidated entity is set out below:

	Consolidated 2020 $	Consolidated 2019 $
Short-term employee benefits	326,000	342,129
Post-employment benefits	23,560	25,092
	349,560	367,221

Note 19. Remuneration of auditors

During the financial year the following fees were paid or payable for services provided by RSM Australia Partners, the auditor of the company:

	Consolidated	
	2020 $	2019 $
Audit services - RSM Australia Partners		
Audit or review of the financial statements	62,448	51,336
Other services - RSM Australia Partners		
Taxation services	19,294	130,350
	81,742	181,686

Note 20. Contingent assets and contingent liabilities

There are no contingent liabilities or contingent assets.

Note 21. Related party transactions

Parent entity
Faster Enterprises Ltd is the parent entity.

Subsidiaries
Interests in subsidiaries are set out in note 23.

Associates
Interests in associates are set out in note 24.

Key management personnel
Disclosures relating to key management personnel are set out in note 18 and the remuneration report included in the directors' report.

Transactions with related parties
The following transactions occurred with related parties:

	Consolidated	
	2020 $	2019 $
Sale of goods and services:		
Coolyah Group Pty Ltd - IT Support and contractor work (a)	6,720	6,658
Elmside Pty Ltd – Company secretary services and rental (b)	78,000	109,450
Interest received / (paid) from / (to) related parties*:		
Faster Enterprises Ltd to Coolyah Properties Trust	70,067	64,709
Faster Enterprises Ltd to Wu Family Trust	1,042	962
Faster Enterprises Ltd to Faster Properties Investment Pty Ltd	35,206	84,765
Faster Enterprises Ltd to Yong Chao Wu	(5,877)	(1,296)
Faster Enterprises Ltd to Coolyah Group Pty Ltd	(23,631)	(3,297)
Faster Enterprises Ltd to Min Jiang	(15,711)	(19,032)

Note 21. Related party transactions (continued)

*All related entity and associate loans have an annual interest rate of 8%, occurring on monthly basis.

The Board of Directors ratified a loan agreement between the related parties and the listing entity on 9 August 2017, by which all related entity loans have an annual interest rate of 8%, calculated on monthly basis.

(a) Coolyah Group is under control of Yong Chao Wu. Yong Chao Wu is the former CEO and a substantial shareholder of Faster Enterprises Ltd.

(b) Elmside Pty Ltd is under control of Michael Malbourne. Michael Malbourne is the Company Secretary of Faster Enterprises Ltd.

Receivable from and payable to related parties
There were no trade receivables from or trade payables to related parties at the current and previous reporting date.

Loans to/from related parties
The following balances are outstanding at the reporting date in relation to loans with related parties:

	Consolidated	
	2020	**2019**
	$	**$**
Current receivables:		
Faster Enterprises Ltd to Coolyah Properties Trust (a)	884,415	844,348
Faster Enterprises Ltd to Wu Family Trust (b)	13,598	12,556
Faster Enterprises Ltd to Faster Properties Investment Pty Ltd (e)	40,309	-
Current liabilities:		
Faster Enterprises Ltd from Yong Chao Wu (d)	(122,701)	(25,824)
Faster Enterprises Ltd from Coolyah Group Pty Ltd (c)	(323,435)	(253,304)
Faster Enterprises Ltd from Min Jiang (f)	(205,007)	(189,295)

(a) Coolyah Properties Trust is the majority shareholder of Faster Enterprises Ltd. Yong Chao Wu is the Director of the Trustee and is one of the Beneficiaries of Coolyah Properties Trust.

(b) Wu Family Trust is a substantial shareholder of Faster Enterprises Ltd. Yong Chao Wu is the Director of the Trustee and one of the Beneficiaries of Wu Family Trust.

(c) Coolyah Group Pty Ltd is under control of Yong Chao Wu. Yong Chao Wu is the former CEO and a substantial shareholder of Faster Enterprises Ltd.

(d) Yong Chao Wu is the former CEO and a substantial shareholder of Faster Enterprises Ltd. Yong Chao Wu is the Director of the Trustees and is one of the beneficiaries of Coolyah Properties Trust and Wu Family Trust.

(e) Faster Properties Investment Pty Ltd is an associate of the Group, with 33.33% of ownership held by the FE (Commercial) Pty Ltd.

