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Redsun Properties Group Limited

弘陽地產集團有限公司

(Incorporated in the Cayman Islands with limited liability)

US\$455 MILLION 9.70% SENIOR NOTES DUE 2023

(THE “APRIL 2023 NOTES”)

(STOCK CODE: 40126)

INSIDE INFORMATION AND DELISTING OF THE APRIL 2023 NOTES

This announcement is made by the Company (equity securities stock code: 1996) pursuant to Rule 13.09, Rule 37.47, Rule 37.47A, Rule 37.47B and Rule 37.47E of the Listing Rules and the Inside Information Provisions (as defined in the Listing Rules) under Part XIVA of the Securities and Future Ordinance (Chapter 571 of the Laws of Hong Kong).

Reference is made to the announcements of the Company dated 11 August 2022, 12 August 2022 and 30 September 2022 (the “**Announcements**”). Capitalised terms used herein shall have the same meaning as those defined in the Announcements.

UPDATE IN RELATION TO THE APRIL 2023 NOTES

Pursuant to the terms of the April 2023 Notes (XS2103199050/210319905), all outstanding principal amount on the April 2023 Notes together with the accrued and unpaid interest thereon (together, the “**Payable Amount**”) are due and payable on the maturity date of 16 April 2023. As described in the Announcements, payment of the Payable Amount is not expected to be made on the due date. Failure to pay such principal at maturity will constitute an event of default under the April 2023 Notes as well as other USD Notes, and failure to pay such interest upon expiration of the 30-day grace period after the due date will constitute an event of default under the April 2023 Notes.

DELISTING OF THE APRIL 2023 NOTES

Notice is also given that as the April 2023 Notes will mature on 16 April 2023, the April 2023 Notes will be delisted from the Stock Exchange of Hong Kong Limited on 17 April 2023. After withdrawal of listing on the Stock Exchange, noteholders requiring further information in relation to the April 2023 Notes may contact the Company at Room 2612, 26/F, China Merchants Tower, Shun Tak Centre, Sheung Wan, Hong Kong or touzizhe@rsun.com, or the Company's financial advisor Haitong International Securities Company Limited at 28/F One International Finance Centre, No. 1 Harbour View Street, Central or project.redsun.lm@htisec.com.

The Company will closely monitor the situation and provide updates as appropriate on any material developments.

Investors of the Company are advised not to rely solely on the information contained in this announcement and should exercise caution when dealing in the securities of the Company. When in doubt, the investors of the Company are advised to seek professional advice from their own professional or financial advisors.

Other listed USD Notes issued by the Company includes:

Notes	ISIN/Common Code	Stock Code
US\$350 million 7.30% Senior Notes Due 2025	XS2244315110/224431511	40531
US\$210 million 7.30% Senior Green Notes Due 2024	XS2328508846/232850884	40690
US\$200 million 9.50% Senior Green Notes Due 2023	XS2384273475/238427347	40848

On behalf of the Board
Redsun Properties Group Limited
Zeng Huansha
Chairman

Hong Kong, 14 April 2023

As of the date of this announcement, the executive Directors are Mr. Zeng Huansha, Mr. Zeng Junkai and Mr. Lui Wai Pang; and the independent non-executive Directors are Mr. Lee Kwok Tung Louis, Mr. Leung Yau Wan John and Mr. Au Yeung Po Fung.