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有利集團有限公司*

Yau Lee Holdings Limited

(Incorporated in Bermuda with limited liability)

(Stock Code: 00406)

VOLUNTARY ANNOUNCEMENT

**HIGH CHANCE OF AWARD OF THE INTEGRATED CONTRACT FOR CONSTRUCTION OF
PUBLIC RENTAL HOUSING DEVELOPMENT AT KAI TAK SITE 1B TO
YAU LEE — HSIN CHONG JOINT VENTURE**

This is a voluntary announcement made by Yau Lee Holdings Limited (the “Company”).

The board of directors (the “Board”) of the Company considers that a tender submitted by Yau Lee — Hsin Chong Joint Venture (the “Joint Venture”) to the Hong Kong Housing Authority for design and construction of a Public Rental Housing Estate of Kai Tak Site 1B at Kai Tak comprising domestic flats, commercial carport facilities and associated external works (the “Project”) might have a high chance to be awarded to the Joint Venture. 60% of the Joint Venture is owned by Yau Lee Construction Company Limited, a wholly owned subsidiary of the Company whereas 40% of it is owned by Hsin Chong Construction Company Limited.

The total contract sum for the Project is estimated to be approximately HK\$2.9 billion. The contract period runs for 45 months.

There is no capital or other commitment on any partners of the Joint Venture in respect of the Project as at the date of this announcement and further announcement will be made by the Company as and when required under the Listing Rules.

The Company and its subsidiaries are principally engaged in the contracting of building construction, plumbing, maintenance and fitting-out projects, electrical and mechanical installation and building materials trading.

By order of the Board
Yau Lee Holdings Limited
Wong Ip Kuen
Chairman

Hong Kong, 9 November 2009

As at the date of this announcement, the Executive Directors are Wong Ip Kuen, Wong Tin Cheung, Wong Wai Man, Sun Chun Wai and So Yau Chi; the Independent Non-executive Directors are Yeung Tsun Man, Eric, Wu King Cheong and Chan Bernard Charnwut.

* For identification purpose only