(f) Min Jiang is a Non-Executive Director of Faster Enterprises Ltd.

Terms and conditions
All transactions were made on normal commercial terms and conditions and at market rates.

Note 22. Parent Entity Disclosures

Financial information for Faster Enterprises Ltd is as follows:

Note 22. Parent Entity Disclosures (continued)

	Consolidated 2020 $	Consolidated 2019 $
Loss for the year after tax	(696,054)	(866,139)
Assets		
Current assets	2,621,320	4,776,810
Non-current assets	20,025	20,025
Total Assets	2,641,345	4,796,835
Liabilities		
Current Liabilities	999,738	678,226
Equity		
Issued capital	6,570,727	6,570,727
Accumulated losses	(4,929,120)	(2,452,118)
Total equity	1,641,607	4,118,609

Guarantees

Faster Enterprises Ltd is guarantor for funding arrangements by its subsidiaries. Total value of loan to which Faster Enterprises Ltd is a guarantor is $Nil (2019: $Nil).

FE (Hotels) Pty Ltd, a wholly owned subsidiary of Faster Enterprises Ltd is the guarantor of one long-term borrowing of FE Nunawading Hotel Pty Ltd. The total value of loan guaranteed is $3,445,000.

Other Commitments and Contingencies

Faster Enterprises Ltd has no other commitments to acquire property, plant and equipment, and has no contingent liabilities other than those disclosed elsewhere in this report.

Note 23. Interests in subsidiaries

The consolidated financial statements incorporate the assets, liabilities and results of the following subsidiaries in accordance with the accounting policy described in note 1:

Name	Principal place of business / Country of incorporation	Ownership interest 2020 %	Ownership interest 2019 %
FE (Residential) Pty Ltd	Australia	100%	100%
FE (Commercial) Pty Ltd	Australia	100%	100%
FE (Hotels) Pty Ltd	Australia	100%	100%
FE (Project Management) Pty Ltd	Australia	100%	100%
Faster Enterprises International (HK) Limited	Hong Kong	100%	100%
FE Albion Pty Ltd	Australia	100%	100%
FE Ellingworth Pty Ltd	Australia	100%	100%
Faster (Carnegie) Properties Pty Ltd	Australia	100%	100%
FE Nunawading Hotel Pty Ltd	Australia	100%	100%
FE (Box Hill) Pty Ltd	Australia	100%	100%
Faster (Carnegie) Management Pty Ltd	Australia	100%	100%
Faster Asia Sdn Bhd	Malaysia	100%	100%

Note 24. Interests in associates

Interests in associates are accounted for using the equity method of accounting. Information relating to associates that are material to the consolidated entity are set out below:

Name	Principal place of business / Country of incorporation	Ownership interest 2020 %	Ownership interest 2019 %
Faster Properties Investment Pty Ltd	Australia	33%	33%

Summarised financial information

	Faster Properties Investment Pty Ltd 2020 $	Faster Properties Investment Pty Ltd 2019 $
Summarised statement of financial position		
Current assets	36,194	94,940
Non-current assets	-	1,359,056
Total assets	36,194	1,453,996
Current liabilities	101,748	884,132
Non-current liabilities	234,800	234,780
Total liabilities	336,548	1,118,912
Net assets	(300,354)	335,084
Summarised statement of profit or loss and other comprehensive income		
Revenue	-	4,397,874
Expenses	(37,860)	(3,810,071)
Profit/(loss) before income tax	(37,860)	587,803
Other comprehensive income	-	-
Total comprehensive income	(37,860)	587,803

As Faster Properties Investment Pty Ltd (‘FPI’) showed a negative figure in Net Equities, and as the carrying amount of an investment accounted for using equity method cannot be lower than $0, the Group continues recording the amount of equity investment on FPI at $0 and takes no share of profit until FPI’s Net Equities amount shows a positive figure.

Note 25. Events after the reporting period

The following matter or circumstance has arisen since 30 June 2020:

(a) Two new non-executive directors being Boon Ching Koay and Richard Choo have been appointed on 4 September 2020.
(b) The consolidated entity is in the process of negotiating and planning a proposed capital raising which will be released to the market in due course.

