

Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.



PRESENTATION ON FY2026 ANNUAL RESULTS

A presentation in relation to the annual results of New World Department Store China Limited and its subsidiaries for the year ended 30 June 2026 is appended to this announcement.

By Order of the Board
Hui Ka-wai
Company Secretary

Hong Kong, 30 September 2026

As at the date of this announcement, the executive directors of the Company are Dr. Cheng Kar-shun, Henry, Ms. Huang Shaomei, Echo, Ms. Woo Yuk-kwan Rebecca, Ms. Chiu Wai-han, Jenny, Mr. Lau Fu-keung and Mr. Chan Yiu-ho; and the independent non-executive directors of the Company are Mr. Cheong Ying-chew, Henry, Mr. Chan Yiu-tong, Ivan, Mr. Tong Hang-chan, Peter, Mr. Yu Chun-fai and Ms. Ho Pui-yun, Gloria.

FY2026

Annual Results Presentation

30 September 2026



Disclaimer

The information contained in our presentation is intended solely for your personal reference. In addition, such information contains projections and forward-looking statements that reflect the Company's current views with respect to future events and financial performance. These views are based on assumptions subject to various risks. No assurance can be given that future events will occur, that projections will be achieved, or that the Company's assumptions are correct. Actual results may differ materially from those projected.

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

Contents

- Company Overview
- Financial Highlights
- Future Strategies

Company Overview



Company Overview

Year of Establishment:	1993
Date of Listing on HKEx:	12 July 2007
Stock Code:	825
Issued Shares:	1,686,145,000
Shareholding Structure:	• New World Development Company Limited: 74.99% • Public: 25.01%
Board of Directors:	Executive Directors • Dr. Cheng Kar-shun, Henry GBM, GBS (<i>Chairman</i>) • Ms. Huang Shaomei, Echo JP (<i>Vice-chairman</i>) • Ms. Woo Yuk-kwan, Rebecca (<i>Chief Executive Officer</i>) • Ms. Chiu Wai-han, Jenny • Mr. Lau Fu-keung • Mr. Chan Yiu-ho Independent Non-executive Directors • Mr. Cheong Ying-chew, Henry • Mr. Chan Yiu-tong, Ivan • Mr. Tong Hang-chan, Peter • Mr. Yu Chun-fai • Ms. Ho Pui-yun, Gloria

Company Business

3 Regions

11 Cities

21 Stores

Total GFA:
Approx. **890,000** sq.m.

14 “New World”
([「新世界」])
branded stores

7 “Ba Li Chun Tian”
([「巴黎春天」]) branded
stores (Shanghai)



Northern China Region (6Stores)

Beijing Chongwen Store
Beijing Qianzi Store
Beijing Liying Store
Shenyang Jinqiao Road Branch Store
Beijing Trendy Store
Tianjin Store

Eastern China Region (8Stores)

Shanghai Pujian Branch Store
Shanghai Wujiaochang Branch Store
Shanghai Shaanxi Road Branch Store
Nanjing Store
Shanghai Baoshan Branch Store
Shanghai Chengshan Branch Store
Shanghai Tianshan Road Branch Store
Shanghai Huaihai Branch Store

Central Western China Region (7Stores)

Yantai Store
Wuhan Jianshe Store
Chongqing Store
Zhengzhou Store
Changsha Store
Mianyang Store
Wuhan Xudong Branch Store

Retail Network

Northern China Region



Beijing Chongwen Store



Beijing Qianzi Store



Beijing Liying Store



Shenyang Jinqiao Road Branch Store



Beijing Trendy Store



Tianjin Store

Eastern China Region



Shanghai Pujian Branch Store



Shanghai Wujiaochang Branch Store



Shanghai Shaanxi Road Branch Store



Nanjing Store



Shanghai Baoshan Branch Store



Shanghai Chengshan Branch Store



Shanghai Tianshan Road Branch Store



Shanghai Huaihai Branch Store

Central Western China Region



Yantai Store



Wuhan Jianshe Store



Chongqing Store



Zhengzhou Store



Changsha Store



Mianyang Store



Wuhan Xudong Branch Store

Sorted by GFA in descending order

Store List

(as at 30 June 2026)

