



**Hang Chi Holdings Limited**

**恒智控股有限公司**

(Incorporated in the Cayman Islands with limited liability)

Stock Code: 8405



**2024**  
**Interim Report**

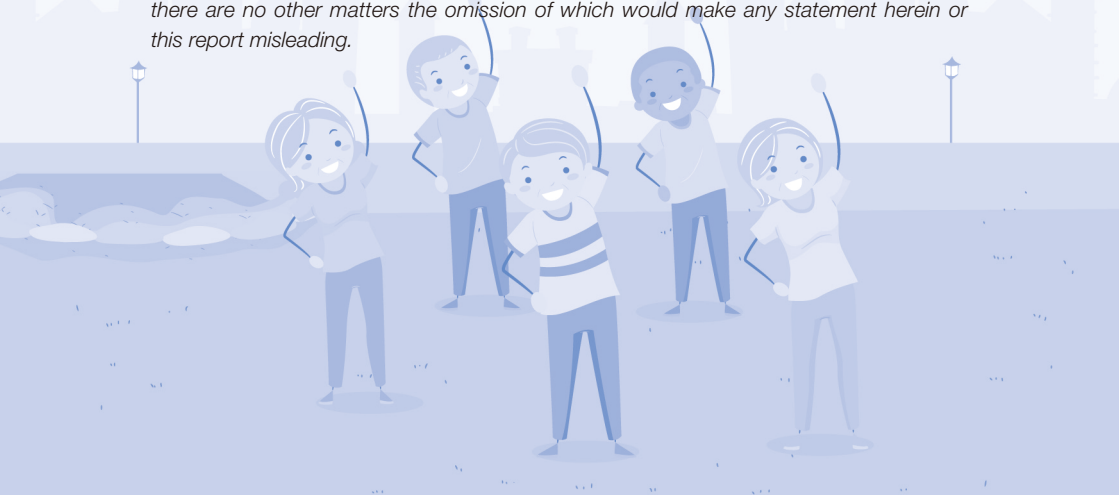
## CHARACTERISTICS OF GEM OF THE STOCK EXCHANGE OF HONG KONG LIMITED (THE “STOCK EXCHANGE”)

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Given that the companies listed on GEM are generally small and mid-sized companies, there is a risk that securities traded on GEM may be more susceptible to high market volatility than securities traded on the Main Board of the Stock Exchange and no assurance is given that there will be a liquid market in the securities traded on GEM.

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*This report, for which the directors (the “Directors”) of Hang Chi Holdings Limited (the “Company”) collectively and individually accept full responsibility, includes particulars given in compliance with the Rules Governing the Listing of Securities on GEM of the Stock Exchange (the “GEM Listing Rules”) for the purpose of giving information with regard to the Company. The Directors, having made all reasonable enquiries, confirm that to the best of their knowledge and belief the information contained in this report is accurate and complete in all material respects and not misleading or deceptive, and there are no other matters the omission of which would make any statement herein or this report misleading.*



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## Corporate Information

### Board of Directors

#### Executive Directors

Mr. Yik Tak Chi (*Chairman*)  
Mr. Chung Kin Man  
Ms. Chung Wai Man  
Mr. Lui Chi Tat

#### Non-executive Director

Mr. Lau Joseph Wan Pui

#### Independent non-executive Directors

Mr. Chan Ching Sum Sam  
Mr. Lau Tai Chim  
Mr. Wong Wai Ho

### Board Committees

#### Audit Committee

Mr. Chan Ching Sum Sam (*Chairman*)  
Mr. Lau Tai Chim  
Mr. Wong Wai Ho

#### Nomination Committee

Mr. Yik Tak Chi (*Chairman*)  
Mr. Lau Tai Chim  
Mr. Wong Wai Ho

#### Remuneration Committee

Mr. Lau Joseph Wan Pui (*Chairman*)  
Mr. Chan Ching Sum Sam  
Mr. Lau Tai Chim

### Joint Company Secretary

Ms. Leung Pui Shan (*HKICPA*)  
Ms. Chu Kit Ying

### Authorised Representatives

Mr. Chung Kin Man  
Ms. Leung Pui Shan

### Compliance Officer

Mr. Chung Kin Man

### Registered Office

Cricket Square  
Hutchins Drive  
PO Box 2681  
Grand Cayman, KY1-1111  
Cayman Islands

### Headquarters and Principal Place of Business in Hong Kong

Unit 1107, 11/F.  
Tower 3 Enterprise Square  
No. 9 Sheung Yuet Road  
Kowloon Bay  
Kowloon  
Hong Kong

### Auditor

Prism Hong Kong Limited  
(formerly known as Prism  
Hong Kong and Shanghai Limited)  
*Certified Public Accountants*  
*Registered Public Interest Entity Auditor*

### Principal Bankers

Hang Seng Bank Limited  
CMB Wing Lung Bank Limited  
Bank of China (Hong Kong) Limited  
China Construction Bank (Asia)  
Corporation Limited

## Corporate Information

### Principal Share Registrar and Transfer Office in The Cayman Islands

Conyers Trust Company (Cayman) Limited  
Cricket Square  
Hutchins Drive  
PO Box 2681  
Grand Cayman, KY1-1111  
Cayman Islands

### Branch Share Registrar and Transfer Office in Hong Kong

Boardroom Share Registrars (HK) Limited  
Room 2103B, 21/F.  
148 Electric Road  
North Point  
Hong Kong

### Stock Code

8405

### Company's Website

[www.shuionnc.com](http://www.shuionnc.com)

### Contact Information

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## Financial Highlights

### Six months ended 30 June

	<b>2024</b> <b>HK\$'000</b> <b>(unaudited)</b>	2023 HK\$'000 (unaudited)	Change % (approximate)
<b>Statement of profit or loss and other comprehensive income</b>			
Revenue	<b>112,645</b>	102,551	9.84%
EBITDA	<b>43,566</b>	36,016	20.96%
Profit for the period	<b>14,236</b>	9,802	45.24%

	<b>As at</b> <b>30 June</b> <b>2024</b> <b>HK\$'000</b> <b>(unaudited)</b>	As at 31 December 2023 HK\$'000 (audited)	Change % (approximate)
<b>Statement of financial position</b>			
Cash and cash equivalents	<b>37,313</b>	46,196	-19.23%
Fixed bank deposits	<b>22,980</b>	12,153	89.09%
Trade receivables	<b>2,397</b>	2,140	12.01%
Net assets value	<b>193,791</b>	197,355	-1.81%

## Management Discussion and Analysis

The Company and its subsidiaries (collectively, the “Group”) are an established operator of elderly residential care homes in Hong Kong providing comprehensive residential care home services to the elderly residents including: (i) the provision of accommodation with dietician-managed meal plans, 24-hour nursing and caretaking assistance and professional services such as regular medical consultation, physiotherapy, occupational therapy, psychological and social care services; and (ii) the sale of healthcare and medical consumable products and the provision of customisable add-on healthcare services to the elderly residents. During the six months ended 30 June 2024 (the “Reporting Period”), the Group derived its revenue from seven elderly residential care homes across different districts in Hong Kong, including four “Shui On 瑞安”, one “Shui Hing 瑞興”, one “Shui Jun 瑞臻” and one “Guardian Home 佳安家” branded elderly residential care homes.

