



CELSCIENCE GROUP

EXECUTIVE OVERVIEW

23 June 2022 | Ver. 3.0

Important Notice

This Presentation has been prepared by **CELSCIENCE SDN BHD** (the "Company") for qualified and professional investors under the definition of the Schedule 6 and 7 of Section 229 and Section 230 of the Capital Market and Service Act 2007. The information contained herein has been prepared to provide an overview of the Company to prospective investors in making their own evaluation of the Company and does not purport to be all-inclusive or to contain all of the information a prospective or existing investor may desire.

Prospective investors are advised to read and understand the information memorandum and risk factors associated with the Company and seek professional advice on the matter before making any investment decision. In all cases, interested parties should conduct their own investigation and analysis of the Company and the data set forth in the information memorandum.

The Company makes no representation or warranty as to the accuracy or completeness of this information and shall not have any liability for any representations (expressed or implied) regarding information contained in, or for any omissions from, this information or any other written or oral communications transmitted to the recipient in the course of its evaluation of the Company.

This Information includes certain statements and estimates provided by the Company with respect to the projected future performance of the Company. Such statements, estimates and projections reflect various assumptions by management concerning possible anticipated results, which assumptions may or may not be correct. No representations are made as to the accuracy of such statements, estimates or projections.

This presentation may contain statements that are not historical facts, referred to as "forward looking statements." The corporation's actual future results may differ materially from those suggested by such statements, depending on various factors including those described in the information memorandum. Prospective investors will be expected to have conducted their own due diligence investigation regarding these and all other matters pertinent to investment in the Company.

**IMPROVES
HUMAN LIFE**

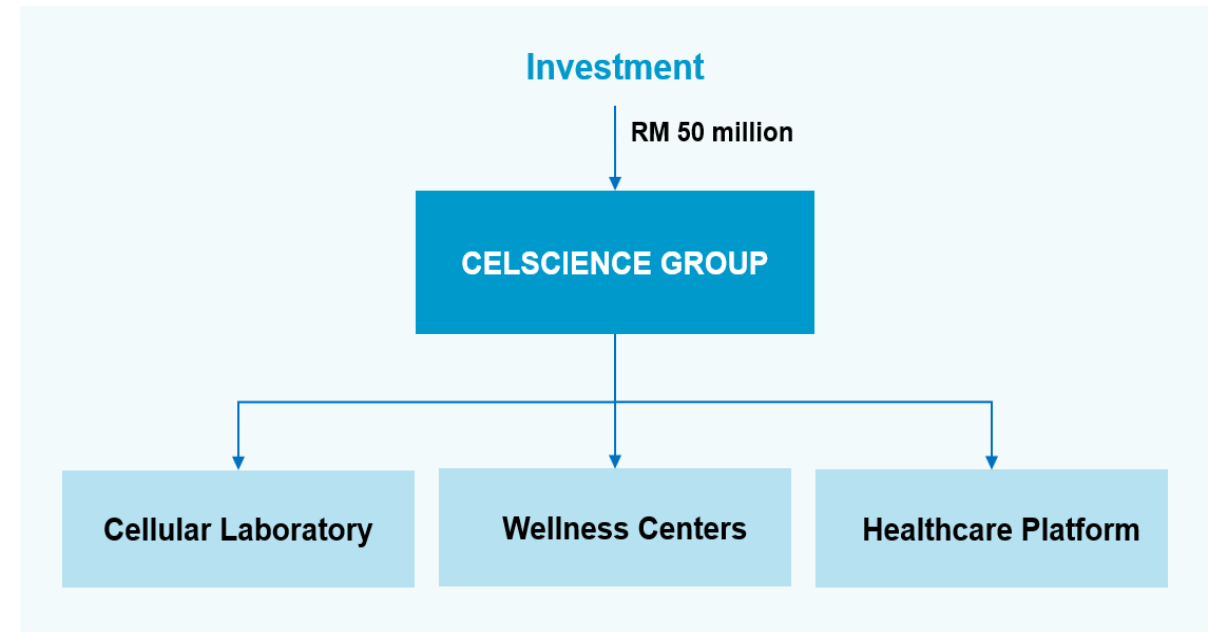


CELS SCIENCE

Overview

The purpose of this presentation is to provide an overview of **CelScience Sdn Bhd** (“CelScience” or the “Company”), a healthcare and wellness company focusing on regenerative medicine. We aim to be a one-stop comprehensive centre for youth and longevity, transforming our client’s health and wellbeing with our range of products and services.

