



SOON HOCK GROUP
顺福集团

SOON HOCK ENTERPRISE HOLDING LIMITED

(Incorporated in the Republic of Singapore)
(Company Registration No. 202519957D)

FINAL TEMPORARY OCCUPATION PERMIT OBTAINED FOR STELLAR@TAMPINES

Capitalised terms not defined in this announcement shall have the same meaning set out in the Company's Prospectus dated 8 October 2025 and announcements released on 15 October 2025, 3 November 2025 and 11 December 2025.

The Board of Directors (the "**Board**") of Soon Hock Enterprise Holding Limited (the "**Company**", and together with its subsidiaries, the "**Group**") refers to its Prospectus dated 8 October 2025 and the Company's announcements on 15 October 2025, 3 November 2025 and 11 December 2025 ("**Previous Announcements**") in relation to the multi-strata industrial building development project, Stellar@Tampines. As disclosed in the Prospectus and Previous Announcements, based on the progress of development, the partial Temporary Occupation Permit ("**TOP**") is expected by end 2025 and full TOP expected by March 2026. A partial TOP was obtained from the Building and Construction Authority for Stellar@Tampines on 11 December 2025.

The Board is pleased to announce that the Company's wholly-owned subsidiary, Soon Hock Property Development Pte. Ltd. has successfully obtained a full TOP from the Building and Construction Authority on 10 February 2026, for Phase 2 (Final TOP) of Stellar@Tampines comprising the 9th storey.

Stellar@Tampines consists of a 9-storey multi-user ramp-up B2 industrial factory (total 307 units) and industrial canteen (4 units) with a basement carpark on Lot 03319T (Plot 7) MK29 at Tampines North Drive 4 (Tampines planning area).

Shareholders and investors are advised that the actual timing and amount of revenue and profit recognition may vary, depending on purchasers' acceptance, payment schedules, handover progress and any other operational contingencies. Accordingly, there is no assurance as to the precise financial impact at this stage.

The Company will make further announcements to keep shareholders informed as and when there are material updates or developments.

BY ORDER OF THE BOARD

TAN MIN LOON

Executive Director and Chief Executive Officer
12 February 2026

Maybank Securities Pte. Ltd. and United Overseas Bank Limited are the Joint Issue Managers, Joint Global Coordinators and Joint Bookrunners for the initial public offering of the ordinary shares in Soon Hock Enterprise Holding Limited. Maybank Securities Pte. Ltd. and United Overseas Bank Limited assume no responsibility for the contents of this announcement.
