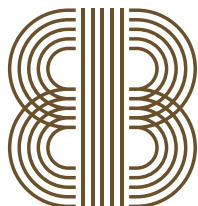


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E. BON HOLDINGS LIMITED

(Incorporated in the Cayman Islands with limited liability)

怡 邦 行 控 股 有 限 公 司

(Stock Code: 599)

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 Securities and Futures Ordinance.

The Board of Directors of the Company (the “**Board**”) wishes to inform the shareholders of the Company (the “**Shareholders**”) and potential investors that, based on the Board’s preliminary assessment of the Group’s latest unaudited management accounts and the information currently available, the Group’s loss before tax for the three months ended 30 June 2026 (the “**Period**”) is expected to record a range of approximately HK\$3.5 million to HK\$4.0 million as compared to the profit before tax of approximately HK\$6.8 million for the corresponding period in 2025. The expected loss is mainly attributable to (i) a decrease in revenue to approximately HK\$79.5 million (30 June 2025: HK\$93.1 million) representing a decrease of approximately 14.6%; and (ii) a decrease of gross profit to approximately HK\$26.2 million (30 June 2025: HK\$35.1 million), representing a decrease of approximately 25.4%.

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

This announcement is made by E. Bon Holdings Limited (the “**Company**”, together with its subsidiaries, 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 (as defined under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Cap. 571 of the Laws of Hong Kong).

The Board wishes to inform shareholders and potential investors that, based on a preliminary review of the Group's unaudited consolidated management accounts, the Group expects to record a loss before tax of approximately HK\$3.5 million to HK\$4.0 million for the Period, compared with a profit before tax of approximately HK\$6.8 million for the corresponding period in 2025. The expected loss is mainly attributable to (i) a decrease in revenue to approximately HK\$79.5 million (30 June 2025: HK\$93.1 million), representing a decrease of approximately 14.6%; and (ii) a decrease in gross profit to approximately HK\$26.2 million (30 June 2025: HK\$35.1 million), representing a decrease of approximately 25.4%.

The Board notes that this performance is consistent with the earlier observations in the Chairman's Statement in our 2025/26 annual report: changes in China's economic policy and global geopolitical tensions may have contributed to more cautious sentiment among certain Mainland investors and potential Hong Kong home buyers and affected demand in selected product categories. Market sentiment during the Period was influenced by several external factors. Recent changes in China's overseas investment policy may have made some Mainland investors more cautious and moderated cross-border investment activity. This shift in sentiment also affected local end-users, many of whom adopted a wait-and-see approach amid heightened uncertainty and concerns about market stability. The slower recovery in Hong Kong's residential market, particularly in segments previously supported by Mainland demand, prompted developers to take a more conservative approach to procurement and renovation schedules. These conditions reduced order volumes for the Group's products and contributed to the decline in revenue during the Period.

This profit warning announcement is based only on the current assessment made by the Board with reference to the management's estimate after taking into account the information currently available and the unaudited consolidated management accounts of the Company for the three months ended 30 June 2026, which have not been reviewed by the Company's auditor.

The actual impact may differ from these estimates as the situation continues to evolve. We will continue to monitor the situation closely. Further details of the Company's financial performance will be disclosed in the Company's interim results announcement for the six months ending 30 September 2026, which is expected to be published in November 2026. Shareholders and potential investors of the Company are advised to exercise caution when dealing in shares of the Company.

By Order of the Board
E. Bon Holdings Limited
Tse Sun Fat, Henry
Chairman

Hong Kong, 9 October 2026

As of the date of this announcement, the Board of Directors comprises nine Directors, of which five are executive Directors, namely Mr. TSE Sun Fat, Henry, Mr. TSE Sun Wai, Albert, Mr. TSE Sun Po, Tony, Mr. TSE Hon Kit, Kevin and Mr. LAU Shiu Sun and four are independent non-executive Directors, namely Mr. WONG Wah, Dominic, Mr. WAN Sze Chung, Dr. LUK Wang Kwong and Ms. MAN Yuk Fan.