Zhaobangji Properties Holdings Limited
兆邦基地產控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock code: 1660)

POSITIVE PROFIT ALERT

This announcement is made by Zhaobangji Properties Holdings Limited (the "**Company**" and, 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) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the laws of Hong Kong).

The board (the "**Board**") of directors (the "**Directors**") of the Company wishes to inform the shareholders of the Company (the "**Shareholders**") and potential investors that, based on the preliminary assessment of the Group's unaudited consolidated management accounts for the six months ended 30 September 2020 and the information currently available to the Board, the Group is expected to record a significant increase in profit attributable to equity holders of the Company and the profit amounted to approximately HK$54 million for the six months ended 30 September 2020 (the "**Period**"), representing approximately 125% increment from approximately HK$24 million of the corresponding period last year.

The Board considers that the increase in profit was mainly attributable to (i) a one-off gain on disposal of subsidiary of approximately HK$20 million; and (ii) the revenue generated from the Group's leasing of machinery and property management services in China recorded an increase by approximately HK$9.85 million, or approximately 66%, from approximately HK$14.90 million for the six months ended 30 September 2019 to approximately HK$24.75 million for the Period.

The Company is still in the process of finalising the interim results of the Group for the six months ended 30 September 2020 (the "**Interim Results**"). The information contained in this announcement is only based on a preliminary assessment of the Group's unaudited consolidated management accounts and information currently available to the Board, which is subject to finalisation and adjustments, if any, and have not been confirmed or reviewed by the independent auditor of the Company nor the audit committee of the Board. The Interim Results announcement will be published in due course pursuant to the requirements of the Listing Rules.

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

By order of the Board
Zhaobangji Properties Holdings Limited
Xu Chujia
Chairman and executive Director

Hong Kong, 19 November 2020

As at the date of this announcement, the Board comprises six executive Directors, namely, Mr. Xu Chujia, Mr. Cai Chun Fai, Mr. Li Yan Sang, Mr. Sze-to Kin Keung, Mr. Wu Hanyu and Mr. Zhao Yiyong; two non-executive Directors, namely, Ms. Zhan Meiqing and Professor Lee Chack Fan, G.B.S., S.B.S., J.P.; and five independent non-executive Directors, namely, Mr. Hui Chin Tong Godfrey, Mr. Ma Fung Kwok, S.B.S., J.P., Mr. Wong Chun Man, Mr. Ye Longfei and Mr. Zhang Guoliang.