No other matter or circumstance has arisen since 30 June 2020 that has significantly affected, or may significantly affect the consolidated entity's operations, the results of those operations, or the consolidated entity's state of affairs in future financial years.

Note 26. Reconciliation of loss after income tax to net cash used in operating activities

	Consolidated 2020 $	Consolidated 2019 $
Loss after income tax expense for the year	(1,400,401)	(2,028,416)
Adjustments for:		
Net loss from sale of properties	108,235	(87,196)
Impairment of loan	-	825,693
Change in operating assets and liabilities:		
Decrease/(increase) in trade and other receivables	(59,732)	64,073
Decrease in prepayments	17,269	515,361
Decrease in trade and other payables	(3,377)	(221,765)
Increase/(decrease) in employee benefits	(27,433)	10,926
Net cash used in operating activities	(1,365,439)	(921,324)

Note 27. Loss per share

	Consolidated 2020 $	Consolidated 2019 $
Loss after income tax attributable to the owners of Faster Enterprises Ltd	(1,400,401)	(2,028,416)
	Number	**Number**
Weighted average number of ordinary shares used in calculating basic earnings per share	110,885,411	110,885,411
Weighted average number of ordinary shares used in calculating diluted earnings per share	110,885,411	110,885,411
	Cents	**Cents**
Basic earnings per share	(1.26)	(1.83)
Diluted earnings per share	(1.26)	(1.83)

Accounting policy for earnings per share

Basic earnings per share
Basic earnings per share is calculated by dividing the profit attributable to the owners of Faster Enterprises Ltd, excluding any costs of servicing equity other than ordinary shares, by the weighted average number of ordinary shares outstanding during the financial year, adjusted for bonus elements in ordinary shares issued during the financial year.

Diluted earnings per share
Diluted earnings per share adjusts the figures used in the determination of basic earnings per share to take into account the after income tax effect of interest and other financing costs associated with dilutive potential ordinary shares and the weighted average number of shares assumed to have been issued for no consideration in relation to dilutive potential ordinary shares.

Faster Enterprises Ltd
Directors' declaration
30 June 2020

In the directors' opinion:

- the attached financial statements and notes comply with the Corporations Act 2001, the Accounting Standards, the Corporations Regulations 2001 and other mandatory professional reporting requirements;

- the attached financial statements and notes comply with International Financial Reporting Standards as issued by the International Accounting Standards Board as described in note 1 to the financial statements;

- the attached financial statements and notes give a true and fair view of the consolidated entity's financial position as at 30 June 2020 and of its performance for the financial year ended on that date; and

- there are reasonable grounds to believe that the company will be able to pay its debts as and when they become due and payable.

The directors have been given the declarations required by section 295A of the Corporations Act 2001.

Signed in accordance with a resolution of directors made pursuant to section 295(5)(a) of the Corporations Act 2001.

On behalf of the directors

Norman Wu

30 September 2020

RSM Australia Partners

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INDEPENDENT AUDITOR'S REPORT
To the Members of Faster Enterprises Limited

Opinion

We have audited the financial report of Faster Enterprises Limited (the Company), and its subsidiaries (the Group), which comprises the consolidated statement of financial position as at 30 June 2020, the consolidated statement of profit or loss and other comprehensive income, the consolidated statement of changes in equity and the consolidated statement of cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies, and the directors' declaration.

In our opinion the accompanying financial report of the Group is in accordance with the Corporations Act 2001, including:

(i) giving a true and fair view of the Group's financial position as at 30 June 2020 and of its financial performance for the year then ended; and

(ii) complying with Australian Accounting Standards and the Corporations Regulations 2001.

Basis for Opinion

We conducted our audit in accordance with Australian Auditing Standards. Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Financial Report* section of our report. We are independent of the Group in accordance with the auditor independence requirements of the Corporations Act 2001 and the ethical requirements of the Accounting Professional and Ethical Standards Board's APES 110 *Code of Ethics for Professional Accountants* (the Code) that are relevant to our audit of the financial report in Australia. We have also fulfilled our other ethical responsibilities in accordance with the Code.

