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中國海外發展有限公司
CHINA OVERSEAS LAND & INVESTMENT LTD.

(incorporated in Hong Kong with limited liability)

(Stock Code: 688)

**VOLUNTARY ANNOUNCEMENT
LISTING OF
A PUBLICLY TRADED INFRASTRUCTURE SECURITIES INVESTMENT FUND
ON THE SHENZHEN STOCK EXCHANGE**

Reference is made to the announcement dated 25 June 2025 (the “**Announcement**”) published by China Overseas Land & Investment Limited (the “**Company**”) in relation to the Proposed Spin-off and separate listing of the Public Fund on the Shenzhen Stock Exchange. Unless otherwise stated, capitalized terms used in this announcement shall have the same meanings as those defined in the Announcement.

The Board is pleased to announce that CAMC-China Overseas Commercial Assets Closed-end Infrastructure Securities Investment Fund* (華夏中海商業資產封閉式基礎設施證券投資基金) (the “**REIT**”), being the Public Fund referred to in the Announcement, has been listed on the Shenzhen Stock Exchange since 31 October 2025 with trading code 180607.SZ.

The REIT offered 300 million Units at the final offer price of RMB5.281 per Unit (the “**Final Offer Price**”). Based on the Final Offer Price, the total amount of gross proceeds from the Proposed Listing was approximately RMB1.5843 billion. China Overseas Uni Commerce, an indirect wholly-owned subsidiary of the Company, has subscribed for 60 million Units, representing 20% of the total number of the Units in issue. Immediately after the completion of the Proposed Spin-off, the Project Company is no longer a subsidiary of the Company and the accounts of the Project Company cease to be consolidated into the financial statements of the Company.

The establishment and separate listing of the REIT provides an alternative equity financing method for the Company, which will diversify the fundraising methods and platforms of the Group. The Company is able to revitalise its infrastructure assets and avoid the adverse impact of long recovery period and low asset turnover rates in infrastructure investments. It also enhances the Company’s rolling investment capability and sustainable operation, which is beneficial to the Company’s long-term performance.

For further information about the REIT, please refer to the information published from time to time by the REIT on the website of the Shenzhen Stock Exchange (<http://www.szse.cn>).

** For identification purpose only*

By Order of the Board
China Overseas Land & Investment Limited
Yan Jianguo
Chairman and Executive Director

Hong Kong, 31 October 2025

As at the date of this announcement, Mr. Yan Jianguo (Chairman), Mr. Zhang Zhichao (Chief Executive Officer) and Mr. Guo Guanghui are the Executive Directors of the Company; Mr. Zhuang Yong (Vice Chairman) and Mr. Ma Yao are the Non-executive Directors of the Company; and Mr. Li Man Bun, Brian David, Professor Chan Ka Keung, Ceajer and Dr. Chan Ching Har, Eliza are the Independent Non-executive Directors of the Company.