CelScience intends to raise up to **RM 50 million** from strategic investors to finance the Company’s expansion plans in the next 3 – 5 years.



The CelScience Story



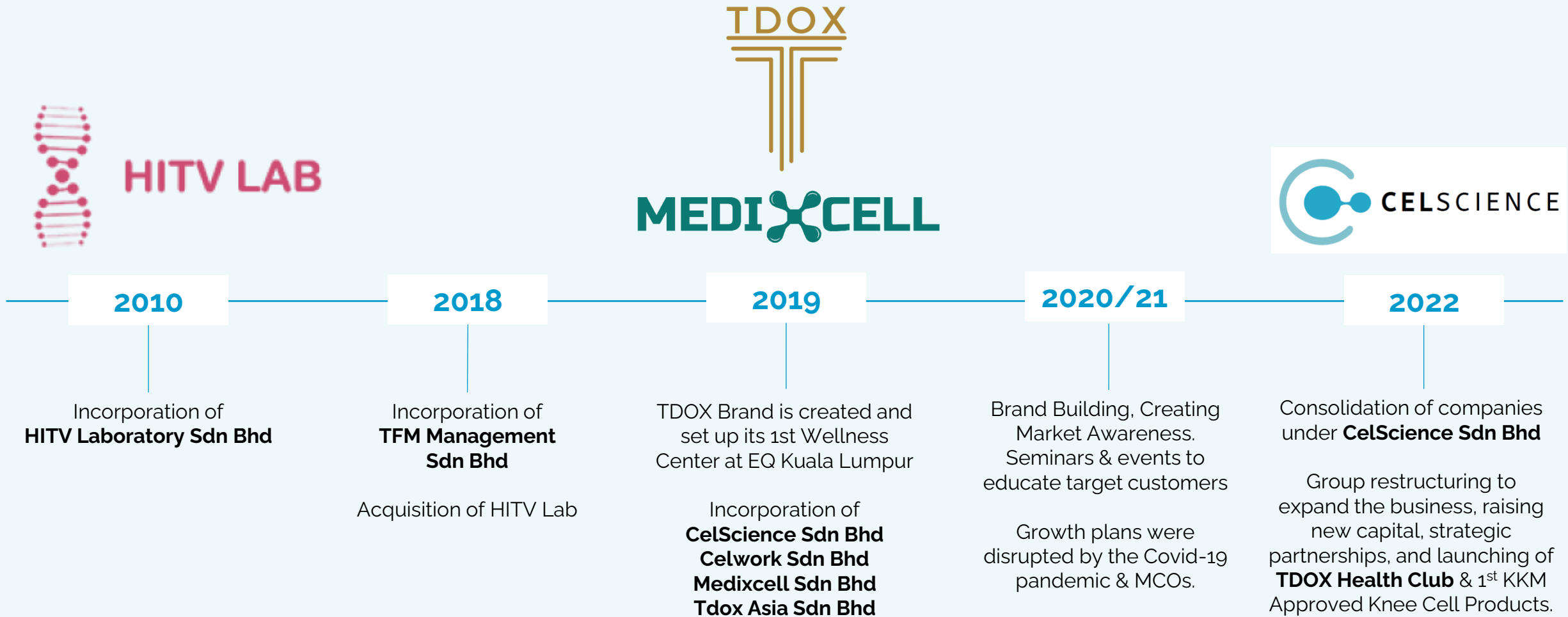
The CelScience Group (“CelScience”) is the brainchild of our Founder, Dato’ Choi Wei Yee, a serial entrepreneur with passion in healthcare business.

Dato’ Choi aims to provide excellent healthcare products & services, and to create memorable and unforgettable experiences for customers.

Under her leadership, she established CelScience Group in 2018, starting with the acquisition of HITV Laboratory Sdn Bhd, that specializes in research & development of Stemcell & Regenerative Medicine, located at Sungai Long Hospital.

