

Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.



廣州富力地產股份有限公司
GUANGZHOU R&F PROPERTIES CO., LTD.*

(a joint stock limited company incorporated in the People's Republic of China with limited liability)
(Stock code: 2777)

ANNOUNCEMENT IN RELATION TO (1) UPDATES PURSUANT TO RULES 13.51(2) AND 13.51B(2) OF THE LISTING RULES AND (2) THE EARLIER ANNUAL REPORTS

(1) Updates pursuant to Rule 13.51(2) and Rule 13.51B(2) of the Listing Rules

Reference is made to the overseas regulatory announcement of Guangzhou R&F Properties Co., Ltd. (the “**Company**”) dated 22 November 2024 (the “**Announcement**”). As stated in the Announcement, the Company recently received the “Decision on Issuance of Warning Letter to Guangzhou R&F Properties Co., Ltd., Li Sze Lim, Zhang Li and Hu Jie” ([2024] No. 192) (the “**Warning Letter**”) from the Guangdong Regulatory Bureau of China Securities Regulatory Commission (the “**Guangdong Regulatory Bureau**”) as the Company has not timely disclosed certain material issues including the Company’s overdue interest-bearing borrowings and notes and the Company being listed as a judgment defaulter. The Guangdong Regulatory Bureau decided to take administrative regulatory measures by issuing the Warning Letter to the Company, Dr. Li Sze Lim (the Chairman and an executive director of the Company) and other relevant personnel.

The Company and the relevant personnel took the Warning Letter seriously and will make in-depth reflection and practical rectifications, and strictly comply with the requirements of the Guangdong Regulatory Bureau. The above matters will not have a material adverse impact on the Company’s production and operation, financial situation and debt repayment ability. The Company will strictly perform information disclosure obligations in accordance with the information disclosure requirements in future.

Save as disclosed above, there are no other relevant matters that need to be brought to the attention of the shareholders of the Company pursuant to Rule 13.51(2) and Rule 13.51B(2) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited.

(2) Supplemental Information in relation to the Earlier Annual Reports

References are made to the annual reports of the Company for the years ended 31 December 2005 to 2010 (collectively, the “**Annual Reports**”).

Further to the disclosure made by the Company in the Annual Reports, the Company would like to provide additional information in relation to the supervisors’ emoluments for the years ended 31 December 2005 to 2010 as follows:

Name of Supervisor	Salary for the year ended 31 December 2005 (Note 1)	Salary for the year ended 31 December 2006	Salary for the year ended 31 December 2007	Salary for the year ended 31 December 2008	Salary for the year ended 31 December 2009	Salary for the year ended 31 December 2010
Feng Xiangyang (Note 2)	RMB84,000	RMB168,000	RMB168,000	RMB168,000	RMB168,000	RMB168,000
Liang Yingmei (Note 2)	RMB30,000	RMB60,000	RMB60,000	RMB60,000	RMB60,000	RMB60,000
Zheng Ercheng (Note 2)	RMB30,000	RMB60,000	RMB60,000	RMB60,000	RMB60,000	RMB60,000

Note 1: The figure represented the salary paid during the period from 1 July 2005 to 31 December 2005.

Note 2: As at the date of this announcement, each of Mr. Feng Xiangyang, Ms. Liang Yingmei and Mr. Zheng Ercheng is not a supervisor of the Company. Mr. Zheng Ercheng is currently an independent non-executive director of the Company.

Save as disclosed above, there were no other emoluments paid to the supervisors of the Company for the years ended 31 December 2005 to 2010 in respect of their service as supervisors.

The above supplemental information does not affect other information contained in the Annual Reports. Save as disclosed above, all other information in the Annual Reports remains unchanged.

By Order of the Board
Guangzhou R&F Properties Co., Ltd.
Lee Michael
Company Secretary

29 November 2024, Hong Kong

As at the date of this announcement, the executive directors of the Company are Dr. Li Sze Lim, Mr. Zhang Hui, Mr. Xiang Lijun and Mr. Zhao Feng; the non-executive directors are Ms. Zhang Lin and Ms. Li Helen; and the independent non-executive directors are Mr. Zheng Ercheng, Mr. Ng Yau Wah, Daniel and Mr. Wong Chun Bong.

** For identification purpose only*