

Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.



朗诗绿色管理

LANDSEA GREEN MANAGEMENT

LANDSEA GREEN MANAGEMENT LIMITED

朗詩綠色管理有限公司

(Incorporated in Bermuda with limited liability)

(Stock Code: 106)

**QUARTERLY UPDATE ON
IMPLEMENTATION OF ACTION PLAN TO RESOLVE
AUDITOR'S DISCLAIMER OF OPINION**

Reference is made to the annual report of Landsea Green Management Limited (the “**Company**”) for the year ended 31 December 2024 (“**FY2024**”) published on 28 April 2025 (the “**Annual Report**”). Unless otherwise defined, capitalised terms used in this announcement shall have the same meanings as those used in the Annual Report.

As disclosed in the Annual Report, the Auditor did not express an opinion on the consolidated financial statements of the Group for FY2024 (the “**Disclaimer of Opinion**”) due to multiple uncertainties relating to going concern, the details of which are set out on pages 107 to 108 of the Annual Report. The Company proposed to implement the action plan as set out on pages 42 to 44 of the Annual Report (the “**Action Plan**”) to address the Disclaimer of Opinion.

The Company wishes to provide updates on the implementation of the Action Plan as follows:

1. The Group has been proactively adjusting its sales and pre-sales activities to better respond to market demand, and is striving to achieve the contracted sales, pre-sales volume and amount under the latest budget and to enhance collections. In the first half of 2025, the accumulated contracted amount (including entrusted management projects) of Landsea Products totalled RMB2.55 billion.
2. The Group has continued to maintain continuous communication with major builders and suppliers to reach mutually agreeable payment arrangements for the smooth commencement of pre-sales and timely completion of property development.
3. The Group has continued to actively discuss with the holders of the Defaulted Senior Note to reach further agreements and closely monitoring the progress of the performance of financial borrowings other than the senior notes.

4. The Group has been actively negotiating with relevant financial institutions to ensure that the Group could obtain development loans for development projects in a timely manner and obtain borrowings or seek rollover of existing borrowings by pledging equity interests in certain subsidiaries. In the first half of 2025, at the request of the government, the Chongqing Central Park project received the new Guaranteed Building Special Loan totalling RMB50 million.
5. The Group has been liaising with potential buyers for the disposal of certain investment properties held by the Group's subsidiaries, as well as the equity interests in certain joint ventures and associates holding the investment properties. In addition, the Group will seek income from disposal of equity interests, dividend income and advances from joint ventures and associates in a timely manner, depending on their pre-sale status and cash flow position. The Jiefang Tower project is scheduled for completion of contract and sale in the third quarter of 2025, and the sales proceeds will be used to repay the project's own overdue loans.
6. The Group has continued to accelerate the recovery of trade and other receivables. As at 31 December 2023, the trade receivables from management services of the Group amounted to approximately RMB372 million, and approximately RMB61 million were recovered and recognised during the year ended 31 December 2024. As at 31 December 2024, the trade receivables from management services of the Group amounted to approximately RMB297 million, and approximately RMB35 million were recovered and recognized in the first half of 2025.
7. The Group has taken active measures to control administrative expenses and continued to implement its plan to strengthen its workforce and reduce the number of employees by more than 100 in the first half of 2025.

The Board will continue to use its best endeavours to implement the Action Plan with an aim to resolving the Disclaimer of Opinion as soon as possible. The Company will publish further announcement(s) to keep the Company's shareholders and potential investors informed of the status of implementation of the Action Plan as and when appropriate.

By order of the Board
Landsea Green Management Limited
Gao Yuan
Company Secretary

Hong Kong, 9 July 2025

As at the date of this announcement, the Board comprises one executive Director, namely Mr. Zhou Kunpeng, one non-executive Director, namely Mr. Li Huanbin, and three independent non-executive Directors, namely Mr. Xie Cilong, Ms. Li Rong and Ms. Han Liping.