	Date of Opening	Approx. GFA (sq.m.)
1. Beijing New World Department Store No. 3 and No. 5 Chongwenmenwai Street, Dongcheng District, Beijing, China	Jul 1998	119,900
2. Yantai New World Department Store Wanxiang Plaza, Qingquan Road, Laishan District, Yantai, Shandong Province, China	Dec 2013	55,600
3. Beijing New World Qianzi Department Store 18 Xinchun Road, Shunyi District, Beijing, China	Sep 2010	55,600
4. Beijing New World Liying Department Store 16 Guangshun South Road, Wangjing, Chaoyang District, Beijing, China	Sep 2008	52,000
5. Hong Kong New World Department Store – Shanghai Pujian Branch Store 118 Pujian Road, Pudong New District, Shanghai, China	Sep 2007	46,000
6. Hong Kong New World Department Store – Shanghai Wujiaochang Branch Store 1 Songhu Road, Yangpu District, Shanghai, China	Dec 2006	44,000
7. Chongqing New World Department Store Future International Building, No.6 Guanyinqiao, Pedestrian Street, Jiangbei District, Chongqing, China	Sep 2006	42,000
8. Wuhan New World Department Store 566 Jian She Da Dao, Hankou, Wuhan, Hubei Province, China	Nov 1994	42,000
9. Hong Kong New World Department Store – Shanghai Shaanxi Road Branch Store No. 155 Changshou Road, Putuo District, Shanghai, China	Nov 2011	42,000
10. Nanjing New World Department Store 88 Zhujiang Road, Xuanwu District, Nanjing, Jiangsu, China	Nov 2007	41,200
11. Hong Kong New World Department Store – Shanghai Baoshan Branch Store 888 Zhenhua Road, Baoshan District, Shanghai, China	Jan 2010	39,000

Store List

(as at 30 June 2026)

	Date of Opening	Approx. GFA (sq.m.)
12. Hong Kong New World Department Store – Shanghai Chengshan Branch Store 1993 Chengshan Road, Pudong New District, Shanghai, China	Apr 2010	38,000
13. Hong Kong New World Department Store – Shanghai Yue Hui Tian Shan 762 Tian Shan Road, Changning District, Shanghai, China	Aug 2013	37,600
14. Zhengzhou New World Department Store 57 Zijingshan Road, Guancheng Huizu District, Zhengzhou, China	Apr 2011	35,500
15. Changsha New World Trendy Plaza 153 Wuyi Xi Road, Changsha, Hunan Province, China	Sep 2006	35,000
16. Mianyang New World Department Store 72 Eastern Linyuan Road, Fucheng District, Mianyang City, Sichuan, China	Dec 2011	35,000
17. Shenyang New World Department Store – Jinqiao Road Trendy Plaza 3 Jinqiao Road, Dadong District, Shenyang City, Liaoning, China	May 2011	34,000
18. Beijing New World Trendy Department Store lock A, Wanda Plaza, 93 Jianguo Road, Chaoyang District, Beijing, China	Mar 2007	31,200
19. Wuhan New World Department Store – Xudong Branch Store 31 Xudong Dajie, Hongshan District, Wuhan, Hubei Province, China	Jan 2008	29,800
20. Hong Kong New World Department Store – Shanghai Huaihai Branch Store 939-949 Central Huaihai Road, Huangpu District, Shanghai, China	Dec 2001	22,500
21. Tianjin New World Department Store 138 Dongma Road, Nankai District, Tianjin, China	Oct 1997	14,200

Financial Highlights

Summary for FY26

Revenue

- FY26 revenue amounted to HK\$1,062.9 million, compared with HK\$1,182.8 million in FY25.

Operating loss for the year

- FY26 recorded an operating loss of HK\$728.5 million, compared with an operating profit of HK\$288.3 million in FY25, primarily due to an increase in impairment loss of goodwill and increase in loss on fair value of investment properties.

Loss for the year

- FY26 recorded a loss for the year of HK\$776.1 million, compared with a profit for the year of HK\$25.3 million in FY25.

