ADVENTUS HOLDINGS LIMITED
(Company Registration No. 200301072R)
(Incorporated in the Republic of Singapore)

MINUTES of the Annual General Meeting (the "**AGM**" or "**Meeting**") of Adventus Holdings Limited (the "**Company**" or "**Adventus**") held at No. 60 Benoi Road, #03-02, Singapore 629906 on Thursday, 30 April 2026 at 2.30 p.m.

PRESENT

Directors	:	Mr Chin Bay Ching (Executive Chairman) Mr Chin Rui Xiang (Executive Director) Mr Wong Loke Tan (Non-Executive Independent Director) Mr Koong Len Sheng (Non-Executive Independent Director)
Absent with Apologies	:	Mr Kwok Chi Biu (Non-Executive Independent Director)
Shareholders	:	As per Attendance Sheet
Proxy	:	As per Attendance Sheet
In-attendance	:	As per Attendance Sheet

CHAIRMAN OF THE MEETING

Mr Chin Bay Ching, the Executive Chairman, of the Company, welcomed all present to the AGM.

QUORUM

As the requisite quorum was present, the Chairman declared the AGM opened at 2.30 p.m.

Mr Chin Rui Xiang ("**Mr Chin RX**"), the Executive Director of the Company was invited to continue with the proceeding of the Meeting.

NOTICE OF MEETING

The notice of the AGM dated 15 April 2026 ("**Notice of AGM**") had been published on SGXNet and the Company's website. With the consent of the shareholders present, the Notice of the AGM was taken as read.

Mr Chin RX introduced the members of the Board, the Company's sponsors, polling agent, scrutineer and representatives of the company secretary, who were present in the meeting to the shareholders.

POLL VOTING

Mr Chin RX informed the shareholders that the proposed resolutions as stated in the Notice of AGM would be put to vote by way of a poll after all resolutions has been duly proposed and seconded.

The Company has appointed Tricor Barbinder Share Registration Services as polling agent and Entrust Advisory Pte. Ltd. as scrutineer for poll voting of the Meeting. Proxy Forms received by the Company via post and email by the cut-off time have been checked and validated.

A representative of Entrust Advisory Pte. Ltd. was invited to explain the procedure for conducting a poll.

Mr Chin RX informed the shareholders that the Chairman has been appointed as a proxy by a number of shareholders and that he would be voting in accordance with their instructions.

The results of the poll exercise will be announced at the end of the Meeting.

QUESTIONS FROM THE SHAREHOLDERS

Mr Chin RX informed the meeting that the Company has not received any questions from the shareholders prior to the AGM and proceeded with the Agenda of the Meeting.

(Mr Koong Len Sheng joined the meeting at 2.40pm)

ORDINARY BUSINESS

RESOLUTION 1 – ADOPTION OF AUDITED FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 31 DECEMBER 2025 AND THE DIRECTORS' STATEMENT AND THE INDEPENDENT AUDITOR'S REPORT THEREON

The motion for Ordinary Resolution 1 was proposed by Ms Hoo Wei Yaen (proxy to a shareholder) and seconded by Ms Poon Soo Peng (proxy to a shareholder).

"RESOLVED that the Audited Financial Statements for the Financial Year Ended 31 December 2025 and the Directors' Statements and Independent Auditor's Report thereon be received and adopted."

Mr Chin RX then invited the shareholders present to ask any question they may have on the Audited Financial Statements.

Queries from a Shareholder were addressed and detailed in **Annexure A.**

RESOLUTION 2 – RE-ELECTION OF MR CHIN RUI XIANG, WHO IS RETIRING PURSUANT TO REGULATIONS 122 AND 123 OF THE CONSTITUTION OF THE COMPANY

As the second item on the agenda (Resolution 2) relates Mr Chin RX's re-election as a Director of the Company. Mr Chin RX passed the proceedings to Mr Chin Bay Ching to continue with the agenda.

