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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))*  
**(Stock code: 00405)**

**Managed by**



## **ANNOUNCEMENT**

### **INSIDE INFORMATION PROPOSED DISTRIBUTION IN SPECIE BY A SUBSTANTIAL UNITHOLDER**

This announcement is made by the board of directors (the “**Board**”) of Yuexiu REIT Asset Management Limited (the “**Manager**”) (in its capacity as manager of Yuexiu Real Estate Investment Trust (“**Yuexiu REIT**”)) pursuant to paragraph 10.3 of the Code on Real Estate Investment Trusts (the “**REIT Code**”), Rule 13.09(2)(a) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”) and the Inside Information Provisions (as defined under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Cap 571, Laws of Hong Kong).

Based on the 2022 annual results announcement published today by Yuexiu Property Company Limited (stock code: 00123) (“**Yuexiu Property**”), the Manager notes that the board of Yuexiu Property (being a substantial unitholder of Yuexiu REIT) has resolved to declare a special dividend (in the form of distribution in specie) of certain units that it indirectly holds in Yuexiu REIT, to qualifying shareholders of Yuexiu Property on the basis of 62 units in Yuexiu REIT (“**Units**”) for every 1,000 shares in Yuexiu Property held by such qualifying shareholders, subject to the financial statements of Yuexiu Property for the financial year ended 31 December 2022 being laid before Yuexiu Property at its forthcoming annual general meeting (the “**Proposed Distribution in Specie**”).

As at the date of this announcement, Yuexiu Property indirectly holds 1,980,133,679 Units (representing approximately 41.39% of the total number of Units in issue). For illustration purposes only, based on the number of Units in issue and the number of shares of Yuexiu Property in issue as at the date of this announcement, Yuexiu Property will indirectly hold approximately 1,788,153,402 Units (representing approximately 37.38% of the total number of Units in issue) immediately after completion of the Proposed Distribution in Specie.

The Board does not expect the Proposed Distribution in Specie to have any material negative impact on the business and operations of Yuexiu REIT. Except for those unitholding changes that would result from the Proposed Distribution in Specie, the Board is not aware of any other potential material change to unitholdings in Yuexiu REIT as at the date of this announcement.

Further announcement(s) in relation to the Proposed Distribution in Specie will be made by the Manager in accordance with all applicable requirements of the REIT Code and the Listing Rules as and when appropriate.

By order of the Board  
**Yuexiu REIT Asset Management Limited**  
(as manager of Yuexiu Real Estate Investment Trust)  
**YU Tat Fung**  
*Company Secretary*

Hong Kong, 15 March 2023

*As at the date of this announcement, the Board of the Manager comprises:*

*Executive Directors:* *Mr. Lin Deliang (Chairman) and Ms. Ou Haijing*

*Non-executive Directors:* *Mr. Li Feng and Mr. Zeng Zhizhao*

*Independent Non-executive Directors:* *Mr. Chan Chi On, Derek, Mr. Chan Chi Fai, Brian,  
Mr. Cheung Yuk Tong and Mr. Chen Xiaoou*