天津港發展控股有限公司
Tianjin Port Development Holdings Limited

(Incorporated in the Cayman Islands with limited liability)
(Stock Code: 03382)

PROFIT WARNING

This announcement is made by Tianjin Port Development Holdings Limited (the "Company") pursuant to the Inside Information Provisions under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) and Rule 13.09 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited.

The board of directors of the Company (the "Board") wishes to inform the shareholders of the Company (the "Shareholders") and potential investors that, based on the information currently available, it is expected that the Company and its subsidiaries (the "Group") will record a decrease of approximately 44% to 48% in the profit attributable to the Shareholders for the year ended 31 December 2018 as compared with HK$775 million for the year ended 31 December 2017. The decrease was mainly due to an exchange loss arising from the Hong Kong dollars denominated liabilities held by the Group resulting from the depreciation of Renminbi against Hong Kong dollars in 2018 while an exchange gain was recorded in 2017.

The Board wishes to remind the Shareholders and potential investors that the information contained in this announcement is only based on the preliminary review of financial information currently available, and is not based on the figures or information that has been audited or reviewed by the auditors or audit committee of the Company. As at the date of this announcement, the consolidated financial statements of the Group for the year ended 31 December 2018 have not yet been finalised. The announcement of the Group's audited final results for the year ended 31 December 2018 is expected to be published in late March 2019.

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

By Order of the Board
Tianjin Port Development Holdings Limited
Chu Bin
Chairman

Hong Kong, 22 February 2019

As at the date of this announcement, the Board comprises Mr. Chu Bin, Mr. Li Quanyong, Mr. Sun Bin, Mr. Wang Junzhong and Ms. Shi Jing as executive directors; Professor Japhet Sebastian Law, Mr. Cheng Chi Pang, Leslie and Mr. Zhang Weidong as independent non-executive directors.