Mr Chin Rui Xiang retired pursuant to Regulations 122 and 123 of the Company's Constitution. Mr Chin Rui Xiang being eligible and had offered himself for re-election.

The motion for Ordinary Resolution 2 was proposed by Ms Hoo Wei Yaen (proxy to a shareholder) and seconded by Ms Poon Soo Peng (proxy to a shareholder).

"RESOLVED that Mr Chin Rui Xiang be re-elected as a Director of the Company."

Upon re-election, Mr Chin Rui Xiang would remain as the Executive Director of the Company

Mr Chin Bay Ching handed the proceedings back to Mr Chin RX for the next agenda.

RESOLUTION 3 – RE-ELECTION OF MR KWOK CHI BIU, WHO IS RETIRING PURSUANT TO REGULATIONS 122 AND 123 OF THE CONSTITUTION OF THE COMPANY

Mr Kwok Chi Biu retired pursuant to Regulations 122 and 123 of the Company's Constitution. Mr Kwok Chi Biu being eligible and had offered himself for re-election.

The motion for Ordinary Resolution 3 was proposed by Ms Hoo Wei Yaen (proxy to a shareholder) and seconded by Ms Poon Soo Peng (proxy to a shareholder).

"RESOLVED that Mr Kwok Chi Biu be re-elected as a Director of the Company."

Upon re-election, Mr Kwok Chi Biu would remain as Independent Non-Executive Director, Chairman of the Audit Committee and a member of the Remuneration and Nominating Committees and shall be considered independent for the purpose of Rule 704(7) of the Listing Manual, Section B: Rules of Catalist of the Singapore Exchange Securities Trading Limited ("**SGX-ST**")("**Catalist Rules**").

RESOLUTION 4 – APPROVAL OF DIRECTORS' FEES OF S$125,000 FOR THE FINANCIAL YEAR ENDING 31 DECEMBER 2026 AND THE PAYMENT THEREOF ON A QUARTERLY BASIS

The motion for Ordinary Resolution 4 was proposed by Ms Hoo Wei Yaen (proxy to a shareholder) and seconded by Ms Poon Soo Peng (proxy to a shareholder).

"RESOLVED that the Directors' fees of S$125,000 for the financial year ending 31 December 2026 and the payment thereof on a quarterly basis be approved."

RESOLUTION 5 – RE-APPOINTMENT OF CLA GLOBAL TS PUBLIC ACCOUNTING CORPORATION AS INDEPENDENT AUDITOR OF THE COMPANY AND AUTHORISE THE DIRECTORS TO FIX ITS REMUNERATION

The motion for Ordinary Resolution 5 was proposed by Ms Hoo Wei Yaen (proxy to a shareholder) and seconded by Ms Poon Soo Peng (proxy to a shareholder).

"RESOLVED that CLA Global TS Public Accounting Corporation be and are hereby re-appointed as Auditor of the Company until the conclusion of the next Annual General Meeting and that the Directors be authorised to fix their remuneration."

ANY OTHER BUSINESS

The Meeting noted no notice of any ordinary business has been received.

SPECIAL BUSINESS

RESOLUTION 6 – AUTHORITY TO ALLOT AND ISSUE SHARES

The motion for Ordinary Resolution 6 was proposed by Ms Hoo Wei Yaen (proxy to a shareholder) and seconded by Ms Poon Soo Peng (proxy to a shareholder).

"RESOLVED That pursuant to Section 161 of the Companies Act 1967 and Rule 806 of the Catalist Rules, authority be and is hereby given to the Directors of the Company to (a) issue and allot new ordinary shares in the capital of the Company ("Shares") (whether by way of rights, bonus or otherwise); (b) make or grant offers, agreements or options (collectively, the "Instruments") that might or would

require Shares to be issued including but not limited to the creation and issue of (as well as adjustments to) options, warrants, debentures or other instruments convertible into Shares, at any time and upon such terms and conditions and for such purposes and to such persons as the Directors may in their absolute discretion deem fit; or (c) notwithstanding the authority conferred by this resolution may have ceased to be in force), issue Shares in pursuance of any Instruments made or granted by the Directors while this Resolution was in force, provided always that:

