China Jinmao Holdings Group Limited
中國金茂控股集團有限公司

(Incorporated in Hong Kong with limited liability)
(Stock code: 00817)

INSIDE INFORMATION
POSITIVE PROFIT ALERT

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

The board of directors (the "**Board**") of the Company wishes to inform the shareholders of the Company and potential investors that based on a preliminary assessment of the unaudited management accounts of the Group for the year ended 31 December 2024 (the "**Year**") and the information currently available to the Board, it is expected that the Group will record a profit attributable to owners of the parent of approximately RMB1 billion for the Year, representing a turnaround and a significant increase as compared to the Group's loss attributable to owners of the parent of approximately RMB6.9 billion for the year ended 31 December 2023.

The increase in the Group's operating results was mainly attributable to: 1) the decrease in administrative expenses, selling and marketing expenses, financing costs, etc. during the Year as the Group continued to strengthen its lean management and strived to control expenses and improve efficiency; and 2) the decrease in the provision for impairment allowance of assets such as properties under development and properties held for sale during the Year in respect of the projects of the Group and some of its associates and joint ventures.

The information contained herein is only a preliminary assessment provided based on the unaudited management accounts of the Group and the information currently available, which has not been audited or reviewed by the auditors of the Company or the audit committee under the Board. The Company is still in the process of finalizing the annual results of the Group for the Year. Investors should carefully read the details of the annual results of the Group, which will be published by the end of March 2025.

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
China Jinmao Holdings Group Limited
TAO Tianhai
Chairman

Hong Kong, 11 March 2025

As at the date of this announcement, the Directors of the Company are Mr. TAO Tianhai (Chairman), Mr. ZHANG Hui and Ms. QIAO Xiaojie as Executive Directors; Mr. CHENG Yong, Ms. CHEN Aihua, Mr. CHEN Yijiang and Ms. WANG Wei as Non-executive Directors; and Mr. SU Xijia, Mr. SUEN Man Tak, Mr. GAO Shibin and Mr. ZHONG Wei as Independent Non-executive Directors.