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# NEWAY GROUP HOLDINGS LIMITED
# 中星集團控股有限公司*

*(Incorporated in Bermuda with limited liability)*

**(Stock Code: 00055)**

## PROFIT WARNING

The Board wishes to inform the shareholders and potential investors of the Company that based on the preliminary review and analysis of the unaudited consolidated management accounts of the Group currently available, the Group is expected to record a profit for FY 2017 in a range from approximately HK$30 million to approximately HK$45 million, as compared to a profit of approximately HK$74.0 million for FY 2016.

**Shareholders and potential investors of the Company are advised to exercise caution when dealing in the shares of the Company.**

This announcement is made by Neway Group Holdings Limited ("**Company**", together with its subsidiaries, the "**Group**") pursuant to Rule 13.09 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited ("**Listing Rules**") and the Inside Information Provisions (as defined in the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

The board ("**Board**") of directors ("**Directors**") of the Company wishes to inform the shareholders and potential investors of the Company that based on the preliminary review and analysis of the unaudited consolidated management accounts of the Group currently available, the Group is expected to record a profit for the year ended 31 December 2017 ("**FY 2017**") in a range from approximately HK$30 million to approximately HK$45 million, as compared to a profit of approximately HK$74.0 million for the year ended 31 December 2016 ("**FY 2016**").

* *For identification purpose only*

The drop in profit for FY 2017 as compared to that for FY 2016 was primarily attributable to the fair value loss on held-for-trading investments of approximately HK$19.2 million recorded during FY 2017 (FY 2016: fair value gain of approximately HK$80.0 million). Such fair value loss has been partly offset by (i) the fair value gain on investment properties of approximately HK$21.1 million recorded during FY 2017 (FY 2016: HK$0.6 million) and (ii) an one-off gain of approximately HK$46.6 million arising from a swap of land in Qingyuan City recorded in FY 2017.

The Company is also evaluating the impairment loss on other investments of the Group, if any. The Group's estimate of profit for FY 2017 may still be subject to further changes.

The Company is still in the process of finalising the consolidated results of the Group for FY 2017. The information contained in this announcement is only a preliminary assessment by the management of the Company based on the unaudited consolidated management accounts of the Group currently available and have not been audited or reviewed by the auditors of the Company. The finalised audited consolidated results of the Group for FY 2017 are expected to be published on 27 March 2018.

**Shareholders and potential investors of the Company are advised to exercise caution when dealing in the shares of the Company.**

On behalf of the Board
**Neway Group Holdings Limited**
**Suek Ka Lun, Ernie**
*Chairman*

Hong Kong, 5 March 2018

*As at the date of this announcement, the Board comprises Mr. Suek Ka Lun, Ernie (Chairman) and Mr. Suek Chai Hong (Chief Executive Officer) being the executive Directors; Dr. Ng Wai Kwan, Mr. Chan Kwing Choi, Warren and Mr. Wong Sun Fat being the non-executive Directors; Mr. Lee Kwok Wan, Mr. Lai Sai Wo, Ricky and Mr. Chu Gun Pui being the independent non-executive Directors; and Mr. Lau Kam Cheong being the alternate Director to Dr. Ng Wai Kwan.*