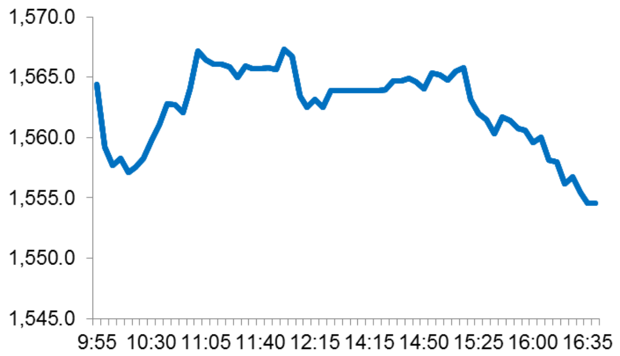
Thailand Morning Cuppa

Top Story & Bulletin

STOCK/SECTOR	NEWS	COMMENT	RATING
Industrial Estates Amata Corp (AMATA TB) WHA Corp (WHA TB)	The Federation of Thai Industries (FTI) remains undecided about its new car production target for this year and plans to wait two months to examine the impact of the global semiconductor shortage and COVID-19 third wave in Thailand. The two factors are decreasing the total volume of cars sold, which was expected to reach 1.5m units, with half exported in 2021. The 5.12% growth forecast from 1.42m units last year was made in January before the kingdom faced chip shortages and the worst COVID-19 spread to date. Many overseas car companies have temporarily closed factories for one week to a month. Manufacturers expect chip shortages for at least two years. Thailand has also encountered a similar situation, in which some automakers have closed manufacturing plants pending chip supplies. Suparat Sirisuwanangkura, Honorary Chairman of the Automotive Club, is worried over daily COVID-19 infections, as the high infection rate will discourage people from going out. It will also decrease purchasing power, he said. In April, car exports increased by 160% YoY to 52,880 units, said the FTI, attributing the sharp increase to a recovery from sluggish car sales last year when lockdowns were enforced. *(Bangkok Post)*	Headwinds for new car production – including semiconductor shortages and purchasing power hit by COVID-19 – may be the negative sentiments over the possible delays in new production capacity from auto manufacturers here. However, we remain optimistic that these headwinds can be resolved within two years. This delay in expansion also affects industrial land presales in Thailand, as auto & parts industry normally account for 20-25% of overall industrial land sales each year. There are auto manufacturers from the US and China in WHA Corp's (WHA) industrial estate in Rayong, while Amata Corp (AMATA) is currently servicing auto parts producers, especially those supplying components to Japanese car manufacturers in Chonburi. If this situation intensifies, these two firms' industrial land presale targets for industrial estates domestically may be at risk of a downgrade. Note: AMATA has set domestic FY21 industrial land sale at 950*rai* (152ha), while WHA's is set at 725*rai* (116ha). We expect AMATA to secure only 65% of its full-year target, while WHA will accomplish about 75% of its target. However, we believe WHA will be more secure in terms of earnings growth this year, based on its diversified customer base and high proportion of recurring-income. In addition, its asset sales plans in 4Q21 remain intact. Hence, WHA is our sector Top Pick. We retain our calls and TPs for these two counters.	Sector: NEUTRAL Stocks: WHA: BUY, TP: THB3.80 AMATA: SELL, TP: THB11.80

Chart 1: SET intra-day graph



SET	2019	2020	2021F	2022F
PE (x)	18.02	25.96	18.96	16.43
P/BV (x)	1.71	1.61	1.72	1.65
Yield (%)	3.28	3.26	2.66	2.93

SET Value by investor Type: Daily	Buy (THBm)	Sell (THBm)	Net (THBm)
Institution	6,072.57	5,712.08	360.49
Proprietary	7,965.46	7,463.63	501.83
Foreign	33,849.74	35,489.08	-1,639.33
Retail	42,119.59	41,342.57	777.02

SET Value by investor Type	MTD (THBm)	YTD (THBm)
Institution	-7,022.09	-44,020.67
Proprietary	-3,446.88	32.19
Foreign	-25,407.42	-58,435.96
Retail	35,876.38	102,424.44

