

SOUTHEAST AIRPORT GROUP

Form 6-K

February 20, 2008

UNITED STATES

SECURITIES AND EXCHANGE COMMISSION

Washington, D.C. 20549

FORM 6-K

REPORT OF FOREIGN PRIVATE ISSUER

PURSUANT TO RULE 13a-16 OR 15d-16 UNDER

THE SECURITIES EXCHANGE ACT OF 1934

For the month of February 2008

GRUPO AEROPORTUARIO DEL SURESTE, S.A.B. de C.V.

(SOUTHEAST AIRPORT GROUP)

(Translation of Registrant's Name Into English)

México

(Jurisdiction of incorporation or organization)

Bosque de Alisos No. 47A 4th Floor

Bosques de las Lomas

05120 México, D.F.

(Address of principal executive offices)

(Indicate by check mark whether the registrant files or will file annual reports under cover of Form 20-F or Form 40-F.)

Form 20-F ☒

Form 40-F ☐

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(Indicate by check mark whether the registrant by furnishing the information contained in this form is also thereby furnishing the information to the Commission pursuant to Rule 12g3-2(b) under the Securities Exchange Act of 1934.)

Yes No ☒

(If ☐ Yes is marked, indicate below the file number assigned to the registrant in connection with Rule 12g3-2(b): 82-_____ .)

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For Immediate Release

ASUR 4Q07 PASSENGER TRAFFIC UP 14.52% YOY

México D.F., February 20, 2007 Grupo Aeroportuario del Sureste, S.A.B. de C.V. (NYSE:ASR; BMV:ASUR), (ASUR) the first privatized airport group in Mexico and operator of Cancun Airport and eight others in the southeast of Mexico, today announced results for the three- and twelve-month periods ended December 31, 2007.

4Q07 Highlights¹:

EBITDA² increased by 10.15% to Ps.377.8 million.

Total passenger traffic up 14.52%.

Total revenues rose by 13.58%, mainly due to increases of 22.63% in non-aeronautical revenues and 9.15% in aeronautical revenues.

Commercial revenues per passenger rose by 3.50% to Ps.49.73 per passenger.

Operating profit increased by 10.33%.

EBITDA margin was 57.08% compared with 58.86% in 4Q06.

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1. Unless otherwise stated, all financial figures discussed in this announcement are unaudited, prepared in accordance with Mexican Financial Reporting Standards, expressed in constant Mexican pesos as of December 31, 2007, and represent comparisons between the three-month periods ended December 31, 2007, and the equivalent three-month period ended December 31, 2006. Tables state figures in thousands of pesos, unless otherwise noted. Passenger figures exclude transit and general aviation passengers. Commercial revenues include revenues from the activities of non-permanent ground transportation and parking lots. All U.S. dollar figures are calculated at the exchange rate of US\$1 = Ps.10.9157.
 2. EBITDA means net income before: provision for taxes, deferred taxes, deferred employees profit sharing, non-ordinary items, comprehensive financing cost, and depreciation and amortization.
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Passenger Traffic

For the fourth quarter of 2007, total passenger traffic increased year-over-year by 14.52%. Domestic passenger traffic increased by 26.65% and international passenger traffic rose by 4.67%.

The 4.67% rise in international passenger traffic resulted mainly from increases of 4.73% and 9.54% at the Cancun and Cozumel airports, respectively.

The 26.65% rise in domestic passenger traffic resulted mainly from increases of 21.69%, 41.13%, 28.89%, 22.91%, 54.07% and 39.74% at the Cancun, Merida, Veracruz, Villahermosa, Oaxaca and Cozumel airports, respectively.

The increase in domestic traffic was principally due to strong demand for air travel in Mexico and to the opening of new airline services at several of ASUR's airports.

For FY07, total passenger traffic rose by 17.84% compared to FY06, with international passenger traffic up 13.04% and domestic passenger traffic up 24.52%.

Table I: Domestic Passengers (in thousands)

Cancún	641.9	781.1	21.69	2,421.1	3,101.0	28.08
Cozumel	15.6	21.8	39.74	62.0	73.0	17.74
Huatulco	63.0	69.4	10.16	301.8	297.2	(1.52)
Mérida	237.3	334.9	41.13	869.7	1,135.4	30.55
Minatitlán	42.4	48.2	13.68	168.1	184.4	9.70
Oaxaca	88.4	136.2	54.07	429.1	470.9	9.74
Tapachula	50.7	53.8	6.11	183.5	206.8	12.70
Veracruz	187.6	241.8	28.89	652.2	907.2	39.07
Villahermosa	178.1	218.9	22.91	679.2	805.0	18.52
TOTAL	1,505.0	1,906.1	26.65	5,766.7	7,180.7	24.52

Note: Passenger figures exclude transit and general aviation passengers.

