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# Poly Property Group Co., Limited

## 保利置業集團有限公司

*(Incorporated in Hong Kong with limited liability)*  
(Stock Code: 00119)

### PROFIT WARNING

This announcement is made by Poly Property Group Co., 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 and the Inside Information Provisions under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

The board of directors (the “**Board**”) of the Company wishes to inform the shareholders and investors of the Company that based on the currently available financial information, the Group is expected to record a decrease in net profit attributable to owners of the Company in range from 75% to 85% for the six months ending 30 June 2020, as compared to HK\$3,737,636,000 for the corresponding period in 2019. Such decrease is mainly attributable to the recognition of profit of a development project in Hong Kong in 2019 upon delivery of properties to customers in first half year of 2019. If the net profit for the six months ended 30 June 2019 is adjusted for the revenue recognised from the delivery of the development project in Hong Kong, the expected net profit attributable to owners of the Company for the six months ending 30 June 2020 as compared with the corresponding period in 2019 will decrease by not more than 30% which is mainly due to the increase in currency exchange loss as a result of fluctuation of currency exchange.

The Company is still in the process of finalising the interim results of the Group for the six months ending 30 June 2020. The information set out in this announcement is only based on a preliminary assessment by the management of the Company based on the consolidated management accounts of the Company and other information currently available to the Company and is subject to the Group’s performance in June 2020. As such, the actual interim results of the Group for the six months ending 30 June 2020 may differ from what is disclosed in this announcement. Details on the financial information for the six months ending 30 June 2020 to be disclosed in the interim results announcement of the Company shall prevail.

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

By Order of the Board  
**Poly Property Group Co., Limited**  
**ZHANG Bingnan**  
*Chairman*

Hong Kong, 24 June 2020

*As at the date of this announcement, the executive directors of the Company are Mr. Zhang Bingnan, Mr. Han Qingtao, Mr. Xue Ming, Mr. Wang Jian, Mr. Ye Liwen, Mr. Zhu Weirong, and the independent non-executive directors are Mr. Ip Chun Chung, Robert, Mr. Choy Shu Kwan, Miss Leung Sau Fan, Sylvia and Mr. Wong Ka Lun.*