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TALENT PROPERTY GROUP LIMITED

新 天 地 產 集 團 有 限 公 司*

(Incorporated in Bermuda with limited liability)

(Stock Code: 760)

**SUPPLEMENTAL ANNOUNCEMENT IN RELATION TO THE ANNUAL
RESULTS ANNOUNCEMENT DATED 28 MARCH 2025**

Reference is made to the announcement of Talent Property Group Limited (the "Company") dated 28 March 2025 in relation to the annual results for the year ended 31 December 2024.

The Company hereby clarify that the board of directors of the Company did not recommend the payment of a final dividend for the years ended 31 December 2024 and 2023.

By Order of the Board

Zhang Gao Bin

Chairman and Executive Director

Hong Kong, 31 March 2025

As at the date hereof, the Board comprises Mr. Zhang Gao Bin and Mr. Luo Zhangguan as Executive Directors, Ms. Zhou Hanlu as Non-executive Director and Mr. Lo Wai Hung, Mr. Mak Yiu Tong and Mr. Fok Chi Tat Michael as Independent Non-executive Directors.

** For identification purposes only*