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众安集团
ZHONG AN GROUP

眾安集團有限公司
Zhong An Group Limited

(incorporated in the Cayman Islands with limited liability)

(Stock Code: 672)

**INSIDE INFORMATION
UPDATE ON FINANCIAL INFORMATION
FOR THE YEAR ENDED 31 DECEMBER 2022**

This announcement is made by Zhong An Group Limited (the “**Company**” and, 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 of directors of the Company (the “**Board**”) wishes to inform the shareholders of the Company (the “**Shareholders**”) and potential investors that, based on the preliminary review of the unaudited consolidated management accounts of the Group for the year ended 31 December 2022 (“**FY2022**”) and assessment of the latest information currently available to the Board, the Group is expected to record:

- (1) an increase in revenue for FY2022 by approximately 85% to 90%, as comparing with the revenue for the year ended 31 December 2021 (“**FY2021**”);

- (2) an increase in profit attributable to owners of the parent for FY2022 by approximately 155% to 160%, as comparing with the profit attributable to owners of the parent for FY2021; and
- (3) a decrease in profit for FY2022 by approximately 40% to 45%, as comparing with the profit for FY2021.

The expected significant increase in the Group's revenue is primarily due to the significant increase in the total GFA of the properties delivered in FY2022 compared with that of FY2021, and a corresponding increase in the amount that can be included in the recognized revenue of the current period. The expected decline in profit is mainly due to a significant increase in the income tax expenses (including PRC land appreciation tax) recognised for FY2022 by no less than approximately 591% as comparing to FY2021.

The information in this announcement is only based on the preliminary review and assessment made by the Board with reference to the information currently available to the Company, and hence may be subject to changes or adjustments. The unaudited consolidated management accounts of the Group for FY2022 have not yet been audited or reviewed and confirmed by the auditor or the audit committee of the Company. The actual results of the Group for FY2022 may differ from the information disclosed in this announcement. Details of the financial information and performance of the Group for FY2022 will be disclosed in the results announcement of the Group for FY2022, which is expected to be published by the end of March 2023.

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

By order of the Board
Zhong An Group Limited
Shi Zhongan
Chairman

The People's Republic of China, 17 March 2023

As at the date of this announcement, the Board comprises five executive directors, namely Mr Shi Zhongan (Chairman), Mr Zhang Jiangang (Chief Executive Officer), Ms Shen Tiaojuan, Ms Jin Ni and Ms Shi Jinfan; and three independent non-executive directors, namely Professor Pei Ker Wei, Mr Zhang Huaqiao and Mr Fung Che Wai Anthony.