

Our Ref: REG/LC/GT/NOC2026020001

23 February 2026

China Yuanbang Property Holdings Limited
9th Floor, Yuanbang Building
No. 599 Huangshi West Road
Baiyun District, Guangzhou City
Guangdong Province
PRC51043

Attention: Board of Directors

Dear Sir or Madam,

**CHINA YUANBANG PROPERTY HOLDINGS LIMITED (THE “COMPANY”)
NOTICE OF COMPLIANCE (THE “NOTICE”)**

Breach of Mainboard Rule 707(1): Convening Annual General Meeting

1. Mainboard Rule 707(1) requires an issuer to hold its annual general meeting (“AGM”) within four months from the end of its financial year. The Company last held an AGM on 30 October 2023 for the financial year ended 30 June 2023.
2. The Company has failed to convene the AGMs for the financial year ended 30 June 2024 (“FY2024”) and the financial year ended 30 June 2025 (“FY2025”) as of the date of this Notice. The Company is therefore in breach of Mainboard Rule 707(1) in relation to the FY2024 and FY2025 AGMs.

Exchange’s Directives: To Hold an Information Session and Regularise Holding of AGMs

3. The AGM is an important forum to allow shareholders to communicate their views or raise queries on matters affecting the Company. It is also to enable the Company’s Board of Directors to apprise shareholders of the Company’s financial performance and prospects. Shareholders can exercise their rights by voting on resolutions to be tabled for approval at the AGM. This includes matters concerning the issuer’s affairs, including but not limited to, the adoption of the directors’ statement and audited financial statements and the appointment and re-election of directors.
4. Pursuant to Mainboard Rule 1405(1)(k), SGX RegCo hereby directs the Company to hold an in-person information session (“**Information Session**”) within four months from the date of this Notice to update shareholders of the Company’s existing state of affairs and future plans, and to accord shareholders the opportunity to raise any concerns that they may have with the Board. Further requirements for the Information Session are set out in **Appendix I**.

Singapore Exchange Regulation Pte. Ltd.

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(A wholly-owned subsidiary of Singapore Exchange Limited)

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5. Notwithstanding the holding of the Information Session, the Company is also expected to convene all its AGMs which have fallen due or will fall due, within one year from this Notice.
6. Mainboard Rule 1405(4) states that failure to comply with the requirements imposed by the Exchange will be deemed to be a contravention of the Mainboard Rules. Non-compliance with this Notice therefore constitutes a breach of the said rule. The Company's Directors may also be considered to have failed to extend the necessary cooperation to the Exchange in connection with this Notice. The Exchange reserves the right to take disciplinary action against the Company, its Directors and its Executive Officers, including placing the Directors and Executive Officers on the Directors' and Executive Officers' Watchlist ("**Watchlist**") until such time when this Notice has been fully complied with.
7. Directors who vacate their positions without seeing through the Company's compliance with this Notice will be regarded as 'jump ship' directors as cited in the Regulator's Column of 1 July 2021. These Directors will remain on the Watchlist even if this Notice has been subsequently complied with.
8. Please note that compliance with this Notice does not constitute a waiver of any kind. The Exchange reserves the right to take disciplinary action against the Company and any relevant persons (which includes the Company's Directors and Executive Officers) for breaches of the Mainboard Rules.

Yours faithfully,

Michael Tang
Head, Listing Compliance
Singapore Exchange Regulation

Appendix I

Information Session

1. An issuer has to organise an Information Session for its shareholders when it is not able to hold its AGM for an extended period of time.
2. This would present the Board of Directors and management with a forum to provide an update to shareholders and address any questions they may have in relation to, amongst others, the issuer's existing state of affairs as well as its future plans. The Information Session should be held to closely resemble the AGM save that there is no formal resolutions to be put for voting at the Information Session.
3. Details on the Information Session should be published on SGXNET and the issuer's corporate website, and contain the following:
 - (i) The date and time of commencement of the Information Session;
 - (ii) Details on the physical place of the Information Session;
 - (iii) The agenda of the Information Session; and
 - (iv) Details on how shareholders can submit their questions ahead of the Information Session (e.g. via email), the timeframe for submission of questions in advance and how the substantial and relevant questions will be responded to (e.g. prior to, or at, the Information Session).
4. The notice on convening an Information Session must be sent to shareholders at least 14 calendar days before the meeting. The notice period should exclude the date of the notice and the date of the Information Session.
5. After the publication of the notice of the Information Session, shareholders should be allowed at least seven calendar days to submit their written questions. This is to accord shareholders with reasonable time to submit their questions.
6. Issuers may respond to written questions prior to the Information Session through publication on SGXNET and the issuer's corporate website. Alternatively, issuers may respond to written questions at the Information Session.
7. The Board of Directors and management must respond to all substantial and relevant comments or queries.
8. Issuers are to publish the minutes of the Information Session on SGXNET and the issuer's corporate website, within one month after the date of the Information Session. The minutes should record substantial and relevant comments or queries from shareholders and responses from the Board of Directors and management.