### Business and Operational Review

The Group has learned from the experience of fighting the pandemic in the past years, and our established crisis response team will continue to regularly monitor the situation of our elderly residential care homes and hold meetings to prepare for the future. The Group is also actively increasing interaction with the staff of the elderly residential care homes, in order to timely solve the difficulties faced by the staff in various positions, as well as improve the level of nursing care and work efficiency. During the Reporting Period, the Group’s revenue amounted to approximately HK\$112,645,000, representing an increase of 9.84% as compared with that of the same period last year. Profit for the period increased by approximately 45.24% to approximately HK\$14,236,000. The Group will continue to optimise existing resources, strengthen staff training, and the management of the Group will also formulate various coping strategies and save costs through cost control measures.

### Prospect

Hong Kong is experiencing the structural issue of aging population. According to the “Hong Kong Population Projections 2020–2069” published by the Hong Kong SAR Government, the population of elderly will almost double by 2040. Therefore, demand of the society for elderly residential care services will continue to rise, and will become the main driver for the development and growth of the elderly residential care home industry. With the Group’s experienced management team and reputation in the market, the Group will strengthen talents training and continue to expand its network of elderly residential care homes at strategic locations in Hong Kong, so as to serve more elderly residents.

## Management Discussion and Analysis

### Operating Performance

#### Revenue

The breakdown of revenue by types of services provided by the Group for the Reporting Period and for the six months ended 30 June 2023 are set out as follows:

	Six months ended 30 June			
	2024		2023	
	Revenue HK\$'000	Percentage of segment revenue Approximate %	Revenue HK\$'000	Percentage of segment revenue Approximate %
<b>Rendering of elderly home care services</b>				
– residential care places leased by the Social Welfare Department (the “SWD”) under the Enhanced Bought Place Scheme (the “EBPS”)	31,763	28.20%	23,639	23.05%
– residential care places leased by the SWD under the Bought Place Scheme on Day Care Units (the “Day Care Services”)	2,453	2.18%	2,380	2.32%
– residential care places leased by individual customers	51,658	45.86%	51,220	49.95%
– residential care places leased by non-governmental organisations	84	0.07%	176	0.17%
	85,958	76.31%	77,415	75.49%
<b>Sales of elderly related goods and provision of healthcare services</b>	26,687	23.69%	25,136	24.51%
<b>Total</b>	<b>112,645</b>	<b>100.00%</b>	<b>102,551</b>	<b>100.00%</b>



## Management Discussion and Analysis

During the Reporting Period, the Group's revenue increased from approximately HK\$102,551,000 for the same period last year to approximately HK\$112,645,000 for the Reporting Period, representing an approximately 9.84% increase.

### Rendering of elderly home care services

The revenue from rendering of elderly home care services was derived from the provision of, among others, residence, nursing and caretaking services, health and medical services, rehabilitation services, meal preparation services and social care services in Hong Kong. The revenue increased from approximately HK\$77,415,000 for the same period last year to approximately HK\$85,958,000 for the Reporting Period, representing an approximately 11.04% increase.

- *Residential care places leased by the SWD under the EBPS*

During the Reporting Period, the revenue derived from the SWD, which leased a fixed number of residential care places at the Group's elderly residential care homes under the EBPS, increased from approximately HK\$23,639,000 for the same period last year to approximately HK\$31,763,000 for the Reporting Period, representing an approximately 34.37% increase.

The increment was mainly attributed to the increase in the total number of residential care places leased by SWD under the EBPS. During the Reporting Period, the Group leased a total of 373 residential care places to the SWD under the EBPS; while the Group leased a total of 290 residential care places to the SWD under the EBPS for the same period last year. Shui Jun Nursing Centre (Yau Tong) Company Limited (瑞臻護老中心(油塘)有限公司) ("Shui Jun (Yau Tong)") has been upgraded from EA2 to EA1 under the EBPS since December 2023. The number of the Group's elderly residential care homes classified as EA1 under the EBPS were four during the Reporting Period, while during the same period last year, there were three classified as EA1 under the EBPS and one classified as EA2 under the EBPS. With the increased occupancy rate of all elderly residential care homes recorded for both Reporting Period and the same period last year, the revenue amount increased.

## Management Discussion and Analysis

- *Residential care places leased by the SWD under the Day Care Services*

Two of the Group's elderly residential care homes under the EBPS have participated in the Day Care Services for elderly of the SWD. The Group provided 40 day care units with a range of centre-based care and services for elderly since May 2020.

During the Reporting Period, the revenue derived from the SWD, which elder persons nominated and arranged by the SWD to receive the Day Care Services at the Group's elderly residential care homes under the Day Care Services increased from approximately HK\$2,380,000 for the same period last year to approximately HK\$2,453,000 for the Reporting Period, representing an approximately 3.07% increase.

- *Residential care places leased by individual customers*

The revenue derived from rendering of elderly home care services for individual customers, together with the unsubsidised portions paid by individual customers under the EBPS increased from approximately HK\$51,220,000 for the same period last year to approximately HK\$51,658,000 for the Reporting Period, representing an approximately 0.86% increase.

- *Residential care places leased by non-governmental organisations*

The revenue derived from the non-governmental organisations which leased residential care places from the Group's elderly residential care homes decreased from approximately HK\$176,000 for the same period last year to approximately HK\$84,000 for the Reporting Period, representing an approximately 52.27% decrease.

### Sales of elderly related goods and provision of healthcare services

The revenue from sales of elderly related goods and provision of healthcare services was derived from the sales of adult nappies, nutritional milk, other medical consumable products, daily supplies and provision of additional healthcare services to the residents. The revenue increased from approximately HK\$25,136,000 for the same period last year to approximately HK\$26,687,000 for the Reporting Period, representing an approximately 6.17% increase.

## Management Discussion and Analysis

### Average occupancy rates of the elderly residential care homes

The average occupancy rates of the Group's elderly residential care homes for the Reporting Period and the same period last year are set out as follows:

	Six months ended 30 June	
	2024 approximate %	2023 approximate %
<b>Average occupancy rates</b>		
– elderly residential care homes under the EBPS	93.42%	87.10%
– non-EBPS elderly residential care homes	88.69%	85.59%

### Staff costs

Staff costs are the largest component of the operating expenses, which comprised of wages, salaries, bonuses, long service payments, retirement benefit costs and other allowances and benefits payable to employees. During the Reporting Period, the amount of staff costs slightly increased from approximately HK\$47,648,000 for the same period last year to approximately HK\$48,954,000 for the Reporting Period, representing an approximately 2.74% increase.

