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## **ETERNITY INVESTMENT LIMITED**

*(Incorporated in Bermuda with limited liability)*

**(Stock Code: 764)**

### **PROFIT WARNING**

This announcement is made by the Company pursuant to Rule 13.09(2) of the Listing Rules and the Inside Information Provisions under Part XIVA of the SFO.

The Board wishes to inform the Shareholders and potential investors that based on the unaudited consolidated management accounts of the Group and the information currently available, the loss attributable to owners of the Company for FY2022 is expected to increase by over 21% as compared to the loss attributable to owners of the Company of HK\$200.38 million for FY2021.

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

This announcement is made by Eternity Investment Limited (the “**Company**”, together with its subsidiaries as the “**Group**”) pursuant to Rule 13.09(2) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”) and the Inside Information Provisions under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) (the “**SFO**”).

The board (the “**Board**”) of directors (the “**Directors**”) of the Company wishes to inform the shareholders (the “**Shareholders**”) of the Company and potential investors that based on the unaudited consolidated management accounts of the Group and the information currently available, the loss attributable to owners of the Company for the year ended 31 December 2022 (“**FY2022**”) is expected to increase by over 21% as compared to the loss attributable to owners of the Company of HK\$200.38 million for the year ended 31 December 2021 (“**FY2021**”), mainly attributable to (i) the absence of the one-off gain on disposal of associate of HK\$146.32 million recognised in FY2021, (ii) the decrease in revenue generated from the sale of financial assets and money lending businesses for the full year as anticipated by the Company’s half-yearly results, (iii) the recognition of the impairment loss in respect of goodwill, and (iv) the possible impact, if any, caused by the litigation

disclosed in the Company's announcements dated 1 February 2023 and 15 March 2023, but which were partially offset by (i) the recognition of gain on disposals of properties under long-term lease agreements treated as finance leases, (ii) the decrease in loss on change in fair value financial assets at fair value through profit or loss, and (iii) the decrease in allowance for expected credit losses on loan receivables.

The Company is still finalising the annual results of the Group for FY2022. The information contained in this announcement is only a preliminary assessment by the Board based on the unaudited consolidated management accounts of the Group and the information currently available, which may be subject to changes and adjustments. Accordingly, the Group's actual annual results for FY2022 may be different from what is disclosed in this announcement. Shareholders and potential investors are advised to read carefully the annual results announcement of the Company for FY2022, which is scheduled to be published on 30 March 2023.

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

By Order of the Board  
**Eternity Investment Limited**  
**Lei Hong Wai**  
*Chairman*

Hong Kong, 24 March 2023

*As at the date of this announcement, the Board comprises four executive Directors, namely, Mr. Lei Hong Wai, Mr. Cheung Kwok Wai Elton, Mr. Chan Kin Wah Billy and Mr. Cheung Kwok Fan; and three independent non-executive Directors, namely, Mr. Wan Shing Chi, Mr. Ng Heung Yan and Mr. Wong Tak Chuen.*