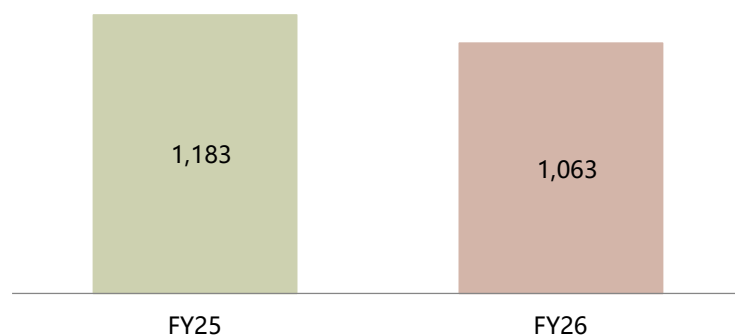
Loss per share

- FY26 loss per share was HK\$0.460

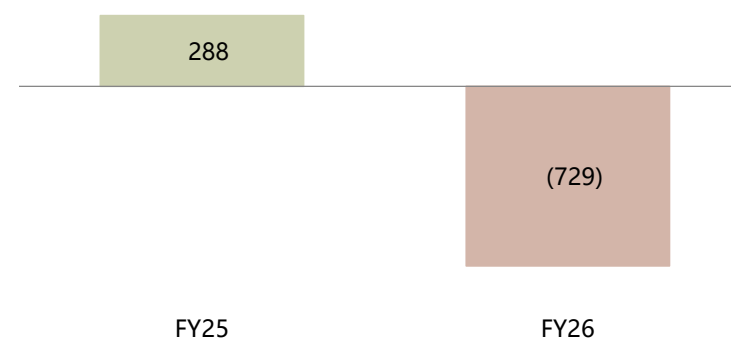
Financial Highlights

(HKD mn)

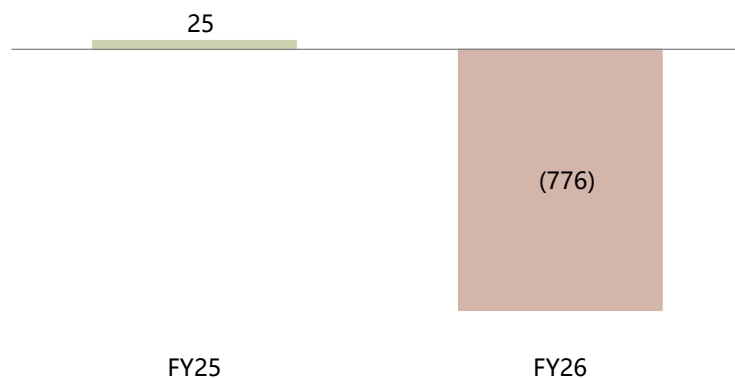
Revenue



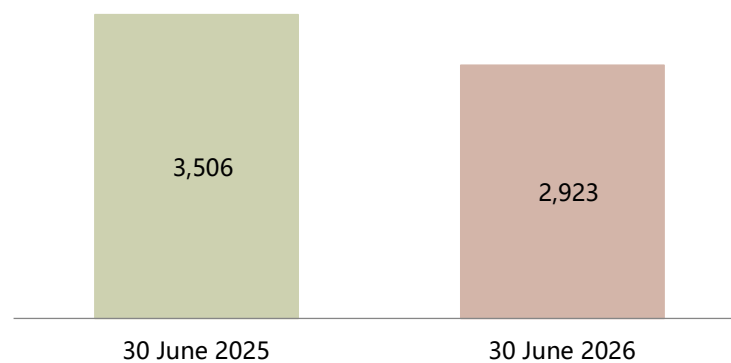
Operating Profit/(Loss)



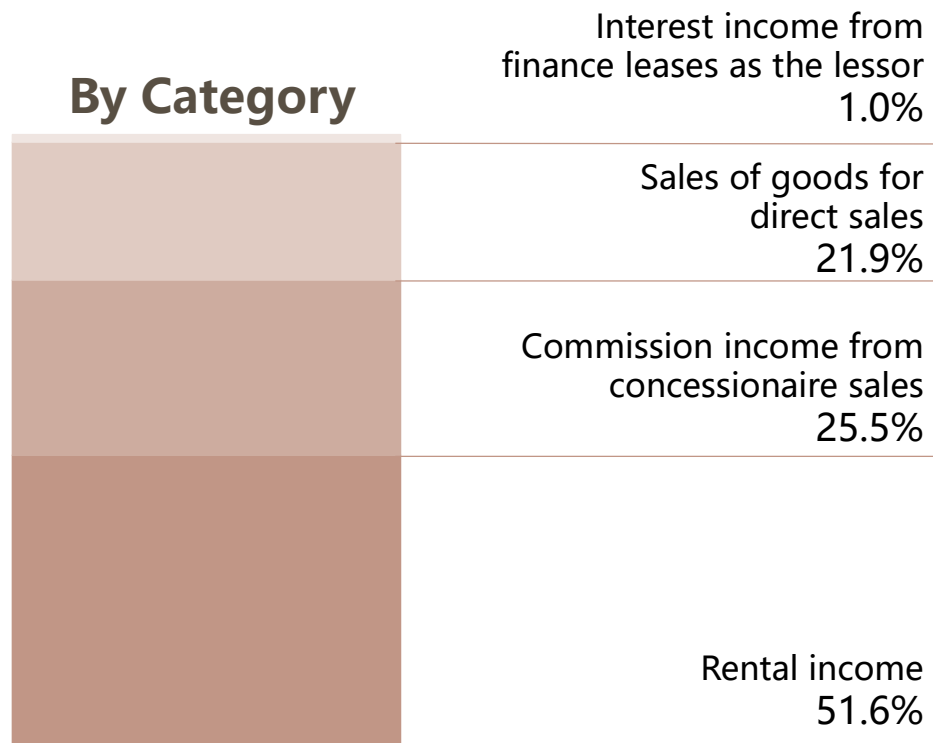
Net Profit/(Loss)