### Property rental and related expenses

Property rental and related expenses mainly represented the rental and ancillary office payments under operating leases related to the elderly residential care homes. With the adoption of IFRS 16 Leases, the rental expenses were re-allocated between Property rental and related expenses, depreciation and Finance costs. The amount of property rental and related expenses decreased from approximately HK\$4,574,000 for the same period last year to approximately HK\$4,262,000 for the Reporting Period, representing an approximately 6.82% decrease. The rental and related expenses payments for the elderly residential care homes and office which were paid on cash basis amounted to approximately HK\$29,972,000 in total for the Reporting Period (30 June 2023: approximately HK\$28,476,000 in total).

### Profit for the period

During the Reporting Period, the Group recorded a profit of approximately HK\$14,236,000 and approximately HK\$9,802,000 was noted for the same period last year. The significant increment was mainly due to the increased revenue derived from the SWD, which leased a fixed number of residential care places at the Group's elderly residential care homes under the EBPS.

## Management Discussion and Analysis

### Liquidity, Financial Resources, Gearing Ratio and Capital Structure

#### Liquidity

As at 30 June 2024, current assets amounted to approximately HK\$74,462,000 (31 December 2023: approximately HK\$71,473,000). Current liabilities were approximately HK\$70,432,000 (31 December 2023: approximately HK\$59,789,000).

#### Financial Resources

As at 30 June 2024, the Group had total fixed bank deposits and cash and cash equivalents of approximately HK\$22,980,000 and HK\$37,313,000 (31 December 2023: approximately HK\$12,153,000 and HK\$46,196,000) respectively.

As at 30 June 2024, the Group had trade receivables of approximately HK\$2,397,000 (31 December 2023: approximately HK\$2,140,000).

As at 30 June 2024, the Group recorded net current assets of approximately HK\$4,030,000 (31 December 2023: approximately HK\$11,684,000).

#### Gearing Ratio

The gearing ratio of the Group as at 30 June 2024 was 28% (31 December 2023: 18%) as the Group incurred the lease liabilities with the adoption of IFRS 16 Leases during the Reporting Period. The Group was not in need of any material debt financing during the Reporting Period.

The approach of the board of Directors of the Company (the “Board”) to manage the Group’s working capital is to ensure sufficient liquid assets to meet its matured liabilities so as to avoid any unacceptable losses or damage to the Group’s reputation.

#### Capital Structure

The shares of the Company (the “Shares”) were successfully listed on GEM of the Stock Exchange on 12 July 2017. There has been no change in the capital structure of the Company since then. The capital of the Company only comprises of ordinary shares.

As at 30 June 2024, the total equity of the Group was approximately HK\$193,791,000 (31 December 2023: approximately HK\$197,355,000).

#### Significant Investments Held by the Group

As at 30 June 2024, there was no significant investment held by the Group.

## Management Discussion and Analysis

### Future Plans for Material Investment and Capital Assets

As at 30 June 2024, the Group did not have any plan for material investments and capital assets.

### Material Acquisitions and Disposals of Subsidiaries and Affiliated Companies

The Group did not have any material acquisitions or disposals of subsidiaries and affiliated companies during the Reporting Period.

### Charge on Group Assets

As at 30 June 2024, the Group did not have any charge on its assets.

### Foreign Exchange Exposure

The Group's sales and purchases were denominated in HK\$. As such, the Group has limited exposure to any significant foreign currency exchange risks. The Board does not expect any material impact on the Group's operations caused by any foreign currency fluctuations. No financial instruments were employed by the Group for hedging purpose during the Reporting Period.

### Contingent Liabilities

As at 30 June 2024, the Group had no material contingent liabilities (31 December 2023: Nil).

### Capital Expenditure

During the Reporting Period, the Group's capital expenditure amounted to approximately HK\$237,000 (30 June 2023: approximately HK\$3,447,000) which was used for the acquisition of plant and equipment in the elderly residential care homes.

### Human Resources and Remuneration Policy

As at 30 June 2024, the Group employed 445 employees (30 June 2023: 430 employees). The Group offered competitive remuneration package, discretionary bonuses and social insurance benefits to its employees. In addition, a share option scheme (the "Share Option Scheme") has been adopted on 21 June 2017 for, among others, the employees of the Group.

## Management Discussion and Analysis

### Use of Properties by Shui Jun Nursing Centre (Yau Tong) Company Limited

As disclosed in the Company's 2023 annual report, the Company identified that the use of properties located in Yau Tong, Kowloon (the "Yau Tong Properties") by Shui Jun (Yau Tong) for the operation of an elderly residential care home is inconsistent with the user stated in the deed of mutual covenants and occupation permits of the Yau Tong Properties and Shui Jun (Yau Tong) or the relevant landlords failed to serve a notice under Section 25 of the Buildings Ordinance (Cap. 123 of the Laws of Hong Kong) to the Building Authority about the intended change of user of the Yau Tong Properties.

As at the date of this report, no warning letters from the Lands Department had been received nor any inspection, fines or prosecution action had been taken by the Hong Kong Government or any competent authorities with respect to the said incident. The Company will keep the shareholders of the Company (the "Shareholders") and potential investors informed of any material development in connection with the above matter as and when appropriate in compliance with the GEM Listing Rules.

## Other Information

### Corporate Governance Practices

The Company believes that good corporate governance provides a framework that is crucial for effective management, healthy corporate culture, sustainable business growth and promoting shareholders' value. The corporate governance principles of the Company emphasise a quality Board, proper internal controls, and improves transparency and accountability for the benefit of the Shareholders.

During the Reporting Period, the Company has adopted and complied with, where applicable, the code provisions of the Corporate Governance Code (the "CG Code") as set out in Appendix C1 to the GEM Listing Rules.

### Code of Conduct of Directors' Securities Transactions

The Company has adopted the required standard of dealings (the "Required Standard of Dealings") as set out in Rules 5.48 to 5.67 of the GEM Listing Rules as the code of conduct for dealing in securities of the Company by the Directors. In response to the specific enquiry made by the Company, all Directors confirmed that they fully complied with the Required Standard of Dealings throughout the Reporting Period.

### Competing Business of Directors and Controlling Shareholders

For the Reporting Period, none of the Directors, controlling shareholders or substantial shareholders of the Company or any of their respective close associates (as defined under the GEM Listing Rules) are engaged in any business that competes or may complete, directly or indirectly, with the business of the Group or have any other conflicts of interest with the Group nor are they aware of any other conflicts of interest which any such persons has or may have with the Group.

## Other Information

### Dividend

The Board does not recommend the payment of any dividend for the Reporting Period (30 June 2023: Nil).

