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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)

PROFIT WARNING **SUPPLEMENTAL ANNOUNCEMENT**

This announcement is made 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 Inside Information Provisions (as defined under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (the “SFO”).

The board of the directors (the “Board”) of Capital Estate Limited (the “Company”, together with its subsidiaries, the “Group”) announced on 16 March 2020 that the Group is expected to record a loss for the six-month period ended 31 January 2020 as opposed to the profit in the same period in last financial year.

The Board would like to further inform the shareholders of the Company (the “Shareholders”) and potential investors that based on a preliminary review of the information currently available to the Board, the Group is expected to record a loss attributable to owners of the Company for the six-month period ended 31 January 2020 of approximately HK\$17.9 million, compared to a profit attributable to owners of the Company for the six-month period ended 31 January 2019 of approximately HK\$81.2 million.

The information contained in this announcement is only based on the preliminary assessment according to figures and information that have not been audited or reviewed by the Company’s auditors. Details of the Group’s performance for the six-month period ended 31 January 2020 will be finalised and disclosed in its interim results announcement to be issued in March 2020.

Shareholders and potential investors should exercise caution when dealing in the securities of the Company.

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

Hong Kong, 19 March 2020

As at the date of this announcement, the Board 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.