



保利置業集團有限公司

POLY PROPERTY GROUP CO., LTD.

於香港註冊成立之有限公司

Incorporated in Hong Kong with limited liability

Stock Code 股份代號: 00119



2025 ENVIRONMENTAL, SOCIAL AND GOVERNANCE REPORT

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About This Report

Overview

This is the ninth Environmental, Social and Governance Report (the "Report" or the "ESG Report") published by Poly Property Group Co., Limited to disclose the management, practices and performance of the Company in the economic, environmental, social and governance aspects for all stakeholders of the Company.

Reporting Period

This report covers the period from January 1, 2025 to December 31, 2025 ("the Reporting Period"), with certain information pertaining to prior years.

Reporting Scope and Boundaries

The disclosure scope of this Report covers Poly Property Group Co., Limited ("the Company" or "Poly Property") and its subsidiaries ("the Group" or "We") and is consistent with the Group's annual report. Shanghai Poly Property Hotel Management Group Limited is hereinafter referred to "Poly Property Management", Poly Business and Tourism Hotel Management Co., Limited is hereinafter referred to "Poly Business and Tourism", Beijing Polystar Data Disc Co., Ltd. is hereinafter referred to "Poly Star", Beijing Poly Microchip Technology Co., Ltd. is hereinafter referred to "Poly Microchip".

Basis and Reference

This Report is compiled as required by the *Environmental, Social and Governance Reporting Code*, Appendix C2 of Rules Governing the Listing of Securities of the Stock Exchange of Hong Kong Limited ("HKEX"). Meanwhile, this Report was prepared with reference to and in response to the Chinese Academy of Social Sciences' *Guidelines on Social Responsibility Reporting for Chinese Enterprises (CASS-ESG 5.0)*, the Global Reporting Initiative's *GRI Standards 2021*, and the *Guide to Corporate Action on the United Nations Sustainable Development Goals (UN SDGs)*. The reporting scope is determined, and relevant materials and data are collected in accordance with the identification and prioritization of material stakeholders and ESG-related material issues. This Report is based on this information, and the data in this Report are reviewed to ensure the completeness, materiality, truthfulness and balance of the reporting content.

Data Sources and Reliability Statement

The information and data disclosed in this Report are obtained from the Group's statistical reports and official documents that are reviewed and approved by the relevant departments. The Group guarantees that this Report is free from any false records or misleading statements, and hereby undertakes liabilities for the truthfulness, accuracy and completeness of the content.

Report Preparation

This Report is compiled following the process of working group formation, data collection, stakeholder interviews, stakeholder survey, outline determination, report writing, report design, and departmental and executive review.

Confirmation and Approval

This Report was confirmed by the management and approved by the Board of Directors on April 29, 2026.

Contact and Feedback

Poly Property values your comments and suggestions on our sustainability performance. Please send your comments and suggestions by email to: ir@polyhongkong.com.hk.

You can also access more information about Poly Property's social responsibility through our official website: <https://www.polyhongkong.com>.



Corporate Culture

Message from the Chairman

Dear readers,

Thanks for your attention to 2025 *Environmental, Social and Governance Report* of Poly Property Group Co., Limited.

Guided by the mission of "Safeguarding the Country, Serving the People, Striving for Excellence", the Group balances robust operations with sustainable development, advancing its sustainability work around five strategic pillars: Lean Governance, Brighter Future, Green Homeland, People-oriented Philosophy, and Shared Success.

Lean Governance We take outstanding governance as our cornerstone, continuously optimizing the Board structure and the functioning of specialized committees to enhance decision-making quality and governance efficacy. We adhere to compliant operations, strengthening risk management and internal controls and compliance to solidify the foundation for sustainable development. Simultaneously, we actively promote Board diversity, pooling diverse wisdom to stimulate strategic innovation, leading the enterprise steadily forward with responsible leadership.

Brighter Future The Group adheres to the "Product Leadership" strategy. Guided by the concept of the "Aesthetic Lifestyle Curator" we advance the standardization of diversified products, creating exquisite products and warm services that exceed customer expectations. During the Reporting Period, we successfully delivered 16,891 residential units, with multiple projects receiving provincial and municipal quality awards. We continuously optimize the customer experience, enhance smart management and the application of digital tools, improve delivery quality and service satisfaction, and build a trustworthy brand image. Residential customer satisfaction reached 80 points, tenant satisfaction in the commercial sector reached 94 points, and the positive review rate for hotels reached 98.4%.

Green Homeland Green development is a critical long-term direction for us. During the Reporting Period, we successfully secured a sustainability-linked syndicated loan totaling RMB 3.54 billion, bringing the sustainable financing accounted for 10% of the Group's total borrowing, providing stable support for the green transition. We are committed to designing all new projects in accordance with the basic requirements of green buildings in China. Over the year, 1,565,000 square meters of new green building certification areas were added, and the total green building certification area reached 19,156,000 square meters. The newly added prefabricated building area reached 806,000 square meters, accounting for 67.47% of the total newly added building area. We have established the "Dual Carbon Target of Poly Property"

and are continuously advancing energy conservation and emission reduction efforts, achieving consecutive annual reductions in Scope 1 and 2 carbon emission intensity for operational properties.

People-oriented Talent is the foundation for the enterprise's sustainable development. The Group consistently adheres to a "People-oriented" approach, committed to creating a fair, diverse, and inclusive work environment. We continuously improve our talent cultivation system, providing ample career development opportunities and training resources to support employee growth and value realization. We care for employee health and safety, strengthening occupational health and safety management to foster a secure and harmonious work atmosphere.

Shared Success The Group is committed to building a responsible and sustainable supply chain system, strengthening supplier ESG management, promoting green procurement and integrity-based cooperation, and fostering a win-win supply chain ecosystem. Simultaneously, we actively encourage employees to participate in volunteer services and social welfare activities, fulfilling our corporate social responsibilities. During the Reporting Period, the Group's employees contributed 2,401 volunteer service hours, and charitable donations amounted to RMB 3,750,000. We deepened the implementation of public welfare projects such as "Poly Youth Ambition", focusing on educational support, rural revitalization, and community care, allowing responsibility to take root and making care to be tangible and accessible.

In 2025, the Group's ESG ratings continued to improve, earning recognition from several authoritative institutions. This affirms our phased achievements and reminds us to remain diligent and progressive. The real estate industry is entering a new phase of development, where a company's competitiveness is reflected not only in scale growth but also in governance capability, product quality, green performance, and social commitment.

Looking ahead, Poly Property will continue to be guided by a long-term orientation, underpinned by responsibility and driven by innovation. We will proactively adapt to changes, seek progress while maintaining stability, and propel high-quality development to a new level. We are committed to creating a better life for the people, infusing cities with sustainable vitality, and building a more trusted "Home Is Where My Heart Is" brand.



ESG Goals and Progress - Supporting the United Nations Sustainable Development Goals

Lean Governance



2030 Vision and Goals

2025 Performance

Building a scientific, rational, and efficient Board of Directors

Average service tenure of directors

4.73 years

Percentage of female directors

11 %

Organizing at least 10 high-quality capital market exchange activities annually, encouraging key minorities to participate and listen to investor feedback

Completed
31

investor exchange activities

7

of which were participated by senior management personnel

Reaching 100% coverage rate of employee business ethics training and publicity

Coverage rate of business ethics training and publicity for all employees

100 %

100% signing of the *Integrity Cooperation Agreement* by engineering suppliers

Signing of the *Integrity Cooperation Agreement* by engineering suppliers

100 %

Brighter Future



2030 Vision and Goals

2025 Performance

Maintaining the overall customer satisfaction at a high industry standard

Customer satisfaction score

80

85% of timely closure rate and 95% of closure rate for product and service complaints

Timely complaint closure rate

98 %

Closure rate

99 %

All marketing employees receiving responsible marketing training

100 %

of marketing employees receiving responsible marketing training

Green Homeland



2030 Vision and Goals

2025 Performance

100% of newly acquired projects are designed in accordance with the basic requirements of green buildings in China

All newly acquired projects in 2025 were designed to meet at least the basic requirements of green building standards, with **80** % of them achieving two-star standard.

Continuously advancing green building certification levels and area

Green building certification area increased by in 2025 **1,565,000** square meters

Proportion of new prefabricated buildings in newly constructed urban buildings ≥ 50%

The newly added prefabricated building area accounted for **67.47** % of the total newly added building area.

Promoting green leasing and standardizing and assisting tenants in implementing green and low-carbon operations

In 2025, the distribution rate of the "green office, low-carbon activities" energy conservation and consumption reduction proposal letters reached **50** %

People-oriented Philosophy



2030 Vision and Goals

2025 Performance

Continuously promoting diversity, equality, and inclusion

Gender ratio of male to female employees

53 : 47

Employee engagement score

86.5

Employee satisfaction score

80.8

Average employee training hours are not less than 50 hours

In 2025, the average employee training hours were **106** hours

Strengthening safety production and ensuring no fatal accidents in production safety

0 fatal accidents in production safety

Shared Success



2030 Vision and Goals

2025 Performance

Continuing to advance supplier training outcomes

1 supplier conference was held

Comprehensive consideration of cultural and heritage preservation, and community engagement in all new mixed-use development projects

No new mixed-use development projects acquired in 2025

Supporting public welfare and charitable undertakings, sharing development achievements with society

Total external donations for public welfare and charity

RMB 3,750,000

Total spending of consumer assistance initiatives

RMB 679,900

Total volunteer service hours

2,401 hours

About Poly Property

During the Reporting Period, the total assets at the end of the period stood at **RMB 181.8 billion**, with contracted sales amounting to **RMB 50.2 billion**, ranking **15th** in the industry. The average contracted price was **RMB 30,917 per square meter**, representing a year-on-year increase of **21%**. The land reserve at the end of the period reached **11.88 million square meters**, of which **94%** was located in first-tier and second-tier cities based on land cost.

Poly Property Group Co., Limited (stock code: 00119.HK) is listed on the Main Board of HKEX and is headquartered in Hong Kong and Shanghai. The Group has established core business segments encompassing premium property development domestically and internationally, comprehensive urban investment and operation, services for better urban living, and technological innovation. Supported by the Group's high-quality industrial resources, it has formed a development strategy of "Two-wheel, Two-wing and Multi-driver" development strategy. As a key pillar of China Poly Group's property sector, an important capital market platform, and a significant window for overseas expansion, Poly Property plays a vital role in the overall development of the Group.

The property development platform of Poly Property covers real estate investment, development, sales, and the operation and management of self-owned properties. It operates in 20 cities, including Hong Kong, Shanghai, Guangzhou, Shenzhen, Hangzhou, Suzhou, Ningbo, Jinan, Wuhan, Nanning and among others, with 58 projects under construction or under planning. Its property management services cover various sectors such as residential, commercial, office buildings, complexes, and theater, managing 323 projects with a total area under management of approximately 54.83 million square meters. In hotel management, the listed company holds seven hotels. In addition to operating its own hotel brands, it collaborates with internationally renowned management companies including InterContinental Hotels Group (IHG) and Hyatt Hotels Corporation (Hyatt).

Awards & Honors

2025 Honorary Award

Group

Wind ESG Rating Upgraded to

AA

Wind ESG 2025评级

Hang Seng Corporate Sustainability Index Rating Upgraded to

A-

恒生指數
HANG SENG INDEXES
ESG Rating: A-

HKQAA Green and Sustainable Contribution Award 2025

Leading Program for Sustainability-related Financial Disclosures Gold Award

HKQAA 绿色和可持续发展贡献奖 2025

SynTao Green Finance ESG Rating Result Upgraded to

A

商道融绿
SynTao Green Finance
ESG 评级
2025 Q4

CSI (China Securities Index) ESG Rating A, Ranking Improved by 9 Positions

A

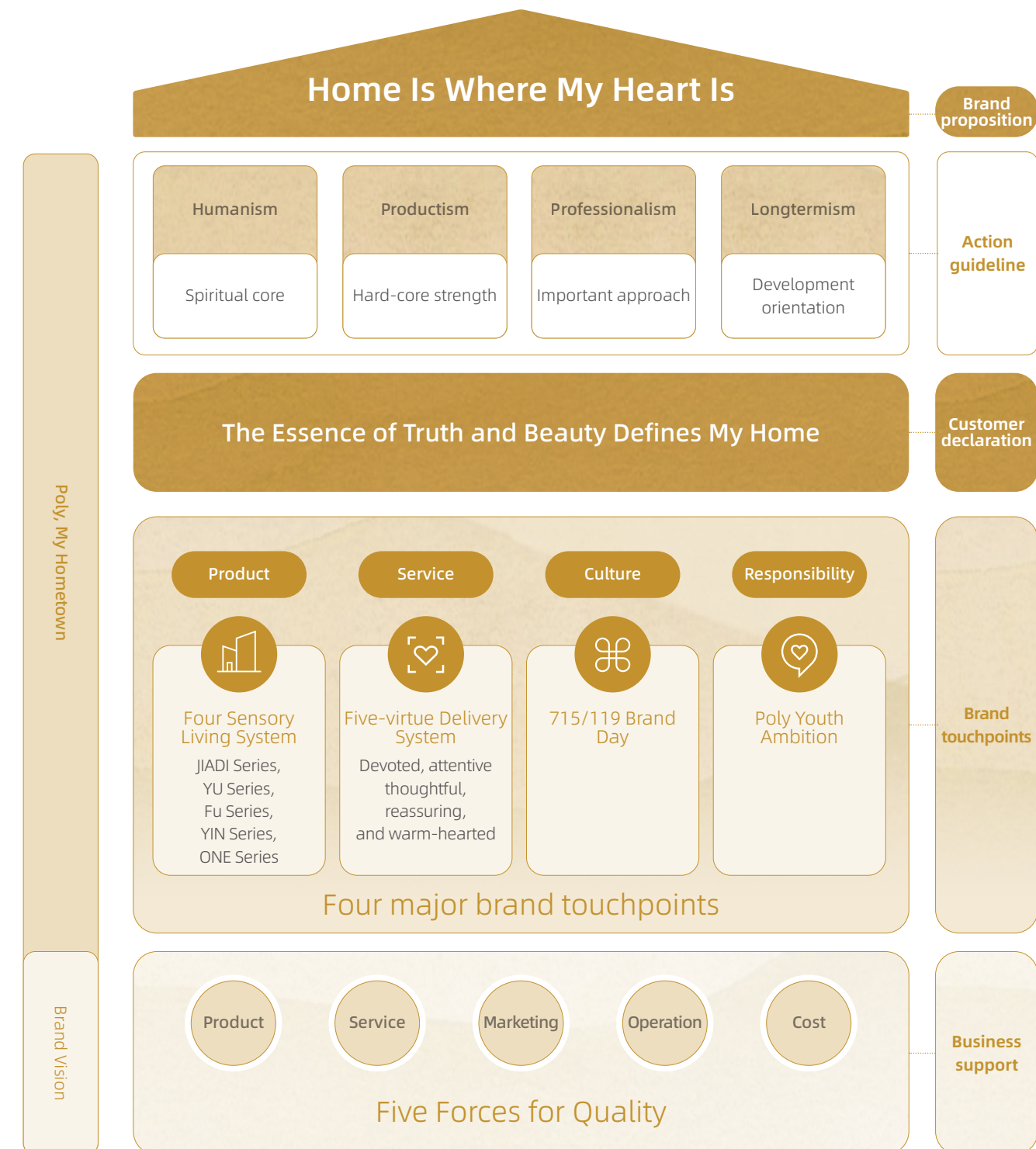
华证ESG
保利置业集团
评级日期: 2025/1/28

TOP4

In China Real Estate Company Brand Value among Central SOEs in China (2025)

