COUNTRY GARDEN HOLDINGS COMPANY LIMITED
碧桂園控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 2007)

ANNOUNCEMENT MADE PURSUANT TO RULES 13.51B(2) AND 13.51(2) OF THE LISTING RULES

This announcement is made by Country Garden Holdings Company Limited (the "**Company**", together with its subsidiaries, the "**Group**") pursuant to Rules 13.51B(2) and 13.51(2) of the Rules Governing the Listing of Securities (the "**Listing Rules**") on The Stock Exchange of Hong Kong Limited (the "**Stock Exchange**").

The Company and the chairman Ms. YANG Huiyan ("**Ms. YANG**"), the president Mr. MO Bin ("**Mr. MO**"), and the chief financial officer Ms. WU Bijun ("**Ms. WU**"), all being executive directors of the Company, recently received a notice from the Shanghai Stock Exchange (the "**SSE**") that as the Company failed to timely disclose its 2024 interim report in accordance with the relevant bonds listing rules of the SSE, the SSE made the decision to publicly reprimand the Company, Ms. YANG, Mr. MO, Ms. WU and other named person respectively, and recorded the decision in its integrity file database.

Moreover, Country Garden Real Estate Group Co., Ltd. (碧桂園地產集團有限公司) ("**Country Garden Real Estate**"), a subsidiary of the Company, and Ms. YANG recently received notices from the SSE and the Shenzhen Stock Exchange (the "**SZSE**") that as Country Garden Real Estate failed to timely submit and disclose its 2024 interim report in accordance with the relevant bonds listing rules of the SSE and the SZSE, each of the SSE and the SZSE made the decision to publicly reprimand Country Garden Real Estate, its chairman Ms. YANG and other named persons respectively, and recorded the decision in their integrity file database.

The board of directors (the "**Board**") of the Company has reviewed the relevant letters of the decision of public reprimand. Considering that the relevant non-compliance was caused by the failure of the Group to complete the audit of 2024 interim results of the Group in a timely manner due to objective factors and not due to the failure of the relevant individuals in discharging their duties, the Board (except Ms. YANG, Mr. MO, and Ms. WU) believes that there is no reason to doubt the integrity and ability of Ms. YANG, Mr. MO and Ms. WU, and that it is appropriate for them to continue to serve as executive directors.

The Company and Country Garden Real Estate published their 2024 interim reports on 24 February 2025. The Group attaches great importance to the matters above and will take this as a lesson to strictly abide by the requirements of bonds information disclosure and fulfil its information disclosure obligations in accordance with the laws.

Save as disclosed above, Ms. YANG, Mr. MO and Ms. WU have confirmed to the Company that there is no other information related to them that needs to be disclosed in accordance with the requirements of Rules 13.51(2)(h) to (v) of the Listing Rules, and are not aware of any other matters that need to be brought to the attention of the shareholders of the Company.

By order of the Board
Country Garden Holdings Company Limited
MO Bin
President and Executive Director

Foshan, Guangdong Province, the PRC, 21 May 2025

As of the date of this announcement, the executive directors of the Company are Ms. YANG Huiyan (Chairman), Mr. MO Bin (President), Ms. YANG Ziying, Dr. CHENG Guangyu and Ms. WU Bijun. The non-executive director of the Company is Mr. CHEN Chong. The independent non-executive directors of the Company are Dr. HAN Qinchun, Mr. WANG Zhijian and Mr. TUO Tuo.