



VALUETRONICS HOLDINGS LIMITED

(Incorporated in Bermuda on 18 August 2006)

(Company Registration Number: 38813)

UPDATE ON VIETNAM OPERATIONS – ENTRY INTO SUB-LEASE AGREEMENT

The Board of Directors (“Board”) of Valuetronics Holdings Limited (the “Company”, and together with its subsidiaries, the “Group”) refers to the Company’s announcement dated 17 October 2019 in relation to “establishment of a wholly owned subsidiary and update on Vietnam operations” (“Previous Announcement”).

Further to the Previous Announcement, the Board wishes to announce that the Company’s wholly owned subsidiary, Valuetronics Vietnam Company Limited (“VVCL”) had on 20 November 2019 entered into a sub-lease agreement with Thang Long Industrial Park (Vinh Phuc) Corporation (an independent third party) to acquire the land use right for a plot of land (“Land”) in the Industrial Park (“Transaction”), at a consideration of VND 93,620,548,637 (which is equivalent to US\$4,045,657) (“Consideration”). Upon completion of the Transaction, the Land will be leased to VVCL for a period of 46 years until 13 October 2065 (“Lease”).

The total area of the Land is 52,541 square meters. The Group intends to use the Land for development of its own Vietnam campus. The infrastructure development of the Vietnam campus will be divided into two phases, with the first phase expected to be completed by the first half of calendar year 2021. The Group will be injecting further capital to fully develop the infrastructure of the Vietnam campus in due course.

The Consideration (exclusive of VAT, professional and other fees and expenses in connection with the Transaction) is payable in cash by 10 calendar days after the execution of the sub-lease agreement.

The Transaction will be funded by the Group’s internal resources.

The Transaction is not expected to have any material impact on the net tangible assets per share and earnings per share of the Group for the financial year ending 31 March 2020.

None of the Directors or controlling shareholders of the Company has any interest, direct or indirect, in the above-mentioned transaction, save for their shareholdings in the Company.

By Order of the Board
VALUETRONICS HOLDINGS LIMITED

Tse Chong Hing
Chairman and Managing Director
20 November 2019