In 2019, Dato’ Choi set up TFM Management Sdn Bhd at EQ Kuala Lumpur, a wellness center operating under “TDOX” brand. It aims to provide The TDOX Experience that is cultivated & refined by its excellent service quality, unbeatable hospitality and ultimate comfort to our customers.

The CelScience Timeline



Management Team



Datuk Seri Garry K.S Chua
Corporate Advisor



Dato' Dr. Mukundan Pillay
Corporate Advisor



Dato' Choi Wei Yee
Founder & Chief Executive Officer



Sean Saw
Chief Operating Officer



William Du
Chief Financial Officer



Dr. Baskar
Chief Scientist



Nicsmond Koon
Business Development Director

Medical Team



Dr. See Ke Shyang

Medical Director - Clinical Scientist



Dr. Jay Gobi

Medical Doctor



Dr. Tan

Medical Doctor - Aesthetician



Dr. Chua

*Medical Advisory Board
Anesthetist & Intensive Care*



Dr. Gobinder

*Medical Advisory Board
Orthopedic Surgeon*



Dr. Malinee

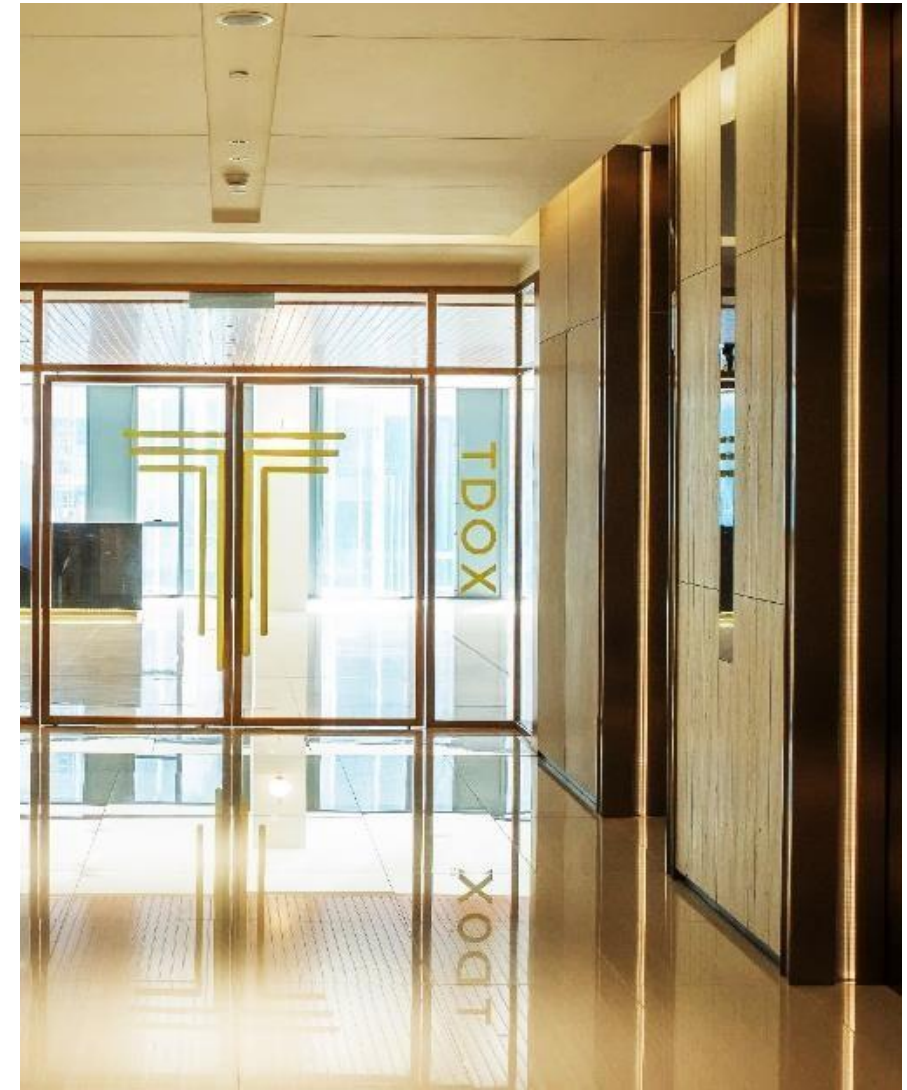
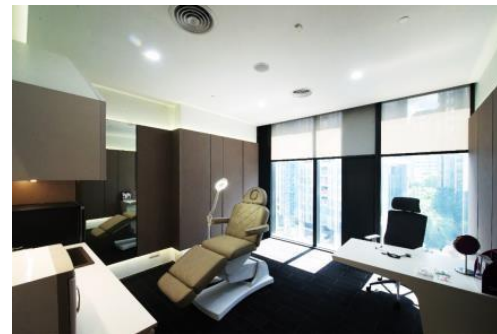
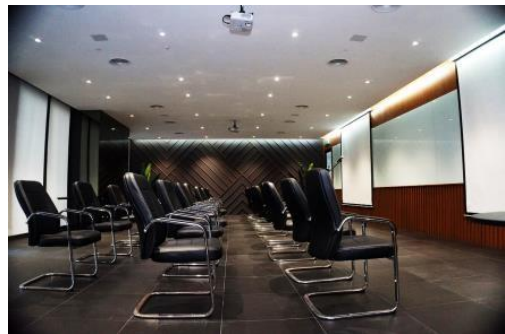
*Medical Advisory Board
Pediatrics*