TOP7

In China Real Estate Company Brand Value (2025)



Brand System of "Home Is Where My Heart Is"

Region	Award	Project
Shanghai	GA+ AWARDS	Shanghai Poly Moonrise Mansion
	London Design Awards – Platinum Award	Shanghai Poly Infinite Mansion
	CRIC Good House 2025	Shanghai Poly Infinite Mansion
	CRIC Comfortable & Livable Award 2025	Shanghai Poly Infinite Mansion
	MUSE Design Awards 2025 – Gold Award	Shanghai Poly Infinite Mansion
	The 20th Kinpan Award – Golden Certification for Fine Residences	Shanghai Poly Dawn Light Residence
	The 20th Kinpan Award – Golden Certification for Annual Design Luxury Mansions	Shanghai Poly Vibe Centro
	The REARD Star Design Award for Urban Renewal 2025 – Architectural Design – Platinum	Shanghai Poly Langui Fong
	Shanghai BANG Urban Lifestyle Awards	Shanghai Jing'an Glory
Jiangsu	GA+ Best Design Award (Landscape)	Suzhou Poly Junhua Mansion
	TITAN Property Awards 2025 – Landscape – Platinum	Suzhou Classics Mansion
	TITAN Property Awards 2025 – Sculpture – Platinum	Suzhou Classics Mansion
	The 3rd TTIA Tiantan International Award 2025 – High-end Luxury Residence · Architectural Design – Platinum	Suzhou Classics Mansion
	MUSE Design Awards 2025 – Lighting Design – Gold	Suzhou Classics Mansion
	MUSE Design Awards 2025 – Clubhouse Interior – Platinum	Suzhou Classics Mansion
	The 11th CREDAWARD – Residential Project Lighting Design – Excellence Award	Suzhou Classics Mansion
Zhejiang	The 11th CREDAWARD – Basement Interior Design – Excellence Award	Suzhou Classics Mansion
	International Design Awards (IDA) – Architecture – Gold	Ningbo Poly Jinmao Palace
	International Design Awards (IDA) – Landscape – Gold	Ningbo Poly Jinmao Palace
	TTIA Tiantan International Award – Architectural Design – Gold	Ningbo Poly Jinmao Palace
	Dream Habitat "Good House" 2025	Ningbo Poly Jinmao Palace
Shandong	London Design Awards – Platinum Award	Hangzhou Poly Xiyuan Fu
	TTIA Tiantan International Award – Architectural Design – Silver	Jinan Poly Quehua Peak Scenery
	TTIA Tiantan International Award – Landscape Design – Silver	Jinan Poly Quehua Peak Scenery
	IFLA Asia-Pacific Landscape Architecture Awards 2025 – Outstanding Award	Jinan Poly Quehua Peak Scenery
	London International Creative Awards Official Selection (Interior Decoration)	Jinan Poly Quehua Peak Scenery - Club
	TTIA Tiantan International Award – Architectural Design – Gold	Jinan Poly Jinmao Splendid Jade
	TTIA Tiantan International Award – Landscape Design – Gold	Jinan Poly Jinmao Splendid Jade
	The 11th CREDAWARD – Excellence Award	Jinan Poly Jinmao Splendid Jade
	MUSE Design Awards 2025 – Gold	Jinan Poly Jinmao Splendid Jade - Club

Region	Award	Project
Shandong	The MUSE Design Awards – Landscape Design – Excellence Award	Jinan Poly Glory of Praise
	TTIA Tiantan International Award – Architectural Design – Platinum	Jigao Poly Glory of Praise
	TTIA Tiantan International Award – Landscape Design – Platinum	Jigao Poly Glory of Praise
	TTIA Tiantan International Award – Interior Design – Platinum	Jigao Poly Glory of Praise - Model House
	TTIA Tiantan International Award – Interior Design – Silver	Jigao Poly Glory of Praise- Club
	TTIA Tiantan International Award – Landscape Design – Gold	Jinan Poly Jade
	TTIA Tiantan International Award – Architectural Design – Silver	Jinan Poly Crown
	The 20th Kinpan Award – Annual Best Residence – Gold	Jinan Poly Grand Joy
Guangdong	MUSE Design Awards 2025 – Silver Award	Wanning Poly Peninsula No.1
	TITAN Property Awards 2025 – Gold Award	Wanning Poly Peninsula No.1
	Andrew Martin International Interior Design Award	Wanning Poly Peninsula No.1
	Aladdin Lighting Awards 2025 – Best Lighting Design Award	Wanning Poly Peninsula No.1
Shenzhen	MUSE Design Awards 2025 – Platinum Award	Guangzhou Poly Gratified West Bay
	The 10th REARD Global Property Design Award 2025 – Architectural Design – Gold	Shenzhen Poly Artistic Treasures
	ELA International Landscape Awards 2025 – Gold	Shenzhen Poly Artistic Treasures
	Top 1 in Shenzhen High-Quality Product Sales Ranking (Ten Million-level Residences) 2025	Shenzhen Poly Artistic Treasures
Guangxi	French Design Awards 2025 – Gold	Shenzhen Poly Artistic Treasures
	MUSE Design Awards 2025 – Platinum	Nanning Poly Dream River
	TITAN Property Awards 2025 – Service Center – Platinum	Nanning Poly Dream River
Hubei	Idea-King Scene Design Award	Nanning Poly Park City
Guizhou	TITAN Property Awards 2025 – Interior Design – Gold	Wuhan Poly Embossed Elegance
	Milan Design Awards 2025 – Gold	Guiyang Era Opus*
	MUSE Design Awards 2025 – Platinum	Guiyang Era Opus*
	TITAN Property Awards 2025 – Service Center – Platinum	Guiyang Era Opus*
	TITAN Property Awards 2025 – Space Planning – Platinum	Guiyang Era Opus*
Yunnan	Berlin Design Awards 2025 – Gold	Guiyang Era Opus*
	The U.S. un Design Awards 2025 – Gold	Guiyang Poly Park 2010
	The 7th LIA Gardeners Cup International – Annual Best Landscape in Large-scale Residential Area – Gold	Kunming Poly City
Hong Kong	Luxury Lifestyle Awards 2025 – Best Luxury Commercial Interior Design	Hong Kong Chill Residence

*Project Management and Construction (PMC) Services

Sustainable Development Management

GRI indicators addressed in this chapter:

2-14, 2-16, 2-17, 2-22, 2-26, 2-29, 3-1, 3-2, 3-3

Sustainable Development Blueprint

Guided by the vision of "Safeguarding the Country, Serving the People, Striving for Excellence", the Group has charted a sustainable development blueprint. This blueprint aligns our sustainable development strategy with the United Nations Sustainable Development Goals (UN SDGs) and unfolds across five core strategic pillars: Lean Governance, Brighter Future, Green Homeland, People-oriented Philosophy, and Shared Success. It aims to achieve more sustainable business value.



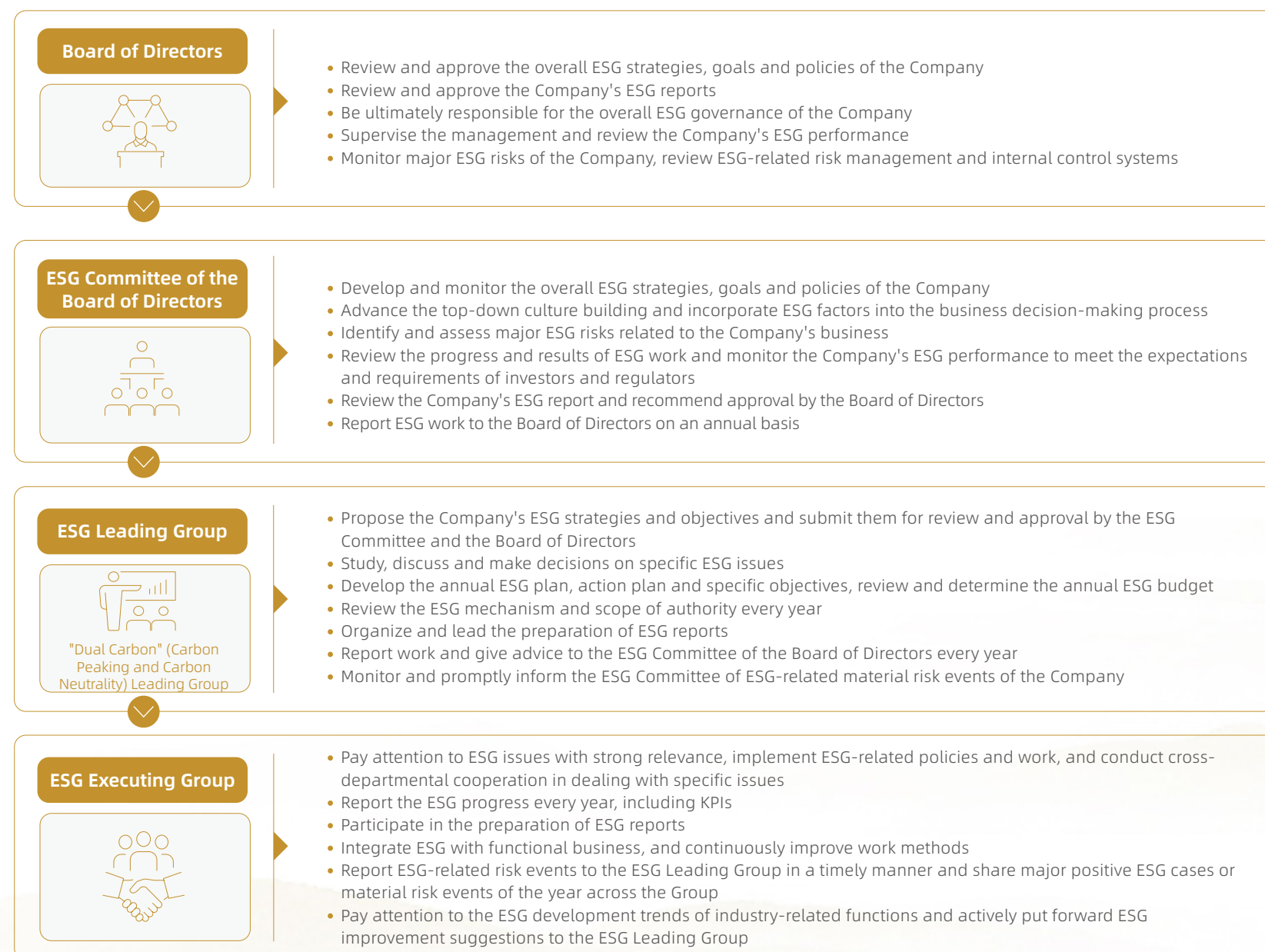
Sustainable Development Strategy

ESG Governance System

The Group relies on a well-established ESG governance structure to effectively integrate ESG management strategies into its core business operations.

ESG Governance Structure

The Board of Directors, as the ultimate decision-making body, is responsible for providing overall leadership and making decisions on ESG management. It has authorized the ESG Committee to comprehensively oversee the Company's ESG strategic planning, policy formulation, and performance management. We have concurrently established an ESG Leading Group (namely, the "Dual Carbon" (Carbon Peaking and Carbon Neutrality) Leading Group). It is responsible for formulating specific ESG action plans and overseeing the ESG Executing Team in carrying out the implementation of related tasks.



ESG Governance Structure and Responsibility

Board Statement

The Board of Directors is responsible for the overall oversight, guidance, and review of the Group's environmental, social, and governance (ESG) related work. It has authorized the ESG Committee to formulate management strategies, set targets, develop policies, and oversee the overall implementation of ESG-related matters.

The ESG Committee is composed of at least three members and holds at least two meetings annually to review, assess, and provide guidance on important matters such as ESG-related goals, performance, and emerging trends. Based on meeting discussions, the ESG Committee deploys relevant resources to implement meeting resolutions and submits ESG proposals to the Board of Directors for approval. The ESG Leading Group, in collaboration with the ESG Executing Group, is jointly responsible for coordinating and advancing the specific execution of ESG-related policies and goals. Various functional departments implement sustainable development management strategies in their daily work to enhance the Group's overall ESG performance.

To effectively prevent and control various potential risks that may have a significant impact on the Group's sustainable development, we have deeply integrated core ESG principles into the overall sustainable strategy and daily operations. The Board of Directors serves as the highest authority for analyzing and determining ESG-related risks and opportunities, ensuring the effective implementation of ESG management strategies. During the Reporting Period, we continued to identify and assess climate change-related risks and opportunities, and reviewed and optimized corresponding management measures.

The Group places great importance on the demands and expectations of all stakeholders regarding our ESG performance. Annually, the Board of Directors assesses, prioritizes, and finally determines the ESG topics of concern to stakeholders, based on changes in the internal and external environment and the company's actual operating conditions. This ensures the Group's ESG strategy aligns with the long-term interests of its stakeholders. Under the overall coordination of the Board, we steadily advance the achievement of established ESG goals and continuously optimize related strategies and actions to fulfill our long-term commitment to sustainable development.



