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CENTRAL HOLDING GROUP CO. LTD.

中環控股集團有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 1735)

POSITIVE PROFIT ALERT

This announcement is made by Central Holding Group Co. Ltd. (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 of the Company (the “**Shareholders**”) and potential investors that, based on the Board’s preliminary review of the unaudited consolidated management accounts of the Group for the year ended 31 December 2021 and the information currently available to the Board, the Group is expected to record a net profit of not less than HK\$50 million for the year ended 31 December 2021 as compared with a net loss of approximately HK\$0.65 million for the nine months ended 31 December 2020. The turnaround from net loss to net profit was primarily attributable to (i) an increase in turnover; (ii) an increase in gross profit margin; (iii) the launch of bungalow sales under the rural and wellness project in Quzhou, the People’s Republic of China; and (iv) a fair value gain on investment properties through profit and loss, for the year ended 31 December 2021 as compared with the corresponding period in 2020.

The information contained in this announcement is only a preliminary assessment based on the unaudited consolidated management accounts of the Group, which have not been audited or confirmed by the Company’s auditor. The Company is in the process of finalising the annual results of the Group for the year ended 31 December 2021, which is expected to be published on 25 March 2022. Shareholders and potential investors are advised to read carefully the results announcement of the Company when it is published.

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

By Order of the Board

Central Holding Group Co. Ltd.

Yu Zhuyun

Chairman, Chief Executive Officer and Executive Director

Hong Kong, 24 February 2022

As at the date of this announcement, the executive Directors are Mr. Yu Zhuyun (Chairman and Chief Executive Officer) and Mr. Li Menglin; the non-executive Directors are Mr. Qiao Xiaoge and Ms. Zhu Yujuan; and the independent non-executive Directors are Dr. Li David Xianglin, Mr. Wang Wenxing and Dr. Zhou Chunsheng.