SET50 Index Future	Long	Short	Net	MTD	YTD
Institution	30,494	33,914	-3,420	13,467	49,211
Foreign	56,410	59,902	-3,492	11,442	-10,375
Local	106,335	99,423	6,912	-24,909	-38,836

Foreign Fund Flows (USDm)			MTD	YTD	YoY
Thailand	-52.3	-196.3	-813.0	-1906.8	2643.8

*Note: *As at 20 May 2021 closing*

Table 1: Key market indices (21 May 2021)

	Index	Chg	Chg (%)	YTD (%)
Thailand (SET)	1554.54	-7.70	-0.49%	7.3%
Thailand (SET50)	938.31	-5.16	-0.55%	3.1%
Thailand (SET100)	2135.63	-9.22	-0.43%	4.8%
USA (Dow Jones)	34084.15	188.11	0.55%	11.4%
USA (S&P500)	4159.12	43.44	1.06%	10.7%
USA (Nasdaq)	13535.74	236.00	1.77%	5.0%
UK (FTSE)	7019.79	69.59	1.00%	8.7%
Singapore (FSSTI)	3109.81	5.60	0.18%	9.4%
Hong Kong (Hang Seng)	28450.29	-143.52	-0.50%	4.5%
Japan (Nikkei)	28266.53	222.08	0.79%	3.0%
Malaysia (KLCI)	1575.32	-5.20	-0.33%	-3.2%
China (SHANGHAI SE)	3506.94	-4.02	-0.11%	1.0%
Indonesia (JCI)	5797.60	37.01	0.64%	-3.0%

Foreign Exchange Rates / Oil Market USD	Closed	Chg	Chg (%)
Baht (Onshore)	31.37	0.01	-0.02
Yen	108.85	0.07	-0.06
Euro	1.22	0.00	0.04
Oil Price (USD/barrel)			
Brent	64.83	0.34	0.53
Nymex-Crude Light	62.21	0.27	0.44

*Note: *As at 20 May 2021 closing*

Top BUYs

	TP (THB)	Upside (%)	Catalysts
Airports of Thailand (AOT TB)	74.00	22.82	• 2QFY21F's performance may be the weakest of the year, before gradually improving with smaller losses throughout 2HFY21, while an earnings turnaround in FY22 may also support AOT's long-term outlook. • Local aviation sees favourable recovery: its domestic recovery may approach pre-pandemic levels by FY23, a year ahead of the international side. • The Government's latest approval for Phase 3 of the "We Travel Together" local tourism stimulus campaign, from May to August, may be a catalyst and boost flight numbers. • As the first-tier tourism player, AOT may strongly underpin the revival of the tourism industry, while the weakening short-term sentiment and earnings present investors with an opportunity to BUY.
Bangkok Bank (BBL TB)	153.00	31.90	• One of Thailand's large banks which operates its business conservatively but surely. • BBL has less NPL risks than peers due to its high exposure to corporate customers (c.40% of total loans) which are robust than other groups. This is also the reason why the bank has lowest proportion of customers under debt relief measures among peers. • BBL's strong capital ratio and manageable NPL level are enable it to ready to pay normal dividend without any concerns except the BoT's regulations. • FY21 earnings is expected to recover strongly YoY, underpinned by a decrease in provisions, improved cost structure, continued loan growth (mainly from corporate and international loans), and a rebound in fee incomes. • Undemanding valuation with current P/BV at 0.5x.
Central Pattana (CPN TB)	61.00	24.49	• Improving sentiment for its retail mall operations, based on indirect benefits from the year-end tax rebate for shopping campaigns • Rental rate discounts may marginally improve, with no material impact from temporary political rallies, on store traffic • Efficient cost control measures have lowered its variable and fixed costs, mainly utility and marketing expenses, while profit margins are likely on the uptrend on the back of reviving retail mall operations • Residential business sees stronger sales momentum in 4Q20 – the industry's high season – based on more high-rise unit transfers, along with low-rise projects in Bangkok and upcountry
Charoen Pokphand Foods (CPF TB)	38.00	38.18	• The uptrend of its core business should be prolonged, given the tighter supply conditions due to the African Swine Fever outbreak in Asia, with relatively low feed costs that remain in place – although Charoen Pokphand Foods should benefit from lower policy rates and a weakening THB • Upside from the acquisition of Tesco Thailand and Tesco Malaysia. While we expect the company to enhance its fresh products distribution channel by tapping into the hypermarket network, we think CPF could also ramp up its food services in Tesco's retail space, going forward • Other positive synergies include cost savings on logistics network sharing, inventory turnover, and cross-selling between retail trading formats
CP All (CPALL TB)	75.00	31.00	• V-shaped earnings recovery, with continued opening of new stores, while Siam Makro's operations remain solid • As it has the most extensive store network, CPALL may strongly benefit the new normal in terms of facilitating delivery of products and services through its developing omni-channel platform • Still the best-in-class retailer with intact new store opening plan. Expect full-year earnings returning to pre-pandemic levels in 2021 • To finance the acquisition of Tesco Lotus with a combination of debt and perpetual debentures to balance its leverage
Home Product Center (HMPRO TB)	17.00	24.09	• Expecting normalising earnings in FY21 – to be supported by full-year operations of all stores and retail malls vs a temporary closure from late March to mid-May, with profit margins approaching pre-pandemic levels • HMPRO's investment in Vietnam may strongly benefit growing urbanisation and a potential rise in the construction sector • Quarterly earnings momentum will continue its upward trajectory in 1Q21 • Rapid improvement in sustainability development may allow the stock to continue trading at a premium