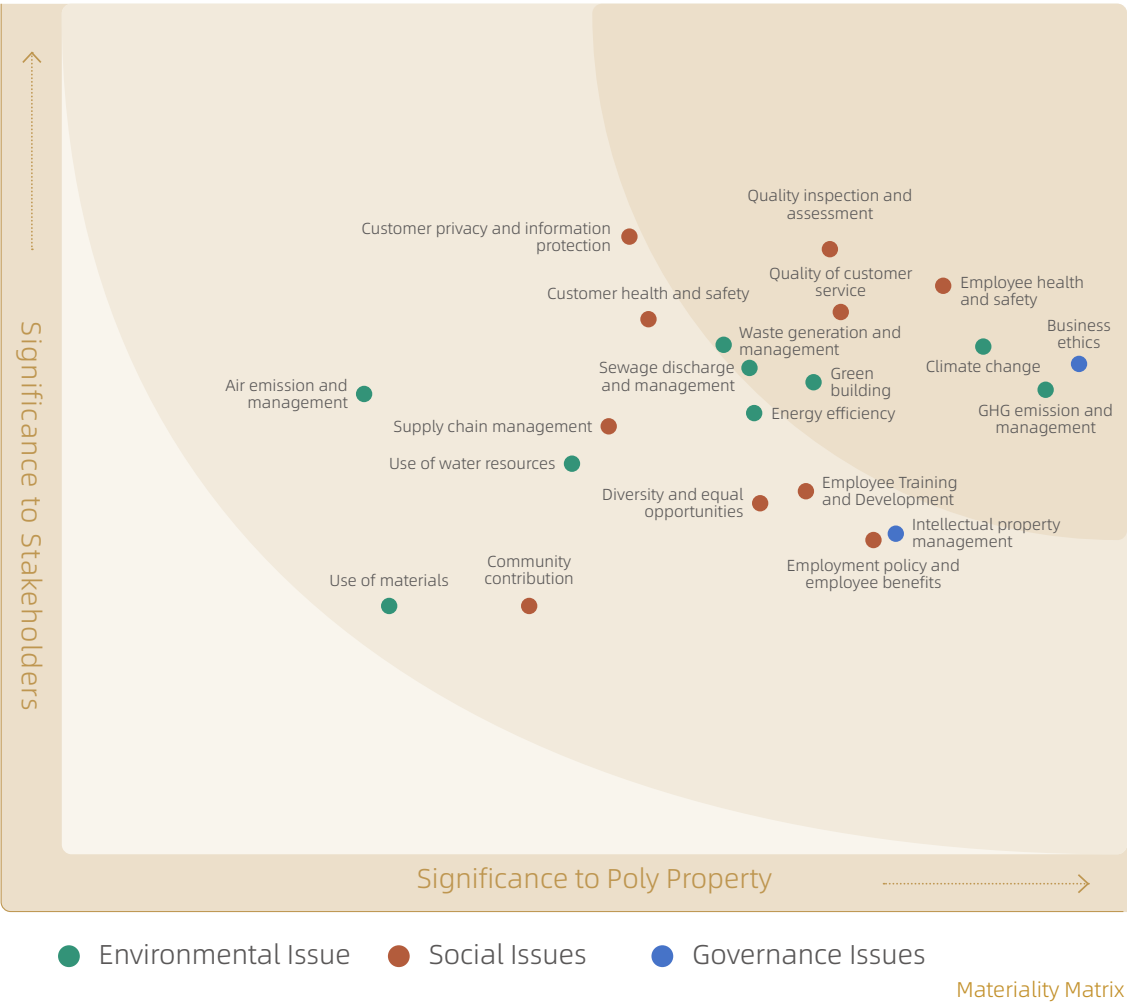
Communication with Stakeholders

Effective stakeholder engagement is crucial for strengthening ESG management and jointly creating long-term value. We regularly identify stakeholder needs, establish communication channels suitable for different stakeholder groups, and promptly respond to and follow up on issues of concern to stakeholders. The Group is committed to providing comprehensive and impartial information to meet stakeholder expectations, and stakeholders, in turn, provide valuable feedback based on a truthful and objective understanding.

Types of Stakeholder Group	Communication Channels	
 Investors and shareholders	- Company website - Company's announcements - Annual general meetings - Annual and interim reports	- Results announcement - Communication with analysts/ investors - Social media
 Customers	Company website	Social media
 Employees	- Trainings and orientation - Intranet - Opinion box - Regular meetings	- Annual and quarterly performance review - Teambuilding activities - Whistle-blowing system
 Suppliers and business partners	- Supplier assessment - Tender and procurement processes	Supplier conferences

Materiality Assessment

In accordance with the Hong Kong Stock Exchange's *Environmental, Social and Governance Reporting Code*, the Group regularly engages with stakeholders to prioritize environmental, social, and governance (ESG) issues and analyze their trends. In 2025, we updated our materiality assessment results, factoring in the Group's strategy, market environment, relevant policies and regulations, ESG best practices of peer companies, and expert opinions. Based on this assessment, improvement measures were formulated and implemented. During the Reporting Period, the Group identified a total of 21 materiality issues, comprising 9 highly material topics and 12 moderately material topics.



Highly material topics	
1 Quality inspection and assessment	2 Employee health and safety
3 GHG emission and management	4 Climate change
5 Sewage discharge and management	6 Quality of customer service
7 Business ethics	8 Green building
9 Waste generation and management	
Moderately material topics	
10 Customer privacy and information protection	11 Energy efficiency
12 Air emission and management	13 Supply chain management
14 Employment policy and employee benefits	15 Use of materials
16 Customer health and safety	17 Employee training and development
18 Use of water resources	19 Diversity and equal opportunities
20 Intellectual property management	21 Community contribution

01

Lean Governance for Robust Development

The Group continuously optimizes systematic governance and enhances risk resilience, thereby steadily improving corporate governance effectiveness and sustainable development capabilities. This effort fortifies the foundation for the enterprise's stable operation, compliant management, and long-term value creation, enabling the Group to maintain strategic focus and competitive advantage in a complex and ever-changing market environment.

The United Nations Sustainable Development Goals (UN SDGs) addressed in this chapter include:



HKEX indicators addressed in this chapter:

B6.3/B7.1/B7.2/B7.3

GRI indicators addressed in this chapter:

2-9, 2-10, 2-11, 2-12, 2-13, 2-18, 2-19, 2-25, 2-27, 3-3, 205-1, 205-2, 205-3, 206-1, 405-1



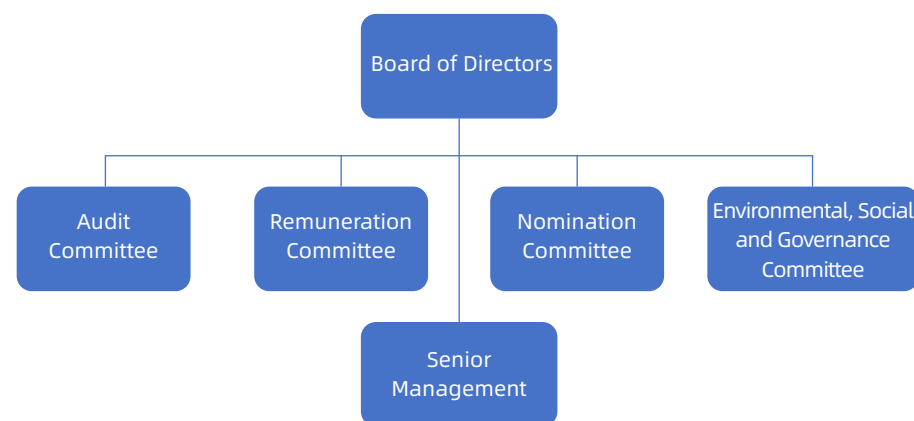
Corporate Governance

The Group regards excellent corporate governance as the key foundation for achieving its strategic objectives. By continuously optimizing the Board structure and improving the deliberation mechanisms of professional committees, it consistently enhances decision-making quality and operational efficiency, thereby creating long-term value for stakeholders and providing a solid foundation for the steady operation and sustainable development of the enterprise.

Construction of Board of Directors

The Group continuously refines its corporate governance and internal management systems. During the Reporting Period, it newly formulated the *Code of Conduct Regarding Securities Transactions by Directors and Employees* and concurrently revised relevant documents such as the *Nomination Policy*, the *Nomination Policy*, and the *Division of Responsibilities between the Chairman and the General Manager*, thereby continuously improving the transparency and standardization of corporate governance.

The Group has established a clear, hierarchical decision-making and execution system. The Board of Directors, as the highest governing body, undertakes major decision-making functions and is accountable to the General Meeting of Shareholders. To enhance governance effectiveness and oversight quality, the Board has established four specialized committees: the Audit Committee, the Remuneration Committee, the Nomination Committee, and the Environment, Social, and Governance Committee. Each committee performs supervisory duties within its respective domain and regularly reports to the Board.



Governance Structure

Diversity of the Board of Directors

As of the end of
Reporting Period

The Board of Directors of
the Group had a total of

9 directors

Executive
directors

2

Non-executive
director

3

Independent
non-executive
directors

4

Female
director

1

The Group continuously focuses on and advances Board diversity. When selecting directors, multiple dimensions including age, gender, professional background, and expertise are comprehensively considered. The aim is to bring together outstanding talents with diverse experiences and perspectives, thereby leveraging the decision-making advantages of diversity and complementarity, and enhancing the Group's comprehensive capabilities in risk identification, assessment, and response. For details on the Board's skills, please refer to the *Corporate Governance Report* section of the Group's 2025 Annual Report.

Compensation Structure of the Board of Directors

The Group strictly adheres to remuneration governance principles. Directors are expressly prohibited from participating in decisions regarding their own compensation, ensuring independence and fairness in remuneration determination. The remuneration packages for the Group's Executive Directors and senior management are formulated by the Remuneration Committee, taking into comprehensive consideration factors such as the Company's operating performance, market compensation levels, and individual contributions and performance. The Remuneration Committee is committed to ensuring, through a scientific remuneration system, that compensation arrangements are both competitive and aligned with best practices in corporate governance, effectively attracting, motivating, and retaining key talents to foster the Company's development and achieve a balance between incentives and effectiveness.

Investor Relations

To consistently enhance information transparency and investor trust, the Group conducts various forms of investor communication activities, including results presentations, general meetings, non-deal roadshows, and one-on-one or group meetings with investors and analysts. These activities promptly and comprehensively convey the Company's operational status and development direction to the market and actively address investor concerns. In 2025, the Group's operating strategies and performance gained further market recognition, receiving coverage in research reports from two authoritative institutions, Bank of China and China International Capital Corporation.

In 2025

Completed

31

investor exchange activities

The Company's stock price
increased by

30%

7

of which were participated by senior management
personnel

with average daily trading volume
growing by

86%

year-on-year



Informatization Construction

The Group actively applies digital and informatization tools as key drivers for innovation and efficiency improvement. Through continuous research, development, optimization, and iteration of system tools, it has effectively enhanced market responsiveness, cross-departmental collaboration efficiency, and contributed to the optimization of overall operating costs. In 2025, adhering to the principles of "small scope, genuine value, and reusability", the Group efficiently advanced AI applications around the "Five Intelligence Scenarios" while concurrently strengthening business management systems and customer service capabilities, constructing a digital closed loop covering the entire chain of operations, business, and services.

Management Initiatives in Informatization Construction

AI Applications: Focusing on the "Five Intelligence Scenarios" to Enable Intelligent Empowerment

Centered on five key scenarios—Marketing, Operations, Customer, Risk Control, and Office—the shift from "experience-driven" to "data-driven" processes was realized.

Marketing

ZhiTuo



AI Online Customer Acquisition System

Achieves intelligent recommendations and precise traffic guidance.

Operations

ZhiWen



AI Data Engine

Provides instant, accurate and analyzable data support for operational decision-making.

Customer

ZhiCe



AI Customer Transaction Prediction Model

Enables real-time tracking of on-site activities and improves conversion efficiency.

Risk Control

ZhiShen



AI Contract Risk Control System

Achieves full-process risk identification, enhancing the precision of risk management.

Office

ZhiFu



AI Digital Service Assistant

Improves employee office efficiency.

Operations Management:

Building a Closed-Loop Platform to Enhance Decision-Making Efficiency

The operational dashboard and inventory value management system were iterated. Optimizing data calculation rules were reconstructed, enabling pre-actual analysis and dynamic forecasting of inventory value. A pricing and positioning calculation module for profit planning has been launched, empowering precise decision-making in marketing pricing and positioning. Business management modules such as the sales system, financial collection, marketing expenses, and commission system were strengthened, achieving refinement and efficiency in sales target management, collection control, expense management, and commission calculation.

Data Governance:

Strengthening Platform Foundations and Deepening Data-Driven Empowerment

Based on the Data Management Platform, a unified data warehouse platform was comprehensively constructed, promoting the evolution of data management from "data standardization" to "data value creation". Cross-platform data integration enabled combined queries, improving data connectivity efficiency. A regular data quality inspection mechanism was established. Focusing on 84 core indicators across nine business systems, including master data, planning, and inventory value, 12 monthly inspections were conducted cumulatively, resulting in 11 summary reports.

Risk Management

The Group deeply integrates risk management, internal control, and compliance management into its daily operations and governance practices. The Group continues to refine the integrated "risk-compliance-control" three-in-one mechanism, rigorously upholds the three lines of defense in risk management, and systematically advances initiatives in operational risk management, internal control, internal audit, business ethics management, and intellectual property protection. This supports the Group's long-term, steady development.

Three Lines of Defense for Risk Management

First line of defense

Business departments take the main responsibilities, incorporating process management and risk identification into their job duties. Business departments conduct compliance approval for each management process, integrating risk prevention and control with operation management; identify and analyze risk points in each business, forming a key foundation for developing risk prevention and control.

Second line of defense

The Risk Management Department and the Compliance Management Department enhance overall planning and coordination and establish and improve the prevention and control system.

Third line of defense

The Audit Center strengthens the supervision and inspection of key areas in major projects, urges relevant departments and subsidiaries to make immediate corrections for identified issues, and rigorously holds those responsible accountable for any resulting losses.

Risk Control

In 2025, the Group revised the *Comprehensive Risk Management and Internal Control Measures of Poly Property Group*, the *Investment Project Risk Assessment and Management Policy of Poly Property Group* and the *Reporting Policy of Major Operational Risk Events of Poly Property Group*, strengthening the institutional framework for risk assessment and management and further improving the risk control system. We established and refined risk identification and control procedures, conducting systematic risk identification, assessment, response, resolution, and monitoring across all operational processes and stages, thereby implementing closed-loop risk management.