### Share Option Scheme

The Company adopted the Share Option Scheme on 21 June 2017 which shall be valid and effective for a period of 10 years commencing on 21 June 2017, after which no further options will be granted but the provisions of the Share Option Scheme shall remain in full force and effect in all other respects. From 1 January 2023, the Company will rely on the transitional arrangements provided by the Stock Exchange for share schemes should it decide to grant any share options pursuant to the Share Option Scheme. The Company will amend the terms of the Share Option Scheme or consider to adopt a new share option scheme in compliance with the new Chapter 23 of the GEM Listing Rules as and when appropriate.

The total number of Shares which may be issued upon the exercise of all options to be granted under the Share Option Scheme and other share option scheme is 40,000,000, representing 10% of the Shares in issue as at the date of this report.

No share option had been granted, exercised or cancelled by the Company under the Share Option Scheme since adoption and during the Reporting Period and there is no outstanding share option as at the date of this report.



## Other Information

### Directors' and Chief Executive's Interests and Short Positions in Shares, Underlying Shares and Debentures of the Company or Any Associated Corporation

As at 30 June 2024, the interests and short positions of the Directors and chief executive of the Company in the Shares, underlying Shares and debentures of the Company or any of its associated corporations (within the meaning of Part XV of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) ("SFO") which were required: (a) to be notified to the Company and the Stock Exchange pursuant to Divisions 7 and 8 of Part XV of the SFO (including interests and short positions which they were taken or deemed to have under such provisions of the SFO); (b) pursuant to Section 352 of the SFO, to be recorded in the register referred therein; or (c) pursuant to Rule 5.46 of the GEM Listing Rules to be notified to the Company and the Stock Exchange, were as follows:

#### Long Positions in the Shares

Name of Directors/ Chief executive	Capacity/ Nature of interests	Number of Shares held/ interested in	Approximate percentage of shareholding <sup>(Note 1)</sup>
Mr. Yik Tak Chi ("Mr. Yik")	(i) Interest of controlled corporation <sup>(Note 2)</sup>	256,908,000	64.23%
	(ii) Beneficial owner <sup>(Note 2)</sup>		
Mr. Lui Chi Tat ("Mr. Lui")	(i) Beneficial owner <sup>(Note 3)</sup>	36,032,000	9.01%
	(ii) Interest of spouse <sup>(Note 3)</sup>		
Mr. Chung Kin Man ("Mr. Chung")	Beneficial owner	40,000	0.01%
Ms. Chung Wai Man ("Ms. Chung")	Beneficial owner	20,000	0.005%

## Other Information

### Notes:

1. The approximate percentage of shareholding is calculated based on 400,000,000 Shares in issue as at 30 June 2024.
2. As at 30 June 2024, Mr. Yik was interested in 256,908,000 Shares, of which 248,700,000 Shares were held by Shui Wah Limited ("Shui Wah") and 8,208,000 Shares were directly held by him. Shui Wah was owned as to 100.00% by Lucky Expert Investments Limited ("Lucky Expert"), which was in turn owned as to 59.88% by Hang Chi Development & Investment Limited ("HCDI"). Mr. Yik indirectly owned the entire issued share capital of HCDI through Multifield Investment Development Limited ("Multifield"). By virtue of the SFO, Mr. Yik is deemed to be interested in the same number of shares in Lucky Expert held by HCDI, same number of shares in Shui Wah held by Lucky Expert, and all the Shares held by Shui Wah. Mr. Yik is the sole director of Shui Wah, Lucky Expert, HCDI and Multifield.
3. As at 30 June 2024, Mr. Lui was interested in 36,032,000 Shares, of which 36,020,000 Shares were directly held by him and 12,000 Shares were held by his spouse. By virtue of the SFO, Mr. Lui is deemed to be interested in all the Shares held by his spouse.

## Other Information

Long Positions in the ordinary shares of associated corporation

Name of Directors/ chief executive	Name of associated corporation	Capacity/ Nature of interests	Number of shares held/ interested in	Percentage of shareholding
Mr. Yik	Multifield	Beneficial owner <sup>(Note)</sup>	1	100.00%
	HCDI	Interest of controlled corporation <sup>(Note)</sup>	20,000	100.00%
	Lucky Expert	Interest of controlled corporation <sup>(Note)</sup>	5,988	59.88%
	Shui Wah	Interest of controlled corporation <sup>(Note)</sup>	10,000	100.00%
Mr. Chung	Lucky Expert	Beneficial owner	493	4.93%
Ms. Chung	Lucky Expert	Beneficial owner	602	6.02%

Note:

As at 30 June 2024, the Company was owned as to approximately 62.18% by Shui Wah. Shui Wah was owned as to 100.00% by Lucky Expert, which was in turn owned as to 59.88% by HCDI. Mr. Yik indirectly owned the entire issued share capital of HCDI through Multifield. By virtue of the SFO, Mr. Yik is deemed to be interested in the same number of shares in Lucky Expert held by HCDI, same number of shares in Shui Wah held by Lucky Expert and all the Shares held by Shui Wah. Accordingly, Multifield, HCDI, Lucky Expert and Shui Wah are associated corporations of the Company.

Save as disclosed above, as at 30 June 2024, none of the Directors or chief executive of the Company had any interests or short positions in the Shares, underlying Shares and debentures of the Company or any of its associated corporation (within the meaning of Part XV of the SFO) which was required to be notified the Company and the Stock Exchange pursuant to Divisions 7 and 8 of Part XV of the SFO (including interests and short positions which they were taken or deemed to have under such provisions of the SFO), or which would be required, pursuant to Section 352 of the SFO, to be recorded in the register referred to therein, or otherwise to be notified to the Company and the Stock Exchange pursuant to Rule 5.46 of the GEM Listing Rules.

## Other Information

**Substantial Shareholders' Interest and Short Positions in Shares and Underlying Shares**

As at 30 June 2024, as far as known to the Directors or chief executive of the Company, the following persons (other than the Directors or chief executive of the Company) had the interests or short positions in the Shares and underlying Shares of the Company which would fall to be disclosed to the Company under provisions of Divisions 2 and 3 of Part XV of the SFO, or which were recorded in the register required to be kept by the Company under Section 336 of the SFO were as follows:

## Long Positions in the Shares

Name of Shareholder	Capacity/ Nature of interests	Number of Shares held/ interested in	Approximate percentage of shareholding <sup>(Note 1)</sup>
Shui Wah	Beneficial owner <sup>(Note 2)</sup>	248,700,000	62.18%
Lucky Expert	Interest in controlled corporation <sup>(Note 2)</sup>	248,700,000	62.18%
Multifield	(i) Interest in controlled corporation <sup>(Note 2)</sup> (ii) Interest held jointly with other person <sup>(Note 3)</sup>	256,908,000	64.23%
HCDI	(i) Interest in controlled corporation <sup>(Note 2)</sup> (ii) Interest held jointly with other person <sup>(Note 3)</sup>	256,908,000	64.23%
Ms. Yik Wai Hang ("Ms. WH Yik")	Interest held jointly with other person <sup>(Note 3)</sup>	256,908,000	64.23%
Ms. Chung Shuk Man	Interest of spouse <sup>(Note 4)</sup>	256,908,000	64.23%
Lok Ko Yeung Benjiman	Beneficial owner	32,392,000	8.10%