Top BUYs

	TP (THB)	Upside (%)	Catalysts
Krung Thai Bank (KTB TB)	14.30	32.41	• The laggard of the sector with undemanding valuation plus an earnings recovery. • Outstanding loan proportion from corporate and Gov.&SoEs customers (43% of total loans). • Public investment via Gov.'s disbursement scheme should help to drawdown loans from KTB. • FY21F earnings is set to rebound like other banks, mainly on lower set of provisions, improved fee incomes, while its NII is likely to maintain following a gradual rise in loan offsetting lower NIM. • The valuation is compelling with current P/BV at 0.4x.
Muangthai Capital (MTC TB)	73.00	26.96	• One of the leaders in microfinance market which provides a variety of loan products. • Ample opportunities to grow through the ocean of untapped customers who cannot reach credits from traditional banks. Management's extensive experiences, aggressive new branch expansion, well-known brand will be the keys to drive robust earnings over other players. • FY21-23 earnings is expected to grow CAGR of 20%, driven by a growth in loan, lower CIR, sustained NIM, and controlled asset quality. • The continued economic recovery should gradually help to improve loan demand, credit cost, and asset quality. • TIDLOR's IPO plan in early-May 21 would be the short-term catalyst to drive MTC's share price.
PTT (PTT TB)	51.50	32.06	• We expect strong earnings rebound in 2021 in tandem with economic recovery, on the back of gradual global vaccination rollout. • E&P arm will benefit from higher oil prices while the refineries and petrochemical arms will see pick-up in refined product spreads and wider petrochemical spreads. • PTT is targeting to increase its renewable energy capacity to 3GW by 2025, with the primary focus on solar and wind in countries such as China, Vietnam, Taiwan and India.
Siam Cement (SCC TB)	500.00	12.61	• Petrochemicals is currently in an upcycle. HDPE-naphtha spread in 1Q21 should remain as high as levels recorded in 4Q20, while the polypropylene-naphtha spread reached another high in 1Q21. SCC's polyolefin sales volumes returned to normal levels after the turnaround of the Map Ta Phut olefin cracker was completed in 4Q20. • The improvement in cement & building materials business should be noticeable in 1Q21, with cement demand growing 1-2% in Thailand. This would be due to stronger demand from the residential property sector in provincial areas, and continuously solid demand stemming from government infrastructure projects. • FY21 will start out with strong earnings growth in 1Q21, while the petrochemical division may be driven by higher production volume after de-bottlenecking the Map Ta Phut olefin cracker finishing 2Q21. For 2H21, we expect a brighter outlook for the cement & building materials business especially in ASEAN countries, when construction activities resume to normal.

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