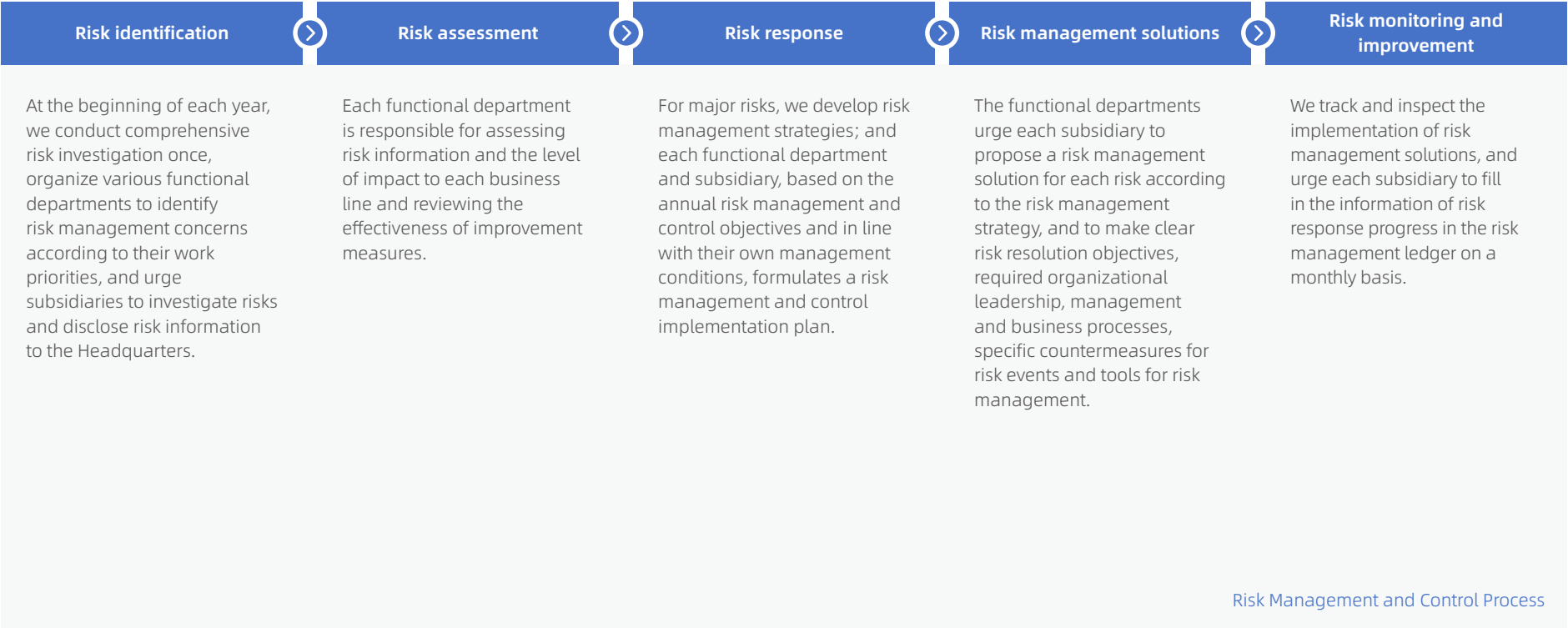
During the Reporting Period

2

specialized training sessions on risk control were held

with cumulative attendance of

8,591 participants



Internal Control and Compliance

The Group strictly complies with all applicable laws and regulations, consistently adheres to compliant operations, and fully integrates this requirement into every aspect of its business activities. The Group has formulated and implemented the *Internal Control and Compliance Application Manual* and the *Internal Control Self-assessment and Supervisory Evaluation Manual*, systematically collating and summarizing the Group's risk management, compliance, and internal control requirements across all areas. For each management domain, a standardized toolkit comprising "One Image, Two Repositories, and Three Lists" has been established:

"One Image"

- The panoramic overview image of processes is a panoramic framework that covers all process management stages within the relevant management area.

"Two Repositories"

- The internal and external regulatory repositories include the external legal and regulatory repository and the internal rules and regulations repository, which serve as the basis for standard internal control activities.

"Three Lists"

- The risk identification list includes compliance, financial, operational, and market risks identified based on the Company's past risk cases, incident scenarios, and common risks in the industry.
- The job compliance negative list outlines the red and bottom lines of compliance that must not be crossed for each position, including high-risk and medium-risk red lines, derived from external policies and legal and regulatory requirements.
- The process management and control and compliance obligation list specifies the standard control activities or compliance obligations at each stage of the process, identifying the responsible departments and positions, control documents, and policy references for standard control activities. It also serves as a benchmark for internal control evaluation and testing.

During the Reporting Period

18
specialized training sessions on
compliance in operation were held

with cumulative attendance of

44,367 participants

During the Reporting Period, the Group has established a practical, instructive, and comprehensive "1+2+3+N" compliance framework. This system encompasses one core system—the *Compliance Management Rules of Poly Property Group*, two key management measures—the *Legal and Compliance Review Management Measures of Poly Property Group* and the *Measures for the Administration of the Chief Compliance Officer (General Counsel)*, three daily compliance management tools—the *Three Compliance Lists*, and a series of other compliance systems, including guidelines for legal and compliance review.

During the Reporting Period, to further enhance the framework for compliant operations, the Group established the Rule of Law and Compliance Committee and Rule of Law and Compliance Working Group. The *Guidelines for the Rule of Law and Compliance Committee and Working Groups* were formulated to clarify the relevant rules of procedure and operational mechanisms.

Compliance Management Framework and Responsibilities



2025 Internal Control and Compliance Review

During the Reporting Period, the Group collaborated with a third-party professional institution to conduct a review of the Group headquarters and 11 real estate development platforms. Based on the audit results, the Group continuously optimized its internal control and compliance system to carry out internal control work in a comprehensive, standardized, and effective manner. The audit was conducted across three dimensions: legal and regulatory compliance, fundamental management capabilities, and efficiency and effectiveness. It considered both the "management process" and "management results", evaluating 200 checkpoints selected from the *Internal Control and Compliance Application Manual*. The overall internal control and compliance level was assessed as at a good level. In light of the audit results, the Group systematically revised and improved the supervisory evaluation database and the *Internal Control and Compliance Application Manual*, optimizing a total of 36 control points.

Audit Management

The Group formulated and implemented several systems, including the *Internal Audit Management Measures of Poly Property Group Co., Limited*, clarifying the duties, authorities, and procedures for internal audit to ensure the efficient and orderly operation of the internal control system. During the Reporting Period, the Group newly established and implemented the *Measures for the Accountability of Audit Findings (Trail)*, specifying the circumstances, handling methods, and workflows for accountability beyond the scope of accountability for improper business investments.

The Group established a five-stage internal audit workflow of "Planning - Preparation - Implementation - Concluding - Rectification", ensuring standardized, orderly, and efficient internal audit operations. Relying on a closed-loop internal audit follow-up mechanism, we effectively identify and address internal operational risks.



Planning stage

Develop an annual audit plan, schedule various audit projects, and adjust the audit plan as needed



Preparation stage

Establish the audit team, conduct pre-audit investigations, determine the audit plan, prepare the audit documentation list, and issue the audit notice



Implementation stage

Hold progress meetings, conduct on site audits, collect audit evidence, prepare audit working papers, and summarize and communicate preliminary audit opinions



Concluding stage

Prepare the audit report, seek comments, revise and finalize audit report, issue the audit report, and establish audit files



Rectification stage

Establish a rectification ledger, track the rectification progress, review the effectiveness of rectifications, and hold accountable those who fail to rectify within the specified timeframe

Internal Audit Workflow

During the Reporting Period

The Company completed on-site audits for a total of

9 audit projects

across

5 subsidiaries

These included conducting economic responsibility audits for

9 key principals

performing special audits on consulting service procurement for

2 subsidiaries

carrying out a special audit on project quality and schedule management for

1 subsidiary

and conducting a special audit on

1 overseas project

Whistle-blowing System

The Group has established a comprehensive whistleblowing system, providing stakeholders such as employees, suppliers, and partners with reporting channels including written submissions and email reporting channels, supporting both real-name and anonymous reports.

The Audit Center is responsible for investigating and handling whistle-blowing incidents. If a reported complaint involves highly sensitive matters, the investigation will be conducted after reporting to the Chairman of the Audit Committee for guidance prior to investigation. To ensure the independence and objectivity of investigations, any investigator with a conflict of interest in the case must recuse themselves from the investigation process.

- Upon receiving a whistle-blowing incident, it will be registered and followed up.

01

02

- A preliminary review will be conducted based on the information provided to assess whether a detailed investigation is necessary for an individual case.

- The investigation and handling of whistle-blowing incidents will be carried out, and the investigation results and corrective action plans will be documented.

03

04

- If the investigation reveals that the matter may involve criminal activity, legal advice will be sought to determine whether the incident should be referred to the appropriate authorities for further action.

Complaint Handling Process

Business Ethics

During the Reporting Period

No corruption-related litigation cases were initiated against the Group.

The Group organized

17

specialized business ethics and anti-corruption training sessions

with cumulative attendance of

20,905 participants

and total training duration of

21,102 hours

Of which

9

specialized training sessions were provided to directors

with cumulative attendance of

17 participants

and a cumulative training duration of

71 hours

The Group consistently upholds the bottom line of business ethics, strictly adheres to relevant laws and regulations, and has formulated and implemented internal systems such as the *Integrity Risk Prevention and Control Manual of Poly Property Group Co., Limited* and the *Administrative Measures for Comprehensive Supervision*. The Group is committed to fostering a corporate culture of fairness and integrity, and creating a standardized and orderly market environment.

To strengthen integrity safeguards, the Group has established a Discipline Inspection Office specifically responsible for overseeing and enforcing the Company's business ethics standards. It regularly provides employees with training on business ethics and anti-corruption to ensure the latest laws, regulations, and internal policies are communicated and effectively implemented.

In 2025, we continued to deepen business ethics management through a series of measures. These included conducting integrity talks with primary responsible persons, implementing full-process informatized management of contracts, launching the "Integrity Talks" column on the "Poly Knowledge and Action Academy" platform with six premium courses, and other initiatives. These efforts ensure that the principles of business ethics and anti-corruption are truly "internalized in mindset and externalized in conduct".



Whistleblower Protection and Confidentiality Mechanism

Protection Mechanism

We ensure that good-faith whistleblowers are protected from unjust dismissal, harm, or unreasonable disciplinary action. Any harassment, harm, or retaliation against whistleblowers will be regarded as misconduct and, if verified, will result in disciplinary action.

Confidentiality Mechanism

We protect the identity information of whistleblowers and related individuals to prevent the disclosure of information that could harm their interests or reputation. The Company keeps all materials provided by whistleblowers confidential, except when required by laws or regulations, or when referred to regulatory authorities or law enforcement agencies. Whistleblowers are also required to keep the details of the whistle blowing confidential to avoid affecting the investigation.

"Clean and Honest Home" Brand Building Activities

In 2025, the Group continued to advance the development of the "Clean and Honest Home" brand initiative. Group-wide activities were organized, including a themed speech competition under the slogan "Act with Integrity, Drive Innovation". The event adopted a dual-track format comprising an "online preliminary selection" and an "offline final competition", achieving 100% participation from all subsidiaries. A total of 65 entries were received in various formats, such as scenario-based performances, talk shows, and case-based speeches. During the final competition, six short plays and recitations with integrity themes were also performed, further deepening the impact of integrity education.



Intellectual Property Rights

As of the end of the Reporting Period

Enterprises to use our brand with trademark licensing

195

Registered

27 trademarks

Registered

23 patents

software copyrights

15

Among them, in 2025, we newly registered

1 trademark

The Group strictly complies with national laws and regulations such as the *Intellectual Property Law of the People's Republic of China*, the *Copyright Law of the People's Republic of China* and the *Trademark Law of the People's Republic of China*. The Group standardizes intellectual property management to prevent infringement. In 2025, we formulated the *Intellectual Property Management Measures* to strengthen management protocols for intellectual property application, registration, licensing, and utilization.

The Group has established a comprehensive intellectual property management system. The Risk Control and Compliance Department is responsible for overseeing the end-to-end management of intellectual property, including application, registration, licensing, modification, transfer, and maintenance. Individual business lines are accountable for the development and implementation of their respective intellectual property management frameworks. We integrate intellectual property protection into the entire management process to efficiently safeguard the Group's intellectual property assets.

Respect for Intellectual Property

The intellectual property rights of others are respected. Contracts are used to clarify rights and responsibilities, and usage is standardized to avoid infringement risks.

Renewal Management

Various departments and subsidiaries proactively carry out the renewal of intellectual property rights.

Modification and Transfer

Work involving the transfer, modification, or cancellation of intellectual property must obtain prior approval from Poly Property. Record-filing with the Risk Control and Compliance Center is required within 5 working days upon completion.

Contract Management

All procurement contracts must include clauses prohibiting infringement of third-party intellectual property rights. Contracts for commissioned design or technical consultancy must clearly stipulate the ownership of intellectual achievements.

Infringement Accountability

The Risk Control and Compliance Center provides guidance on collecting evidence of infringement and pursues accountability in accordance with laws and regulations.

Application Principles

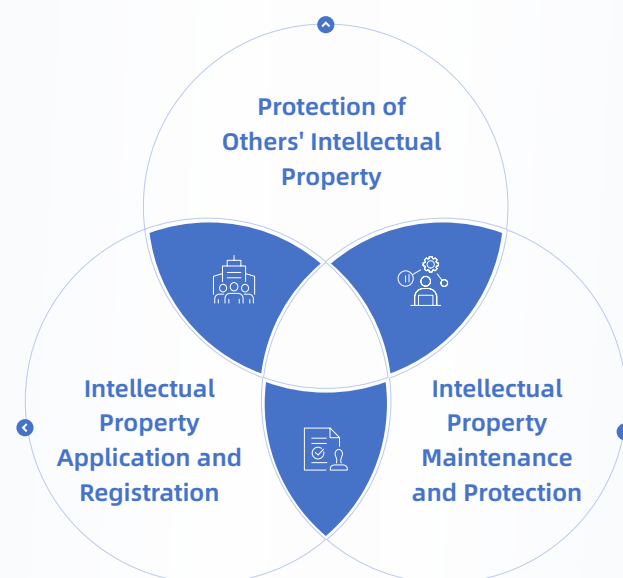
Employees are encouraged to file for patents in areas including green buildings and smart buildings.

Trade Secret Protection

Achievements unsuitable for registration but possessing commercial value are protected as trade secrets.

Incentive Mechanism

Corresponding rewards are given to the inventors or designers of intellectual property.



The Group's subsidiaries, Poly Star and Poly Microchip, were recognized as National High-tech Enterprises in 2023. During the Reporting Period, both Poly Star and Poly Microchip continued to advance the research, development, transformation, and implementation of independent intellectual property rights, achieving a series of significant milestones.



Certification of National High-tech Enterprises

During the Reporting Period

R&D Investment and Incentives

- Poly Star and Poly Microchip collectively invested RMB 9.78 million in R&D expenditures.

Industry-Academia-Research Collaboration

- Poly Microchip collaborated with Beihang University on the "Industrialization and Application Validation of a LAMP-Based Rapid Detection Biochip for Pathogens and Antibiotic Resistance Genes of Sepsis" project.

Industry Contribution

- Poly Microchip participated in formulating the industry group standard "Technical specification for intelligent microfluidic biochip system" (T/CIET 1406-2025).

R&D and Innovation Initiatives of Poly Star and Poly Microchip in 2025

02

Ingenious Construction for a Brighter Future

Under the guidance of the brand vision "Poly, My Hometown", Poly Property is committed to enhancing value across all dimensions – from products and services to the safeguarding customer rights. We are dedicated to creating exquisite products that surpass expectations, providing warm and professional services, prioritizing the safeguarding of customer rights, and systematically building a trustworthy brand experience, all aimed at creating an ideal and beautiful life for our customers.

