

22 July 2024

The Board of Directors
Eminence Enterprise Limited
7th Floor, Block A
Phase 6, Hong Kong Spinners Building
Nos 481-483 Castle Peak Road
Cheung Sha Wan
Hong Kong

Dear Sirs

Company : **EMINENCE ENTERPRISE LIMITED (the "Company")**
Stock Code : **616**
Subject : **Major Transaction – Disposal of Property**

We refer to the Company's circular dated 22 July 2024 (the "Circular") in relation to the captioned subject. Unless otherwise defined, capitalised terms used in this letter shall have the same meaning as those defined in the Circular.

We hereby acknowledge and confirm: -

- (a) that we have given our written consent to the Company to the issue of the Circular, with the inclusion therein of reference to our name and logo and our opinion or report issued by us in the form and context in which they appear therein, and that we have not withdrawn such consent;
- (b) that we consent to a copy of this letter and our valuation report being made available for public inspection in accordance with Appendix II to the Circular;
- (c) as at the Latest Practicable Date, we did not have any direct or indirect interests in any assets which had been, since 31 March 2023 (being the date to which the latest published audited financial statements of the Group were made up), acquired or disposed of by or leased to (or are proposed to be acquired or disposed of by or leased to any member of the Group; and
- (d) we did not have any shareholding in any member of the Group or any right (whether legally enforceable or not) to subscribe for or to nominate persons to subscribe for securities in any member of the Group.

Yours faithfully
For and on behalf of
Knight Frank Petty Limited



Jennifer Ip

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