中國建築興業集團有限公司
CHINA STATE CONSTRUCTION DEVELOPMENT HOLDINGS LIMITED

(Incorporated in the Cayman Islands with limited liability)
(Stock Code: 830)

PROFIT WARNING

This announcement is made by China State Construction Development Holdings Limited (the "**Company**", together with its subsidiaries, the "**Group**") pursuant to Rule 13.09(2)(a) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited and Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

The board of directors (the "**Board**") of the Company wishes to inform the shareholders of the Company and potential investors that, based on the preliminary unaudited consolidated management accounts of the Group for the six months ended 30 June 2026 (the "**First Half of 2026**") and other information currently available to the Board, the Board expects the Group's profit attributable to owners for the First Half of 2026 to be approximately HK$133 million whereas the profit attributable to owners for the six months ended 30 June 2025 was approximately HK$386 million.

The expected decrease in profit was mainly attributable to (i) property developers remaining prudent in their investment approach, resulting in a reduction in the volume of new projects and revenue during the period, which have not yet returned to prior years' levels; (ii) the settlement revenue from certain projects failing to meet expected targets; and (iii) the increase in cost of sales caused by rising raw material prices and the appreciation of Renminbi, which exerted pressure on project gross profit.

The Board noted that the Hong Kong property market has shown signs of recovery since 2025. If this trend continues, it is expected to bolster the recovery of the local facade contracting market and the volume of new projects. The Group will also continue to optimize production and operational costs and is committed to keeping project costs within a controllable range.

The Company is still in the process of finalising the interim results of the Group for the First Half of 2026. The information contained in this announcement only represents a preliminary assessment of the Board based on the information available to it as at the date of this announcement and such information has not been reviewed or audited by the auditor of the Company and is therefore subject to adjustments and may be different from the unaudited interim results of the Group. The unaudited interim results of the Group for the First Half of 2026 are expected to be announced before the end of August 2026.

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

By Order of the Board
China State Construction Development Holdings Limited
Wang Xiaoguang
Chairman and Non-executive Director

Hong Kong, 4 August 2026

As at the date of this announcement, the Board comprises Mr. Wang Xiaoguang as Chairman and Non-executive Director; Mr. Zhu Haiming (Chief Executive Officer) and Mr. Wong Man Cheung as Executive Directors; Mr. Huang Jiang as Non-executive Director; and Mr. Zhou Jinsong, Ms. Chan Man Ki Maggie and Mr. Sit Wing Hang as Independent Non-executive Directors.