The United Nations Sustainable Development Goals (UN SDGs) addressed in this chapter include:



HKEX indicators addressed in this chapter:

B6.2/B6.4/B6.5

GRI indicators addressed in this chapter:

2-27, 3-3, 416-1, 416-2, 417-1, 417-2, 417-3, 418-1

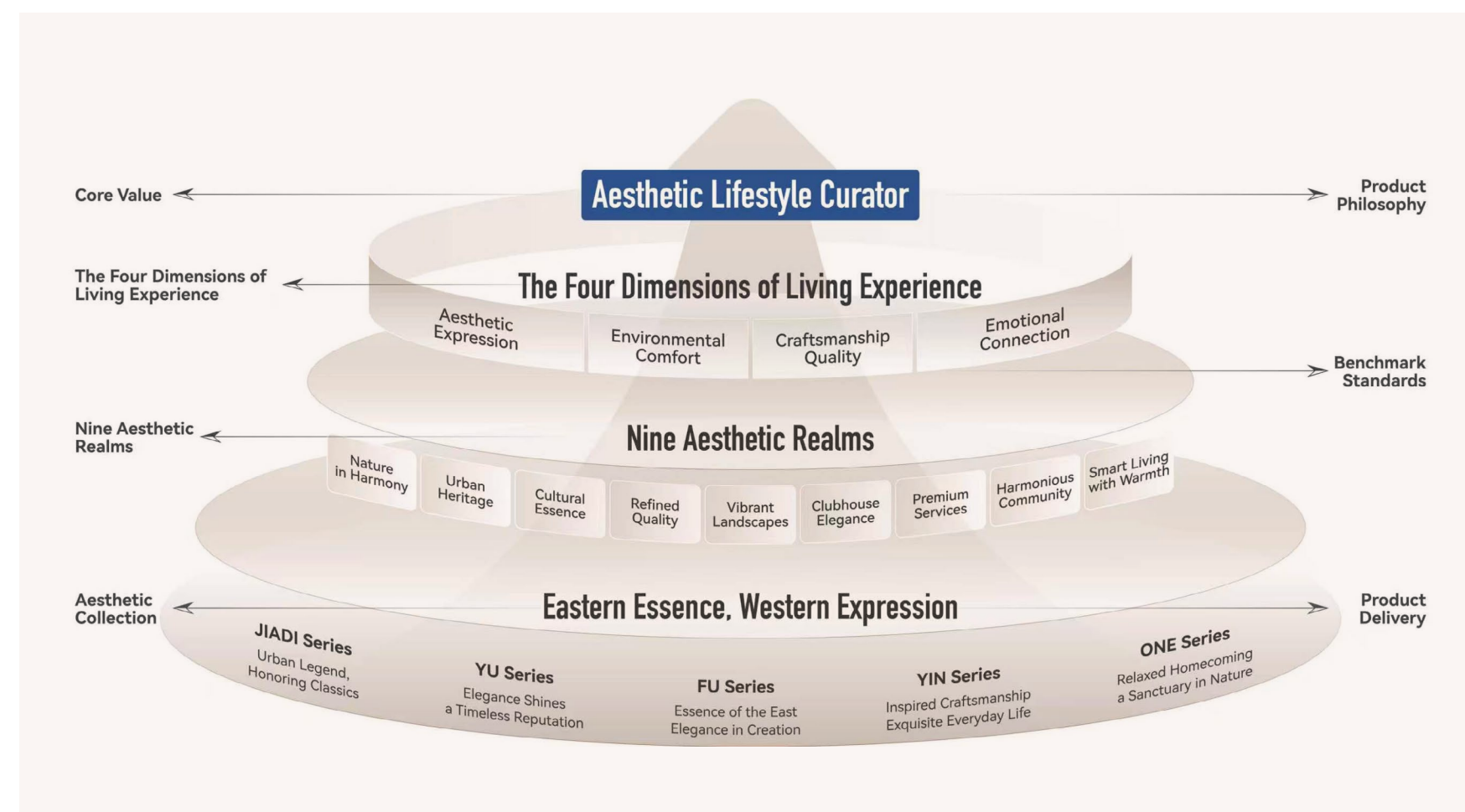


Exquisite Products

Poly Property is committed to creating ideal living spaces that exceed customer expectations, continuously leading the way in the innovative practice and aesthetic expression of high-quality lifestyles.

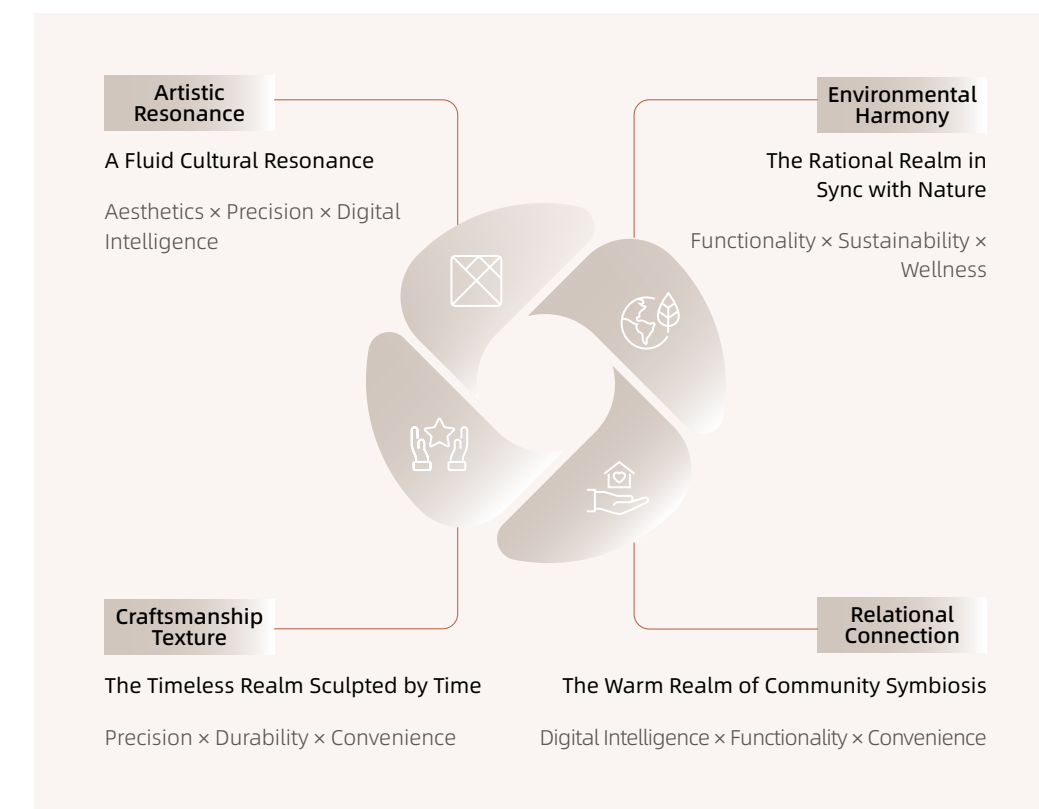
Creating a Beautiful Life

Poly Property closely follows the pulse of the times and firmly advances its "Product Leadership" strategy, taking a forward-looking approach in the field of residential aesthetics. Centered on the core philosophy of the "Aesthetic Lifestyle Curator" this strategy aims to elevate the Company from a "builder" to a "lifestyle creator". It views life aesthetics as the key driving force for high-quality living and leading high-quality development in the industry. Guided by this philosophy, we have systematically built a brand value system that exceeds customer expectations, demonstrating profound thinking and systematic practice across the entire chain from product design to living environment creation.



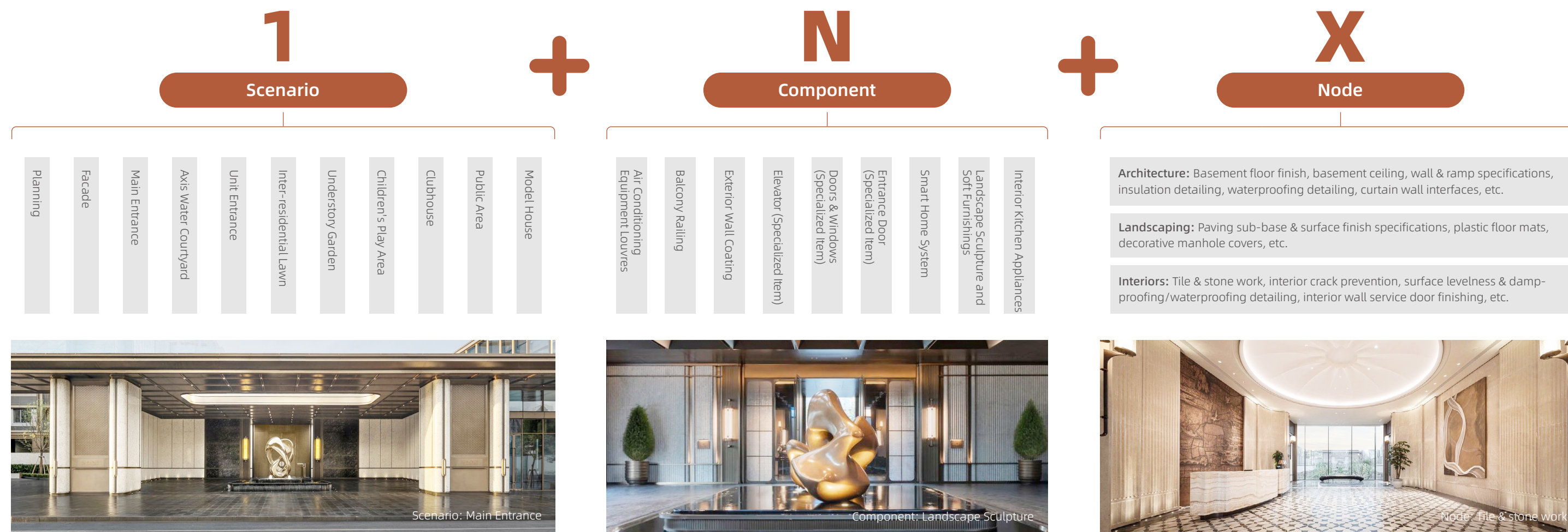
"Product Leadership" Strategy Blueprint

To solidify the strategic foundation, Poly Property has created the "Four Dimensions of Living Experience" system: Aesthetic Resonance, Environmental Harmony, Craftsmanship Texture and Relational Connection. Based on this, we treat the "8 Pillars of Quality" (encompassing Aesthetics, Precision, Digital Intelligence, Durability, Convenience, Functionality, Sustainability, and Wellness) as the cornerstone of homebuilding. These are detailed into 32 quality benchmarks. Through stringent standards and technology empowerment, we ultimately deliver on the value promised by the "Four Dimensions of Living Experience", achieving the leap from building a "good house" to creating a "good life". Poly Property adheres to the "Eastern Essence, Western Expression" design philosophy, deeply integrating classic Eastern and Western cultures. With masterful spatial understanding, it creates a life aesthetic that embodies both Eastern essence and a contemporary international perspective.

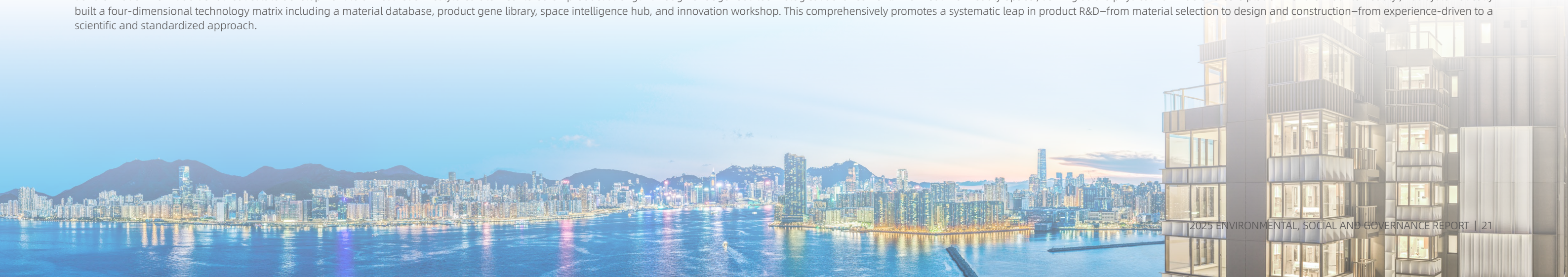


Four Dimensions of Living Experience

At the product implementation level, the Company strategically advances the "1+N+X" Product Standardization initiative, serving as a key lever to systematically upgrade product strength and transition from "experience-driven" to "standard-driven" development. This initiative systematically builds a product module logic integrating "scenarios, components, and nodes", forming replicable and promotable standards for workmanship, cost data, and design parameters. In 2025, by establishing a dedicated task force and enabling cross-functional collaboration, Poly Property completed 32 packaged deliverables, laying a solid foundation for standardizing product quality, accelerating development cycles, reducing cost inefficiencies, and enhancing customer experience.



Guided by the "Aesthetic Lifestyle Curator" philosophy, Poly Property has constructed a "Beautiful Living Family" product matrix comprising the JIADI Series, YU Series, FU Series, YIN Series, and ONE Series. Its core support system, the "Path to Beauty", is dedicated to driving the Company's transformation from traditional real estate development to a "Aesthetic Lifestyle Curator" centered on product strength through endogenous technological advancement. The "Realm of Beauty Space", serving as the physical R&D hub and core platform of the "Path to Beauty", has systematically built a four-dimensional technology matrix including a material database, product gene library, space intelligence hub, and innovation workshop. This comprehensively promotes a systematic leap in product R&D—from material selection to design and construction—from experience-driven to a scientific and standardized approach.



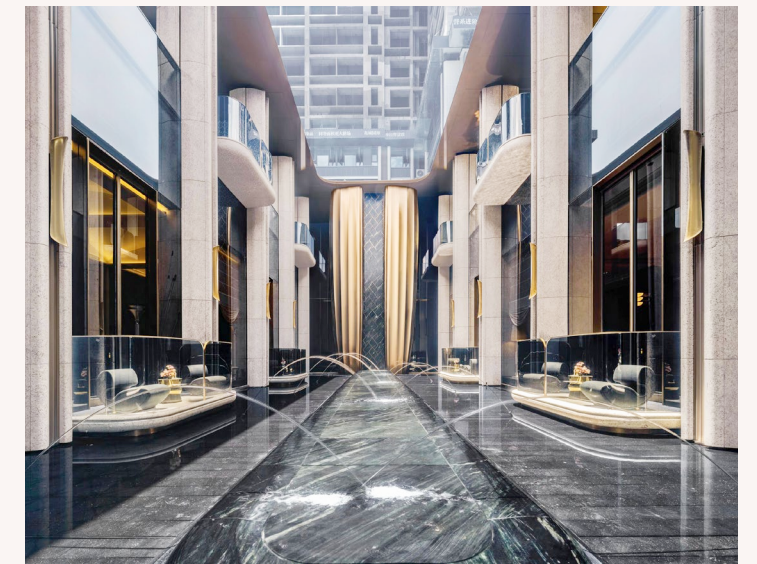
JIADI Series: Urban Legend, Honoring Classics - Guangzhou Poly Classics Mansion

- **Project Positioning:** Integrates riverfront resources, cultural fusion, top-tier luxury standards, and product iteration to create a benchmark for Guangzhou's riverfront luxury residences.
- **Core Design:** Merges Eastern artistic conception with Western elegance through "Eastern Essence, Western Expression", balancing international luxury standards with the essence of Cantonese culture.
- **Design Benchmark:** References the luxury aesthetics of The Peninsula London and New York's Fifth Avenue, while incorporating Cantonese cultural symbols such as the Thirteen Hongs.
- **Aesthetic Expression:** Achieves timeless classicism through the coexistence of Eastern and Western elements including arcades and gardens, a three-section facade, twelve major clubhouse amenities, and manor-style landscaping.
- **Product Strengths:** Employs the "Super Fourth-Generation Residence" concept. By elevating the community base, offering units with exceptionally wide frontages, and maximizing the window-to-wall ratio, it enhances both river views and living comfort.