Dr. Ahmad Radzi

*Medical Advisory Board
Oncologist*

Snapshots of TDOX Wellness Center @ EQ Plaza



Snapshots of HITV Lab – cGMP Certified



Research & Development

COLLABORATION
WITH LOCAL
RESEARCH
UNIVERSITIES

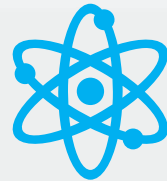


INTERNATIONAL
RESEARCH
COLLABORATION



MORE THAN
20

years of therapeutic
experience



MORE THAN
3000

studied cases,
experienced scientists with
specialization in cellular and
regenerative medicine



MORE THAN
20

years of research
experience



MORE THAN
50

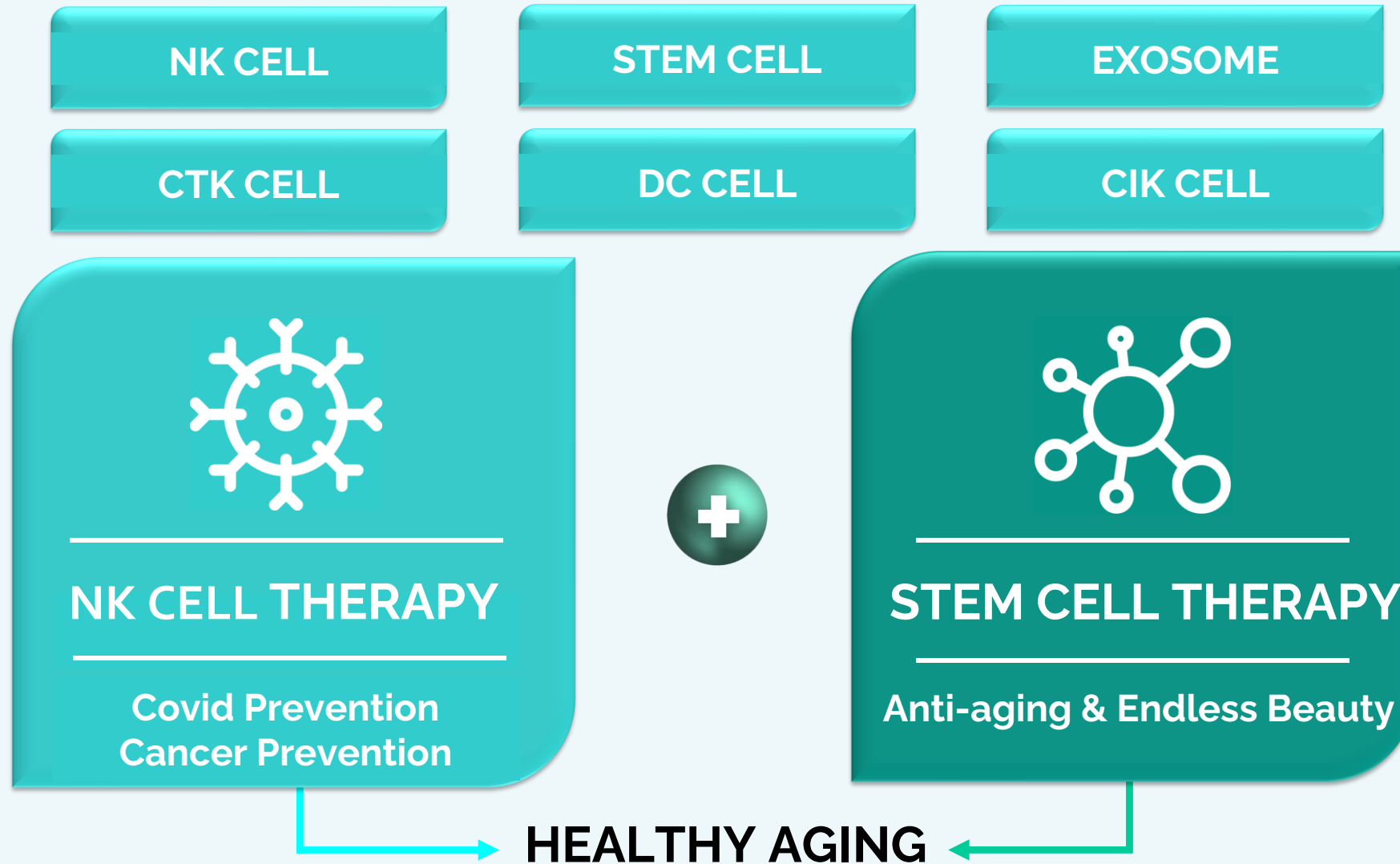
Malaysian doctors being
trained



MORE THAN
40

scientific
publications

Types of Cell Culture & Therapy



The Market

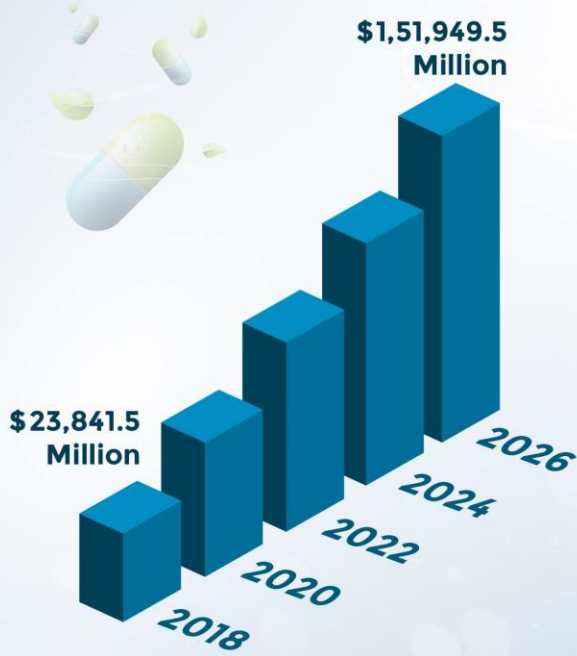


CELS SCIENCE

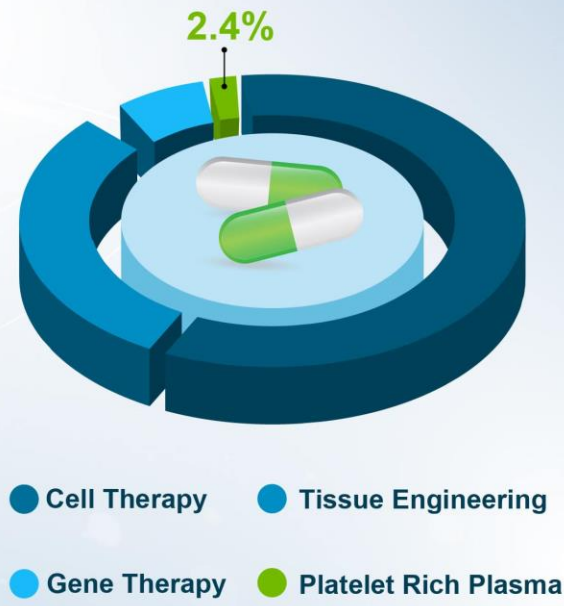
Global Regenerative Medicine Market

REGENERATIVE MEDICINE MARKET

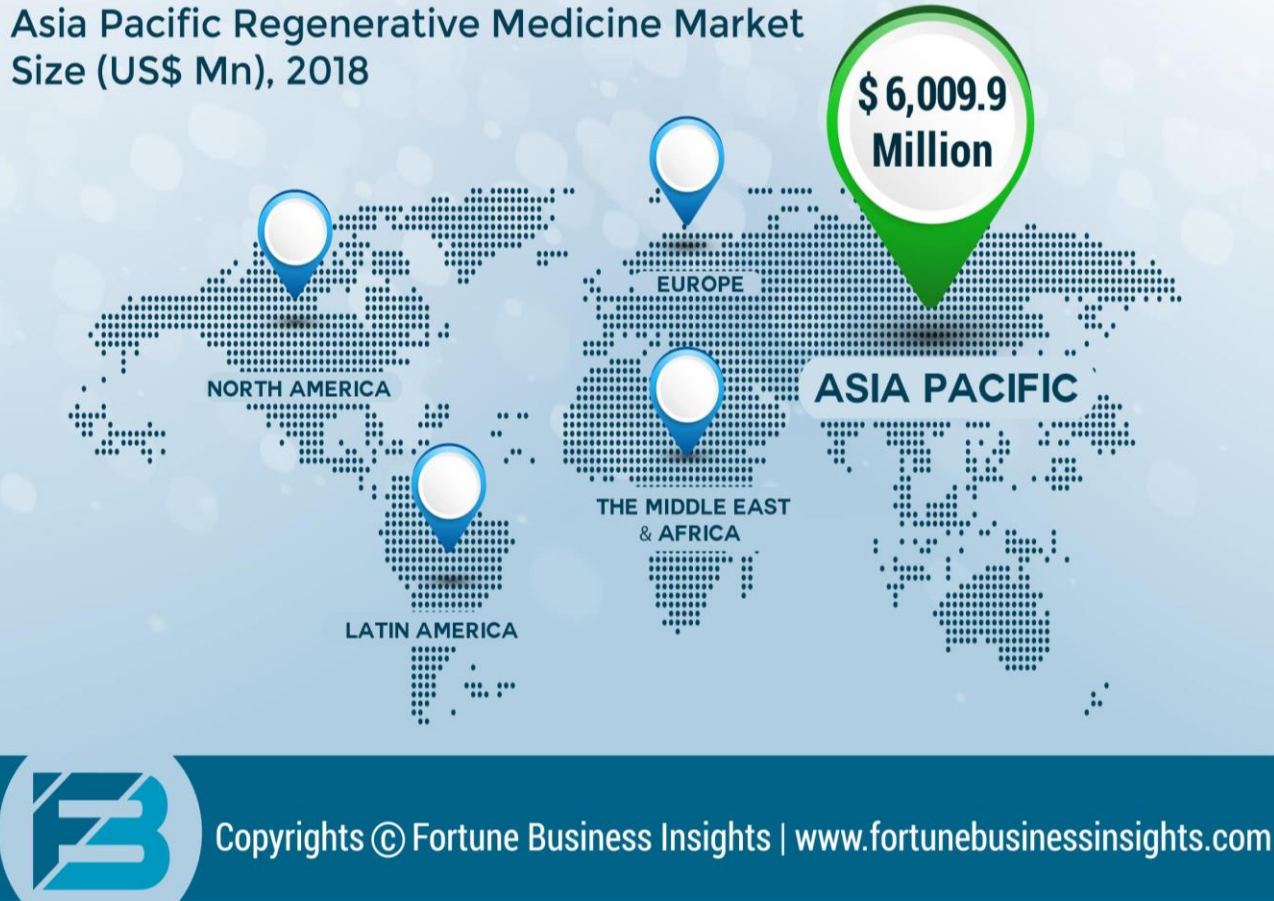
Global Regenerative Medicine Market Size (US\$ Mn), 2018 to 2026