## Other Information

### Notes:

1. The approximate percentage of shareholding is calculated based on 400,000,000 Shares in issue as at 30 June 2024.
2. As at 30 June 2024, Shui Wah held 248,700,000 Shares. Shui Wah was owned as to 100.00% by Lucky Expert, which was in turn owned as to 59.88% by HCDI. Mr. Yik indirectly owned the entire issued share capital of HCDI through Multifield. By virtue of the SFO, each of Mr. Yik, Multifield, HCDI and Lucky Expert is deemed to be interested in all the Shares held by Shui Wah.
3. On 13 December 2016, Mr. Yik, Multifield, HCDI and Ms. WH Yik entered into an acting in concert agreement (the "Acting In Concert Agreement") to acknowledge and confirm, among other things, that they are parties acting in concert (having the meaning as ascribed thereto in The Codes on Takeovers and Mergers and Share Buy-backs) in respect of each of the members of the Group from the date of which both Mr. Yik and Ms. WH Yik became the shareholders of Shui On Nursing Home Holdings Limited (i.e. 31 July 2013) and will continue to be parties acting in concert until such arrangement is terminated in writing by them pursuant to the Acting In Concert Agreement. As such, they are deemed to be interested in the Shares held by the others.

As disclosed above, as at 30 June 2024, Mr. Yik was interested in 256,908,000 Shares. Accordingly, by virtue of the Acting in Concert Agreement, Mr. Yik, Multifield, HCDI and Ms. WH Yik together control approximately 64.23% of the issued share capital of the Company.

4. Ms. Chung Shuk Man is the spouse of Mr. Yik. By virtue of the SFO, Ms. Chung Shuk Man is deemed to be interested in all the Shares in which Mr. Yik is interested.

Save as disclosed above, as at 30 June 2024, the Directors were not aware of any persons (other than the Directors and chief executive of the Company) who had any interests or short positions in the Shares or underlying Shares which would fall to be disclosed under Divisions 2 and 3 of Part XV of the SFO, or which were recorded in the register required to be kept by the Company under Section 336 of the SFO.

## Other Information

### Purchase, Sale or Redemption of Listed Securities of the Company

During the Reporting Period, neither the Company nor any of its subsidiaries purchased, sold or redeemed any of the listed securities of the Company.

### Audit Committee and Review of the Interim Results

Pursuant to Rule 5.28 of the GEM Listing Rules, the Company has established an audit committee (the "Audit Committee") with written terms of reference aligned with the CG Code. The Audit Committee comprises three independent non-executive Directors, namely Mr. Chan Ching Sum Sam, Mr. Lau Tai Chim and Mr. Wong Wai Ho. The main role and functions of the Audit Committee are to assist the Board in fulfilling its audit duties through the review and supervision of the Company's financial reporting, risk management and internal control systems.

The Audit Committee has discussed with the management of the Company and reviewed the interim results for the Reporting Period and the unaudited condensed consolidated financial statements of the Group for the Reporting Period, and is of the opinion that such statements have complied with the applicable accounting standards and that adequate disclosure has been made in respect thereof.

By order of the Board  
**Hang Chi Holdings Limited**  
**Yik Tak Chi**  
Chairman

Hong Kong, 7 August 2024

*As at the date of this report, the executive Directors are Mr. YIK Tak Chi, Mr. LUI Chi Tat, Mr. CHUNG Kin Man and Ms. CHUNG Wai Man, the non-executive Director is Mr. LAU Joseph Wan Pui and the independent non-executive Directors are Mr. WONG Wai Ho, Mr. LAU Tai Chim and Mr. CHAN Ching Sum Sam.*

## Unaudited Condensed Consolidated Statement of Profit or Loss and Other Comprehensive Income

For the six months ended 30 June 2024

The board (the “Board”) of Directors of the Company hereby presents the unaudited condensed consolidated interim results of the Company and its subsidiaries (collectively referred to as the “Group”) for the six months ended 30 June 2024 (the “Reporting Period”) together with the unaudited comparative figures for the corresponding period in 2023 (the “Corresponding Period” or “2023”) as follows:

	Notes	Six months ended 30 June	
		2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
<b>REVENUE</b>	4	<b>112,645</b>	102,551
Other income	5	<b>5,610</b>	5,134
Staff costs		<b>(48,954)</b>	(47,648)
Property rental and related expenses		<b>(4,262)</b>	(4,574)
Depreciation and amortisation		<b>(24,449)</b>	(22,799)
Food		<b>(3,420)</b>	(3,338)
Medical fees		<b>(5,571)</b>	(5,052)
Professional and legal fees		<b>(1,469)</b>	(1,574)
Utility expenses		<b>(2,379)</b>	(2,356)
Consumables		<b>(1,474)</b>	(1,149)
Other operating expenses		<b>(7,160)</b>	(5,978)
Finance costs	6	<b>(2,120)</b>	(1,866)
<b>PROFIT BEFORE TAX</b>	7	<b>16,997</b>	11,351
Income tax expenses	8	<b>(2,761)</b>	(1,549)
<b>PROFIT AND TOTAL COMPREHENSIVE INCOME FOR THE PERIOD</b>		<b>14,236</b>	9,802
Attributable to:			
Owners of the Company		<b>12,468</b>	9,419
Non-controlling interests		<b>1,768</b>	383
		<b>14,236</b>	9,802
<b>EARNINGS PER SHARE ATTRIBUTABLE TO THE OWNERS OF THE COMPANY</b>	10		
– Basic and diluted (HK cents)		<b>3.12</b>	2.35

Details of the dividends during the reporting period are disclosed in Note 9 to the unaudited condensed consolidated financial statements.

## Unaudited Condensed Consolidated Statement of Financial Position

As at 30 June 2024

		As at 30 June 2024 HK\$'000 (unaudited)	As at 31 December 2023 HK\$'000 (audited)
	Notes		
<b>NON-CURRENT ASSETS</b>			
Property, plant and equipment	11	19,405	21,219
Right-of-use assets	12	114,820	81,122
Intangible assets		2	2
Goodwill		112,790	112,790
Deposits		10,188	9,885
Deferred tax assets		1,903	1,793
Total non-current assets		<b>259,108</b>	226,811
<b>CURRENT ASSETS</b>			
Trade receivables	13	2,397	2,140
Prepayments, deposits and other receivables		9,715	7,917
Tax recoverable		2,057	3,067
Fixed bank deposits		22,980	12,153
Cash and cash equivalents		37,313	46,196
Total current assets		<b>74,462</b>	71,473
<b>CURRENT LIABILITIES</b>			
Trade payables	14	5,509	1,306
Other payables and accruals		19,662	19,678
Amount due to a related company		413	468
Income tax payables		2,507	317
Lease liabilities	12	42,341	38,020
Total current liabilities		<b>70,432</b>	59,789
<b>NET CURRENT ASSETS</b>		<b>4,030</b>	11,684
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>		<b>263,138</b>	238,495

