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**Thing On Enterprise Limited**

**晉安實業有限公司**

*(Incorporated in the Cayman Islands with limited liability)*

**(Stock Code: 2292)**

**PROFIT WARNING**

This announcement is made by the Company pursuant to Rule 13.09 of the Listing Rules and the Inside Information Provisions under Part XIVA of the Securities and Futures Ordinance (Chapter 571, Laws of Hong Kong).

The Board wishes to inform the shareholders of the Company and potential investors that, based on the preliminary review on the unaudited management accounts of the Group for the year ended 31 December 2018 and information currently available to the Board, it is expected that the profit for the year will decrease substantially as compared to the last corresponding period in 2017. The decrease in profit was mainly attributable by the decrease in changes in fair value of investment properties from approximately HK\$159 million of last corresponding period in 2017 to approximately HK\$39 million of current year.

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

This announcement is made by Thing On Enterprise Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to Rule 13.09 of the Rules Governing the Listing of Securities (the “**Listing Rules**”) on The Stock Exchange of Hong Kong Limited and the Inside Information Provisions (as defined in the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571, Laws of Hong Kong).

The board (the “**Board**”) of directors (the “**Directors**”) of the Company wishes to inform the shareholders of the Company (the “**Shareholders**”) and potential investors that, based on the preliminary review on the unaudited management accounts of the Group for the year ended 31 December 2018 and the information currently available to the Board, it is expected that the profit for the year will decrease substantially as compared to the last corresponding period in 2017. The decrease in profit was mainly attributable by the decrease in changes in fair value of investment properties from approximately HK\$159 million of last corresponding period in 2017 to approximately HK\$39 million of current year.

As the Company is still in the process of finalizing the consolidated annual results of the Group for the year ended 31 December 2018, the information contained in this announcement is only based on the preliminary review and assessment by the Board based on the unaudited consolidated management accounts of the Group and information currently available, which have neither been audited by the auditors nor reviewed by the audit committee of the Company. The above information may be subject to further adjustments upon further review. Shareholders and potential investors are advised to read carefully the announcement of the annual results of the Group for the year ended 31 December 2018 which is expected to be published in March 2019.

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

By order of the Board  
**Thing On Enterprise Limited**  
**Wong Chung Tak Richard**  
*Chairman*

Hong Kong, 1 February 2019

*As at the date of this announcement, the Board comprises Mr. Wong Chung Tak Richard as the chairman of the Board and a non-executive Director; Mr. Wong Ka Yeung Roland and Ms. Chan Choi Wan Rolie as executive Directors; and Ms. Chan Kam Ping, Mr. Wong King Wai Kirk and Mr. Wen Cyrus Jun-ming as independent non-executive Directors.*