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FINANCIAL STREET PROPERTY CO., LIMITED

金融街物業股份有限公司

(A joint stock company incorporated in the People's Republic of China with limited liability)

(Stock Code: 1502)

CHANGE OF JOINT COMPANY SECRETARY

AND

WAIVER FROM STRICT COMPLIANCE WITH RULES 3.28 AND 8.17 OF THE LISTING RULES

RESIGNATION OF JOINT COMPANY SECRETARY

The board (the “**Board**”) of directors (the “**Directors**”) of Financial Street Property Co., Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) hereby announces that Mr. Chen Xi (“**Mr. Chen**”) has tendered his resignation as the joint company secretary of the Company (the “**Joint Company Secretary**”) due to change of his work arrangement in the Group with effect from 5 June 2025. Mr. Chen has confirmed that he has no disagreement with the Board, and there is no other matter in respect of his resignation that needs to be brought to the attention of The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”) or the shareholders of the Company (“**Shareholders**”). The Board would like to take this opportunity to express its gratitude to Mr. Chen for his valuable contribution to the Company during his tenure of service.

APPOINTMENT OF JOINT COMPANY SECRETARY

The Board further announces that Ms. Zhang Jing (“**Ms. Zhang**”) has been appointed as the Joint Company Secretary with effect from 5 June 2025. Ms. Ho Wing Nga (“**Ms. Ho**”) will remain as the other Joint Company Secretary.

The biographical details of Ms. Zhang are set out as follows:

Ms. Zhang Jing (張晶), aged 40, is currently the director of compliance and audit and the general manager of the compliance and audit center of the Company.

Ms. Zhang has nearly 16 years of experience in legal compliance and risk management. She joined our Group in May 2018 and successively served as general manager of legal affairs department, as risk and legal director and general manager of legal affairs and risk management department, and as risk and legal director and general manager of the risk and legal affairs center of the Company between May 2018 to July 2024. Ms. Zhang has been serving as the director of compliance and audit and the general manager of the compliance and audit center of the Company since July 2024.

Prior joining the Group, Ms. Zhang served as a court clerk and an assistant judge in the People's Court at district level in Beijing during the period from July 2009 to September 2014. From September 2014 to May 2018, Ms. Zhang served as the senior manager of the legal and compliance department of an investment bank.

Ms. Zhang graduated from the Law School of Renmin University of China (中國人民大學) with a bachelor's degree in law in July 2007 and a master's degree in criminal law in June 2009. She obtained the legal professional qualification certificate (法律職業資格證書) issued by the Ministry of Justice of the People's Republic of China in 2007, and was granted the qualification of third-level legal adviser to state-owned enterprises issued by the State-owned Assets Supervision and Administration Commission of the State Council in July 2019.

The Board would like to extend a warm welcome to Ms. Zhang on her new appointment.

Ms. Ho, the other current Joint Company Secretary since August 2020, is a fellow member of both The Hong Kong Chartered Governance Institute and The Chartered Governance Institute in the United Kingdom, and is therefore qualified to act as the Joint Company Secretary in accordance with Rule 3.28 of the Rules Governing the Listing of Securities on the Stock Exchange (the "**Listing Rules**"). Ms. Ho is the managing director of Entity Solutions of Computershare Hong Kong Investor Services Limited and has over 25 years of experience in corporate governance services.

WAIVER FROM STRICT COMPLIANCE WITH RULES 3.28 AND 8.17 OF THE LISTING RULES

Pursuant to Rule 8.17 of the Listing Rules, an issuer must appoint a company secretary who meets the requirements under Rule 3.28 of the Listing Rules. Rule 3.28 of the Listing Rules provides that an issuer must appoint as its company secretary an individual who, by virtue of his academic or professional qualifications or relevant experience, is, in the opinion of the Stock Exchange, capable of discharging the functions of company secretary.

Ms. Zhang currently does not possess a qualification stipulated in Rule 3.28 of the Listing Rules. Nevertheless, considering (i) Ms. Zhang's relevant experience and knowledge with respect to the Listing Rules and its compliance accumulated during her tenure with the Company; (ii) her solid understanding of the operation of the Group and the relationship formed with the management of the Group over the years; and (iii) her qualification of having obtained a legal professional qualification certificate, the Company is of the view that the appointment of Ms. Zhang as the Joint Company Secretary is in the interest of the Company and its Shareholders as a whole.

Accordingly, the Company has applied to the Stock Exchange for, and the Stock Exchange has granted, a waiver from strict compliance with the requirements under Rules 3.28 and 8.17 of the Listing Rules (the "**Waiver**") for period of three years from the date of Ms. Zhang's appointment as the Joint Company Secretary (the "**Waiver Period**") on the following conditions that:

- (i) Ms. Zhang must be assisted by Ms. Ho during the Waiver Period; and
- (ii) the Waiver could be revoked if there are material breaches of the Listing Rules by the Company.

Before the end of the Waiver Period, the Company must demonstrate and seek the Stock Exchange's confirmation that Ms. Zhang, having had the benefit of Ms. Ho's assistance during the Waiver Period, has attained the relevant experience and is capable of discharging the functions of company secretary under Rule 3.28 of the Listing Rules such that a further waiver will not be necessary.

The Stock Exchange may withdraw or change it if the Company's situation changes.

By order of the Board
Financial Street Property Co., Limited
Sun Jie
Chairman

Beijing, the PRC, 5 June 2025

As at the date of this announcement, members of the Board comprises Mr. Sun Jie and Mr. Song Ronghua as executive Directors, Mr. Meng Chunying, Mr. Han Fengxiang and Mr. Guo Mingming as non-executive Directors, Mr. Song Baocheng, Ms. Tong Yan and Ms. Lu Qing as independent non-executive Directors, and Ms. Lyu Min as employee representative Directors.