

APPENDIX VII

DOCUMENTS DELIVERED TO THE REGISTRAR OF COMPANIES AND AVAILABLE ON DISPLAY

A. DOCUMENTS DELIVERED TO THE REGISTRAR OF COMPANIES

The documents attached to the copy of this document delivered to the Registrar of Companies in Hong Kong for registration were:

- (a) the written consents referred to in the paragraph headed “D. Other Information — 7. Consent of Experts” in Appendix VI to this document; and
- (b) a copy of each of the material contracts referred to in the paragraph headed “B. Further Information about our Business — 1. Summary of our Material Contracts” in Appendix VI to this document.

B. DOCUMENTS ON DISPLAY

Copies of the following documents will be published at the websites of the Hong Kong Stock Exchange at www.hkexnews.hk and our Company at www.chjchina.com up to and including the date which

- (a) the Articles of Association;
- (b) the Accountant’s Report of our Group from Ernst & Young, the text of which is set out in Appendix I to this document;
- (c) the audited consolidated financial information of our Group for the three years ended 31 December 2023, 2024 and 2025;
- (d) the report on unaudited [REDACTED] financial information of our Group prepared by Ernst & Young, the text of which is set out in Appendix II to this document;
- (e) the written consents referred to in the paragraph headed “D. Other Information — 7. Qualification of Experts” in Appendix VI to this document;
- (f) the service contracts and letters of appointment referred to in the paragraph headed “C. Further Information about our Directors and Substantial Shareholders — 2. Directors’ Service Contracts and Letters of Appointment” in Appendix VI to this document;
- (g) the material contracts referred to in the paragraph headed “B. Further Information about our Business — 1. Summary of our Material Contracts” in Appendix VI to this document;
- (h) the legal opinion issued by Jingtian & Gongcheng, our legal adviser as to PRC laws, in respect of certain aspects of the PRC operations and property interests of our Group;

APPENDIX VII

DOCUMENTS DELIVERED TO THE REGISTRAR OF COMPANIES AND AVAILABLE ON DISPLAY

- (i) the industry report issued by Frost & Sullivan (Beijing) Inc., Shanghai Branch Co. referred to in the section headed “Industry Overview” in this document;
- (j) the property valuation report prepared by AVISTA Valuation Advisory Limited, the texts of which are set out in Appendix III to this document; and
- (k) the PRC Company Law, the PRC Securities Law, the Guidelines on the Bylaws of Listed Companies, the Trial Administrative Measures of Overseas Securities Offering and Listing by Domestic Companies and the Guidelines for Articles of Association, together with their unofficial English translations thereof.