

# ChampionREIT

## 冠君產業信託

### Champion Real Estate Investment Trust

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(a Hong Kong collective investment scheme authorised under section 104 of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong))

(根據香港法例第571章證券及期貨條例第104條獲認可的香港集體投資計劃)

(Stock Code 股份代號: 2778)

Managed by  
管理人

**Eagle Asset Management**  
Eagle Asset Management (CP) Limited  
鷹君資產管理(冠君)有限公司

## NOTIFICATION LETTER 通知信函

Dear Non-registered Unitholder(s)<sup>(1)</sup>,

22 March 2019

### Champion Real Estate Investment Trust (“Champion REIT”)

- **Notice of publication of (i) 2018 Annual Report; (ii) Circular in relation to General Mandate to Buy-back Units, Re-election of Independent Non-executive Directors and Notice of 2019 Annual General Meeting; and (iii) Proxy Form (the “Current Corporate Communications”)**

The English and Chinese versions of the Current Corporate Communications of Champion REIT are available at Champion REIT’s website at [www.ChampionReit.com](http://www.ChampionReit.com) and the designated website of Hong Kong Exchanges and Clearing Limited (the “HKEX”) at [www.hkexnews.hk](http://www.hkexnews.hk). You may access the Current Corporate Communications by clicking “Investor Relations” on the homepage of our website and selecting “Financial Reports and Presentations” section and “Announcements and Circulars” section or by browsing through the HKEX’s website.

For Non-registered Unitholder who has elected to receive Corporate Communications<sup>(2)</sup> in printed form, the printed version(s) of the Current Corporate Communications is/are enclosed herewith.

If you would like to (i) change your means of receipt and/or choice of language of future Corporate Communications and/or (ii) receive printed version(s) of the Current Corporate Communications in another language or in both languages, please complete the Request Form on the reverse side (the “Request Form”) and return it to us c/o the Unit Registrar, Computershare Hong Kong Investor Services Limited at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong, using the mailing label printed thereon (no stamps will be required if posted in Hong Kong; otherwise, please affix appropriate stamps and postages) or by email to [ChampionReit.ecom@eam.com.hk](mailto:ChampionReit.ecom@eam.com.hk). The Request Form may also be downloaded from Champion REIT’s website at [www.ChampionReit.com](http://www.ChampionReit.com) or the HKEX’s website at [www.hkexnews.hk](http://www.hkexnews.hk).

Should you have any queries relating to any of the above matters, please call Champion REIT’s telephone hotline at (852) 2862 8688 during business hours from 9:00 a.m. to 6:00 p.m., Monday to Friday, excluding Hong Kong public holidays, or send your enquiries to [ChampionReit.ecom@eam.com.hk](mailto:ChampionReit.ecom@eam.com.hk).

Yours faithfully,  
For and on behalf of  
**Eagle Asset Management (CP) Limited**  
(as manager of Champion Real Estate Investment Trust)  
**Lo Ka Shui**  
Chairman

*Note 1: This letter is addressed to Non-registered Unitholders (“Non-registered Unitholder” means such person or company whose units are held in The Central Clearing and Settlement System (CCASS), either directly as a beneficial unitholder or through a broker or custodian, and who has notified Champion REIT from time to time through Hong Kong Securities Clearing Company Limited of his/her/its wishes to receive Corporate Communications). If you have sold or transferred your units in Champion REIT, please disregard this letter and the Request Form on the reverse side.*

*Note 2: Corporate Communications include but not limited to (a) annual report; (b) interim report; (c) notice of meeting; (d) listing document; (e) circular; and (f) proxy form.*

各位非登記基金單位持有人<sup>(1)</sup>：

### 冠君產業信託（「冠君產業信託」）

- **有關 (i) 2018 年年報、(ii) 有關回購基金單位之一般性授權、重選獨立非執行董事及 2019 年基金單位持有人周年大會通告之通函及 (iii) 代表委任表格（「本次公司通訊」）之發布通知**

冠君產業信託的本次公司通訊的英文及中文版本已登載於冠君產業信託網站 ([www.ChampionReit.com](http://www.ChampionReit.com)) 及香港交易及結算所有限公司（「香港交易所」）之指定網站 ([www.hkexnews.hk](http://www.hkexnews.hk))，歡迎瀏覽。閣下可於冠君產業信託網站主頁按「投資者關係」一欄，以閱覽於「財務報告及簡報」及「公告及通函」內登載之本次公司通訊，或於香港交易所網站閱覽。

對已選擇收取公司通訊<sup>(2)</sup>印刷本的非登記基金單位持有人，隨函已附奉本次公司通訊之印刷本。

如閣下欲 (i) 更改收取日後公司通訊之方式及/或語言版本之選擇，及/或 (ii) 收取本次公司通訊之另一或兩種語言印刷本，請填妥本信函背面的申請表格（「申請表格」），並使用隨附之郵寄標籤寄回基金單位過戶登記處香港中央證券登記有限公司，地址為香港灣仔皇后大道東 183 號合和中心 17M 樓（如在香港投寄，毋須貼上郵票；否則，請貼上適當郵資之郵票）或發送電郵至 [ChampionReit.ecom@eam.com.hk](mailto:ChampionReit.ecom@eam.com.hk)。申請表格亦可於冠君產業信託網站 ([www.ChampionReit.com](http://www.ChampionReit.com)) 或香港交易所網站 ([www.hkexnews.hk](http://www.hkexnews.hk)) 內下載。

如對本信函內容有任何疑問，請致電冠君產業信託之電話熱線 (852) 2862 8688，辦公時間為星期一至五（香港公眾假期除外）上午 9 時正至下午 6 時正或發送電郵至 [ChampionReit.ecom@eam.com.hk](mailto:ChampionReit.ecom@eam.com.hk) 查詢。

承董事會命  
**鷹君資產管理（冠君）有限公司**  
(冠君產業信託之管理人)  
主席  
**羅嘉瑞**  
謹啟

2019 年 3 月 22 日

附註 1：本信函乃向非登記基金單位持有人發出。「非登記基金單位持有人」指其基金單位存放於中央結算及交收系統，及不時透過香港中央結算有限公司通知冠君產業信託希望收到公司通訊的人士或公司（彼等直接實益持有基金單位，或透過經紀或保管人持有該等基金單位）。如閣下已經出售或轉讓所持有之冠君產業信託基金單位，則毋須理會本信函及其背面之申請表格。

附註 2：公司通訊包括但不限於：(a) 年度報告；(b) 中期報告；(c) 會議通告；(d) 上市文件；(e) 通函；及 (f) 代表委任表格。