大中華地產控股有限公司
GREAT CHINA PROPERTIES HOLDINGS LIMITED

(Incorporated in Hong Kong with limited liability)
(Stock Code: 21)

POSITIVE PROFIT ALERT

This announcement is made by Great China Properties Holdings Limited (the "**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 (the "**Listing Rules**") and the Inside Information Provisions (as defined in the Listing Rules) of Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) (the "**SFO**").

The board of directors of the Company (the "**Board**") wishes to inform the shareholders of the Company and potential investors that, based on a preliminary review of the unaudited consolidated management accounts of the Group and the information currently available to the Board, the Group is expected to record a consolidated profit attributable to owners of the Company for the year ended 31 December 2018, compared to a consolidated loss attributable to owners of the Company for the year ended 31 December 2017. Such turnaround in the financial position of the Group for the year ended 31 December 2018 is mainly due to the increase in the revenue generated from the sales of properties and the exchange gain arise from the translation of the Group's financial liabilities.

The information contained in this announcement is based on the preliminary review of the management accounts of the Group and the information currently available to the Board, which has not been confirmed nor audited by the Company's independent external auditors. As at the date of this announcement, the Group's consolidated annual results for the year ended 31 December 2018 have not been finalised. Investors are advised to read carefully the annual results announcement of the Company for the year ended 31 December 2018 which is expected to be published on 29 March 2019.

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

By order of the Board
Great China Properties Holdings Limited
Huang Shih Tsai
Chairman

Hong Kong, 19 March 2019

As at the date of this announcement, the Board comprises two Executive Directors, namely Mr. Huang Shih Tsai (Chairman) and Ms. Huang Wenxi (Chief Executive Officer), three Independent Non-executive Directors, namely Mr. Cheng Hong Kei, Mr. Leung Kwan, Hermann and Mr. Lum Pak Sum.

Please also refer to the published version of this announcement on the Company's website http://www.greatchinaproperties.com.