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TOP SPRING INTERNATIONAL HOLDINGS LIMITED

萊蒙國際集團有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 03688)

UNAUDITED OPERATING FIGURES FOR THE NINE MONTHS ENDED 30 SEPTEMBER 2023

The board (the “**Board**”) of directors (the “**Directors**”) of Top Spring International Holdings Limited (the “**Company**”) is pleased to announce certain unaudited operating figures of the Company and its subsidiaries (the “**Group**”) for the nine months ended 30 September 2023.

- For the nine months ended 30 September 2023, the pre-sales of the Group were approximately HK\$503.4 million, among which, pre-sales of properties and pre-sales of car park units were approximately HK\$500.4 million and approximately HK\$3 million, respectively, with the pre-sales properties’ gross floor area of approximately 6,103 sq.m., and the average selling price of pre-sales properties was approximately HK\$81,990 per sq.m..

The above operating information is unaudited, which was prepared according to the preliminary internal information of the Group. Given that various uncertainties may exist in the process of collecting such pre-sales figures, such operating information may be different from those to be disclosed in the audited or unaudited consolidated financial statements published by the Company on an annual or a semi-annual basis. Therefore, the operating information mentioned above is for investors’ reference only and shall not become or be deemed as an invitation or solicitation for the disposal or purchase of any securities or financial products of the Company, nor can it be used as the basis for any research report, and there is no intention nor does it constitute any investment advice. Investors are urged to exercise caution when dealing in the securities of the Company, and not to place inappropriate reliance on such information. Investors are advised to seek professional advice from professionals and financial advisers if there is any doubt.

By order of the Board
Top Spring International Holdings Limited
WONG Tak Chun
Company Secretary

Hong Kong, 13 October 2023

As at the date of this announcement, the executive Directors are Mr WONG Chun Hong, Ms LAM Mei Ka, Shirley and Mr WONG Sze Yuen; the non-executive Directors are Mr YIP Hoong Mun and Mr KUI Qiang; and the independent non-executive Directors are Mr CHENG Yuk Wo, Professor WU Si Zong and Mr CHAN Yee, Herman.