Other Information

Unaudited Condensed Consolidated Statement of Profit or Loss and Other Comprehensive Income

Unaudited Condensed Consolidated Statement of Financial Position



## Unaudited Condensed Consolidated Statement of Financial Position

As at 30 June 2024

Other Information

		<b>As at 30 June 2024 HK\$'000 (unaudited)</b>	As at 31 December 2023 HK\$'000 (audited)
	<i>Notes</i>		
<b>NON-CURRENT LIABILITY</b>			
Lease liabilities	12	69,347	41,140
Net assets		193,791	197,355
<b>CAPITAL AND RESERVES</b>			
Share capital	15	4,000	4,000
Reserves		180,857	184,389
Equity attributable to owners of the Company		184,857	188,389
Non-controlling interests		8,934	8,966
Total equity		193,791	197,355

Unaudited Condensed Consolidated  
Statement of Profit or Loss and  
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Unaudited Condensed Consolidated  
Statement of Financial Position

## Unaudited Condensed Consolidated Statement of Changes in Equity

For the six months ended 30 June 2024

	Attributable to the owners of the Company						Non-controlling interests	Total equity
	Issued capital	Share premium*	Merger reserve*	Other reserve*	Retained profits*	Total		
	HK\$'000	HK\$'000	HK\$'000	HK\$'000	HK\$'000	HK\$'000		
At 1 January 2024 (audited)	4,000	109,298	5	(10,840)	85,926	188,389	8,966	197,355
Profit and total comprehensive income for the period	-	-	-	-	12,468	12,468	1,768	14,236
Final dividend declared	-	-	-	-	(16,000)	(16,000)	(1,800)	(17,800)
At 30 June 2024 (unaudited)	4,000	109,298	5	(10,840)	82,394	184,857	8,934	193,791

For the six months ended 30 June 2023

	Attributable to the owners of the Company						Non-controlling interests	Total equity
	Issued capital	Share premium*	Merger reserve*	Other reserve*	Retained profits*	Total		
	HK\$'000	HK\$'000	HK\$'000	HK\$'000	HK\$'000	HK\$'000		
At 1 January 2023 (audited)	4,000	109,298	5	(10,840)	102,518	204,981	6,170	211,151
Profit and total comprehensive income for the period	-	-	-	-	9,419	9,419	383	9,802
Final dividend declared	-	-	-	-	(40,000)	(40,000)	-	(40,000)
At 30 June 2023 (unaudited)	4,000	109,298	5	(10,840)	71,937	174,400	6,553	180,953

\* These reserve accounts comprise the consolidated reserves of approximately HK\$184,857,000 and HK\$170,400,000 in the unaudited condensed consolidated statement of financial position as at 30 June 2024 and 2023 respectively.

## Unaudited Condensed Consolidated Statement of Cash Flows

For the six months ended 30 June 2024

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
<b>Net cash inflows from operating activities</b>	<b>44,891</b>	40,349
<b>Net cash (outflows)/inflows from investing activities</b>	<b>(10,264)</b>	25,526
<b>Net cash outflows from financing activity</b>	<b>(43,510)</b>	(63,903)
<b>Net (decrease)/increase in cash and cash equivalents</b>	<b>(8,883)</b>	1,972
Cash and cash equivalents at beginning of period	<b>46,196</b>	38,491
<b>Cash and cash equivalents at end of the period</b>	<b>37,313</b>	40,463
<b>Analysis of the balance of the cash and cash equivalents</b>		
Cash and bank balances	<b>37,313</b>	40,463
Non-pledged time deposits with original maturity of less than three months when acquired	–	–
Cash and cash equivalents as stated in the consolidated statement of cash flows	<b>37,313</b>	40,463

# Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

## 1. General information

Hang Chi Holdings Limited (the “Company”) is a public limited company incorporated in the Cayman Islands and its shares are listed on the GEM of the Stock Exchange of Hong Kong Limited (the “Stock Exchange”).

The registered office of the Company is located at Cricket Square, Hutchins Drive, PO Box 2681, Grand Cayman, KY1-1111, Cayman Islands. The address of the principal place of business of the Company is situated at Unit 1107, 11/F., Tower 3 Enterprise Square, No. 9 Sheung Yuet Road, Kowloon Bay, Kowloon, Hong Kong.

In the opinion of the directors of the Company, the holding company of the Company is Shui Wah Limited (“Shui Wah”), which was incorporated in the British Virgin Islands (“BVI”). The Company’s ultimate holding company is Multifield Investment Development Limited, a company incorporated in the BVI with limited liability on 8 January 2010, which is wholly owned by Mr. Yik Tak Chi.

The principal activities of the Company and its subsidiaries (hereinafter collectively referred to as the “Group”) are principally engaged in the providing comprehensive residential care home services to the elderly residents and trading of healthcare and medical consumable products.

The consolidated financial statements are presented in Hong Kong dollars (“HK\$”), which is also the functional currency of the Company.

## 2. Basis of preparation

The unaudited condensed consolidated financial information of the Group for the six months ended 30 June 2024 (the “Condensed Financial Report”) has been prepared in accordance with International Accounting Standards (“IAS”) 34 “Interim Reporting” issued by the International Accounting Standards Board (“IASB”) and the applicable disclosure requirements of the Rules Governing the Listing of Securities on GEM of the Stock Exchange.

The Condensed Financial Report should be read in conjunction with the annual financial statements of the Company for the year ended 31 December 2023 (the “2023 Annual Financial Statements”). The principal accounting policies used in the Condensed Financial Report are consistent with those adopted in the 2023 Annual Financial Statements, except for the adoption of the new or amended International Financial Reporting Standards (“IFRSs”) issued by the IASB which are relevant to and effective for the Group’s financial statements for the annual period beginning on 1 January 2024.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 2. Basis of preparation *(Continued)*

The adoption of the new and revised IFRSs has had no significant effect on these unaudited condensed consolidated financial statements for the six months ended 30 June 2024 and there have been no significant changes to the accounting policies applied in these unaudited condensed consolidated financial statements for the six months ended 30 June 2024.

The Group has not applied any new and revised standards, amendments or interpretations that have been issued but are not yet effective. The Group is currently assessing the impact of the adoption of such new and revised standards, amendments or interpretations to the Group but is yet to be in a position to state whether they would have any material financial impact on the Group's results of operations and financial position.

The preparation of the Condensed Financial Report in conformity with IAS 34 requires management to make judgements, estimates and assumptions that affect the application of policies and reported amounts of assets and liabilities, income and expenses on a year to date basis. Actual results may differ from these estimates.

The Condensed Financial Report has been prepared under the historical cost convention. The Condensed Financial Report is presented in Hong Kong dollars ("HK\$") which is also the functional currency of the Company and all values are rounded to the nearest thousands ("HK\$'000") unless otherwise stated.

