瑞安建業有限公司*

SOCAM Development Limited

(Incorporated in Bermuda with limited liability)

(Stock Code: 983)

PROFIT WARNING

AND

RESUMPTION OF TRADING

This announcement is made by the Company in accordance with Part XIVA of the SFO concerning disclosure of inside information and Rule 13.09(2)(a) of the Listing Rules.

The Board wishes to inform the Shareholders and potential investors that based on the information currently available, the Group expects to record a considerable increase in net loss for the financial year ended 31 December 2014, as compared to the net loss for the financial year ended 31 December 2013.

At the request of the Company, trading in the shares of the Company on the Stock Exchange was halted with effect from 9:00 a.m. on Tuesday, 3 March 2015 pending the publication of this announcement. An application has been made by the Company to the Stock Exchange for the resumption of trading in the shares of the Company from 1:00 p.m. on Tuesday, 3 March 2015.

Shareholders and potential investors should exercise caution when dealing in the shares of the Company.

PROFIT WARNING

This announcement is made by SOCAM Development Limited (the "**Company**", together with its subsidiaries, the "**Group**") in accordance with Part XIVA of the Securities and Futures Ordinance (Chapter 571, Laws of Hong Kong) (the "**SFO**") concerning disclosure of inside information and Rule 13.09(2)(a) of the Rules Governing the Listing of Securities (the "**Listing Rules**") on The Stock Exchange of Hong Kong Limited (the "**Stock Exchange**").

The board of directors of the Company (the "**Board**") wishes to inform the Company's shareholders (the "**Shareholders**") and potential investors that based on the information currently available, the Group expects to record an increase in net loss of over 50% for the financial year ended 31 December 2014 (the "**Reporting Period**"), as compared to the net loss of HK$889 million for the financial year ended 31 December 2013 (the "**Previous Period**").

The expected considerable increase in net loss is mainly attributable to (i) share of the estimated impairment loss provision in a property joint venture of approximately HK$130 million attributable to the Group for the Reporting Period arising from the general decrease in the selling prices of residential units in Chengdu amid the unfavourable property market sentiment; (ii) taxes and expenses of approximately HK$140 million, in aggregate, relating to the disposal of the Group's property interest in Shenyang Project Phase II and inventory at Shanghai Lakeville Regency Tower 18 during the Reporting Period; and (iii) the estimated amount of exchange loss of approximately HK$20 million incurred by the Group's property projects in the Chinese Mainland as a result of depreciation of Renminbi during the Reporting Period, as compared to the exchange gain of approximately HK$170 million resulting from the appreciation of Renminbi for the Previous Period.

The Company is still in the process of finalising the consolidated results of the Group for the Reporting Period, and at the date of this announcement, it cannot ascertain the amount of the net loss for the Reporting Period with reasonable certainty. This announcement is only an assessment by the Board based on the information currently available, which has not been reviewed nor audited by the Company's auditor. Shareholders and potential investors are advised to read carefully the announcement of the Company in relation to the results of the Group for the Reporting Period, which is expected to be released towards end of March 2015.

The Company has committed to a monetisation plan to divest its property and cement assets to realise value for Shareholders. The divestment efforts in the past two years have begun to bear fruit, and the Group has made good progress in a number of asset disposals. If those disposals under contract or currently under advanced negotiations materialised, the Group expects to receive net cash inflow of over HK$4 billion this year, which will primarily be used to reduce its borrowings and, if adequate cash resources are available, the Company will seriously consider making a distribution to Shareholders.

RESUMPTION OF TRADING

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By order of the Board
SOCAM Development Limited
Choi Yuk Keung, Lawrence
Vice Chairman and Managing Director

Hong Kong, 3 March 2015

At the date of this announcement, the executive directors of the Company are Mr. Lo Hong Sui, Vincent, Mr. Choi Yuk Keung, Lawrence and Mr. Wong Fook Lam, Raymond; the non-executive directors of the Company are Mr. Wong Kun To, Philip and Mr. Tsang Kwok Tai, Moses; and the independent non-executive directors of the Company are Mr. Gerrit Jan de Nys, Ms. Li Hoi Lun, Helen and Mr. Chan Kay Cheung.

** For identification purpose only*

Website: www.socam.com