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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 and Debt Stock Code: 4596, 5100, 40572, 40516, 40375,
40715, 40116, 40225, 40250, 40047, 40826, 40008, 86029)**

**(1) INSIDE INFORMATION IN RELATION TO THE FOLLOWING SENIOR NOTES;
(2) DELISTING OF THE OCTOBER 2019 NOTES; AND
(3) SUSPENSION OF TRADING OF THE JANUARY 2021 NOTES**

Notes	ISIN/Common Code	Stock code
6.63% Senior Notes due January 2026 (the “ January 2021 Notes ”)	XS2279711779/227971177	40516
8.7% Senior Notes due August 2022 (the “ October 2019 Notes ”)	XS2050860308/205086030	40008

This announcement is made by Zhenro Properties Group Limited (the “**Company**”, and together with its subsidiaries, the “**Group**”) pursuant to Rules 13.09(2), 13.19, 37.47A, 37.47B and 37.47E of the Rules Governing the Listing of Securities (the “**Listing Rules**”) on The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”) and Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

References are made to the announcements of the Company dated 10 April 2022, 11 April 2022, 31 May 2022 and 30 June 2022 (the “**Announcements**”). Unless the context requires otherwise, capitalised terms used herein shall have the same meanings as those defined in the Announcements.

UPDATE IN RELATION TO THE OCTOBER 2019 NOTES

Pursuant to the terms of the October 2019 Notes, all outstanding principal amount on the October 2019 Notes together with the accrued and unpaid interest thereon are due and payable on the maturity date of 3 August 2022. As of the date of this announcement, the Company has not made payment of the remaining outstanding principal of US\$29,777,000, and interest thereon (the “**Non-Payment of the October 2019 Notes**”). Failure to pay such principal at maturity will constitute an event of default under the October 2019 Notes, and failure to pay such interest upon expiration of the 30-day grace period after maturity will constitute an event of default under the October 2019 Notes. The Non-

Payment of the October 2019 Notes has not triggered, and will not trigger, any cross-default under the terms of the securities as set out in the following table.

Description of Debt Securities	ISIN/Common Code	Stock code
6.63% Senior Notes due January 2026	XS2279711779/227971177	40516
6.7% Senior Notes due August 2026	XS2293750670/229375067	40572
5.95% Senior Notes due March 2022	XS2308085112/230808511	Not applicable
5.98% Senior Notes due April 2022	XS2329241447/232924144	Not applicable
7.125% Senior Notes due June 2022	XS2358480155/235848015	Not applicable
6.50% Senior Notes due September 2022	XS2383329237/238332923	40826
8.0% Senior Notes due March 2023	XS2449192942/244919294	5100
8.0% Senior Notes due March 2023	XS2449193320/2449193322	86029
Senior Perpetual Capital Securities	XS2013512608/201351260	4596
8.3% Senior Notes due September 2023	XS2185842924/218584292	40250
8.35% Senior Notes due March 2024	XS2152219973/215221997	40225
7.875% Senior Notes due April 2024	XS2099413093/209941309	40116
7.1% Senior Notes due September 2024	XS2346158822/234615882	40715
7.35% Senior Notes due February 2025	XS2226898216/222689821	40375
9.15% Senior Notes due May 2023	XS2076026983/207602698	40047

DELISTING OF THE OCTOBER 2019 NOTES

Notice is also given that as the October 2019 Notes matured on 3 August 2022, the October 2019 Notes were delisted from the Stock Exchange on 3 August 2022. After withdrawal of listing on the Stock Exchange, noteholders requiring further information in relation to the October 2019 Notes may contact the Company at 62/F, Bank of China Tower, 1 Garden Road, Central, Hong Kong or ir@zhenro.com.

UPDATE IN RELATION TO THE JANUARY 2021 NOTES

The interest payment in the amount of US\$13,260,000 under the January 2021 Notes became due and payable on 7 July 2022. Under the terms of the January 2021 Notes, the Company has a grace period of 30 days to pay the interest. As of the date of this announcement, the Company expects that it may not be in position to pay such interest before the last day of the grace period on 6 August 2022 (the “**Expected Non-Payment of the January 2021 Notes**”). The Expected Non-Payment of the January 2021 Notes will constitute an event of default under the January 2021 Notes upon expiration of the grace period. As of the date of this announcement, such event of default has not occurred.

Pursuant to the indenture of the January 2021 Notes, if an event of default has occurred (such as 30-day grace period lapses) and is continuing, the trustee or holders of at least 25% in aggregate principal amount of the relevant senior notes then outstanding may, by written notice to the Company and to the trustee, declare the principal of, premium, if any, and accrued and unpaid interest on the relevant senior notes to be immediately due and payable. As of the date of this announcement, the

30-day grace period has not lapsed and the Company has not received such acceleration notice as a result of the Expected Non-Payment of the January 2021 Notes. As such, as of the date of this announcement, the Expected Non-Payment of the January 2021 Notes has not triggered any cross-default under the terms of the securities as set out in the following table.

Description of Debt Securities	ISIN/Common Code	Stock code
6.7% Senior Notes due August 2026	XS2293750670/229375067	40572
5.95% Senior Notes due March 2022	XS2308085112/230808511	Not applicable
5.98% Senior Notes due April 2022	XS2329241447/232924144	Not applicable
7.125% Senior Notes due June 2022	XS2358480155/235848015	Not applicable
8.70% Senior Notes due August 2022	XS2050860308/205086030	40008
6.50% Senior Notes due September 2022	XS2383329237/238332923	40826
8.0% Senior Notes due March 2023	XS2449192942/244919294	5100
8.0% Senior Notes due March 2023	XS2449193320/244919332	86029
Senior Perpetual Capital Securities	XS2013512608/201351260	4596
8.3% Senior Notes due September 2023	XS2185842924/218584292	40250
8.35% Senior Notes due March 2024	XS2152219973/215221997	40225
7.875% Senior Notes due April 2024	XS2099413093/209941309	40116
7.1% Senior Notes due September 2024	XS2346158822/234615882	40715
7.35% Senior Notes due February 2025	XS2226898216/222689821	40375
9.15% Senior Notes due May 2023	XS2076026983/207602698	40047

In this connection, at the request of the Company, trading of the January 2021 Notes of the Company on the Stock Exchange will be suspended with effect from 9:00 a.m. on 4 August 2022 and will remain suspended until further notice.

The Company will maintain active communications with creditors and will update the market as soon as practicable on any material developments.

Shareholders of the Company and other investors are reminded to consider the related risks and exercise caution when dealing in the securities of the Company, and to seek professional advice from their own professional or financial advisers when in doubt.

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

Hong Kong, 3 August 2022

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.