

For Immediate Release

26 March, 2018



長城環亞控股有限公司
Great Wall Pan Asia Holdings Limited

(Incorporated in Bermuda with limited liability)

(Stock Code: 583.HK)

**Great Wall Pan Asia Announces its 2017 Annual Results
Adjusted EBITDA of Property Investment Segment and Financial
Services Segment Recording 113% and 33% Growth Respectively**

(26 March, 2018, Hong Kong) Great Wall Pan Asia Holdings Limited (the “Great Wall Pan Asia” or the “Company”, together with its subsidiaries, the “**Group**”, stock code: 583.HK) is pleased to announce its annual results for the year ended 31, December 2017 (the “Reporting Period”).

During the Reporting Period, the Group achieved stable and satisfactory progress with revenue and operating profit of the major business segments recording significant growth. As at 31 December 2017, total assets of the Group was HK\$3,363.2 million, representing an increase of 96.2% from HK\$1,714.6 million for the same period in 2016. Total equity was HK\$1,890.1 million, representing an increase of 12.6% from HK\$1,679.0 million for the same period in 2016.

Profit attributable to shareholders for the year ended 31 December 2017 was HK\$249.2 million, which included HK\$221.0 million fair value gain on investment properties. Comparatively, carving out the exceptional items such as fair value gain on investment properties, and other one-off gains, the net profit attributable to shareholders during the Reporting Period was HK\$28.2 million, representing a significant increase of 98.6% from HK\$14.2 million in 2016. The increase in net profit was mainly due to the revenue growth from property investment segment and financial services segment and growth in operating profit over the same period in 2016.

Property Investment

Revenue of property investment segment in 2017 was HK\$61.3 million, representing a year-on-year increase of approximately 6% as compared with the revenue of such segment of HK\$57.8 million in 2016. Such growth was mainly due to higher income from rental derived from the investment properties at the Bank of America Tower and Ko Fai Industrial Building as a result of the increase in monthly rental incomes upon renewal of rental agreements with the existing tenants. Adjusted EBITDA (earnings before interest, tax, depreciation and amortisation, and other income) in property investment segment was HK\$49.5 million, representing a significant increase of 113% from HK\$23.2 million for the same period in 2016. In 2017, the property investment segment of the Group continued to contribute stable rental income and profit to the Group by maintaining satisfactory occupancy rate and revenue from its four investment properties in Hong Kong. As compared with 2016, profit margin for the investment properties in 2017 was on track to a recovery.

Financial Services

Revenue of financial services segment in 2017 was HK\$61.6 million, representing an increase of 79% from HK\$34.5 million for the corresponding period of 2016. Among which, revenue from asset management was HK\$35.9 million, representing an increase of 62% from HK\$22.2 million for the same period in 2016; revenue from corporate finance services was approximately HK\$25.7 million, representing an increase of 108% from HK\$12.3 million for the same period last year. Adjusted EBITDA in financial services segment was HK\$23.2 million, representing a significant increase of 33% from HK\$17.4 million for the same period in 2016. The increase in revenue of financial service was mainly due to the expansion and focus of the financial service business by the Group since 2017.

The management of GWPA stated that “Leveraging on Types 1, 4, 6 and 9 licences under the SFO and the money lenders licence that the Group possess, the Group will fully promote the interconnection between its financing and investment business and licensed business, and achieve synergic development of the three major licensed business platforms, namely ‘securities’, ‘corporate finance’ and ‘asset management’. The Group will actively seize the investment opportunities in expanding its scope of businesses and exploring potential investment projects by continuously leveraging on the brand of China Great Wall Asset Management Co., Ltd. (a financial conglomerate engaged in a broad range of integrated financial services) (‘GWAMCC’). With the support and experience of the Group’s controlling shareholder, the Board and the management of the Company are committed to expanding prudently and thoroughly the Group’s property investment and financial services businesses to generate favourable investment

returns to our shareholders.”

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About Great Wall Pan Asia Holdings Limited

Great Wall Pan Asia Holdings Limited (“GWPA”) is the first overseas listed holding platform owned by China Great Wall Asset Management Co., Ltd. (“GWAMCC”), one of the four major state-owned financial asset management corporations in the People’s Republic of China, and is a comprehensive company engaging in property investment and integrated financial service business. GWPA and its subsidiary (the “Group”) own a diversified investment properties portfolio in Hong Kong, which includes certain commercial properties, industrial properties, shopping centres, plazas and car parks in Hong Kong. The Group also possesses Type 1, 4, 6, 9 licenses under the SFO and the money lenders license, striving to achieve synergistic development in the three major licenced businesses, namely “securities”, “corporate finance” and “asset management”. As an important overseas development platform of GWAMCC, the Group will leverage the solidified foundations, affluent experience and resourceful financial capability of its holding company to enhance persistently business diversification as well as breakthroughs in the Company’s growth potential, to bring bountiful investment return for the shareholders.

This press release is issued by **Wonderful Sky Financial Group Limited** on behalf of **Great Wall Pan Asia Holdings Limited**.

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