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Table II: International Passengers (in thousands)

Cancún	1,704.0	1,784.6	4.73	7,307.1	8,239.0	12.75
Cozumel	65.0	71.2	9.54	308.7	438.0	41.89
Huatulco	14.4	16.0	11.11	73.5	78.7	7.07
Mérida	33.0	28.6	(13.33)	137.5	132.2	(3.85)
Minatitlán	0.9	1.1	22.22	3.8	4.5	18.42
Oaxaca	8.7	11.0	26.44	66.5	43.2	(35.04)
Tapachula	1.1	0.7	(36.36)	4.5	4.1	(8.89)
Veracruz	15.7	17.2	9.55	65.7	69.6	5.94
Villahermosa	11.8	10.9	(7.63)	45.9	48.8	6.32
TOTAL	1,854.6	1,941.3	4.67	8,013.2	9,058.1	13.04

Note: Passenger figures exclude transit and general aviation passengers.

Table III: Total Passengers (in thousands)

Cancún	2,345.9	2,565.7	9.37	9,728.2	11,340.0	16.57
Cozumel	80.6	93.0	15.38	370.7	511.0	37.85
Huatulco	77.4	85.4	10.34	375.3	375.9	0.16
Mérida	270.3	363.5	34.48	1,007.2	1,267.6	25.85
Minatitlán	43.3	49.3	13.86	171.9	188.9	9.89
Oaxaca	97.1	147.2	51.60	495.6	514.1	3.73
Tapachula	51.8	54.5	5.21	188.0	210.9	12.18
Veracruz	203.3	259.0	27.40	717.9	976.6	36.04
Villahermosa	189.9	229.8	21.01	725.1	853.8	17.75
TOTAL	3,359.6	3,847.4	14.52	13,779.9	16,238.8	17.84

Note: Passenger figures exclude transit and general aviation passengers.

Consolidated Results for 4Q07

Total revenues for 4Q07 increased year-over-year by 13.58% to Ps.661.9 million. This was mainly due to increases of:

9.15% in revenues from aeronautical services, principally as a result of the 14.52% rise in passenger traffic; and

22.63% in revenues from non-aeronautical services, principally as a result of the 18.66% rise in commercial revenues detailed below.

ASUR classifies commercial revenues as those derived from the following activities: duty-free services, car rental, retail, banking and currency exchange, advertising, teleservices, non-permanent ground transportation, food and beverage, and parking lots.

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Commercial revenues rose by 18.66% year-over-year during the quarter, principally as a result of revenue increases in the following areas:

- 6.73% from duty-free stores;
- 5.69% from food and beverage;
- 30.40% from retail operations;
- 25.62% from parking lots;
- 71.22% from advertising;
- 33.36% from banking and currency exchange services;
- 35.39% from ground transportation;
- 0.28% from car rental companies;
- 4.39% from teleservices; and
- 48.81% from other revenues.

The growth in each of these areas resulted generally from the rise in passenger traffic and in particular from the opening on May 18, 2007 of Cancun Airport's new Terminal 3, including the following commercial establishments:

Food and Beverage

Air Margarita Ville	Restaurant	May 2007
Bubba Gump	Restaurant	May 2007
Berry Hill	Restaurant	May 2007
Guacamole Grill	Fast Food	May 2007
Grab & Go	Fast Food	May 2007
Pekín Xpress	Fast Food	May 2007
Johnny Rockets	Fast Food	May 2007
Domino's Pizza	Fast Food	May 2007
Häagen Dazs (2)	Ice Cream Parlor	May 2007
Starbucks Coffee (2)	Coffee Shop	May 2007

Retail and Other Commercial Space

Cancun

Aldeasa	Duty Free shop	May 2007
Cinco Soles	Mexican handicraft store	May 2007
Farmacia Payless	Drugstore	May 2007
Sunglass Island	Gift shop	May 2007
Roger Boots	Gift shop	May 2007
Pineda Covalin	Gift shop	May 2007
Harley Davidson	Gift shop	May 2007
Air Shop 5	Convenience store	May 2007
American Express	Exchange booth	May 2007
Cloe	Gift shop	September 2007
XpresSpa	Spa	July 2007

Merida

Cloe	Gift shop	August 2007
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Veracruz

GoGo	Jewelry	August 2007
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Villahermosa

GoGo		
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