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CHINA PROPERTIES GROUP LIMITED

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 1838)

ADDITIONAL RESUMPTION GUIDANCE

This announcement is made by China Properties Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to Rules 13.09(2)(a) and 13.24A of the Rules Governing the Listing of Securities (the “**Listing Rules**”) on The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”) and the Inside Information Provisions (as defined under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

References are made to (i) the announcements of the Company dated 24 March 2021, 30 April 2021 and 16 August 2021 in relation to, among other matters, delay in publication of the 2020 Annual Results and the 2021 Interim Results, delay in despatch of the 2020 Annual Report and the 2021 Interim Report and suspension of trading in the shares of the Company from 9:00 a.m. on 1 April 2021; (ii) the announcement of the Company dated 31 May 2021 in relation to the resumption guidance for the Company imposed by the Stock Exchange (the “**Initial Resumption Guidance**”); (iii) the quarterly update announcements of the Company dated 30 June 2021, 30 September 2021, 30 December 2021 and 30 March 2022; (iv) the announcement of the Company dated 16 July 2021 in relation to legal proceedings against a number of subsidiaries of the Group; and (v) the announcements of the Company dated 18 March 2022 and 4 May 2022 in relation to a winding up petition against the Company (the “**Announcements**”). Unless otherwise defined, capitalised terms used in this announcement shall have the same meanings as those defined in the Announcements.

ADDITIONAL RESUMPTION GUIDANCE

As disclosed in the announcement of the Company dated 31 May 2021, the Stock Exchange has set out the Initial Resumption Guidance for the Company:

- (i) publish all outstanding financial results required under the Listing Rules and address any audit modifications;
- (ii) demonstrate the Company's compliance with Rule 13.24 of the Listing Rules; and
- (iii) inform the market of all material information for the Company's shareholders and investors to appraise the Company's position.

On 5 May 2022, the Company received additional resumption guidance from the Stock Exchange that, in addition to the Initial Resumption Guidance, the Company is required to have the winding-up petition (or order, if made) against the Company withdrawn or dismissed and the appointment of any liquidator discharged (if any) (the "**Additional Resumption Guidance**", which together with the Initial Resumption Guidance, the "**Resumption Guidance**"). The Stock Exchange further indicates that it may modify the Resumption Guidance and/or give further guidance if the situation changes. The Company is taking appropriate steps to fulfil the Resumption Guidance and will keep its shareholders and the public informed of the latest developments by making further announcement(s) as and when appropriate.

CONTINUED SUSPENSION OF TRADING

At the request of the Company, trading in shares of the Company was suspended from 9:00 a.m. on 1 April 2021 and will remain suspended until further notice.

Shareholders and potential investors should exercise caution when dealing in the shares of the Company.

By Order of the Board
CHINA PROPERTIES GROUP LIMITED
Dr. Wang Shih Chang, George
Chairman

Hong Kong, 6 May 2022

As at the date of this announcement, the Board of the Company comprises Dr. Wang Shih Chang, George, Mr. Wong Sai Chung and Mr. Xu Li Chang as executive directors, Mr. Kwan Kai Cheong as non-executive director and Mr. Warren Talbot Beckwith, Mr. Luk Koon Hoo and Dr. Garry Alides Willinge as independent non-executive directors.