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## **PROFIT WARNING**

This announcement is made by Xpress 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 board of directors of the Company (the “Board”) wishes to inform the shareholders of the Company and the potential investors that based on preliminary assessment of the management accounts of the Group and information currently available to the Company, it is expected that the Group will record a loss for the year ended 31 March 2012 as compared with a profit of approximately HK\$51.3 million for the year ended 31 March 2011, which is mainly attributable to, among other things, a net fair value loss on investment properties and a net loss in the Group’s realized and unrealized marketable securities.

As the Company is still in the course of preparing and finalising its annual results for the year ended 31 March 2012, which have yet to be confirmed, the information contained in this announcement is only based on the preliminary review on the consolidated management accounts of the Group which have not been audited or reviewed by the Company’s auditors. The audited consolidated final results of the Group for the year ended 31 March 2012 are expected to be announced by the Company before the end of June 2012.

**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  
Xpress Group Limited  
Chan Tong Wan  
Managing Director

Hong Kong, 14 June, 2012

*As at the date of this announcement, the Board comprises of the executive directors Mr. Chan Heng Fai, Mr. Chan Tong Wan, Ms. Chan Yoke Keow and non-executive director Mr. Fong Kwok Jen as well as independent non-executive directors Mr. Wong Dor Luk, Peter, Mr. Wong Tat Keung and Mr. Chan King Fai.*