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## Chuang's Consortium International Limited

(莊士機構國際有限公司)

*(Incorporated in Bermuda with limited liability)*

(Stock Code: 367)

### ESTIMATED RESULTS FOR THE YEAR ENDED 31 MARCH 2021

This announcement is made by the Company pursuant to Part XIVA of the Securities and Futures Ordinance and Rule 13.09(2)(a) of the Listing Rules.

The Board wishes to inform shareholders of the Company and potential investors that the Group expects to have a turnaround to record a profit attributable to equity holders of the Company in the range of approximately HK\$20 million to HK\$45 million for the year ended 31 March 2021 as compared to a loss of approximately HK\$705 million for the last corresponding year.

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

This announcement is made by Chuang's Consortium International Limited (the "**Company**") and together with its subsidiaries, the "**Group**") pursuant to Part XIVA of the Securities and Futures Ordinance and Rule 13.09(2)(a) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the "**Listing Rules**").

The board of the directors (the "**Board**") of the Company wishes to inform shareholders of the Company and potential investors that the Group expects to have a turnaround to record a profit attributable to equity holders of the Company in the range of approximately HK\$20 million to HK\$45 million for the year ended 31 March 2021 as compared to a loss of approximately HK\$705 million for the last corresponding year. Based on an analysis of the unaudited financial information currently available, despite the decrease of the fair value gain on transfer of properties from properties for sale to investment properties and fair value loss of investment properties recorded during the year, the Group expects to report a profit for the year ended 31 March 2021 which is principally attributable to (i) the recognition of revenues and profit for the sales of The Esplanade in Tuen Mun, Hong Kong in the

consolidated financial statements of the Group as a result of handover of the completed properties to end-buyers during the year; and (ii) the recording of fair value gain of bond investments of the Group.

The Company is in the process of preparing the final results of the Group for the year ended 31 March 2021. The information contained in this announcement is only based on the preliminary assessment by the Board according to the unaudited consolidated management accounts of the Group for the year ended 31 March 2021 currently available which have not been finalized as at the date of this announcement and have not been reviewed by the Company's auditor. Further details of the financial information of the Group will be disclosed in the final results announcement and the annual report of the Company to be published in accordance with the Listing Rules.

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

By order of the Board of  
**Chuang's Consortium International Limited**  
**Albert Chuang Ka Pun**  
*Chairman and Managing Director*

Hong Kong, 10 May 2021

*As at the date of this announcement, Mr. Albert Chuang Ka Pun, Mr. Richard Hung Ting Ho, Mr. Edwin Chuang Ka Fung, Miss Ann Li Mee Sum, Mrs. Candy Kotewall Chuang Ka Wai, Mr. Geoffrey Chuang Ka Kam and Mr. Chan Chun Man are the Executive Directors of the Company, and Mr. Abraham Shek Lai Him, Mr. Fong Shing Kwong, Mr. Yau Chi Ming, Mr. David Chu Yu Lin and Mr. Tony Tse Wai Chuen are the Independent Non-Executive Directors of the Company.*