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INSIDE INFORMATION
UNAUDITED FINANCIAL INFORMATION
FOR THE YEAR ENDED 31 DECEMBER 2023
(Stock code: 03377)

(Debt stock codes: 5782, 5869, 5276, 5623, 40115, 40670, 40760, 5202)

This announcement is made by Sino-Ocean Group Holding Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to Rule 13.09(2)(a) and Rule 37.47B(a) 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 under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

A substantial shareholder of the Company, China Life Insurance Company Limited (a company listed on The Stock Exchange of Hong Kong Limited and The Shanghai Stock Exchange) will announce its annual results for the year ended 31 December 2023 (the “**Year**”), which would contain certain unaudited financial information of the Group for the Year which has not previously been made public. Set forth below is the key financial information of the Group for the Year which may constitute inside information of the Company:

| | As at 31 December 2023 <i>RMB million</i> (Unaudited) |
|--|--|
| Total assets | 206,172 |
| Total liabilities | 185,380 |
| Total equity | 20,792 |
| Total equity attributable to owners of the Company | 7,029 |

**For the
year ended
31 December
2023**
RMB million
(Unaudited)

| | |
|--|---------------|
| Revenue | 46,459 |
| Interest and other income | 854 |
| Other losses — net | (672) |
| Fair value losses on investment properties | (928) |
| Share of results of joint ventures | (936) |
| Share of results of associates | (1,397) |
| | <hr/> |
| Total | <u>43,380</u> |
| Loss for the Year | (20,985) |
| Other comprehensive loss for the Year | (243) |
| Total comprehensive loss for the Year | (21,228) |

The above financial information of the Group for the Year was based on the Hong Kong Financial Reporting Standards (HKFRS) and has not been reviewed or audited by the auditors of the Company and may be subject to adjustments arising from further review. Shareholders of the Company and potential investors are advised not to place undue reliance on such information. Details of the financial information of the Group for the Year to be disclosed in the Company's annual results announcement to be issued by the end of March 2024 shall prevail over the information contained in this announcement.

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

By order of the Board
Sino-Ocean Group Holding Limited
SUM Pui Ying
Company Secretary

Hong Kong, 22 March 2024

As at the date of this announcement, the board of directors of the Company comprises Mr. LI Ming, Mr. WANG Honghui, Mr. CUI Hongjie and Ms. CHAI Juan as executive directors; Mr. ZHAO Peng, Mr. ZHANG Zhongdang, Mr. YU Zhiqiang and Mr. SUN Jinfeng as non-executive directors; and Mr. HAN Xiaojing, Mr. JIN Qingjun, Mr. LYU Hongbin, Mr. LIU Jingwei and Mr. JIANG Qi as independent non-executive directors.

Sino-Ocean Group Holding Limited

(Incorporated in Hong Kong with limited liability under the Hong Kong Companies Ordinance)

Stock Code : 03377