We confirm that the independence declaration required by the Corporations Act 2001, which has been given to the directors of the Company, would be in the same terms if given to the directors as at the time of this auditor's report.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Key Audit Matters

Key audit matters are those matters that, in our professional judgement, were of most significance in our audit of the financial report of the current period. These matters were addressed in the context of our audit of the financial report as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on these matters.

Key Audit Matter	How our audit addressed this matter
Valuation of Assets Held for Sale Refer to Note 10 the financial statements	
The Group owns a portfolio of investment properties, comprising of commercial properties in Melbourne, Victoria. The Board has committed to a plan to sell the investment properties and have reclassified them as assets held for sale under AASB 5 *Non-current Assets Held for Sale and Discontinued Operations.* Assets held for sale are measured at the lower of it's carrying amount and fair value less costs to sell. As at 30 June 2020, the carrying value of the assets held for sale was $5,666,173, representing 84% of the Group's total assets as at that date.	Our procedures to assess the valuation of the assets held for sale included: • Obtaining the selling agent's estimate of current market prices; and • Referencing previous signed offers to purchase the investment properties.
Disclosures of Related Party Transactions Refer to Note 21 in the financial statements	
The Group has had day to day transactions with related parties of the Directors' and Senior Management, with some of the transactions being outside the normal course of business. Due to the volume of related party transactions there is a risk that the related party transactions are not completely identified, and that the terms of those transactions are not disclosed in the financial statements in accordance with the requirements of AASB 124 *Related Parties Disclosures*.	Our audit procedures in relation to the disclosures of related party transactions included: • Reviewing management's policies, procedures and processes to identify and ensure the completeness and accuracy of related party and remuneration data capture so as to ensure there are appropriate financial reporting disclosures in accordance with AASB 124; • Understanding the controls management has in place to authorise and approve significant transactions and arrangements with related parties, including those outside the normal course of business; • Checking the accuracy of the disclosures for a sample of the transactions; and • Reviewing the disclosures in the financial statements in order to assess compliance with the disclosure requirements of Australian Accounting Standards.

Other Information

The directors are responsible for the other information. The other information comprises the information included in the Group's annual report for the year ended 30 June 2020 but does not include the financial report and the auditor's report thereon.

Our opinion on the financial report does not cover the other information and accordingly we do not express any form of assurance conclusion thereon.

In connection with our audit of the financial report, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the financial report or our knowledge obtained in the audit or otherwise appears to be materially misstated.

If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Responsibilities of the Directors for the Financial Report

The directors of the Company are responsible for the preparation of the financial report that gives a true and fair view in accordance with Australian Accounting Standards and the Corporations Act 2001 and for such internal control as the directors determine is necessary to enable the preparation of the financial report that gives a true and fair view and is free from material misstatement, whether due to fraud or error.

In preparing the financial report, the directors are responsible for assessing the ability of the Group to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the directors either intend to liquidate the Group or to cease operations, or have no realistic alternative but to do so.

Auditor's Responsibilities for the Audit of the Financial Report

Our objectives are to obtain reasonable assurance about whether the financial report as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with the Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of this financial report.

A further description of our responsibilities for the audit of the financial report is located at the Auditing and Assurance Standards Board website at: www.auasb.gov.au/auditors_responsibilities/ar2.pdf. This description forms part of our auditor's report.

Report on the Remuneration Report

Opinion on the Remuneration Report
We have audited the Remuneration Report included in the directors' report for the year ended 30 June 2020.

In our opinion, the Remuneration Report of Faster Enterprises Limited, for the year ended 30 June 2020, complies with section 300A of the Corporations Act 2001.

Responsibilities
The directors of the Company are responsible for the preparation and presentation of the Remuneration Report in accordance with section 300A of the Corporations Act 2001. Our responsibility is to express an opinion on the Remuneration Report, based on our audit conducted in accordance with Australian Auditing Standards.

RSM AUSTRALIA PARTNERS

B Y CHAN
Partner

Dated: 30 September 2020
Melbourne, Victoria

Faster Enterprises Ltd
Additional Information

Additional information required by the Australian Securities Exchange Listing Rules and not disclosed elsewhere in this report. This information was prepared based on share registry information processed up to 30 June 2020

DISTRIBUTION OF EQUITY SECURITIES
Analysis of numbers of listed equity security holders by size of holding:

	Ordinary shares	Share Options	Ordinary shares	Share Options
	2020		2019	
1 - 1,000	10	-	10	-
1,001 - 5,000	2	-	3	-
5,001 - 10,000	225	-	229	-
10,001 - 100,000	83	-	81	-
100,001 and over	50	-	51	-
	370	-	374	-
Number of shareholders holding less than a marketable parcel:	0	-	0	-

STATEMENT OF QUOTED SECURITIES
Listed on the Australian Securities Exchange are 110,885,411 (2019: 110,885,411) fully paid shares and Nil (2019: Nil) options.

