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republic healthcare

The Future Of Healthcare, Now

Republic Healthcare Limited

(Incorporated in the Cayman Islands with limited liability)

(Stock code: 8357)

DISCLOSEABLE TRANSACTION
ACQUISITION OF PROPERTY

THE ACQUISITION

The Board is pleased to announce that on 21 April 2026 (after the trading hours of the Stock Exchange), the Purchaser, an indirect wholly-owned subsidiary of the Company, has agreed in principle with the Vendor, pursuant to which the Vendor agreed to sell, and the Purchaser agreed to acquire, the Property at the consideration of SGD$1,030,000.

The Proposed Acquisition is subject to the execution of a formal sale and purchase agreement and other customary conditions.

GEM LISTING RULES IMPLICATIONS

As one of the applicable percentage ratios in respect of the Acquisition exceeds 5% but is less than 25% for the purpose of Rule 19.07 of the GEM Listing Rules, the Acquisition constitutes a discloseable transaction for the Company and is subject to reporting and announcement requirements under Chapter 19 of the GEM Listing Rules.

PRINCIPAL TERMS OF THE PROPOSED ACQUISITION

Parties

(1) Purchaser: Republic Healthcare Holdings Pte Ltd

(2) Vendor: Benedicici Pte Ltd

The Property

A property is located at Unit #06-07, 10 Ubi Crescent, Singapore 408564, with a floor area of approximately 1,658 square feet (the "Property").

The Property is held under a leasehold estate for a term of 60 years commencing from 5 July 1997 and expiring on 4 July 2057.

Consideration

The Consideration for the Acquisition is SGD$1,030,000 (equivalent to approximately SGD$621 per square foot, based on a floor area of approximately 1,658 square feet), which was determined after arm's length negotiations between the Purchaser and the Vendor on normal commercial terms with reference to, among others:

- the prevailing market prices of comparable properties in the vicinity of the Property;
- the location, condition and remaining lease term of the Property; and
- the potential rental yield and investment return.

The Consideration is expected to be funded by the Group's internal resources and bank financing.

For illustration purposes, a comparison of recent transactions of comparable properties in the vicinity of the Property is set out below:

Address	**Size** *(Square feet)*	**Price** *(SGD$)*	**SGD$/sqft**	**Date**
10 Ubi Crescent #05-41	1,259	790,000	627	3 Feb 2026
10 Ubi Crescent #06-16	958	600,000	626	28 Jan 2026
10 Ubi Crescent #02-67	1,066	690,000	624	26 Jan 2026

Completion

Completion of the Proposed Acquisition is subject to the execution of a formal sale and purchase agreement and satisfaction of other customary conditions.

INFORMATION ON THE GROUP AND THE PURCHASER

The Company is an investment holding company. The Group is principally engaged in:

(i) the operation of medical clinics business in Singapore and provision of management advisory services; and

(ii) healthcare-related education business.

The Purchaser, Republic Healthcare Holdings Pte. Ltd., is an indirect wholly-owned subsidiary of the Company and is principally engaged in investment holding.

INFORMATION ON THE VENDOR

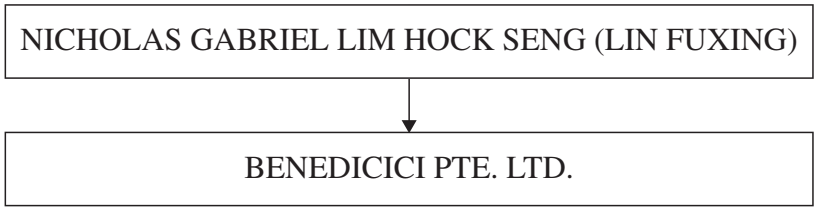
The Vendor, BENEDICICI PTE. LTD. (UEN: 202238025C), is a company incorporated in Singapore with limited liability on 27 October 2022 and is an exempt private company limited by shares. The Vendor is principally engaged in other holding companies activities.

As at the date of this announcement, the Vendor is a live company with a registered office address at 7 Rosyth Road, #02-02, KJ Mansion, Singapore 546144.