(i) the aggregate number of Shares (including Shares to be issued in pursuant of the Instruments, made or granted pursuant to this Resolution) and Instruments to be issued pursuant to this Resolution does not exceed 100% of the total number of issued Shares (excluding treasury shares and subsidiary holdings, if any) of the Company (as calculated in accordance with sub-paragraph (ii) below), of which the aggregate number of Shares to be issued other than on a pro rata basis to shareholders of the Company does not exceed 50% of the total number of issued Shares (excluding treasury shares and subsidiary holdings, if any) of the Company (as calculated in accordance with sub-paragraph (ii) below);

(ii) (subject to such manner of calculation as may be prescribed by the Catalist Rules), for the purpose of determining the aggregate number of Shares (including Shares to be issued in pursuant of the Instruments, made or granted pursuant to this Resolution) and Instruments that may be issued under sub-paragraph (i) above, the percentage Shares that may be issued shall be based on the total number of issued Shares (excluding treasury shares and subsidiary holdings, if any) of the Company at the time this Resolution is passed, after adjusting for:

(a) new Shares arising from the conversion or exercise of any Instruments or any convertible securities;

(b) new Shares arising from the exercising of share options or vesting of share awards which are outstanding or subsisting at the time this Resolution is passed provided that such share options or share awards (as the case may be) were granted in compliance with the Catalist Rules; and

(c) any subsequent bonus issue, consolidation or subdivision of Shares;

(iii) in exercising such authority, the Company shall comply with the provisions of the Catalist Rules for the time being in force (unless such compliance has been waived by the SGX-ST) and the Constitution for the time being of the Company; and

(iv) unless revoked or varied by the Company in general meeting, such authority conferred by this Resolution shall continue in force until the conclusion of the next Annual General Meeting of the Company or by the date by which the next Annual General Meeting of the Company is required by law to be held, whichever is the earlier.

There being no questions or further business, Mr Chin RX requested shareholders to complete and sign the poll slips and hand them to the scrutineer.

(The meeting adjourned for 10 minutes to facilitate the collection, verification, and counting of votes by the scrutineer)

RESULTS OF THE POLLS

Upon the completion of the verification and counting of the votes, the results of the polls were handed to the Chairman of the Meeting. Mr Chin RX, on behalf of the Chairman, announced the results of the poll as follows:

Resolution number and Details	Total number of shares represented by votes for and against the relevant resolution	FOR		AGAINST	
		Number of shares	As a percentage of total number of votes for and against the resolution (%)	Number of shares	As a percentage of total number of votes for and against the resolution (%)
Ordinary Business					
Ordinary Resolution 1 Adoption of the Audited Financial Statements for the financial year ended 31 December 2025 and the Directors' Statement and Independent Auditor's Report	1,747,618,131	1,747,618,131	100	0	0
Ordinary Resolution 2 Re-election of Mr Chin Rui Xiang as a Director, pursuant to Regulations 122 and 123 of the Constitution of the Company	1,747,618,131	1,747,618,131	100	0	0
Ordinary Resolution 3 Re-election of Mr Kwok Chi Biu as a Director, pursuant to Regulations 122 and 123 of the Constitution of the Company	1,747,618,131	1,747,618,131	100	0	0

Resolution number and Details	Total number of shares represented by votes for and against the relevant resolution	FOR		AGAINST	
		Number of shares	As a percentage of total number of votes for and against the resolution (%)	Number of shares	As a percentage of total number of votes for and against the resolution (%)
Ordinary Resolution 4 Approval of Directors' fees of S$125,000 for the financial year ending 31 December 2026 and the payment thereof on a quarterly basis	1,747,618,131	1,747,618,131	100	0	0
Ordinary Resolution 5 Re-appointment of CLA Global TS Public Accounting Corporation as auditor of the Company and to authorise the Directors to fix its remuneration	1,747,618,131	1,747,618,131	100	0	0
Special Business					
Ordinary Resolution 6 Authority to allot and issue shares in the capital of the Company	1,747,118,131	1,747,118,131	100	0	0

With the poll results having been confirmed, read and shown, Mr Chin RX declared the Ordinary Resolution Nos. 1 to 6 carried.

