

CHINA YUANBANG PROPERTY HOLDINGS LIMITED

(Incorporated in Bermuda)

(Co.Reg. No.: 39247)

PROFIT GUIDANCE FOR THE THRID QUARTER AND NINE-MONTHS ENDED 31 MARCH 2019

The Board of Directors (the “**Board**”) of China Yuanbang Property Holdings Limited (the “**Company**” or together with its subsidiaries, the “**Group**”) wishes to inform that, based on a preliminary assessment of the unaudited financial results for the third quarter (“**3QFY2019**”) and nine-months ended 31 March 2019 (“**9MFY2019**”) (the “**Results**”) of the Company and the Group, the Group expects to record a significant reduction in its revenue and a net loss for 3QFY2019, compared with the same corresponding period in 3QFY2018. However, for 9MFY2019, there was revenue growth and profit recorded when compared against 9MFY2018.

The significant reduction in revenue and net loss for 3QFY2019 were mainly due to a delay in handing over the residential units of the Group’s Shan Qing Shui Xiu project during the period as a result of longer time required for interior construction works.

Further details of the Group’s financial performance will be disclosed when the Company announces its unaudited financial results for 3QFY2019 and 9MFY2019 on or before 15 May 2019.

In the meantime, shareholders and investors are advised to exercise caution when dealing in the shares of the Company. Persons who are in doubt as to the action they should take should consult their stockbroker, bank manager, solicitor, accountant or other professional advisers.

By Order of the Board

Huang Tak Wai
Chief Financial Officer / Company Secretary

Date: 8 May 2019