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YAN TAT GROUP HOLDINGS LIMITED
恩達集團控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 1480)

PROFIT WARNING

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

The board (the “**Board**”) of directors (the “**Directors**”) of the Company wishes to inform the shareholders and potential investors of the Company that, based on a preliminary assessment by the management of the Group on the unaudited consolidated management accounts of the Group for the six months ended 30 June 2017 (the “**Management Accounts**”), the Company expects to record a decrease of more than 30% in the Group’s profit for the six months ended 30 June 2017 (the “**Period**”) as compared to that of the same period in 2016. The expected decrease is primarily due to expected decrease by approximately HK\$4.6 million of fair value gains on investment properties to be recorded in other income and gains in the Period as compared with the same period in 2016. The fair value gains on investment properties was approximately HK\$8.24 million for the six months ended 30 June 2016.

The information contained in this announcement is only based on a preliminary assessment by the Board on the Management Accounts, which have not been audited, finalized or reviewed by the Company’s auditors or the audit committee of the Company. Further details of the Company’s performance will be disclosed in the interim results of the Company for the six months ended 30 June 2017 which are expected to be approved by the Board and published on or before 31 August 2017.

Shareholders and potential investors of the Company are advised to exercise caution when dealing in the shares of the Company.

By order of the Board of
Yan Tat Group Holdings Limited
CHAN Wing Yin
Chairman

Hong Kong, 09 August 2017

As at the date of this announcement, the Board comprises Mr. CHAN Wing Yin, Mrs. CHAN Yung, Mr. CHAN Yan Kwong and Mr. CHAN Yan Wing as executive Directors; Mr. CHUNG Yuk Ming, Mr. LAU Shun Chuen and Mr. YAU Wing Yiu as independent non-executive Directors.