Mr Chin RX handed the meeting back to the Chairman to continue with the Meeting proceeding.

CONCLUSION

There being no other business to be transacted, the Chairman thanked shareholders for their attendance at the AGM and declared the meeting ended at 2.50 p.m.

CONFIRMED AS TRUE RECORD OF PROCEEDINGS HELD

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CHIN BAY CHING
CHAIRMAN OF THE MEETING

ANNEXURE A

QUESTIONS AND ANSWERS RAISED AT THE ANNUAL GENERAL MEETING ("AGM") OF ADVENTUS HOLDINGS LIMITED HELD ON THURSDAY, 30 APRIL 2026

Questions raised by shareholders in relation to Resolution 1 - Adoption of Audited Financial Statements of the Company for the financial year ended 31 December 2025 and the Directors' Statement and Independent Auditor's Report.

Question from shareholder	Has the hotel property in Da Nang completed a full year of operations under the management of InterContinental Hotels Group (Vietnam) Company Limited ("**IHG Vietnam**")? While revenue has shown improvement, the hotel continues to be affected by significant costs such as foreign exchange losses, operating expenses, and financing charges. Based on the current cost structure, what revenue level is required for the hotel to reach break-even and achieve profitability?
Answer by Chin Rui Xiang and Yau Woon Soon	The Da Nang hotel property has completed a full year of operations under the management of IHG Vietnam. It is currently undergoing a typical ramp-up and stabilisation phase, which is expected to occur over the next 3 to 5 years. It is expected that during the initial years, occupancy levels will remain below optimal capacity as time is required to build market awareness of the new branding of the hotel under the IHG brand through ongoing marketing and positioning efforts. While revenue has been improving, earnings in the early stages of stabilisation and are not yet sufficient to fully offset financing costs and corporate overheads. Performance is, however, expected to improve progressively subject to operating efficiencies and occupancy stabilisation. Based on current operating profile and subject to market conditions and the pace of stabilisation, the hotel may require a period of around 4 to 5 years to move towards breakeven and profitability, while noting that this should not be regarded as a firm forecast or commitment. The CFO, Mr Yau Woon Soon also noted that part of the current financial impact relates to foreign exchange movements, which are largely unrealised in nature and do not result in immediate cash outflows. The Management team thanked the shareholders for their patience and support.
Question from shareholder	What measures are the Company implementing to mitigate its foreign exchange losses?
Answer by Yau Woon Soon	Management is exploring measures to mitigate foreign exchange losses, including the potential refinancing of existing loans, which are currently denominated in United States Dollar (USD). The exposure arises primarily from the depreciation of the Vietnamese Dong (VND) against the USD in recent years. A significant portion of these foreign exchange losses recognised relates to unrealised movements arising from the translation of balances at year end. While they are recognised in the profit and loss statement, they do not result in immediate cash outflows and therefore have a limited impact on the Company's underlying cash position as long as the hotel continues to operate and generate revenue.

Comment from shareholder	A shareholder, who had held shares in the Group for more than 10 years, stated that while he understood and accepted a turnaround timeline of 4 to 5 years, he was concerned about the Group's significant loan exposure during this period and whether shareholders would be able to sustain their commitment throughout the turnaround. He also questioned whether the Group's lenders would remain supportive and patient should the turnaround phase be prolonged.
Comments by Chin Bay Ching and Yau Woon Soon	The Group maintains a long-standing and strong relationship with its bankers, both at the corporate level and through its Executive Chairman, Mr Chin Bay Ching. There have been no major concerns raised by its bankers to date. The Group's key focus remains on improving operational performance, enhancing profitability and ensuring the delivery of sustainable returns in the coming years.