DEVGREAT

DEVGREAT GROUP LIMITED
大方廣瑞德集團有限公司

（Incorporated in Bermuda with limited liability）

（Stock code: 755）

PROFIT WARNING

This announcement is made by DevGreat Group Limited (the "**Company**", together with its subsidiaries, the "**Group**") pursuant to the Inside Information Provisions (as defined in 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 (Cap.571 of the Laws of Hong Kong) (the "**SFO**") and Rule 13.09(2)(a) of the Listing Rules.

The board (the **"Board"**) of directors (the **"Directors"**) of the Company wishes to inform the shareholders and investors of the Company that the Group is expected to record a loss attributable to owners of the Company not less than HK$65 million for the year ended 31 December 2025 (the **"Reporting Period"**), as compared to the loss attributable to owners of the Company of approximately HK$803 million for the year ended 31 December 2024 (the **"Prior Reporting Period"**).

Based on the preliminary review of the management accounts of the Group and information currently available to the Company, the anticipated reduction of loss attributable to owners of the Company for the Reporting Period compared to the Prior Reporting Period by approximately HK$738 million is mainly attributable to the decrease in recognition of (i) provision for financial guarantees by approximately HK$431 million; and (ii) decrease in fair value of investment properties by approximately HK$380 million or the Reporting Period (for the Prior Reporting Period: provision of financial guarantees of approximately HK$431 million and decrease in fair value of investment properties of approximately HK$402 million).

The information contained in this announcement is only based on the preliminary review of the management accounts of the Group, which have not been reviewed by the Company's audit committee and auditors. Further details of the Group's performance will be disclosed when the Company announces its annual results for the Reporting Period.

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
DevGreat Group Limited
Ms. Li Zhen
Chairman, Executive Director and CEO

Hong Kong, 19 March 2026

As at the date of this announcement, the executive directors are Ms. Li Zhen, Mr. Long Tianyu and Mr. Pi Minjie; the non-executive director is Mr. Zou Yang; and the independent non-executive directors are Dr. Guan Huanfei, Mr. Cao Hailiang, Dr. Lin Xinzhu and Mr. Wang Yuzhou.