Global Regenerative Medicine Market Share, By Product, 2018



Asia Pacific Regenerative Medicine Market Size (US\$ Mn), 2018



Global Stemcell Market

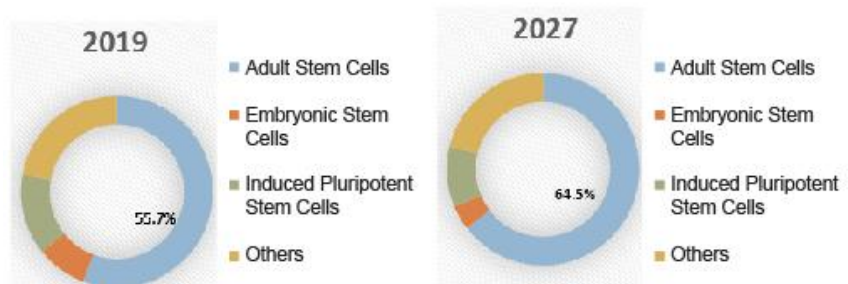


CAGR
21.1%

© 2021 Coherent Market Insights Pvt Ltd. All rights reserved.

STEM CELL THERAPY MARKET ANALYSIS

Global Stem Cell Therapy Market Share (%),
by Cell Source, 2019 and 2027



Market Size 2021
US\$ 7,313.6 Mn

Market Size 2027
US\$ 40.3 Bn

Source: <https://www.medgadget.com/2021/09/stem-cell-therapy-market-to-reach-us-40-3-billion-overall-study-2021-2028-at-a-cagr-of-21-1-cmi.html>