YU Series: Elegance Shines, a Timeless Reputation - Shenzhen Poly Artistic Treasures

- **Project Positioning:** A new iteration of the "YU Series", positioned as the "front-row seafront residences", creating a customized, artistic, and trendy-luxury hotel-style living environment.
- **Design Inspiration:** Shares aesthetic roots with the trendy luxury LANA Hotel in Dubai, blending Eastern charm and Western context, and collaborates with multiple masters to craft international living scenes.
- **Three-Dimensional Community:** Utilizes a "super podium" and vertical garden design, drawing inspiration from Hong Kong and Singapore's vertical city concepts. Features a double-layer art club and over ten high-end custom art spaces, realizing "daily life as a vacation".
- **Product Highlights:** Focuses on pure four-bedroom improved units, with over half enjoying south-facing, front-row seascapes. The four-elevators-for-five-households design incorporates inspirations from vacation hotel suites, expanding living vistas and comfort.
- **Core Value:** Responds to high-end residential demands with cutting-edge product strength and meticulous craftsmanship, creating a benchmark work for living in Shenzhen Bay.



FU Series: Essence of the East, Elegance in Creation - Hangzhou Poly Xiyuan Fu

- **Project Positioning:** The first FU Series work in Hangzhou, creating a timeless collection of Eastern elegant luxury. Responds to high-end living expectations with "Essence of the East, Elegance in Creation".
- **Design Philosophy:** Inherits the cultural heritage of Zhejiang University and the inspiration of Xixi wetlands. Collaborates with four international teams to reinterpret Song Dynasty aesthetics with a modern touch, reshaping high-end residential standards.
- **Landscaping Reality:** The aesthetic experience center draws inspiration from the Song Dynasty painting "Landscapes of the Four Seasons", creating a "one-axis, eight-scene" three-dimensional garden. Features include approximately 60-meter entrance courtyard, 30-meter "Jade Light" corridor, intangible cultural heritage-inspired caisson ceiling and waterfall feature and arched bridge, condensing the essence of Eastern artistic conception.
- **Clubhouse Configuration:** Approximately 1,500 sq. m. elegant clubhouse integrates eight major scenes including a heated swimming pool, executive lounge, and private dining, selected with nearly 30 types of luxury-grade stone, creating an artistic living environment.
- **Product Refinement:** Primarily offers pure four-bedroom units, with scenic large residences and courtyard villas ranging from approximately 125-168 sq. m. Unit designs emphasize spacious view balconies, integrated LDKB wide living areas, and high frontage for natural light. Interior finishes select international brands and intelligent systems, encompassing 101 detailed design features.



YIN Series: Inspired Craftsmanship, Exquisite Everyday Life - Shanghai Poly Infinite Mansion

- **Design Philosophy:** Centered on "Inspired Craftsmanship, Exquisite Everyday Life", it blends Edition Hotel aesthetics with Shanghai-style culture, creating a modern, restrained, yet dynamic "still waters run deep" living philosophy.
- **Architectural Aesthetics:** The facade merges Art-Deco style with modern language, using champagne gold aluminum panels, large-area glass curtain walls, and a gilded crown. The three-section symmetrical structure achieves a 70% window-to-wall ratio, highlighting landmark presence and transparency.
- **Spatial Layout:** Community planning follows central axis symmetry, linking the sunken clubhouse, covered corridors, and eight gardens through a "one-longitudinal, three-lateral" sequence. Public areas use boundary-blurring circulating pathways, breaking the indoor-outdoor divide.
- **Unit Innovation:** All units (108-152 sq. m.) feature multiple bay windows, with a net-to-gross area ratio of 85%-90%. Designs such as integrated LDKG wide living rooms and independent foyers enhance spatial efficiency.
- **Living Scenarios:** Equipped with approximately 1,500 sq. m. sunken clubhouse and approximately 1,400 sq. m. elevated "pan-clubhouse" space, covering all-age activity areas. Built on the concept of an "art park", it creates diverse interactive spaces, reviving Shanghai-style neighborhood culture.



Cultural Heritage and Urban Renewal

In advancing cultural heritage and urban renewal, Poly Property emphasizes the integration of historical context preservation with contemporary urban functions. Through the practice of multiple innovative projects, it explores sustainable development paths that encompass preserving historical character, reshaping space, and fostering community symbiosis, thereby creating more diverse and richer living experiences for local residents.

Historic Building Preservation - Shanghai Poly Langui Fong

Poly Langui Fong is Poly Property's first historical character preservation project and the first district-level approved project of its kind in Yangpu District. Covering just over 4,000 square meters, it is the smallest-scale project of its type in the city. Adjacent to existing buildings and municipal facilities, it presented significant planning and construction challenges. The project won the Platinum Award, the highest honor in the REARD Star Design Award for Urban Renewal in 2025.

- **Planning Innovation:** To better align with contemporary living habits, the original east-west oriented preserved building was reoriented to a north-south layout, creating a dual-cluster "old-north, new-south" structure demarcated by the garage entrance/exit.
- **Style Integration:** The northern section restores old Shanghai style using elements such as classic red brick walls and Shikumen gatehouses. The southern section interprets a modern Shanghai style through designs including curved walls and arched windows, achieving a blend of old and new.
- **Meticulous Craftsmanship:** A 1:1 visual mock-up section was created before construction. Primary materials underwent over 10 rounds of selection, and joint inspections by multiple parties ensured strict control over the final implementation.
- **Distinctive Design:** The landscape integrates garden alleys and sunken courtyards, blending Eastern and Western gardening techniques. The interior design adopts different themes for different product types—modern luxury, French elegance, and Art Deco Shanghai retro—shaping a living experience that combines cultural heritage with contemporary aesthetics.



Urban Renewal - Shanghai Poly Prestige Quantum Art Park

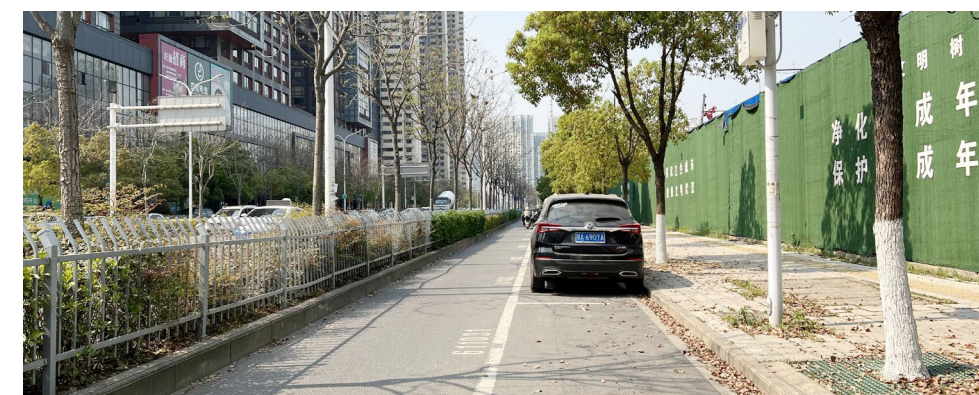
At Shanghai Poly Prestige, Poly Property created the Quantum Art Park, transforming a 6,000 sq. m. wasteland into an open oasis integrating nature, art, and technology. This reflects the enterprise's forward-thinking approach that extends beyond traditional real estate development. Centered on quantum aesthetics and interactive installations, the project provides citizens with an immersive technological and artistic experience. Furthermore, by proactively making upfront investments, it has effectively enhanced the quality of the regional environment, optimized the community interface, and promoted the synergistic growth of both project and urban value. This demonstrates the harmonious resonance between the government, enterprises, and citizens in the co-creation of a "People's City".



Shanghai Poly Prestige Quantum Art Park

Urban Renewal - Upgrade and Renovation of the Municipal Street Frontage at Wuhan Poly City

To enhance the city's image and residents' quality of life, the Wuhan Poly City addressed issues along the municipal street frontage, such as damaged pavement, disorderly enclosures, and unkempt greenery. Through five major renovation measures—comprehensively replacing sidewalk paving, collaborating with traffic authorities to standardize parking markings, optimizing the functionality of ground manhole covers, replacing municipal street trees, and uniformly upgrading enclosure graphics—the street-level interface was revitalized, significantly improving the area's urban appearance.



Original Urban Interface



Current Urban Interface

Furthermore, we actively participate in social housing projects, addressing housing difficulties and improving living standards for eligible beneficiaries. As of the end of the Reporting Period, the Group was involved in social housing projects totaling approximately 1.947 million sq. m.. Within this, 1.859 million sq. m. have been completed, 26,000 sq. m. are under construction, and 62,000 sq. m. are planned for construction.

Leading with Exquisite Craftsmanship

Guided by the leading with exquisite craftsmanship, Poly Property continuously improves its quality management system. Through measures such as institutional updates, standard refinement, and specialized assessments, it advances quality management towards standardization, refinement, and intelligence.

In 2025, the Group's projects received a total of 15 provincial and municipal quality awards, including the "Shanghai Magnolia Award", the "Guangxi Zhenwu Pavilion Quality Construction Award" and the "Hainan High-Grade Construction Structure Project Award".

Quality Management

Led by the pursuit of exquisite craftsmanship, Poly Property consistently refines its quality management system. During the Reporting Period, it updated the *Poly Property Project Inspection (Poly Hammer) Evaluation Standards*, further standardizing engineering inspection work, clarifying quality and safety inspection criteria, and effectively enhancing the standardization level of project management. Concurrently, to mitigate risks associated with project launch and delivery delays, the Group formulated and implemented the *Poly Property Group Key Node Risk Prevention Management Rules*. Through tiered management and a whole-process pre-control mechanism, it strengthened risk control capabilities over critical stages.



Exquisite Craftsmanship Management System

During the Reporting Period, we continuously improved quality control levels by implementing the Six Exquisite Craftsmanship Techniques and completing a third-party assessment of the Poly Hammer standards, among other quality management methods.

Six Exquisite Craftsmanship Techniques



Mirror-Finish Facade



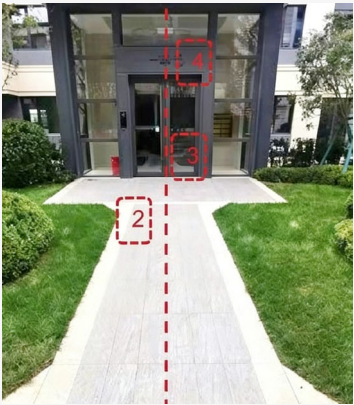
Carpet-style Lawn



Exquisite Basement



Refined Paving



Seamless Joint Integration



"520" Coating Technique

Third-Party Assessment of Poly Hammer Standards

A cumulative total

123

project sections underwent inspection

Through the concerted efforts of the entire engineering team

21

sections received an "A" rating across 9 regions.

Digital Intelligence Empowerment

Poly Property actively promotes "digital intelligence empowerment" in safety production and engineering management. By introducing smart site systems and building an intelligent management platform, the Company has enhanced project management efficiency and on-site operational safety.

Smart Access Control

Real-name access control management system, construction hoist facial recognition, construction elevator operator fingerprint recognition system, etc.

Video Monitoring System

Video monitoring platform for ongoing projects, tower crane video surveillance with dome camera, dust pollution video monitoring, etc.

Monitoring System

Dust and noise monitoring management system, tower crane monitoring, construction elevator monitoring, deep foundation pit monitoring, high formwork support monitoring, IoT-based environmental monitoring, etc.

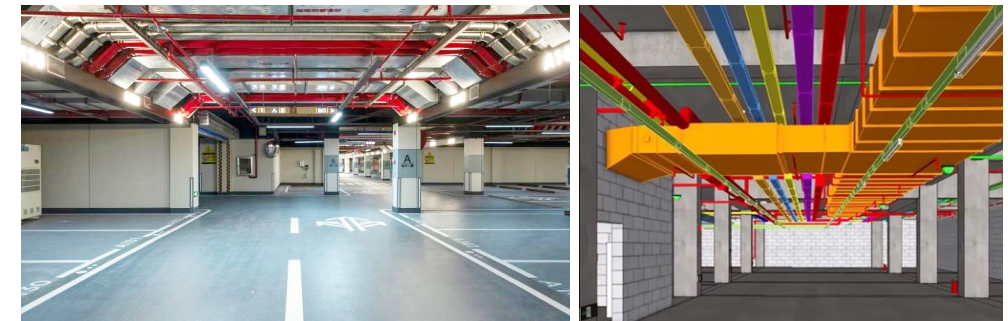
Smart Platforms/Tools

Smart fire protection platform, "XiaoBu AI" safety management APP, OpenSpace360 image recording management platform, on-site measurement robots, Mingyuan Smart Engineering APP, etc.

Intelligent Site Construction Tools

Digital Construction of Underground Utility Networks in Hubei Poly Property

In 2025, Hubei Poly Property fully implemented BIM lifecycle management in the construction of underground utility networks. By applying BIM technology for collaborative design and construction simulation, pipeline conflicts were identified and resolved in advance, achieving the goal of "zero conflict, high precision" for MEP (mechanical, electrical, and plumbing) installation. This practice effectively ensured the rationality and systematic nature of pipeline layout, resulting in the completion of a high-quality underground pipeline system that is fully functional, clearly organized, and visually tidy, laying a digital foundation for subsequent operation and maintenance.



Quality Culture Development

Poly Property has built the "Poly Tenacious Artisan, Refined Quality for Dwelling" craftsmanship brand, integrating the meticulous spirit of master artisans into the organizational culture. It continuously drives the dual improvement of engineering quality and professional capabilities, solidifying the foundation for constructing high-quality products and services. We disseminate the craftsmanship philosophy through series such as *Poly's Tenacious Artisan* and *Poly's Jade Carving Chronicles*. It leverages platforms including the Project Manager Report Meetings and the Engineer Culture Festival to promote experience exchange and benchmark setting. Additionally, using "Craft Workshop" training as a vehicle, it facilitates the sharing of excellent internal and external practices, fostering a craftsmanship culture atmosphere of organization-wide learning and collective progress, effectively enhancing the quality awareness and professional competence of all employees.