Net Assets



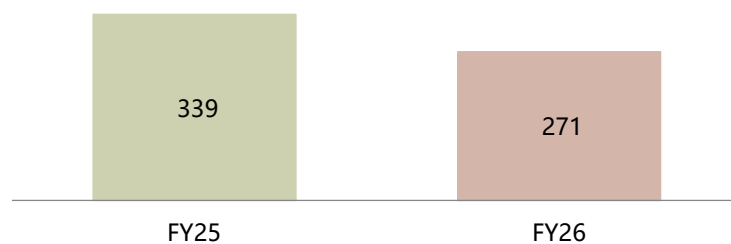
Revenue Breakdown



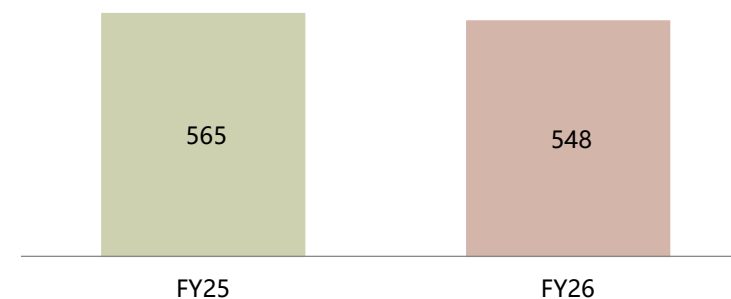
Revenue Analysis

(HKD mn)

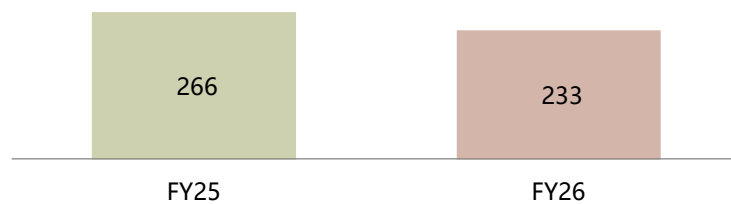
**Commission Income from
Concessionaire Sales**



Rental Income



Sales of Goods for Direct Sales



**Interest Income from
Finance Leases as the Lessor**



Five-year Financial Summary

For the year ended 30 June

	2026 HK\$'000	2025 HK\$'000	2024 HK\$'000	2023 HK\$'000	2022 HK\$'000
Results					
Revenue	1,062,858	1,182,844	1,359,456	1,483,733	1,934,557
Operating (loss)/profit	(728,503)	288,260	254,710	(79,395)	(199,595)
(Loss)/profit for the year	(776,092)	25,285	13,314	(320,852)	(483,381)

As at 30 June

	2026 HK\$'000	2025 HK\$'000	2024 HK\$'000	2023 HK\$'000	2022 HK\$'000
Assets, liabilities and equity					
Total assets	8,593,597	9,909,873	10,205,513	10,791,316	12,513,402
Total liabilities	5,670,225	6,404,124	6,825,391	7,416,300	8,510,146
Total equity	2,923,372	3,505,749	3,380,122	3,375,016	4,003,256

Future Strategies

Future Strategies



Refining Regional Management

Consolidate the store network into three core regions, namely Northern, Eastern, and Central-Western China. Deepen presence in Tier-1 cities through multi-store operations in single cities, primarily Beijing and Shanghai.



Tailoring Store Business Formats

Remain consistently focused on customers and business category mix. Deepen retail-oriented core operational value to improve cash flow, coupled with dining and service amenities to truly meet consumer shopping needs.



Deepening Synergies with Group Resources

Leverage comprehensive Group-wide resources to unlock economies of scale, effectively optimising operating and business costs.



Driving Business Operations through Digitalisation

Collaborate with Group resources to upgrade and re-architect digital systems, curtailing management costs, streamlining workflows, and elevating overall operational efficiency.



Enhancing Talent Productivity

Foster a younger talent pipeline and balance the organisational structure. Rely on digital systems to boost end-to-end efficiency, streamline redundant layers, and consolidate departments, comprehensively improving productivity per capita.