



POLLUX PROPERTIES LTD.

(Company Registration Number: 199904729G)

RECEIPT OF STATEMENT OF CLAIM FROM THE MANAGEMENT CORPORATION STRATA TITLE NO. 4665

The Board of Directors (the "**Board**") of Pollux Properties Ltd. (the "**Company**" and together with its subsidiaries, the "**Group**") wishes to announce that on 10 October 2023, a wholly-owned subsidiary of the Group, Giorgio Residences Pte. Ltd. ("**Giorgio**") had been served with a Statement of Claim (the "**Claim**") by the Management Corporation Strata Title Plan No. 4665 (the "**Claimant**"). As Giorgio was already struck off the Register of Companies ("**Register**") in August 2023, the Company was not aware when the Claim was made in October 2023 and was only informed of the Claim when the Claim was left at Giorgio's last registered address on or about 30 July 2024. Giorgio is named as one of three defendants to the Claim. The second and third defendants are not related to the Company. The Claimant is claiming, among others, a sum of S\$650,000 and damages to be assessed in relation to alleged defects in relation to the Mayfair Residences located at 531 East Coast Road Singapore 429065 (the "**Development**").

Giorgio had been struck off from the Register on 7 August 2023 as the Development had been fully completed and Giorgio was dormant for several years. Due to the developments above, Giorgio has been restored as a company on the Register on 4 July 2024 pursuant to a Court order.

The Company is seeking legal advice and intends to take steps to vigorously defend the Claim. Based on the current information available, the Company is of the view that the Claim will not have any material impact on the financial position of the Company and ability for the Company to continue its existing business operations.

The Company will make further announcements as and when there are material developments on the matter.

Shareholders and potential investors of the Company are advised to exercise caution when dealing in the securities of the Company. Shareholders and potential investors of the Company are advised to read this announcement and any further announcements made by the Company carefully. Shareholders and potential investors of the Company should consult their stockbrokers, bank managers, solicitors or other professional advisors if they have any doubt about the actions they should take.

By order of the Board

Nico Purnomo Po
Executive Director and Chief Executive Officer
8 August 2024

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*This announcement has been prepared by Pollux Properties Ltd. (the “**Company**”) and reviewed by the Company’s sponsor, Novus Corporate Finance Pte. Ltd. (the “**Sponsor**”), in compliance with Rule 226(2)(b) of the Singapore Exchange Securities Trading Limited (“**SGX-ST**”) Listing Manual Section B: Rules of Catalyst.*

This announcement has not been examined or approved by the SGX-ST and the SGX-ST assumes no responsibility for the contents of this announcement, including the correctness of any of the statements or opinions made, or reports contained in this announcement.

The contact person for the Sponsor is Mr. Pong Chen Yih, Chief Operating Officer at 7 Temasek Boulevard #04-02 Suntec Tower 1, Singapore 038987, telephone (65) 6950 2188.