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**CAPITAL ESTATE LIMITED**  
**冠中地產有限公司**

*(Incorporated in Hong Kong with limited liability)*

(Stock Code: 193)

**CLARIFICATION ANNOUNCEMENT**  
**IN RELATION TO**  
**INTERIM RESULT ANNOUNCEMENT FOR**  
**SIX MONTHS ENDED 31ST JANUARY, 2019**

Reference is made to the announcement (the “Announcement”) of Capital Estate Limited (the “Company” and together with its subsidiaries, the “Group”) dated 28th March, 2019 in relation to interim result of the Group. Unless the context requires otherwise, capitalised terms and expressions used in this announcement shall have the same meanings as those defined in the Announcement.

The Board would like to make a clarification in the Announcement that Note 10 “FINANCIAL ASSETS AT FAIR VALUE THROUGH PROFIT OR LOSS/INVESTMENTS HELD FOR TRADING” on page 19 of the announcement should read as follow:

**10. FINANCIAL ASSETS AT FAIR VALUE THROUGH PROFIT OR LOSS/INVESTMENTS HELD FOR TRADING**

	<b>31.1.2019</b>	31.7.2018
	<b>HK\$'000</b>	HK\$'000
Listed equity securities in Hong Kong	<b>36,818</b>	46,740
Listed debt securities in Hong Kong	<b>70,493</b>	–
<u>Listed debt securities overseas</u>	<u><b>119,464</b></u>	<u>–</u>
	<u><b>226,775</b></u>	<u>46,740</u>

The fair values of the above investments were determined based on the quoted market bid prices at the close of business at the end of the reporting period.

Save for the above clarification, all information in the Announcement remain unchanged.

By Order of the Board  
**CAPITAL ESTATE LIMITED**  
**Hung Yat Ming**  
*Company Secretary*

Hong Kong, 4th April, 2019

*As of the date of this announcement, the board of directors of the Company comprises Mr. Sio Tak Hong, Mr. Chu Nin Yiu, Stephen, Mr. Chu Nin Wai, David, Mr. Lau Chi Kan, Michael as executive directors and Mr. Li Sze Kuen, Billy, Mr. Wong Kwong Fat and Mr. Leung Kam Fai as independent non-executive directors.*