

SINGAPORE KITCHEN EQUIPMENT LIMITED

(Company Registration No. 201312671M)

(Incorporated in Singapore)

(the “**Company**”)

MINUTES OF EXTRAORDINARY GENERAL MEETING

Place : 207 Henderson Road #01-01, Henderson Industrial Park, Singapore 159550

Date : Wednesday, 9 September 2026

Time : 10.00 a.m.

Present : Board of Directors
Mr Lim Chee San (Independent Non-Executive Chairman)
Ms Chua Chwee Choo (Executive Director and Chief Executive Officer)
Mr Lee Chong Hoe (Executive Director)
Mr Ang Chiang Meng (Independent Non-Executive Director) (via Video Conference)
Mr Giang Sovann (Independent Non-Executive Director)

Present in person : *Shareholders
As per attendance list

In Attendance : Ms Wong Yoen Har (Company Secretary)

By Invitation : Group Chief Financial Officer – Mr Chong Wun Leong
*Sponsor – RHT Capital Pte. Ltd.
*Polling Agent – Boardroom Corporate & Advisory Services Pte. Ltd.
*Scrutineer – Reliance 3P Advisory Pte Ltd
*Other invitees as per attendance list

**Due to the restriction on the use of personal data pursuant to the provisions of the Personal Data Protection Act 2012, names of the shareholders and professionals who have attended the Annual General Meeting would not be published in this set of minutes.*

WELCOME ADDRESS

Mr Lim Chee San, Chairman of the Meeting (the “**Chairman**”), welcomed all present to the Extraordinary General Meeting of the Company (“**EGM**” or the “**Meeting**”). He introduced the members of the Board of Directors, Group Chief Financial Officer, Sponsor and Company Secretary to all present.

QUORUM

As a quorum was present, the Chairman declared the Meeting open at 10.00 a.m.

NOTICE OF MEETING

The Notice of Meeting dated 25 August 2026, which had been issued to all shareholders and made available on the Company's website and SGX website, was taken as read.

PROCEDURES OF MEETING

The Chairman informed that in compliance with Rule 730A subsection 2 of the Listing Manual Section B: Rules of Catalist of The Singapore Exchange Securities Trading Limited (“**Catalist Rules**”), the resolution at the Meeting shall be voted by poll. Accordingly, the resolution was voted by way of a poll.

The Chairman notified that the Company did not receive any question from shareholders before the Meeting.

As there was no objection, the Chairman would proceed with the formalities of conducting a poll after the completion of the business of the Meeting.

ORDINARY RESOLUTION: THE PROPOSED DISPOSAL OF PROPERTY LOCATED AT 209 HENDERSON ROAD, #01-05 & #03-05, HENDERSON INDUSTRIAL PARK, SINGAPORE 159551

The Ordinary Resolution was to approve the proposed disposal of the property located at 209 Henderson Road, #01-05 & #03-05, Henderson Industrial Park, Singapore 159551 by the Company's wholly-owned subsidiary Q'son Kitchen Equipment Pte Ltd and to authorise the Directors or any of them to do all acts and deeds and things as they may consider necessary and think fit.

The Chairman invited all proposers and seconders to identify themselves by stating their names before they propose and second the motion.

The Chairman then requested two shareholders to propose and second the motion. The motion was duly proposed and seconded.

The Chairman invited questions from the shareholders on the proposed disposal, and the following questions were raised:

No.	Questions	Answers
1.	Would like to ask the valuer to understand the reason for using the "Direct Comparison Method" to value the property and not other valuation method?	The Chairman replied that unfortunately the independent valuer, Robert Khan & Co Pte Ltd, was not present in the Meeting. The Chairman responded that the actual selling price is much higher than the valuation of the property. The Company will fetch a profit of S\$1.5 million on the property after acquiring it for three years.
2.	What is the purpose of the property, is it for showroom? Is the Company facing any financial stress?	The Chief Executive Officer replied that the property is not meant to use as showroom. It is used as assembly factory. The Company has decided to sell the property as the price is too attractive. The Company is not facing any financial stress. The Company purchased the property for investment purpose and has decided to dispose of it after the en bloc has failed.
3.	Is the Company still being under SGX Watch List?	The Chairman replied that the Company is not under SGX Watch List. However, the Company is under suspension of share trading due to some accounting irregularity.
4.	Will the Company continue to be under suspension of share trading?	The Chairman responded that the Company had tried applying for the resumption of share trading with the SGX. However, due to some complications as there are court charges against the two Company's executives, the Company will have to put it on hold. The Company will still want to resume the share trading as soon as possible.

VOTING BY POLL AND COUNTING OF VOTES

The Chairman informed that Reliance 3P Advisory Pte Ltd and Boardroom Corporate & Advisory Services Pte. Ltd. were appointed as the Scrutineer and Polling Agent respectively.

Representative from Reliance 3P Advisory Pte Ltd ("**Scrutineer**") briefed the shareholders on the Polling Voting Procedure.

The Meeting paused at 10.15 a.m. for tabulation of the results of the poll.

RESULTS OF THE POLL

The Meeting resumed at 10.23 a.m.

The Chairman informed the Meeting that the votes have been counted and verified by the Scrutineer. The Chairman announced the results of the votes for the following resolutions:

ORDINARY RESOLUTION: THE PROPOSED DISPOSAL OF PROPERTY LOCATED AT 209 HENDERSON ROAD, #01-05 & #03-05, HENDERSON INDUSTRIAL PARK, SINGAPORE 159551

Poll results for Ordinary Resolution as set out in the Scrutineer's report are as follows:

	Number of Shares	Percentage (%)
For	123,930,500	99.93
Against	89,400	0.07
Total Number of Valid Shares Cast	124,019,900	100.00

The Chairman declared the Ordinary Resolution carried. It was RESOLVED:

That:

- (a) The proposed disposal of the property located at 209 Henderson Road, #01-05 & #03-05, Henderson Industrial Park, Singapore 159551 (the "**Property**") by the Company's wholly-owned subsidiary Q'son Kitchen Equipment Pte Ltd (the "**Vendor**") to Framex Global Pte. Ltd. (the "**Purchaser**") in accordance with the terms and conditions of the option to purchase granted by the Vendor for the Property and accepted by the Purchaser on 5 August 2026 (the "**Proposed Disposal**") which constitutes as a "Major Transaction" under Chapter 10 of the Listing Manual of the Singapore Exchange Securities Trading Limited be and is hereby approved; and
- (b) the Directors and any of them be and are/is hereby authorised to complete, enter and do all acts and things (including without limitation, prepare and finalise, ratify, approve, sign, execute and deliver all such documents or agreements as may be required) and do all deeds and things as they may consider necessary, desirable, incidental or expedient for the purposes of or to give effect to this Ordinary Resolution and implement any of the foregoing as they think fit and in the interests of the Company.

CONCLUSION

There being no other business to be transacted, the Chairman declared the Meeting closed at 10.25 a.m.

The Chairman informed that the Company would publish minutes of the Meeting on the SGX website and the Company's website. The Chairman thanked everyone for their attendance.

CONFIRMED AS TRUE RECORD OF PROCEEDINGS HELD

LIM CHEE SAN
CHAIRMAN