
GRANT OF OPTION TO PURCHASE A PROPERTY UNIT TO AN INTERESTED PERSON

Pursuant to Rule 910(1) of the Singapore Exchange Securities Trading Limited Listing Manual (“**Listing Manual**”), the Board of Directors of UOL Group Limited (the “**Company**”) wishes to announce that Holly Development Pte. Ltd. (“**HDPL**”) has granted an option to purchase to the following person on 10 October 2025 for him to acquire an apartment unit in the development at 2 and 6 Holland Village Way, Singapore known as “Skye at Holland” (the “**Proposed Sale**”), which is regarded as an interested person transaction under Chapter 9 of the Listing Manual. HDPL is an indirect subsidiary of the Company, being 65%-owned by Secure Venture Development (Holly) Pte. Ltd. (“**SVD(H)**”) and 35%-owned by CL Opal Pte. Ltd, an indirect wholly-owned subsidiary of CapitaLand Singapore Limited (“**CapitaLand Development**”). SVD(H) is a joint venture between a wholly-owned subsidiary of the Company, a wholly-owned subsidiary of Singapore Land Group Limited (“**SingLand**”) and Kheng Leong Company (Private) Limited (“**KLC**”). The effective shareholding proportion in HDPL is UOL: 35%, SingLand: 20%, KLC: 10% and CapitaLand Development: 35%.

Details of the Proposed Sale are as follows:-

(i) Name of purchaser	Mr Khatau Arjun Dilip - Nephew of Mr Sim Hwee Cher, Director of the Company
(ii) Unit	2 Holland Village Way #08-07, Singapore 2-Bedroom Premium + Study; 68 sqm
(iii) Sale Price	S\$2,031,000/-
(iv) Discount	-

The Proposed Sale is on terms no more favourable than those available to unrelated purchasers during the same sale phase.

The Audit, Risk Management and Sustainability Committee (“**ARMSC**”) has reviewed the terms and conditions of the Proposed Sale and has approved the Proposed Sale. The ARMSC is satisfied that the terms of the Proposed Sale are fair and reasonable and not prejudicial to the interests of the Company and its minority shareholders. The Board of Directors has also reviewed and has satisfied itself that the Proposed Sale is not prejudicial to the interests of the Company and its minority shareholders.

Mr Sim Hwee Cher had abstained from the ARMSC and Board’s review and approval process for the Proposed Sale.

Submitted by Yeong Sien Seu, Company Secretary on 23 October 2025 to the SGX.