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Fortune Sun (China) Holdings Limited

富陽（中國）控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 00352)

CHANGE OF EXECUTIVE DIRECTOR; AND CHANGE OF COMPOSITION OF BOARD COMMITTEE

The Board announces that with effect from 28 November 2025:

- (a) Mr. Han Lin has resigned as an executive Director and has ceased to be a member of the Executive Committee; and
- (b) Ms. Wang Jia has been appointed as an executive Director and a member of the Executive Committee.

RESIGNATION OF EXECUTIVE DIRECTOR

The board (the “**Board**”) of directors (the “**Directors**”) of Fortune Sun (China) Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) announces that Mr. Han Lin (“**Mr. Han**”) has resigned as an executive Director of the Company with effect from 28 November 2025, due to his wish to focus on other career commitments. Following his resignation as Director, Mr. Han has also ceased to be a member of the Executive Committee of the Company.

Mr. Han has confirmed that he has no disagreement with the Board and there is no matter relating to his resignation that needs to be brought to the attention of The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”) and the shareholders of the Company.

APPOINTMENT OF EXECUTIVE DIRECTOR

The Board is pleased to announce that Ms. Wang Jia (“**Ms. Wang**”) has been appointed as an executive Director of the Company with effect from 28 November 2025.

Ms. Wang, aged 55, is currently a director of Shanghai Fu Yang Property Consultant Co., Ltd. (“**Shanghai Fortune Sun**”), a wholly-owned subsidiary of the Company and she is responsible for supervising all development projects and managing the day-to-day operations of the Group. Ms. Wang

joined the Group in April 1997 and has held various positions in the sales department of Shanghai Fortune Sun. Ms. Wang graduated from Shanghai University in July 1992, majoring in mechanical design and manufacturing. Ms. Wang has substantial experience in property sales and marketing and is also a holder of Certificate for Real Estate Brokers in Shanghai (上海房地產經紀人證書).

As at the date of this announcement, Ms. Wang is interested in 20,000 shares of the Company, and holds 300,000 share options granted under the share option scheme of the Company, exercisable at a price of HK\$1.130 per underlying share for the period up to 18 January 2027.

As at the date of this announcement, save as disclosed above, to the best knowledge and information of the Directors having made reasonable enquiries, Ms. Wang (i) does not hold any other position in the Company or any other members of the Group; (ii) does not hold any other directorships in any other public companies, the securities of which are listed on any securities market in Hong Kong or overseas, in the last three years; (iii) does not have any other relationship with any Directors, senior management, substantial shareholders or controlling shareholders of the Company (as respectively defined in the Rules Governing the Listing of Securities on the Stock Exchange (the “**Listing Rules**”)); (iv) does not have any other interests in the shares of the Company within the meaning of Part XV of the Securities and Futures Ordinance; and (v) does not have any other major appointments and professional qualifications.

Ms. Wang has entered into a service agreement with the Company. Ms. Wang’s term of service with the Company is for an initial term of three years commencing on 28 November 2025, and can be terminated by giving three months’ prior written notice or in certain circumstances in accordance with the terms of the service agreement. Ms. Wang shall hold office only until the first annual general meeting of the Company after her appointment and shall then be eligible for re-election at that meeting in accordance with the articles of association of the Company.

As an employee of the Group, Ms. Wang has entered into an employment contract with Shanghai Fortune Sun and her remuneration and benefits are governed by such employment contract with Shanghai Fortune Sun. Under such employment contract, Ms. Wang is entitled to a monthly salary of RMB8,000 which is determined with reference to the business requirements of the Group and to Ms. Wang’s work performance and capability. Ms. Wang will not receive any additional remuneration from the Company in respect of her appointment as an executive Director.

Save as disclosed above, Ms. Wang has confirmed that there is no other information which is required to be disclosed pursuant to the requirements of Rules 13.51(2)(h) to (v) of the Listing Rules nor any other matters concerning her appointment as an executive Director that need to be brought to the attention of the shareholders of the Company.

CHANGE OF COMPOSITION OF EXECUTIVE COMMITTEE

The Board announces that following the change of executive Director as disclosed above, the composition of the Executive Committee has been changed as follows with effect from 28 November 2025:

- (i) Mr. Han has ceased to be a member of the Executive Committee; and
- (ii) Ms. Wang has been appointed as a member of the Executive Committee.

The Board would like to express its gratitude to Mr. Han for his valuable contributions to the Company during his tenure of service. The Board would also like to take this opportunity to express its warmest welcome to Ms. Wang to the Board.

An updated list of Directors and their roles and function including the composition of each of the committees of the Board will be made available on the websites of the Stock Exchange and the Company in due course.

CONTINUED SUSPENSION OF TRADING

At the request of the Company, trading in the Shares on the Stock Exchange has been suspended with effect from 9:00 a.m. on Tuesday, 9 September 2025 and will remain suspended until the Company fulfils the Resumption Guidance.

Shareholders and potential investors of the Company are advised to exercise caution when dealing with the shares of the Company.

By order of the Board
Fortune Sun (China) Holdings Limited
Chiang Chen Feng
Chairman

Hong Kong, 28 November 2025

As at the date of this announcement, the executive Directors are Mr. Chiang Chen Feng, Ms. Chang Hsiu Hua and Ms. Wang Jia; the non-executive Director is Ms. Lin Chien Ju; and the independent non-executive Directors are Mr. Cui Shi Wei, Mr. Lam Chun Choi and Mr. Chow Yiu Ming.