The First Poly Property Engineer Culture Festival

In May 2025, Poly Property headquarters, in conjunction with all regional companies, fully launched the first Poly Property Engineer Culture Festival. Among the activities, Zhejiang Poly Property focused on listening to residents' feedback, driving quality improvement through practical measures such as full-scope inspections, and striving to create projects that exceed customer expectations. Shandong Poly Property used the festival as an opportunity to form multi-dimensional teams with construction units, supervision units, and general/subcontractors, organizing "learning and benchmarking activities" activities centered on process innovation, professional knowledge, and management systems. Guangxi Poly Property organized a mobilization rally for all employees, employing lean methods to continuously solidify management foundations from multiple dimensions including process optimization, on-site control, tackling tough problems, and strengthening safety defenses, earnestly interpreting the responsibility and commitment of engineers.



The First Poly Property Engineer Culture Festival

Craft Workshop Training

To share excellent internal and external experiences and enhance engineering management levels, Poly Property organized 9 sessions of "Craft Workshop" training during the Reporting Period. The course content covered Group policy dissemination, sharing of best practices from Poly Hammer 'A'-rated projects, and experience exchange with outstanding industry suppliers, comprehensively fostering a craftsmanship culture atmosphere across all regions for continuous learning and collective improvement of product quality. Throughout the year, the training attracted participation from 2,176 person-times from the construction client side and 4,458 person-times from partners.

Quality Management of Poly Star and Poly Microchip

Poly Star and Poly Microchip have established a three-tier quality management system. Level 1 consists of the guiding *Quality Manual*, which defines the overall requirements for the Company's quality management. Level 2 includes various procedure documents that specify business processes and operational standards. Level 3 covers external documents and basic supporting documents, collectively forming a complete management framework.

Quality Management of Poly Property Management

Furthermore, Poly Property Management passed the ISO 9001 Quality Management System certification audit and obtained the certificate during the Reporting Period.

During the Reporting Period

Poly Star maintained

ISO 9001 Quality Management System Certification



Poly Star ISO 9001 Quality Management System Certification

Poly Microchip passed the recertification audit for the

ISO 13485 Medical devices – Quality Management Systems Certification



Poly Microchip ISO 13485 Medical devices – Quality Management Systems Certification

In terms of quality control, Poly Star and Poly Microchip implemented specific measures to strengthen transport protection and storage environment controls, respectively, and actively responded to customer needs through technical optimization. To address challenges with long-distance shipping and weak in-transit protection for overseas orders in 2025, Poly Star enhanced product packaging by adding wrapped air-cushion film outside the cartons. This improved both waterproofing and impact resistance during transportation.

Given the stringent surface property requirements in the bio-industry, Poly Microchip adopted protective measures such as adding desiccants and nitrogen-filled sealing inside packaging for certain products. This effectively isolates the products from external climatic influences and ensures their continued suitability. Additionally, leveraging its technical expertise and experience in an R&D project, Poly Microchip proposed a hydrophobic coating on the product surface to the client, successfully improving the stability of the client's biological experiments.



Poly Property Management ISO 9001 Quality Management System Certification

Quality Management of Poly Business and Tourism



Poly Plaza ISO 9001 Quality Management System Certification

Considerate Services

In its core business segments, including residential, hotel, and commercial, the Group continuously deepens the development of its service system. It enhances operational efficiency through smart management, strengthens professional capabilities by empowering talent, and implements service standardization and regular satisfaction tracking mechanisms. This solidifies the foundation of service quality, enabling the Group to deliver high-quality service experiences that are reassuring, comfortable, and warm.

Property Management

Poly Property Management continues to deepen its "5+4" Service System, achieving systematic improvements across five dimensions: basic services, community co-governance, community culture, housekeeper support, and club operations.

Highlights of the Poly Property Management "5+4" Service System in 2025

Basic Service System of Thriving Homecoming



- 14 city companies and 1 commercial office center conducted comprehensive hazard inspections and rectifications across 210 projects. Executed over 12,000 scheduled cleaning days throughout the year.

Community Co-governance System of Harmonious Co-Living



- 153 residential projects established "Hemushe" councils, recruiting 752 members and 682 building representatives; deliberated 1,158 co-governance matters. Formed 195 volunteer groups with 637 members. 38 projects equipped with AEDs, with 146 certified first-aid personnel.

Community Cultural System of Vibrant Neighborhood



- 142 projects held 180 community cultural events for the Seniors' Festival, with 17,131 elderly people participated. 68 projects organized 95 basketball-themed activities, attracting over 1,000 participants.

Housekeeper Service System of Warm Care



- Corporate WeChat customer addition rate reached 129% in delivered projects nationwide, adding 300,900 contacts cumulatively. 746 residential housekeepers conducted 132,600 client visits, effectively gathering feedback and linking 2,595 service requests.

Club Service System of My Hometown with Peace of Mind



- 115 projects nationwide established 452 club/semi-club spaces. Organized 142 space-specific events with 8,597 participating homeowners, covering scenarios such as health cabins, drifting book store, yoga rooms, and media rooms.

Customer Communication

Poly Property Management has established a customer communication and appeal response system that covers multiple channels and tiers. Combined with systematic satisfaction surveys and dedicated improvement mechanisms, it has formed a closed-loop management model of "feedback-response-improvement".

Customer Communication Channels and Appeal Handling Mechanism

Routine Inquiries/Visits

- Homeowners can report issues through channels such as the property service center front desk, housekeeper corporate WeChat accounts, and owner groups. Reception staff input the information into the Smart Cloud Work Order System, and designated line personnel follow up for resolution.
- Timeline Requirements: Task assignment within 15 minutes, task acceptance within 15 minutes, and resolution within 24 hours.

Poly Youyuehui App

- Homeowners can independently submit incident reports and repair requests via the app. Follow-up actions are undertaken by the responsible personnel of the relevant function.
- Timeline Requirements: Task assignment within 15 minutes, task acceptance within 15 minutes, and resolution within 24 hours.

National Customer Service Hotline

- 4009200888: Homeowners can call the hotline. Complaints are escalated to the project manager for handling, reviewed and accepted by the city company, and followed up by headquarters.
- Timeline Requirements: Task acceptance within 30 minutes, first contact within 2 hours, resolution within 48 hours, review and acceptance within 24 hours, and follow-up call within 48 hours.

General Manager's Email

- ppolygm@poly-pm.com: Related issues are escalated to the city general manager level for handling and follow-up, with follow-up conducted by headquarters.
- Timeline Requirements: Resolution within 48 hours, follow-up call within 48 hours.

Satisfaction Survey and Improvement Initiatives

During the Reporting Period, Poly Property Management regularly conducted multi-dimensional customer satisfaction surveys through third-party agencies and produced analytical reports. The surveys were primarily conducted at three levels:

First, monthly callback surveys: Each month, full coverage callbacks were conducted for property owners who had filed complaints via the 400 hotline, using a combination of "SMS + telephone" to follow up on their post-handling satisfaction.

Second, quarterly sampling surveys: Each quarter, satisfaction was evaluated among all property owners via "online + telephone" methods, with a focus on key services such as the "Four Guarantees and One Service".

Third, quarterly full-coverage perception surveys: Each quarter, online full-coverage perception surveys were conducted among all property owners to proactively understand changes in their perceptions of property services.

Based on the survey results, Poly Property Management implemented comprehensive service enhancement initiatives. Special rectification campaigns were launched targeting three common issues: elevator operation and maintenance, motor vehicle management, and cleaning and sanitation, achieving significant results.

Poly Property Management Satisfaction Improvement Measures

- Implemented a daily elevator report mechanism for reviewing and tracking issue resolution.
- Standardized parking management rules and strengthened the auditing of irregular vehicles.
- Established five fixed cleaning days per month to ensure the cleanliness of the premises.
- Identified and publicized progress on public matter improvements based on homeowner feedback, updating rectification plans weekly.
- Established a headquarters review mechanism for special complaints to seek systematic optimization solutions.

Training and Certification

In 2025, Poly Property Management built a human resources system covering the entire "select, develop, deploy, retain" chain. It strengthened the training system and supporting institutional development, and officially launched the "Poly Knowledge and Action Academy - Property Branch" online learning platform. By certifying 35 internal trainers and delivering high-quality courses, it provided systematic and professional learning pathways for talent development.

Professional Competency Training

• Project Leader Qualification Certification

A total of 5 sessions of job qualification certification were organized, with 134 individuals successfully certified. The certification coverage rate for incumbent project managers has reached 100%.

• Project Leader Succession Pipeline Development

Using a blended "theory + practice" training model, 8 reserve talents were promoted to supervisory-level project leader positions in 2025. Concurrently, Poly Property Management issued specific management regulations, bringing 31 outstanding talents into the talent pool, continuously injecting vitality into the succession pipeline.

• Gold Badge Housekeeper Certification and Empowerment

Guided by the *Service Creed*, it constructed the *Poly Property Management Housekeeper Competency Framework*, providing clear development guidance for staff. Poly Property Management organized a series of programs including the "Gold Badge Housekeeper Training Program" and qualification certification, effectively enhancing the professional level and service capabilities of the housekeeper team.



"Gold Badge Housekeeper" Awarding Ceremony

Smart Management

In its transformation towards smart management, Poly Property Management systematically drives the digital upgrade of its management model, focusing on four core dimensions: performance-driven assessment, data foundation, process re-engineering, and user experience.

Initiatives and Results

Core Initiatives

Management Value

Performance-Driven

- Officially incorporated the "Smart Operations" indicator into organizational performance assessments starting July 2025.

- Drives all business units to focus on operational efficiency and control quality, ensuring smart initiatives are aligned with business objectives.

Data Foundation

- Completed the switch of foundational data sources and established a synchronization mechanism for homeowner and unit information with the billing system.
- Achieved scheduled synchronization of organizational structure with the HR system, supporting precise definition of responsibilities.

- Breaks down information silos, building an accurate, dynamic, and integrated data ecosystem.

Process Re-engineering

- Implemented online reporting of elevator faults and established a two-tier (regional and headquarters) review mechanism.
- Established a 400-workstation and specialized complaint handling process, achieving standardized acceptance and tracking of customer complaints.

- Improves the standardization of maintenance management and the efficiency of resolving issues.

User Experience

- Launched a message push center supporting precise delivery and read status tracking for various notifications and services.
- Developed a project clubhouse reservation function, integrated with the billing system to grant access to paying homeowners.
- Enabled satisfaction surveys to be pushed by project and developed a frequency-based random adjustment function, making feedback more genuine and dynamic.

- Enhances the user experience and provides scientific evidence for management decisions.



¹ Four Guarantees and One Service: Security, Cleaning, Greening, Maintenance, and Community Cultural Activities.

Hotel Services

Poly Business and Tourism centers on the guest experience, actively practicing the service philosophy of "Hospitality with Heart". By building differentiated and standardized service systems, it comprehensively drives the operational quality improvement of its hotels. Concurrently, Poly Business and Tourism continuously deepens the core IP "Hospitality of Poly", steadily enhancing the brand's core competitive advantages.

Highlights and Practices

Wuhan Poly Hotel

- Digital Process Upgrade: Fully implement OTA credit check-in, offering deposit-free, room-inspection-free, and automated checkout services, accelerating the check-in/out process by 70%, with a 95% guest satisfaction rate on the process.
- Empowerment through Local Culture: Deeply integrated intangible cultural heritage features of Hubei, implementing themed guest rooms, interactive experience zones, and static displays, and regularly hosting themed activities. Intangible cultural heritage services served as a core highlight, with positive online reviews related to "cultural features" on OTA platforms increasing by 32% year-on-year, and the guest-initiated sharing rate rising by 40%.

Hyatt Place Liuzhou

- Data-Driven Feedback Response: Leveraged the HySat and GSTS guest satisfaction tracking systems for real-time feedback collection. Conducted monthly analysis of negative online reviews and implemented targeted service optimizations based on the findings.
- Experience Optimization Initiatives Upgrade: Implemented dual-staffing at the front desk during peak hours to enhance service efficiency. Launched the "Pre-Communication" service, contacting guests by phone within 12 hours of booking to confirm room type and facility preferences, and coordinating arrangements in advance. Conducted hardware upgrades to room blackout facilities.

Hospitality of Poly - Core IP Project Deepening and Upgrading

In 2025, Poly Business and Tourism deepened and upgraded its core IP project "Hospitality of Poly", officially releasing the *"Hospitality of Poly" Service Standard Manual*. This translated the abstract concept of "Hospitality with Heart" into a set of quantifiable, executable, and measurable standardized action guidelines. Centered on guest experience, the manual established the "Five Ways of Engagement" service philosophy and designed a "2+5" hospitality service guideline for employee implementation. The manual also strengthened refined management requirements, systematically standardizing every service touchpoint from guest booking to departure, ensuring service quality stability and continuous optimization.

Hotel Service Satisfaction

In 2025, Poly Business and Tourism systematically conducted customer satisfaction surveys. The surveys reached over 50,000 participant attendances online and offline. The survey content focused on the entire customer service journey, particularly targeting six dimensions: room service efficiency, dining quality, facility amenities, staff service attitude, and dedicated services for business travel. One-on-one in-depth follow-ups were conducted with high-value clients.

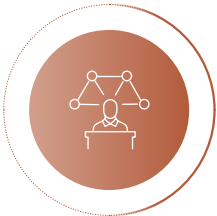
Based on the survey data, the annual positive customer satisfaction rate reached 98.4%, with scores for "staff service professionalism" and "room cleanliness" both exceeding 95 points. By promoting the upfront application of survey feedback, the annual number of customer complaints decreased by 15% year-on-year, with service response-related complaints dropping by 20%. This effectively enhanced service precision and the guest experience.

Food Safety

To strengthen food safety defenses and protect guest dietary health, Poly Business and Tourism continuously improves its food safety management system with the goal of "source control, process traceability, and accountability". By clarifying responsibilities, forming a governance structure of "full staff participation and whole-process control". It focuses on closed-loop food safety control, monitoring of key links, and employee training to drive strategic upgrades of the management system.

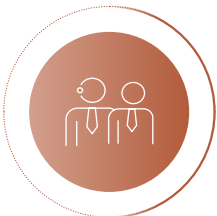
Furthermore, leveraging international hotel standards and its own operational experience, Poly Business and Tourism has established a whole-process, standardized risk control mechanism covering supplier qualification review, ingredient traceability, to end-point service.

As of the end of the Reporting Period, hotels in Shanghai and Deqing had comprehensively passed ISO 22000 Food Safety Management System certification. The Beijing Poly Plaza Hotel's ISO 9001 Quality Management System also remained effectively operational. Together, they construct an efficient and stringent food safety protection network.



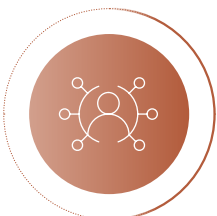
Closed-loop Food Safety Control

- Promoted digitalization of the supply chain, achieving digital aggregation and dynamic management of information related to supplier qualifications, ingredient traceability, acceptance, and storage. By strictly implementing the HACCP system and deeply integrating digital tools into the entire process from supplier review to acceptance and storage, a "from source to end-point" closed-loop food safety control mechanism was formed.