Based on the latest available information, the issued and paid-up share capital of the Vendor is SGD2 comprising 2 ordinary shares.

To the best of the Directors' knowledge, information and belief having made all reasonable enquiries, the Vendor and its ultimate beneficial owner(s) are Independent Third Parties and are not connected persons of the Company.

UBO of the Vendor:



UBO	Effective %
Nicholas Gabriel Lim	100%
Total	**100%**

REASONS AND BENEFITS FOR THE ACQUISITION

The Property is intended to be held by the Group as an investment property for the purpose of generating rental income.

The Directors consider that the Acquisition provides an opportunity for the Group to diversify its income stream and enhance the stability of its recurring revenue base. The Property is located in a well-established commercial area in Singapore, which is expected to provide sustainable rental demand over the long term.

In addition, the Acquisition allows the Group to deploy its capital into a tangible asset with potential for capital appreciation, while also providing protection against inflation through rental income growth.

The Directors are of the view that the terms of the Acquisition are on normal commercial terms, fair and reasonable, and that the Acquisition is in the interests of the Company and its shareholders as a whole.

GENERAL

As at the date of this announcement, Completion may or may not be completed. Shareholders of the Company and potential investors are advised to exercise caution when dealing in the Shares.

DEFINITIONS

In this announcement, the following expressions shall have the following meanings unless the context requires otherwise:

"Acquisition"	The acquisition of the Property
"Board"	the board of Directors
"Company"	Republic Healthcare Limited (stock code: 8357), a company incorporated in the Cayman Islands with limited liability whose shares are listed on GEM
"Completion"	the completion of the Acquisition in accordance with the Sale and Purchase Agreement
"Consideration"	an aggregate consideration of SGD$1,030,000 payable by the Purchaser to the Vendor pursuant to the Acquisition
"Director(s)"	the director(s) of the Company
"Group"	the Company and its subsidiaries
"GEM"	the GEM of the Stock Exchange
"GEM Listing Rules"	the Rules Governing the Listing of Securities on GEM
"Group"	the Company and its subsidiaries
"Independent Third Party(ies)"	third party independent of the Company and its connected persons
"Purchaser"	Republic Healthcare Holdings Pte Ltd, a company incorporated in the Singapore and an indirect subsidiary of the Company owned as to 100% by the Republic Healthcare Holdings Limited, a wholly-owned direct subsidiary of the Company
"Property"	means the property situate at Unit #06-07, 10 Ubi Crescent, Singapore 408564
"Vendor"	BENEDICICI PTE. LTD.
"SGD"	Singapore dollars, the official currency of Republic of Singapore

"Share(s)"	ordinary share(s) of HK$0.01 each in the share capital of the Company
"Shareholder(s)"	holder(s) of the Share(s)
"Stock Exchange"	the Stock Exchange of Hong Kong Limited
"%"	per cent

By Order of the Board
Republic Healthcare Limited
Tan Cher Sen Alan
Chairman and Executive Director

Singapore, 21 April 2026

As at the date of this announcement, the executive Director is Dr. Tan Cher Sen Alan (Chairman); non-executive Director is Mr. Wang Liang and the independent non-executive Directors are Mr. Yeo Teck Chuan, Mr. Wong Yee Leong and Ms. Florence Kang Lee Ngo. This announcement, for which the Directors collectively and individually accept full responsibility, includes particulars given in compliance with the Rules Governing the Listing of Securities on GEM of the Stock Exchange (the "GEM"), for the purpose of giving information with regard to the Company. The Directors, having made all reasonable enquires, confirm that to the best of their knowledge and belief, the information contained in this announcement is accurate and complete in all material respects and not misleading or deceptive, and there are no other matters the omission of which would make any statement herein or this announcement misleading.

This announcement will remain on the "Latest Listed Company Information" page of the website of the Stock Exchange at http://www.hkexnews.hk for at least 7 days from the date of publication. This announcement will also be published on the website of the Company at republichealthcare.asia.