Faster Enterprises Ltd
Additional Information

EQUITY SECURITY HOLDERS
The names of the twenty largest holders of equity securities are listed below:

		30-Jun-20 Ordinary shares		30-Jun-19 Ordinary shares	
Position	**Holder Name**	**Holding**	**% IC**	**Holding**	**% IC**
1	COOLYAH PROPERTIES PTY LTD <COOLYAH PROPERTIES A/C>	61,754,255	55.69%	61,754,255	55.69%
2	LANGYI AUSTRALIA PTY LTD <LANGYI AUSTRALIA A/C>	6,500,000	5.86%	6,500,000	5.86%
3	MR YONG CHAO WU	6,416,822	5.79%	6,416,822	5.79%
4	ZHONGDA INVESTMENT PTY LTD	6,000,000	5.41%	6,000,000	5.41%
5	MR WEIPING CHEN	3,000,000	2.71%	3,000,000	2.71%
6	MRS QIAOJI DUAN	2,144,000	1.93%	2,144,000	1.93%
7	BNP PARIBAS NOMS PTY LTD <DRP>	1,891,589	1.71%	1,891,589	1.71%
8	RUNJUN JIANG	1,300,000	1.17%	1,300,000	1.17%
9	COOLYAH PROPERTIES PTY LTD <WU FAMILY A/C>	1,178,865	1.06%	1,178,865	1.06%
10	MRS XIULI RUAN	1,004,768	0.91%	1,004,768	0.91%
11	MIN JIANG	1,000,000	0.90%	1,000,000	0.90%
12	MR WEI MIN LING	950,698	0.86%	950,698	0.86%
13	MR YULI HUO	941,000	0.85%	941,000	0.85%
14	MS JIEHONG ZHANG	651,027	0.59%	651,027	0.59%
14	XIMEI ZHANG	651,027	0.59%	651,027	0.59%
15	MR BINBIN ZHANG	617,498	0.56%	431,925	0.39%
16	MRS LISA HONG	585,801	0.53%	585,801	0.53%
17	YOULAN QIU	520,822	0.47%	520,822	0.47%
18	R-SQUARED PTY LTD	519,000	0.47%	519,000	0.47%
19	YAOAN ZHOU	518,250	0.47%	518,250	0.47%
20	MR LAY ANN ONG	500,000	0.45%	500,000	0.45%
20	MISS HUISHAN TANG	500,000	0.45%	500,000	0.45%
20	MRS QINGPING GE	500,000	0.45%	500,000	0.45%
	Total	**99,645,422**	**89.86%**	**99,027,924**	**89.69%**

SUBSTANTIAL SHAREHOLDERS

	Ordinary shares	
Name	**Number**	
	2020	**2019**
COOLYAH PROPERTIES PTY LTD <COOLYAH PROPERTIES A/C>	61,754,255	61,754,255
LANGYI AUSTRALIA PTY LTD <LANGYI AUSTRALIA A/C>	6,500,000	6,500,000
MR YONG CHAO WU	6,416,822	6,416,822
ZHONGDA INVESTMENT PTY LTD	6,000,000	6,000,000

UNQUOTED EQUITY SECURITIES

Analysis of numbers of unlisted equity security holders:

	Number on issue		Number of holders	
	2020	2019	2020	2019
	-	-	-	-
	-	-	-	-

EQUITY OPTION HOLDERS

The names of the twenty largest holders of equity options are listed below:

	2020		2019	
	Options		Options	
Name	Number	% holding	Number	% holding
No Listed Options on issue	-	-	-	-
	-	-	-	-

Voting Rights:

Ordinary Shares

All ordinary shares carry one vote per share without restriction.

Partly Paid Shares

No voting rights

Options

No voting rights