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LAI SUN GARMENT

Lai Sun Garment (International) Limited
(Incorporated in Hong Kong with limited liability)
(Stock Code: 191)



LAI SUN DEVELOPMENT

Lai Sun Development Company Limited
(Incorporated in Hong Kong with limited liability)
(Stock Code: 488)

JOINT ANNOUNCEMENT

Positive Profit Alert of eSun Holdings Limited and Profit Warning of Lai Fung Holdings Limited

The board of directors (“**Board**”) of each of Lai Sun Garment (International) Limited (“**LSG**”) and Lai Sun Development Company Limited (“**LSD**”, a 55.60%-owned subsidiary of LSG) refers to the positive profit alert announcement issued by eSun Holdings Limited (“**eSun**”, a 63.40%-owned subsidiary of LSD) and the profit warning announcement issued by Lai Fung Holdings Limited (“**Lai Fung**”, a 55.08%-owned subsidiary of LSD) on 12 October 2026 (“**eSun Announcement**” and “**Lai Fung Announcement**”, respectively). The issued shares of eSun and Lai Fung are listed and traded on the Main Board of The Stock Exchange of Hong Kong Limited (Stock Code: 571 and 1125).

In the eSun Announcement, based on the preliminary unaudited consolidated management accounts of eSun and its subsidiaries (“**eSun Group**”) for the year ended 31 July 2026 (“**Year**”) that eSun Group is expected to record a consolidated profit attributable to owners of eSun for the Year within the range of HK\$16 million to HK\$17 million, as compared to a consolidated loss of approximately HK\$12.8 million for the year ended 31 July 2025. The expected turnaround from loss to profit was primarily attributed to growth in revenue and the administrative cost control measures implemented by eSun Group, partially offset by the increase in other operating expenses during the Year under review. The audited annual results of eSun Group for the Year are expected to be published on 20 October 2026.

In the Lai Fung Announcement, based on the latest unaudited management accounts of Lai Fung and its subsidiaries (“**Lai Fung Group**”) for the year ended 31 July 2026 (“**Year**”) that the consolidated loss attributable to owners of Lai Fung for the Year is expected to increase by no less than 40% as compared to that for the year ended 31 July 2025 of approximately HK\$419.4 million. The increase in loss was primarily attributed to loss incurred on the sale of an accommodation tower and write-down of properties in Hengqin Novotown Phase II during the Year. The audited annual results of Lai Fung Group for the Year are expected to be published on 20 October 2026.

For details of the eSun Announcement and the Lai Fung Announcement, please refer to the respective websites of eSun at www.esun.com, Lai Fung at www.laifung.com and Hong Kong Exchanges and Clearing Limited at www.hkexnews.hk.

Shareholders and potential investors of LSG and LSD are advised to exercise caution when dealing in the shares and/or other securities of LSG and LSD.

By Order of the Board
Lai Sun Garment (International) Limited
Lam Kin Ngok, Peter
Chairman

By Order of the Board
Lai Sun Development Company Limited
Lam Kin Ngok, Peter
Chairman

Hong Kong, 12 October 2026

As at the date of this joint announcement,

- (a) *the Board of LSG comprises six executive directors, namely Dr. Lam Kin Ngok, Peter (Chairman), Mr. Yang Yiu Chong, Ronald Jeffrey, Mr. Cheung Sum, Sam, Madam U Po Chu, Mr. Lam Kin Hong, Matthew and Mr. Lam Hau Yin, Lester (also alternate to Madam U Po Chu); and four independent non-executive directors, namely Messrs. Leung Shu Yin, William, Lam Bing Kwan, Chow Bing Chiu and Ng Chi Ho, Dennis; and*
- (b) *the Board of LSD comprises four executive directors, namely Dr. Lam Kin Ngok, Peter (Chairman), and Messrs. Cheung Sum, Sam, Lam Hau Yin, Lester (also alternate to Madam U Po Chu) and Lee Tze Yan, Ernest; one non-executive director, namely Madam U Po Chu; and four independent non-executive directors, namely Messrs. Lam Bing Kwan, Leung Shu Yin, William, Ip Shu Kwan, Stephen and Luk Hon Man.*