



仁恒  
YANLORD

**YANLORD LAND GROUP LIMITED**  
(Incorporated with limited liability in the Republic of Singapore)  
(Registration Number: 200601911K)

**ANNOUNCEMENT PURSUANT TO RULE 706A OF THE LISTING MANUAL**

Yanlord Land Group Limited (“**Company**” and together with its subsidiaries, “**Group**”) wishes to announce the following transactions that occurred during the first half of the financial year ending 31 December 2023, pursuant to Rule 706A of the Listing Manual of Singapore Exchange Securities Trading Limited (“**Listing Manual**”):

**1. Incorporation of Subsidiaries**

Company Name	Place of Incorporation	Principal Activity	Registered Capital	Effective Equity Interest Held by the Company
Hainan Renmei Property Service Co., Ltd. <sup>1</sup>	The People’s Republic of China (“ <b>PRC</b> ”)	Property management	RMB5 million	51%
Shanghai Quanyu Industrial Development Co., Ltd. <sup>2</sup>	PRC	Trading of building materials and hardware	RMB10 million	100%

**2. Acquisition of Additional Equity Interest Resulting in a Company Becoming an Associated Company**

Company Name	Place of Incorporation	Principal Activity	Additional Effective Equity Interest Acquired by the Company	Resultant Effective Equity Interest Held by the Company	Aggregate Value of the Consideration	Net Asset / Liability Value Acquired
Suzhou Xinhuaeng Construction Development Co., Ltd. <sup>3</sup> (“ <b>Suzhou Xinhuaeng</b> ”)	PRC	Property development	19%	20%	RMB49.9 million, through an increase in the registered capital of Suzhou Xinhuaeng. The consideration, which has been fully paid in cash, was arrived at on a willing-buyer, willing-seller basis and after taking into account the commercial benefits of increasing the registered capital of Suzhou Xinhuaeng.	Net asset value of approximately RMB47 million based on the management accounts of Suzhou Xinhuaeng as at 30 June 2023.

<sup>1</sup> English name of 海南仁美物业服务服务有限公司.

<sup>2</sup> English name of 上海全喻实业发展有限公司.

<sup>3</sup> English name of 苏州新铎恒建设发展有限公司.

### 3. Acquisition of Additional Equity Interest in a Subsidiary

Company Name	Additional Effective Equity Interest Acquired by the Company	Resultant Effective Equity Interest Held by the Company	Aggregate Value of the Consideration	Net Asset / Liability Value Acquired
Shenzhen Dongguan Shengtai Investment Co., Ltd. <sup>4</sup> ("Shenzhen Dongguan")	5%	100%	RMB87,446,158.87, being assumption of liabilities corresponding to amount due from seller to Shenzhen Dongguan and a cash payment of RMB1, was arrived at on a willing-buyer, willing-seller basis and after taking into account the financial projections of the property project held under Shenzhen Dongguan.	Net asset value of approximately RMB2 million based on the management accounts of Shenzhen Dongguan as at 30 June 2023.

### 4. Disposal of Equity Interest in a Subsidiary

Company Name	Effective Equity Interest Disposed Of by the Company	Resultant Effective Equity Interest Held by the Company	Aggregate Value of the Consideration	Net Asset / Liability Value Disposed Of
Shanghai Renlan Real Estate Co., Ltd. <sup>5</sup> ("Shanghai Renlan")	33%	67%	RMB1.65 million, being the registered capital of Shanghai Renlan subscribed by the buyer. The consideration which remains unpaid, was arrived at on a willing-buyer, willing-seller basis and after taking into account the registered capital of Shanghai Renlan.	Net liability value of approximately RMB2,900 based on the management accounts of Shanghai Renlan as at 30 June 2023.

### 5. Disposal of an Associated Company

Company Name	Effective Equity Interest Disposed Of by the Company	Resultant Effective Equity Interest Held by the Company	Aggregate Value of the Consideration	Net Asset / Liability Value Disposed Of
O'Connor's (Thailand) Co., Ltd. ("O'Connor's Thailand")	approximately 48.71%	Nil	THB4,740,150, payable in cash, was arrived at on a willing-buyer, willing-seller basis.	Net asset value of approximately THB6.6 million based on the management accounts of O'Connor's Thailand as at 31 July 2022.

<sup>4</sup> English name of 深圳市东关盛泰投资有限公司.

<sup>5</sup> English name of 上海仁澜置业有限公司.

## 6. Dissolution of Dormant Subsidiaries

The following subsidiaries, which were dormant, have been dissolved voluntarily:

- i. Chengdu Renjing Real Estate Co., Ltd.<sup>6</sup>
- ii. Jinan Rentai Real Estate Co., Ltd.<sup>7</sup>
- iii. Shanghai Yanlord Entertainment Development Co., Ltd.<sup>8</sup>
- iv. Shanghai Yanlord Property Brokerage Co., Ltd.<sup>9</sup>
- v. Shenyang Rensheng Enterprise Management Co., Ltd.<sup>10</sup>
- vi. Suzhou Renchang Real Estate Development Co., Ltd.<sup>11</sup>
- vii. Suzhou Renhong Real Estate Development Co., Ltd.<sup>12</sup>
- viii. Wuhan Rentai Real Estate Co., Ltd.<sup>13</sup>
- ix. Wuhan Renyao Real Estate Co., Ltd.<sup>14</sup>
- x. Yanlord (Shenyang) Enterprise Management Co., Ltd.<sup>15</sup>

## 7. Dissolution of a Dormant Associated Company

Taicang Huaheng Property Development Co., Ltd.<sup>16</sup>, an associated company which was dormant, has been dissolved voluntarily.

## 8. Striking off of Dormant Subsidiaries

The following subsidiaries, which were dormant, have been struck off from the register under Section 344A of the Companies Act:

- i. O'Connor's Technology Pte. Ltd.
- ii. UE Development (Bendemeer) Pte. Ltd.

All relevant transactions as set out in this announcement were/will be funded by internal resources.

Each and all of the above transactions is/are not expected to have any material impact on the net tangible assets per share or earnings per share of the Group for the financial year ending 31 December 2023.

None of the directors nor controlling shareholder of the Company has any interest, direct or indirect, in the above transactions save for their respective interests, through their shareholdings and/or directorships, as the case may be, in the Group.

Yanlord Land Group Limited  
Zhong Sheng Jian  
Chairman and Chief Executive Officer

14 August 2023

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<sup>6</sup> English name of 成都仁璟置业有限公司.

<sup>7</sup> English name of 济南仁泰置业有限公司.

<sup>8</sup> English name of 上海仁恒演艺发展有限公司.

<sup>9</sup> English name of 上海仁恒房地产经纪有限公司.

<sup>10</sup> English name of 沈阳仁盛企业管理有限公司.

<sup>11</sup> English name of 苏州仁昌房地产开发有限公司.

<sup>12</sup> English name of 苏州仁宏房地产开发有限公司.

<sup>13</sup> English name of 武汉仁泰置业有限公司.

<sup>14</sup> English name of 武汉仁耀置业有限公司.

<sup>15</sup> English name of 仁恒(沈阳)企业管理有限公司.

<sup>16</sup> English name of 太仓华恒房地产开发有限公司.