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## **JINMAO PROPERTY SERVICES CO., LIMITED**

**金茂物業服務發展股份有限公司**

*(Incorporated in Hong Kong with limited liability)*

**(Stock code: 00816)**

### **INSIDE INFORMATION POSITIVE PROFIT ALERT**

This announcement is made by Jinmao Property Services Co., Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to the Inside Information Provisions (as defined under the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”)) under Part XIVA of the Securities and Futures Ordinance (Cap. 571 of the laws of Hong Kong) and Rule 13.09(2)(a) of the Listing Rules.

The board of directors (the “**Board**”) of the Company would like to inform the shareholders of the Company and potential investors that based on the information currently available to the Board, it is expected that the Group will record a significant increase between approximately 80% and 90% in the profit attributable to the owners of the Company for the year ended 31 December 2022 as compared to the year ended 31 December 2021, which is mainly attributable to the increase in the gross floor area of properties under management by the Group and the growth in the Group’s revenue from value-added services.

The Company is still in the process of finalizing the annual results of the Group for the year ended 31 December 2022. The information contained herein is only a preliminary assessment provided based on the unaudited management accounts of the Group, which have not been audited or reviewed by the auditors of the Company or the audit committee of the Company as at the date of this announcement, and may be subject to finalisation and necessary adjustments. Investors should carefully read the annual results of the Group for the year ended 31 December 2022, which will be published by the end of March 2023.

**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  
**Jinmao Property Services Co., Limited**  
**Jiang Nan**  
*Chairman*

Hong Kong, 27 February 2023

*As at the date of this announcement, the executive Directors are Mr. Xie Wei and Ms. Zhou Liye; the non-executive Directors are Mr. Jiang Nan (Chairman), Ms. He Yamin and Ms. Qiao Xiaojie; and the independent non-executive Directors are Dr. Chen Jieping, Dr. Han Jian and Mr. Sincere Wong.*