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**澳門博彩控股有限公司**  
**SJM HOLDINGS LIMITED**

incorporated in Hong Kong with limited liability Stock Code : 880

**FURTHER INFORMATION ON  
THE ACQUISITION OF THE PROPERTY**

Reference is made to the announcement (the “**Announcement**”) of SJM Holdings Limited (the “**Company**”) dated 9 November 2018 in relation to the Acquisition. The Company wishes to provide the Shareholders and the public with the following additional information on the Acquisition. Unless otherwise stated, capitalised terms used herein shall have the same meanings as those defined in the Announcement.

Based on the information provided by the Seller, the Property is currently leased to a party under a tenancy agreement with a monthly rent of HK\$1,161,600 (exclusive of management fee, air-conditioning charges, rates and all other outgoings) for a term of three years commencing from 1 March 2016 and expiring on 28 February 2019. As agreed by the parties to the tenancy agreement, the term of the said tenancy is extended to 31 May 2019. Pursuant to the Acquisition Agreement, the Seller will deliver the Property to the Purchaser in vacant possession upon Completion.

Based on the information provided by the Seller, the pro forma net profit before and after tax attributable to the Property for the two financial years ended 30 June 2018 and 2017 are set out below:

	<b>For the financial year ended 30 June</b>	
	<b>2018</b>	<b>2017</b>
	<i>HK\$ million</i>	<i>HK\$ million</i>
Net profit before tax attributable to the Property	13.6	13.6
Net profit after tax attributable to the Property	11.6	11.6

The Seller possesses various premises, including the Property, in Shun Tak Centre and there is no separate account for the Property. The above financial information is determined on the basis that the relevant expenses as well as the income tax incurred by the Seller are allocated to the Property in proportion to the rental income received in respect of the Property to the relevant total rental income received by the Seller in the respective year.

By order of the Board  
**SJM Holdings Limited**  
**So Shu Fai**

*Vice-Chairman and Executive Director*  
*Chief Executive Officer*

Hong Kong, 16 November 2018

*As at the date of this announcement, the executive directors of the Company are Ms. Ho Chiu Fung, Daisy, Mr. Fok Tsun Ting, Timothy, Deputada Leong On Kei, Angela, Dr. So Shu Fai, Mr. Ng Chi Sing, Dr. Chan Un Chan and Mr. Shum Hong Kuen, David, the non-executive director of the Company is Dr. Cheng Kar Shun and the independent non-executive directors of the Company are Mr. Chau Tak Hay, Dr. Lan Hong Tsung, David, Hon. Shek Lai Him, Abraham and Mr. Tse Hau Yin.*