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GUANGDONG – HONG KONG GREATER BAY AREA HOLDINGS LIMITED
粵港灣控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock code: 1396)

CHANGE IN BOARD LOT SIZE

The board (the **"Board"**) of directors (the **"Directors"**) of Guangdong – Hong Kong Greater Bay Area Holdings Limited (the **"Company"**) hereby announces that the board lot size of the shares of HK$0.10 each in the capital of the Company (the **"Share(s)"**) for trading on main board of The Stock Exchange of Hong Kong Limited (the **"Stock Exchange"**) will be changed from 8,000 Shares to 2,000 Shares with effect from 9:00 a.m. on Monday, 24 November 2025 (the **"Change in Board Lot Size"**).

Based on the closing price of HK$5.96 per Share as quoted on the Stock Exchange immediately preceding the date of this announcement, the market value of each existing board lot of 8,000 Shares each is HK$47,680. Upon the Change in Board Lot Size becoming effective, the Shares shall be traded in board lots of 2,000 Shares each, and the corresponding market value for each board lot of 2,000 Shares will become HK$11,920 each (based on the closing price of HK$5.96 per Share as quoted on the Stock Exchange immediately preceding the date of this announcement).

As the Change in Board Lot Size will not affect any of the relative rights of the Company's shareholders (the **"Shareholders"**), with the Change of Board Lot Size reducing the board lot value, the Board is of the view that such reduction will lower the threshold for investors to acquire the Shares, thus facilitating the trading and improving the liquidity of the Shares, which will enable the Company to attract more investors and broaden the Shareholders' base. As such, the Board is of the opinion that the Change in Board Lot Size is in the interest of the Company and the Shareholders as a whole.

As no odd lot size of the Shares will be created as a result of the aforesaid Change in Board Lot Size (other than those already existed before the Change in Board Lot Size becoming effective), no odd lot arrangement is required for the Company to match the sales and purchase of odd lots.

As at the date of this announcement, the Company has no intention to carry out any other corporate actions or arrangements in the next twelve (12) months which may have an effect of undermining or negating the intended purpose of the Change in Board Lot Size.

EXPECTED TIMETABLE

The expected timetable for the Change in Board Lot Size is set out below, all times and dates herein refer to Hong Kong local times and dates:

Events	Hong Kong Date and Time
The issuance of this announcement	Monday, 3 November 2025
First day for free exchange of existing share certificates in board lots of 8,000 Shares each for new share certificates in board lots of 2,000 Shares each	Monday, 10 November 2025
Last day for trading of the Shares in board lots of 8,000 Shares each in the original counter	Friday, 21 November 2025
Effective date of the change in board lot size from 8,000 Shares to 2,000 Shares each	Monday, 24 November 2025
Original counter for trading in the Shares in board lots of 8,000 Shares each becomes a counter for trading in the Shares in board lots of 2,000 Shares each	9:00 a.m., Monday, 24 November 2025
Temporary counter for trading in the Shares in board lots of 8,000 Shares each opens	9:00 a.m., Monday, 24 November 2025
First day of parallel trading in the Shares (in board lots of 8,000 Shares each and board lots of 2,000 Shares each)	9:00 a.m., Monday, 24 November 2025
Temporary counter for trading in the Shares in board lots of 8,000 Shares each closes	4:10 p.m., Friday, 12 December 2025
Last day of parallel trading in the Shares (in board lots of 8,000 Shares each and board lots of 2,000 Shares each)	4:10 p.m., Friday, 12 December 2025
Last day (and latest time for submission of share certificates to the Share Registrar) for free exchange of existing share certificates in board lots of 8,000 Shares each for new share certificates in board lots of 2,000 Shares each	4:00 p.m., Tuesday, 16 December 2025

EXCHANGE OF NEW SHARE CERTIFICATES

Shareholders may submit their existing share certificates in board lots of 8,000 Shares each to the Company's branch share registrar and transfer office in Hong Kong, Computershare Hong Kong Investor Services Limited (the **"Share Registrar"**), at Shops 1712-1716, 17th Floor, Hopewell Centre 183 Queen's Road East, Wanchai Hong Kong, in exchange for new share certificates in board lots of 2,000 Shares each free of charge, during business hours from 9:00 a.m., Monday, 10 November 2025 to 4:00 p.m., Tuesday, 16 December 2025 (both days inclusive).

After the expiry of such period, existing share certificates will be accepted for exchange only on payment of a fee of HK$2.50 (or such higher amount as may from time to time be specified by the Stock Exchange) for each new share certificate in board lots of 2,000 Shares issued or each existing share certificate in board lots of 8,000 Shares cancelled, whichever number of share certificate involved is higher. It is expected that the new share certificates will be available for collection from the Share Registrar by the shareholders of the Company within ten (10) business days after delivery of the existing share certificates in board lots of 8,000 Shares to the Share Registrar for exchange purpose.

With effect from Monday, 24 November 2025, all new share certificates will be issued in board lots of 2,000 Shares each (except for odd lots or where the Share Registrar is otherwise instructed). All existing share certificates in board lots of 8,000 Shares each will continue to be good evidence of title to such Shares and be valid for transfer, delivery and settlement purposes.

Save and except for the change in the number of Shares for each board lot, the new share certificates (for Shares in board lots of 2,000 Shares each) will have the same design and colour as the existing share certificates (for Shares in board lots of 8,000 Shares each).

Shareholders and potential investors of the Company should exercise caution when dealing in the Shares, and if they are in any doubt about their position, they should consult their professional advisers.

By order of the Board
Guangdong – Hong Kong Greater Bay Area Holdings Limited
LUO Jieping
Chairman and Executive Director

Hong Kong, 3 November 2025

As at the date of this announcement, the executive Directors of the Company are Mr. Luo Jieping, Mr. He Fei and Ms. Wei Haiyan; and the independent non-executive Directors of the Company are Mr. Guan Huanfei, Mr. Han Qinchun and Mr. Chen Yangsheng.