The unaudited condensed consolidated financial statements have not been audited by the Company's auditor, but have been reviewed by the audit committee of the Company (the "Audit Committee").

### 3. Segment information

Information reported to the directors of the Company, being the chief operating decision maker (the "CODM"), for the purpose of resource allocation and assessment of segment performance focuses on types of goods and services provided. No operating segments identified by the CODM has been aggregated in arriving at the reportable segments of the Group.

For management purposes, the Group has only one reportable operating segment, which is the operation of residential care homes. Since this is the only reportable operating segment of the Group, no further operating segment analysis thereof is presented.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 3. Segment information (Continued)

#### Geographical information

Geographical information is not presented since all of the Group's revenue from external customers is generated in Hong Kong and all of the non-current assets of the Group are located in Hong Kong. The non-current asset information is based on the locations of assets and excludes financial instruments and deferred tax assets.

#### Information about a major customer

Revenue of approximately HK\$34,216,000 for the period ended 30 June 2024 (30 June 2023: HK\$26,019,000), which amounted to more than 10% of the Group's revenue, was derived from the Hong Kong Government under the Enhanced Bought Place Scheme ("EBPS") and the Bought Place Scheme on Day Care Units ("Day Care Services").

### 4. Revenue

Revenue represents revenue arising from rendering of elderly home care services and sales of elderly related goods and provision of healthcare services. An analysis of the Group's revenue for the period is as follows:

	<b>Six months ended 30 June</b>	
	<b>2024</b>	2023
	<b>HK\$'000</b>	HK\$'000
	<b>(unaudited)</b>	(unaudited)
<b>Revenue from contracts with customers within the scope of IFRS 15</b>		
– Rendering of elderly home care services	<b>85,958</b>	77,415
– Sales of elderly related goods and provision of healthcare services	<b>26,687</b>	25,136
<b>Total revenue from contracts with customers</b>	<b>112,645</b>	102,551

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 4. Revenue (Continued)

Disaggregation of revenue from contracts with customers by timing of recognition:

	Rendering of elderly homecare services HK\$'000 (unaudited)	Sales of goods and provision of healthcare services HK\$'000 (unaudited)	Total HK\$'000 (unaudited)
<b>For the period ended 30 June 2024</b>			
<b>Timing of revenue recognition</b>			
At a point in time	–	16,833	16,833
Over time	85,958	9,854	95,812
	<b>85,958</b>	<b>26,687</b>	<b>112,645</b>
<b>For the period ended 30 June 2023</b>			
<b>Timing of revenue recognition</b>			
At a point in time	–	15,187	15,187
Over time	77,415	9,949	87,364
	<b>77,415</b>	<b>25,136</b>	<b>102,551</b>

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 4. Revenue (Continued)

The following table shows the amounts of revenue recognised in the current reporting period that were included in the contract liabilities at the beginning of the reporting period and recognised from performance obligations satisfied in previous periods:

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
<b>Revenue recognised that was included in contract liabilities at the beginning of the reporting period:</b>		
– Rendering of elderly home care services	220	303
– Sales of elderly related goods and provision of healthcare services	220	344
	<b>440</b>	<b>647</b>

#### Performance Obligations

Information about the Group's performance obligations is summarised below:

##### *Rendering of services*

The performance obligation is satisfied over time as services are rendered and advance payments are normally required for home care services and certain healthcare services. For other healthcare services, payment is generally due within 30 days.

##### *Sale of goods*

The performance obligation is satisfied upon delivery of the goods and advance payments are generally required. For other goods where advance payment is not required, payment is generally due within 30 days from delivery.



## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 4. Revenue (Continued)

Performance Obligations (Continued)

*Transaction price allocated to the remaining performance obligations for contracts with customers*

The transaction prices allocated to the performance obligations that are unsatisfied (or partially unsatisfied) as at 30 June 2024 and 2023 and the expected timing of recognition are, as follows:

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
Within one year	292	409

### 5. Other Income

An analysis of other income is as follows:

	Note	Six months ended 30 June	
		2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
Bank interest income		800	1,007
Government grants	(i)	2,489	2,204
Rental income		1,748	1,534
Others		573	326
		5,610	5,134

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 5. Other Income (Continued)

Note:

- (i) During the six months ended 30 June 2024, the Group recognised government grants of Nil (six months ended 30 June 2023: HK\$96,000) in respect of COVID-19-related subsidies. The remaining government grants of approximately HK\$2,489,000 (six months ended 30 June 2023: HK\$2,108,000) related to the Infirmary Care Supplement, Dementia Supplement, Training Subsidy Scheme for Staff of Residential Care Homes, Elderly Health Care Voucher Scheme and Electrical Equipment Upgrade Scheme. There are no unfulfilled conditions and other contingencies attached to the receipts of those subsidies.

### 6. Finance Costs

An analysis of finance costs is as follows:

	<b>Six months ended 30 June</b>	
	<b>2024</b> <b>HK\$'000</b> <b>(unaudited)</b>	<b>2023</b> <b>HK\$'000</b> <b>(unaudited)</b>
Interest on lease liabilities	<b>2,120</b>	1,866

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 7. Profit before Tax

The Group's profit before tax is arrived at after charging:

	<b>Six months ended 30 June</b>	
	<b>2024</b>	2023
	<b>HK\$'000</b>	HK\$'000
	<b>(unaudited)</b>	(unaudited)
Auditor's remuneration	644	612
Depreciation of property, plant and equipment	2,029	1,914
Depreciation of right-of-use assets	22,420	20,693
Amortisation of intangible assets	–	192
Amount of inventories recognised as an expense	7,067	6,931
Loss on written off on property, plant and equipment	22	411
Employee benefit expense including Directors' and chief executive's remuneration:		
– Salaries, wages, allowances and other benefits	46,713	45,531
– Contributions to retirement benefits scheme	1,340	1,298
<b>Total staff costs</b>	<b>48,053</b>	<b>46,829</b>

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 8. Income Tax Expenses

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
Current tax:		
Hong Kong Profits Tax	2,867	1,839
Deferred tax	(106)	(290)
Total tax charge for the period	2,761	1,549

Notes:

- (i) Pursuant to the rules and regulations of the Cayman Islands and the BVI, the Group is not subject to any income tax in the Cayman Islands and the BVI.
- (ii) On 21 March 2018, the Hong Kong Legislative Council passed The Inland Revenue (Amendment) (No. 7) Bill 2017 (the "Bill") which introduces the two-tiered profits tax rates regime. The Bill was signed into law on 28 March 2018 and was gazette on the following day. Under the two-tiered profits tax rates regime, the first HK\$2 million of profits of qualifying corporation will be taxed at 8.25%, and profits above HK\$2 million will be taxed at 16.5%. For the periods ended 30 June 2024 and 2023, Hong Kong Profits Tax of the qualified entities of the Group is calculated in accordance with the two-tiered profits tax rates regime. The profits of other entities of the Group in Hong Kong not qualifying for the two-tiered profits tax rates regime will continue to be taxed at the flat rate of 16.5%.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 9. Dividends

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
Final – HK\$4.00 cents (six months ended 30 June 2023: HK\$10.00 cents) per ordinary share	<b>16,000</b>	40,000

The Board does not recommend the payment of any dividend for the six months ended 30 June 2024 (30 June 2023: Nil).