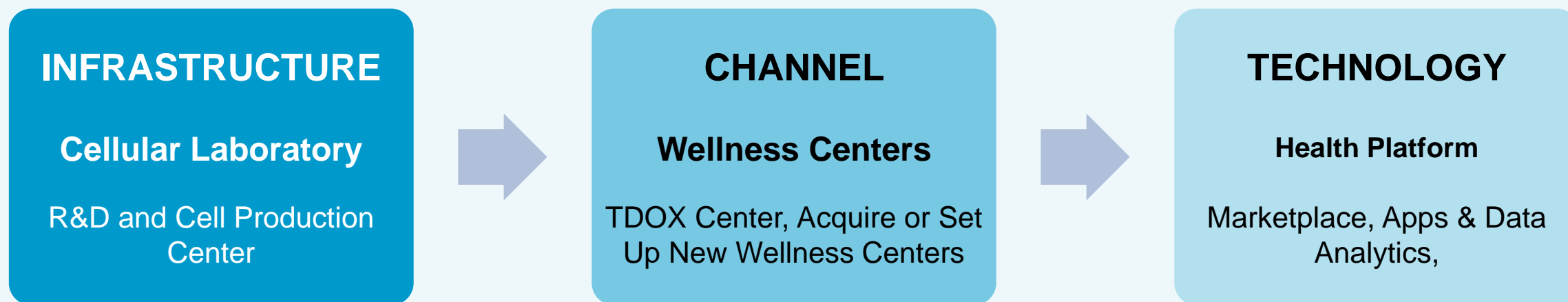
Corporate Strategy



CELS SCIENCE

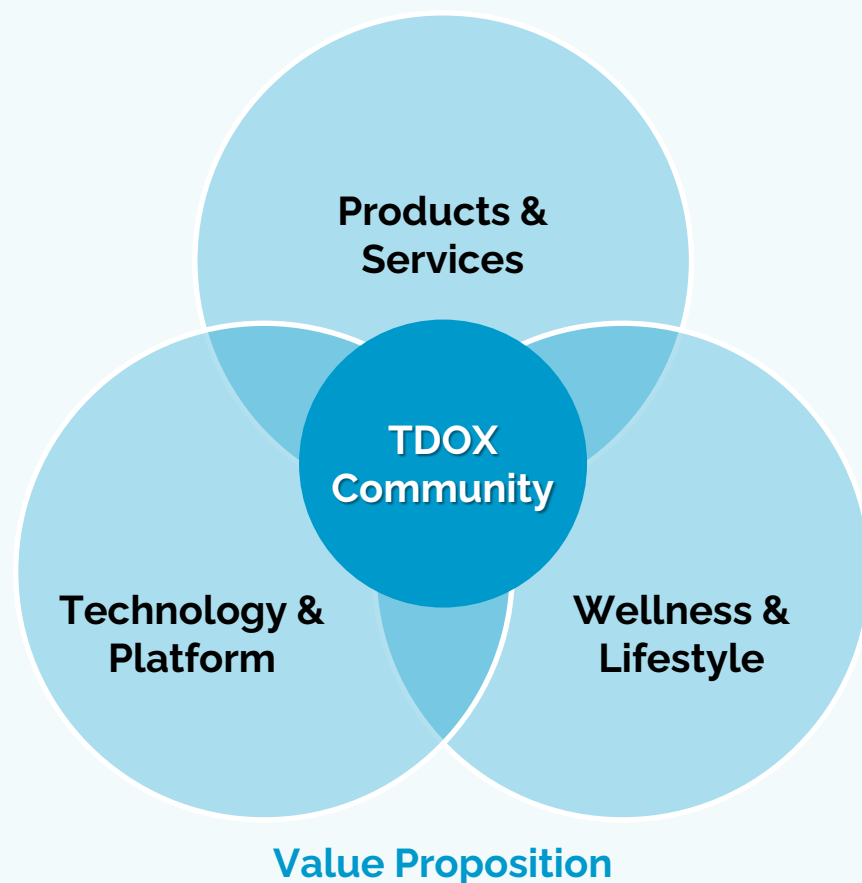
Business Model

Our business model consists of 3 main strategic business units (“SBU”). Each SBU is a profit center and integrating those 3 SBUs will create tremendous synergies and value for all stakeholders.



Sales & Marketing Team, Social Media, Direct Marketing Channel,
Customer Referral, Medical Tourism, Collaborations

Growth Strategies



- Brand building & positioning.
- Enhancement of products & services offerings.
- Research & development of new products.
- Continuously improvement of our service offerings.
- Loyalty system & Customer retention.
- Digital initiatives & data analytics to create & drive sales.

Our Strategic Roadmap

Stage 1 (now)	Stage 2 (2023)	Stage 3 (2024)	Stage 4 (2025)
<ul style="list-style-type: none"> ▪ Brand building and market penetration ▪ Launch new products & services. ▪ Increase lab production capacity ▪ Technology infrastructure & mobile apps ▪ Continuous R&D 	<ul style="list-style-type: none"> ▪ Launch TDOX Healthclub ▪ Introduction of loyalty/reward programs ▪ Set up new lab and start clinical trials ▪ Set up Ambulatory Care Center (ACC) ▪ Mergers & acquisitions of strategic assets & business 	<ul style="list-style-type: none"> ▪ Footprints in all key Southeast Asia countries ▪ Mergers & acquisitions in key markets ▪ Commence IPO Process 	<ul style="list-style-type: none"> ▪ IPO ▪ Market expansion

Funding Required Now:

Organic Growth: RM **50** million (USD **12.5** million)

