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REGAL REAL ESTATE INVESTMENT TRUST

(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: 1881)

Managed by



POLL RESULTS OF THE EXTRAORDINARY GENERAL MEETING HELD ON 31 JANUARY 2024

At the extraordinary general meeting held on 31 January 2024, the CCT Ordinary Resolutions to approve the Lease and Guarantee Extension and the HMA Extension and the Trust Deed Special Resolution to approve the Trust Deed Amendments were duly passed by way of a poll.

Reference is made to the circular of Regal REIT dated 11 January 2024 (the “**Circular**”) and the notice of the extraordinary general meeting of Regal REIT attached thereto. Unless the context requires otherwise, terms used in this announcement shall have the same meaning as those defined in the Circular.

At the EGM, the resolutions to approve the Lease and Guarantee Extension and the HMA Extension were proposed as Ordinary Resolution while the resolution to approve the Trust Deed Amendments was proposed as Special Resolution. The EGM Resolutions were decided on by way of a poll.

As at the date of the EGM, there were a total of 3,257,431,189 Units in issue.

As disclosed in the Circular, each of Regal Hotels, the Lessee and the Hotel Manager is considered to have a material interest in the CCT Ordinary Resolutions that is different from the interests of other Unitholders. Accordingly, pursuant to the REIT Code and the Trust Deed, Regal Hotels and its associates (as defined in the REIT Code, and include the Lessee and the Hotel Manager as associates of Regal Hotels) who were Unitholders, being collectively interested in 2,443,033,102 Units, representing approximately 74.99% of the Units in issue, were required to abstain, and had so abstained, from voting on the CCT Ordinary Resolutions, except pursuant to a proxy given by Independent Unitholders where a specific direction as to voting is given.

Accordingly, the total number of Units entitling the Independent Unitholders to attend and vote for or against the CCT Ordinary Resolutions was 814,398,087 Units, representing approximately 25.01% of the Units in issue as at the date of the EGM. The total number of Units entitling the Unitholders to attend and vote for or against the Trust Deed Special Resolution was 3,257,431,189 Units, representing 100% of the Units in issue as at the date of the EGM.

As at the date of the EGM, to the best of the Manager's knowledge, information and belief, after having made reasonable enquiries, save as disclosed above, the Manager was not aware of any Unitholder who was required to abstain at the EGM in respect of the CCT Ordinary Resolutions and the Trust Deed Special Resolution. There were no Units entitling the Unitholders to attend and abstain from voting in favour of the EGM Resolutions as set out in Rule 13.40 of the Listing Rules. Save as disclosed above, no parties had indicated in the Circular their intention to vote against or to abstain from voting on the EGM Resolutions.

All directors of the Manager attended the EGM in person or by electronic means.

POLL RESULTS OF THE EGM

The poll at the EGM was scrutinised by Computershare Hong Kong Investor Services Limited, the unit registrar of Regal REIT. The Board is pleased to announce that the poll results of the EGM Resolutions are as follows:

No.	Ordinary Resolutions <i>Note (1)</i>	Number of votes (% of the total Units present and voted at the EGM) <i>Note (2)</i>	
		For	Against
1.	To approve (which, where relevant, shall include approval by way of ratification) the Lease and Guarantee Extension (including the proposed new annual caps applicable thereto) and the transactions contemplated thereunder as set out in the Circular.	17,291,574 (99.99%)	2,020 (0.01%)
2.	To approve (which, where relevant, shall include approval by way of ratification) the HMA Extension, the transactions contemplated thereunder and the relevant new annual caps applicable thereto as set out in the Circular.	17,291,574 (99.99%)	2,020 (0.01%)

As more than 50% of the votes cast were in favour of each of the CCT Ordinary Resolutions, the CCT Ordinary Resolutions were duly passed as Ordinary Resolutions.

No.	Special Resolution <i>Note (1)</i>	Number of votes (% of the total Units present and voted at the EGM)	
		For	Against
1.	To approve (which, where relevant, shall include approval by way of ratification) the proposed Trust Deed Amendments as more fully described in Appendix II to the Circular and related matters.	2,288,416,676 (99.999912%)	2,020 (0.000088%)

As more than 75% of the votes cast were in favour of the Trust Deed Special Resolution, the Trust Deed Special Resolution was duly passed as Special Resolution.

Notes:

- (1) *The full text of the resolution is set out in the EGM Notice.*
(2) *All percentages are rounded to two decimal places.*

By Order of the Board
Regal Portfolio Management Limited
(as manager of Regal Real Estate Investment Trust)
Simon LAM Man Lim
Executive Director

Hong Kong, 31 January 2024

As at the date of this announcement, the Board comprises Mr. LO Yuk Sui as Chairman and Non-executive Director; Miss LO Po Man as Vice Chairman and Non-executive Director; Mr. Johnny CHEN Sing Hung and Mr. Simon LAM Man Lim as Executive Directors; Mr. Jimmy LO Chun To and Mr. Kenneth NG Kwai Kai as Non-executive Directors; and Mr. John William CRAWFORD, JP, Mr. Bowen Joseph LEUNG Po Wing, GBS, JP, Mr. Kai Ole RINGENSON and Mr. Abraham SHEK Lai Him, GBS, JP as Independent Non-executive Directors.