The distribution amounts set out in the interim condensed consolidated statements of changes in equity of approximately HK\$1,800,000 for the six months ended 30 June 2024 (six months ended 30 June 2023: Nil) represented the dividends declared by Shui On Nursing Centre (Kwai Shing E.) Co. Limited and Guardian Home Limited, non-wholly-owned subsidiaries of the Company, to their non-controlling shareholders.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 10. Earnings Per Share

The calculation of the basic and diluted earnings per share attributable to the owners of the Company is based on the following data:

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
<b>Earnings</b>		
Profit for the period attributable to owners of the Company for the purpose of basic and diluted earnings per share	<b>12,468</b>	9,419

	Six months ended 30 June	
	2024 (unaudited)	2023 (unaudited)
<b>Number of shares</b>		
Weighted average number of ordinary shares for the purpose of calculating basic and diluted earnings per share	<b>400,000,000</b>	400,000,000

No adjustment has been made to the basic earnings per share amounts presented for the periods ended 30 June 2024 and 2023 as the Group had no potentially dilutive ordinary shares in issue during both periods.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 11. Property, Plant and Equipment

During the six months ended 30 June 2024, the Group acquired property, plant and equipment with a cost of HK\$237,000 (six months ended 30 June 2023: HK\$3,447,000).

During the six months ended 30 June 2024, depreciation for property, plant and equipment was HK\$2,029,000 (six months ended 30 June 2023: HK\$1,914,000).

During the six months ended 30 June 2024, the Group written-off property, plant and equipment with a cost of HK\$200,000 (six months ended 30 June 2023: HK\$725,000).

During the six months ended 30 June 2024 and 2023, no property, plant and equipment was disposed of by the Group.

### 12. Lease

#### (i) Right-of-use assets

	<b>As at 30 June 2024 HK\$'000 (unaudited)</b>	As at 31 December 2023 HK\$'000 (audited)
Land and buildings	<b>114,820</b>	81,122

The Group has lease contracts for various items of land and buildings. Leases of land and buildings generally have lease terms between 2 and 50 years. Generally, the Group is restricted from assigning and subleasing the leased assets outside the Group.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 12. Lease (Continued)

#### (ii) Lease liabilities

	<b>As at 30 June 2024 HK\$'000 (unaudited)</b>	As at 31 December 2023 HK\$'000 (audited)
Non-current	69,347	41,140
Current	42,341	38,020
	<b>111,688</b>	79,160
Amounts payable under lease liabilities		
Within one year	42,341	38,020
After one year but within two years	29,604	26,180
After two years but within five years	39,743	14,960
	<b>111,688</b>	79,160
Less: Amount due for settlement within 12 months (shown under current liabilities)	<b>(42,341)</b>	(38,020)
Amount due for settlement after 12 months	<b>69,347</b>	41,140

Unaudited Condensed Consolidated  
Statement of Changes in Equity

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Notes to the Unaudited Condensed  
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## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 12. Lease (Continued)

- (iii) Amount recognised in consolidated statement of profit or loss and other comprehensive income

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
Depreciation of right-of-use assets	22,420	20,693
Interest on lease liabilities	2,120	1,866
Expense relating to short-term leases	138	659

- (iv) Others

During the six months ended 30 June 2024, total cash outflow for lease amount to approximately HK\$25,848,000 (six months ended 30 June 2023: HK\$24,561,000).

At 30 June 2024 and 30 June 2023, no lease agreement not yet commenced is committed by the Group.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 13. Trade Receivables

	<b>As at 30 June 2024 HK\$'000 (unaudited)</b>	As at 31 December 2023 HK\$'000 (audited)
Trade receivables	<b>2,397</b>	2,140

The Group normally requires its customers to make payments in advance. The Group's customers settle their bills in a timely manner and therefore, the Group's exposure to credit risks is insignificant.

The Group's trade receivables as at the end of the reporting period, based on the date of the service rendered, had maturity of less than three months and no impairment loss was recognised.

The carrying amounts of trade receivables approximate to their fair values.

### 14. Trade Payables

The following is an aged analysis of trade payables presented based on the invoice date at the end of the reporting period:

	<b>As at 30 June 2024 HK\$'000 (unaudited)</b>	As at 31 December 2023 HK\$'000 (audited)
Within 3 months	<b>5,509</b>	1,306

The average credit period granted by its suppliers ranging from 30 to 60 days. The Group has financial risk management in place to ensure that all payables are settled within the credit timeframe.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 15. Share Capital

	<b>Number of shares</b> '000 (unaudited)	<b>Share capital</b> HK\$'000 (unaudited)
Ordinary share of HK\$0.010 each		
Authorised:		
At 1 January 2023, 31 December 2023, 1 January 2024 and 30 June 2024	<u>1,000,000</u>	<u>10,000</u>
Issued and fully paid:		
At 1 January 2023, 31 December 2023, 1 January 2024 and 30 June 2024	<u>400,000</u>	<u>4,000</u>

### 16. Contingent Liabilities

The Group had no significant contingent liabilities as at 30 June 2024 and 31 December 2023.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 17. Related Party Transactions

- (a) In addition to the transactions detailed elsewhere in these financial statements, the Group had the following transactions with related parties during the reporting period:

		Six months ended 30 June	
Notes		2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
<i>Purchases from a related company of which Mr. Yik Tak Chi is a member of key management personnel</i>			
	– Yu Fat Hong (Hong Kong) Limited	(i) <b>3,019</b>	3,007
<i>Rental paid to related companies of which Mr. Yik Tak Chi is a member of key management personnel</i>			
	– Ever Premier Limited	(ii) <b>1,200</b>	1,200
	– Roymark Limited	(ii) <b>5,340</b>	5,340

Notes:

- (i) The purchases were made according to the prices and conditions offered by the related company to its major customers.
- (ii) The rental were determined based on terms mutually agreed by both parties at arm's length.

## Notes to the Unaudited Condensed Consolidated Financial Statements

For the six months ended 30 June 2024

### 17. Related Party Transactions (Continued)

- (b) Compensation of key management personnel of the Group:

The remuneration of directors of the Company and other members of key management personnel during the period was as follows:

	Six months ended 30 June	
	2024 HK\$'000 (unaudited)	2023 HK\$'000 (unaudited)
Short term employee benefits	4,363	5,160
Post-employment benefits	113	119
Total compensation paid to key management personnel	4,476	5,279

The remuneration of directors of the Company and key executives is determined by the remuneration committee having regard to the performance of individuals and market trends.