Acquisition mode: RM **250** million (USD **50** million)

The Opportunity

CELS SCIENCE



The Opportunity

CelScience Group – After 4 years of exploring & experimenting, experiencing major successes and minor failures, we believe that we are ready to take our Company to next level.

We intend to revolutionize the industry with our unique business model, management team, research and marketplace.

We learn several lessons:

- New demands from a new generation of health-conscious customers.
- Changing customer behavior and expectations from healthcare providers.
- Customer experience is key – Our TDOX Pillars to meet their lifestyle and expectations.

We would like to invite strategic investors and partners to join us in this exciting and rewarding venture.

Indicative Term Sheet

Issuer	CELSCIENCE SDN BHD
Instrument	Ordinary shares and/or Redeemable Convertible Preference Shares ("RCPS")
Issue Size	RM 25 - 50 million (1 st tranche)
Valuation (Pre-Money)	RM 50 million
Ordinary Shares	Up to RM 25 million
RCPS	
- Minimum Subscription	RM250,000
- Commitment Period	Up to 5 Years
- Cash Coupon	10 % per annum or exchange in kind (cell treatment)
- Redemption	Redemption of principal investment sum
- Conversion	Only applicable if there is an IPO exercise. Converting to publicly traded shares of the Company upon IPO. Additional equity kicker of 10% of principal investment sum upon conversion.

Dato' Choi Wei Yee

Founder & CEO

+60193133394

William Du

CFO

+60127772388

CelScience Sdn Bhd

(201901031999)

Equatorial Plaza, Lot 5-5 & 5-6, Level 5
Jalan Sultan Ismail, 50450 Kuala Lumpur



CELS SCIENCE