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漢國置業有限公司

Hon Kwok Land Investment Company, Limited

*(Incorporated in Hong Kong with limited liability)*

(Stock Code: 160)

## PROFIT WARNING

This announcement is made by the Company pursuant to Rule 13.09(2)(a) of the Listing Rules and the Inside Information Provisions under Part XIVA of the SFO.

The Board wishes to inform the shareholders of the Company and potential investors that, based on a preliminary review of the unaudited consolidated management accounts of the Group for the year ended 31 March 2019, the Group is expected to record a decrease in the net profit attributable to owners of the Company for the year ended 31 March 2019 by more than 50% as compared with that reported for the year ended 31 March 2018.

**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 Hon Kwok Land Investment Company, Limited (the “Company”, together with its subsidiaries, the “Group”) pursuant to Rule 13.09(2)(a) 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 in the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) (the “SFO”).

The board of directors of the Company (the “Board”) wishes to inform the shareholders of the Company and potential investors that, based on a preliminary review of the unaudited consolidated management accounts of the Group for the year ended 31 March 2019, the Group is expected to record a decrease in the net profit attributable to owners of the Company for the year ended 31 March 2019 by more than 50% as compared with that reported for the year ended 31 March 2018.

Reference is made to the interim report of the Company for the six months ended 30 September 2017, the annual report of the Company for the year ended 31 March 2018 and other previous announcements of the Company related to the sale and purchase agreement that the Group entered into in January 2017 to dispose of its 75% interest of a bare site at Dong Guan Zhuan Road in Guangzhou, the People’s Republic of China. The transaction was completed in September 2017 and the Group recognised a gain on disposal of approximately HK\$2.4 billion for the year ended 31 March 2018. Based on the information currently available to the Board, the expected decrease in the Group’s net profit for the year ended 31 March 2019 as compared with the corresponding period last year was primarily due to the reason that no such one-off gain was recorded for the year ended 31 March 2019.

The Company is still in the process of finalizing the consolidated annual results of the Group for the year ended 31 March 2019. The information contained in this announcement is only a preliminary assessment by the Board with reference to the unaudited consolidated management accounts of the Group for the year ended 31 March 2019 and the information currently available to the Board, which have not been reviewed by the Company's audit committee or audited by the Company's auditor. Shareholders of the Company and potential investors are advised to read carefully the annual results announcement of the Company for the year ended 31 March 2019, which is expected to be published in late June 2019.

**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  
**James Sai-Wing Wong**  
*Chairman*

Hong Kong, 17 June 2019

*At the date of this announcement, the directors of the Company are Dr. James Sai-Wing Wong (Chairman), Mr. James Sing-Wai Wong, Mr. Xiao-Ping Li and Mr. Philip Bing-Lun Lam as executive directors; and Dr. Daniel Chi-Wai Tse, Mr. Zuo Xiang and Ms. Janie Fong as independent non-executive directors.*