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**Zhenro Properties Group Limited**

**正榮地產集團有限公司**

*(Incorporated in the Cayman Islands with limited liability)*

**(Stock Code: 6158)**

**VOLUNTARY ANNOUNCEMENT  
PARTIAL REPURCHASE OF  
US\$200,000,000 SENIOR PERPETUAL CAPITAL SECURITIES  
(ISIN: XS2013512608, Stock Code: 4596)**

This announcement is made by Zhenro Properties Group Limited (the “**Company**”) on a voluntary basis.

References are made to (i) the announcement of the Company dated 14 October 2021 (“**Announcement**”) in relation to the Company’s partial repurchases of senior notes and (ii) the senior perpetual capital securities with an initial distribution rate of 10.25% per annum in the aggregate principal amount of US\$200,000,000 issued by the Company and listed on The Stock Exchange of Hong Kong Limited (the “**Securities**”). Unless otherwise defined, capitalized terms used herein shall have the same meanings as defined in the Announcement.

The board of directors of the Company (the “**Board**”) hereby announces that, the Company has made partial repurchase of the Securities in the principal amount of US\$2,000,000 in the open market, representing 1.00% of the aggregate principal amount of the Securities issued.

Subject to the Board’s discretion, the repurchased Securities may or may not be cancelled.

A summary of the Company's partial repurchases of senior notes (as disclosed in the Announcement) and the Securities is as follows:

<b>Notes/Securities</b>	<b>Principal amount of Notes/Securities being repurchased</b>	<b>Aggregate principal amount of Notes/Securities originally issued</b>	<b>Repurchased Notes/Securities as a percentage of the Notes/Securities originally issued</b>
6.7% senior notes due 2026	US\$9,000,000	US\$300,000,000	3.000%
6.63% senior notes due 2026	US\$7,000,000	US\$400,000,000	1.750%
7.35% senior notes due 2025	US\$1,000,000	US\$350,000,000	0.286%
6.5% senior notes due 2022	US\$3,500,000	US\$250,000,000	1.400%
8.7% senior notes due 2022	US\$7,000,000	US\$300,000,000	2.333%
5.98% senior notes due 2022	US\$2,500,000	US\$220,000,000	1.136%
5.95% senior notes due 2021	US\$3,000,000	US\$200,000,000	1.500%
The Securities	US\$2,000,000	US\$200,000,000	1.000%

The Company will continue to monitor market conditions and its financial structure and may further repurchase its senior notes and/or capital securities as and when appropriate.

**The Company may or may not make any further repurchase of senior notes and/or capital securities in the future. Holders of the senior notes and/or capital securities of the Company and other potential investors should note that any on-market purchase of senior notes and/or capital securities from time to time by the Company will be at the Board's sole and absolute discretion. There is no assurance of the timing, amount or price of any repurchase of the senior notes and/or capital securities or whether the Company will make any further repurchase at all. Holders of the senior notes and/or capital securities of the Company and other potential investors should therefore exercise caution when dealing in any senior notes and/or capital securities of the Company.**

By order of the Board  
**Zhenro Properties Group Limited**  
**Huang Xianzhi**  
*Chairman of the Board*

Hong Kong, 20 October 2021

*As at the date of this announcement, the executive directors of the Company are Mr. Huang Xianzhi, Mr. Liu Weiliang, Mr. Li Yang and Mr. Chan Wai Kin, the non-executive director of the Company is Mr. Ou Guowei, and the independent non-executive directors of the Company are Dr. Loke Yu (alias Loke Hoi Lam), Mr. Wang Chuanxu and Mr. Lin Hua.*