Monitoring Key Links

- Implemented the principles of "separating raw and cooked, segregating clean and dirty" and a color-coded management system. Simultaneously, implemented "transparent kitchen" for visual monitoring of key areas, established a 48-hour sample retention system, and regularly invited third parties for audit sampling, ensuring all key links are compliant, controllable, and traceable.



Comprehensive Training for Personnel

- Incorporated food safety training into the regular employee education system, conducting tiered and categorized training covering operational standards and risk response. Strictly enforced the requirement for catering personnel to be certified before undertaking their roles, accompanied by annual refresher training and regular health monitoring, comprehensively enhancing the safety operation and compliance capability of personnel.

Business Services

To continuously optimize tenant service experience and create a safe, harmonious commercial office environment, projects under the Poly Property commercial sector built an efficient demand response system and a shared, co-created operational ecosystem through systematic tenant visits and diverse marketing activities. This comprehensively drives the upgrade of operational services towards refinement and quality.

During the Reporting Period, a solid customer service foundation was established through high-frequency proactive visits and efficient maintenance response.

During the Reporting Period

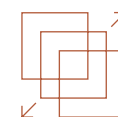
nearly

1,520 proactive visits

were conducted across all projects

achieving a comprehensive problem resolution rate of

99%



Cultural Integration and Experience Innovation: "Dragon Boat Blessings, Market of Zongzi"

During the 2025 Dragon Boat Festival, Shanghai Poly Plaza launched the themed event "Dragon Boat Blessings, Market of Zongzi", promoting the entry of intangible cultural heritage into modern commercial spaces. The event achieved deep integration of cultural dissemination and consumption scenarios through activities such as the Poly Craft Market, traditional-style game interactions, and mugwort bouquet DIY experiences. Over 150 participants handcrafted mugwort bouquets, experiencing the essence of traditional customs through immersive participation.

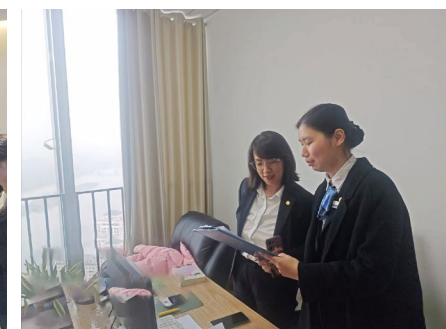
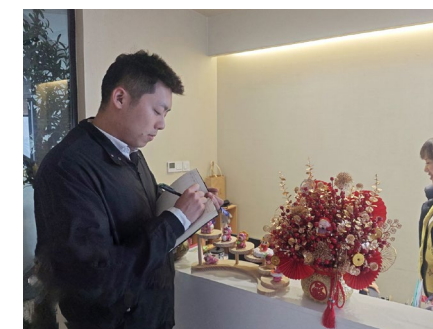


Specialized Safety Governance Campaign: "Targeted Rectification Enters the Building" at Shanghai Stock Exchange Building

In September 2025, Shanghai Stock Exchange Building collaborated with the Lujiazui Sub-district of Pudong New District to conduct the specialized "Targeted Rectification Enters the Building" governance campaign, jointly promoting safety inspections and improvements within the building. The campaign also effectively enhanced tenant safety awareness through on-site education and leaflet distribution, demonstrating the positive social impact of government-enterprise collaborative governance in improving building safety standards and promoting community co-governance.

Tenant Satisfaction

In October 2025, the Poly Property commercial sector conducted a tenant satisfaction survey across its 7 commercial complexes. Focusing on key dimensions such as property services, public facilities, ESG practices, and lease renewal intention, the survey covered 400 tenants, with 325 valid questionnaires collected. Based on the survey results, the relevant projects have planned to commence renovation work on public area facilities in 2026, aiming to enhance the overall tenant experience.



Customer Rights and Interests

The Group insists on being customer-need-oriented, systematically safeguarding various customer rights related to product delivery, brand communication, service experience, and information privacy. It continuously builds a trustworthy corporate brand image.

Customer Satisfaction

During the Reporting Period

Customer Feedback and Complaints:

Product and service complaints

3,225 cases

Customer complaint resolution rate

96%

Timely complaint closure rate

98%

Overall closure rate

99%

Processed maintenance

66,077 requests

Customer Satisfaction:

Property service satisfaction score

82

Residential customer satisfaction score

80

Commercial sector tenant
satisfaction score

94

Hotel service positive
feedback rate

98.4%

The Group consistently regards customer satisfaction as the core benchmark for measuring operational quality and service effectiveness. By building a full-cycle customer care system and formulating a series of customer relationship management systems such as the *Poly Property Customer Satisfaction Survey Management Measures*, the *Poly Property Customer Relations Meeting System*, and the *Poly Property Third Party Maintenance and Warranty Deposit Management Measures*, it systematically enhances service experience at all touchpoints, continuously consolidates customer trust, and improves customer satisfaction.

In 2025, the Group conducted third-party customer satisfaction surveys covering homeowners across the entire cycle via a dual-track "online + offline" approach, achieving coverage of quarterly, semi-annual, and annual milestones. The annual customer satisfaction score reached 80 points.

During the Reporting Period, Poly Property systematically advanced the "Treasure Care Plan" for customer relations. Centered on frontline management needs, it collaborated with regional companies to co-create a series of standardized tools and working mechanisms, such as the *Poly Youjia Property Maintenance Center Space Standardization Guide* and the *My Heart, Your Benefit Initiative*. This solidified best practices in customer service and quality control into reusable institutional outcomes. Through specialized training and tracking supervision, Poly Property promoted and trained the entire group on excellent practices such as the "Customer Relations Meeting System", the "My Heart, Your Benefit Initiative", and "Youyuehui Official Account Operation and Maintenance". This formed a closed-loop management system covering the entire service process, helping customer service management.

Delivery Assurance System

During the Reporting Period, the Group delivered

16,891 residential units



In 2025, the Group comprehensively deepened and systematically implemented the Five-virtue Delivery System. Centered on five dimensions—"Devoted Listening, Attentive Control, Thoughtful Handover, Reassuring Support, and Warm-Hearted Co-creation"—it built a customer-centric, full-cycle service closed loop. Simultaneously, to strengthen project competitiveness and achieve business targets, the Group clarified the responsibilities of the customer research function, coordinating positioning work in both pre- and post-investment stages, and established product configuration review and correction mechanisms. This precise positioning drives integration of investment and positioning, ensuring the realization of project volume and value.



Full-Scene Standardized Process Across Five Dimensions

Reach Customers

Through digital channel innovation, omnichannel content creation, and in-depth community operation, Poly Property establishes a multi-level, precise value communication and interaction system, continuously deepening brand recognition and customer connection.

Online Marketing Expansion

In 2025, through systematic deployment and innovative application, the Group deeply integrated new media customer acquisition and digital tools into key marketing processes. The focus was on strengthening digital infrastructure, promoting AI technology integration, and consolidating internal and external resources. This drives the transformation of the marketing model towards leanness and intelligence, significantly enhancing self-acquisition capabilities and operational efficiency.

New Digital Marketing Ecosystem

Building a Digital Customer Acquisition Matrix:

Launched the "Marketing Customer Acquisition Platform" and "Lead Center" system, establishing a media matrix of 843 accounts covering platforms including Douyin, Tencent, and Xiaohongshu. Over 40,000 live streams were held throughout the year, generating 310 million impressions and enabling online management of the entire lead lifecycle.

Advancing AI Marketing Conversion:

Focused on applying AI sales assistants in live streams. Since its launch in Q3 2025, it has generated 3,742 lead records, 465 site visits, ultimately leading to 40 confirmed purchases with a transaction value of RMB 200 million, significantly improving conversion efficiency.

Optimizing Platform Cooperation and Industry Participation:

Deepened strategic cooperation with ByteDance, Tencent, and Xiaohongshu, driving cost reductions of over 20% through business model optimization. Ranked among the TOP 10 national developers in both the "Douyin Real Estate Live Stream Competition" and the "Tencent Good House Live Stream Festival", enhancing industry influence.

Furthermore, the Company continuously optimized the content structure of its official media matrix, significantly increasing the proportion of product and service-related content. By launching brand columns such as *Poly's Top Projects*, *The Beauty of Poly*, and *Aesthetic Lifestyle Curator*, the Company has produced a series of high-profile benchmark projects, collectively conveying the philosophy of living aesthetics.

Industry Participation

We actively participate in high-level industry dialogues, such as the "Closed-Door Seminar on 2026 China Real Estate Market Trends and Investment Strategies", the "2025 Phoenix.com China Habitat Development Conference", and the "Mingyuan Cloud 2025 China Real Estate AI Marketing Summit". We explore cutting-edge industry topics with peers, including market trends, product strength upgrades, and AI technology empowerment, sharing development insights.

Responsibility Communication and Brand Honors

The Group actively fulfills its social responsibilities and has also received multiple honors for its brand campaigns. The brand film *Home Is Where My Heart Is* won the "Excellent Work Award" at the 15th Beijing International Film Festival and the "Annual Outstanding Responsibility Communication Award" at the 17th Corporate Social Responsibility Annual Conference. The campaign *Fun Run China - Saluting Everyone Running* received the 8th Outstanding Story Award for Central State-Owned Enterprises. The Group was awarded the title of "National Trend Brand Co-creation Partner" by China Youth Daily.

Meeting Diverse Customer Needs

High-End Service Brand "Felee Butler"

In 2025, the Group officially launched the high-end service brand "Felee Butler". Centered on the core service philosophy of "Etiquette with Measure, Order with Principle", the brand is dedicated to integrating traditional wisdom of etiquette and order with modern service standards. It systematically drives the evolution of property services from basic functions towards emotional connection and community identity.

The brand constructs a "Five-Dimensional Etiquette, Benevolence-Based" service system, realizing its philosophy through six components: Life Aesthetics, Instant Response, Dual-Role Butler, Community Service, Club Services, and Service Support. It aims to provide high-net-worth clients with a high-quality living experience that is respectful, considerate, and warm, transforming architectural beauty into a perceptible, deliverable beauty of life. Currently, the brand has been initially implemented in multiple premium projects in cities such as Shanghai and Guangzhou.



POLY WU+ Community Festival and LIBA National Basketball League Successfully Concluded

On November 30, 2025, Poly Property's "POLY WU+ 2025 Community Festival and LIBA National Basketball League" concluded successfully in Wuhan. During the finals, online exposure reached 4.389 million, with cumulative viewers exceeding 1.7756 million and interaction counts surpassing 390,000. This event was not only a sports spectacle but also a vivid practice of Poly and its homeowners jointly writing a new chapter for "home" and "neighborhood". This year, with "POLY WU+" as the core, Poly Property systematically created a warm, relatable community for a better life. Throughout the year, 634 active community groups were formed, hosting 1,800 community activities that attracted 160,000 homeowner participants. The philosophy of "Harmony in My Home, Beauty in the Community" was integrated into daily community life, making neighborly warmth tangible.



LIBA National Basketball League

Poly Property Management's "Home Is Where My Heart Is" Senior Service Program

The "Home Is Where My Heart Is" Senior Service Program by Poly Property Management is systematically advanced around four dimensions: "Joy for Seniors, Learning for Seniors, Dependence for Seniors, and Contribution for Seniors". Since 2025, it has covered over 200 communities nationwide, cumulatively organizing 533 activities for seniors and providing more than 50 specialized services, comprehensively enhancing senior well-being and building a community elder care ecosystem characterized by mutual support and sustainable development.

Joy for Seniors

Regularly organizes activities such as potluck feasts, interest-based competitions, and DIY workshops to create a joyful atmosphere.

Learning for Seniors

Leverages the "Harmony Society" platform and the "Silver Age Academy" to offer 65 sessions of courses such as calligraphy and photography.

Dependence for Seniors

Builds a health protection system comprising nine services, including silver age files, health monitoring, and free medical checkups/haircuts, conducting 563 service sessions throughout the year.

Contribution for Seniors

Actively taps into the value of seniors, encouraging them to serve as lecturers, participate in cultural teams and volunteer services, realizing value regeneration.



Stage Program for the Elderly

Customer Complaint Handling Mechanism

The Group adheres to the complaint handling principles of "timeliness and accuracy, honesty and good faith, professionalism, and human-centricity". It accepts customer complaints through multiple channels, including the Youyuehui official account, the 400 national service hotline, and offline staff. A strict classification and tiered response mechanism is enforced. For general complaints, a "1+1" rapid response is implemented, ensuring customer contact within 1 hour and initiation of handling within 1 day. For important, hot-spot, and critical complaints, escalated control is applied.

We established internal monitoring and transparency mechanisms to continuously track customer appeal response and resolution. It also supports reactivation and continued follow-up for unsatisfied repair requests, effectively safeguarding the legitimate rights and interests of customers.

Public Opinion Management

The Group continuously revises and improves its public opinion management systems, such as the *Public Opinion Disposal Plan of Poly Property Group*. It has also established a new major public opinion risk assessment mechanism. Prior to significant business adjustments, major corporate events, and other critical junctures, the Group identifies potential risks and formulates corresponding response strategies to develop public opinion risk prevention and control measures.

The Group has built a systematic public opinion management system, establishing a multi-departmental joint network risk handling mechanism. This promotes efficient information flow and coordinated action, effectively enhancing the ability to prevent, control, and handle network risks, achieving closed-loop management across the entire chain from risk assessment, public opinion monitoring, to tiered verification, tiered handling, tiered reporting, and follow-up disposal. Relying on daily monitoring and information reporting systems, the Company achieves dynamic understanding and analysis of public opinions across all regions and categories, and accordingly formulates targeted work plans.

Specialized Training: "Public Opinion in the Era of New Media"

In 2025, Poly Property conducted specialized "Public Opinion in the Era of New Media" training for all subsidiaries. The training focused on the evolution of the media landscape in the new media environment, the impact of AI technology development on public opinion dissemination, and combined with real cases, in-depth analysis of the information dissemination characteristics of different self-media platforms. It helped entities such as the property development platform and property management companies understand the dissemination patterns, trends, and audience characteristics of negative public opinion, thereby effectively improving the public opinion response and handling capabilities of grassroots units.

Responsible Marketing

The Group upholds the principle of responsible marketing, ensuring the compliance and transparency of marketing activities through systematic institution building and standard enhancement. The Company implements regulations including the *Poly Property Group Co., Ltd. Marketing Management Measures*, the *Poly Property Group News and Communication Work Management Measures*, the *Poly Property Group New Media Platform Construction and Management Implementation Rules*, and the *Sales and Display Sample Control Process and Methods*. These clearly establish risk control red lines. Simultaneously, the Company comprehensively promoted the full-region coverage of the "Sunshine Disclosure 25 Items", systematically enhancing on-site presentation and brand credibility. Unified and transparent information disclosure helps reduce customer complaints and compliance risks.

To strengthen process supervision and quality control, the Group established a dual-driven mechanism of "Internal Supervision, External Inspection". It conducted third-party mystery shopper audits for 55 sales centers and 100 delivered projects, dynamically optimizing the survey questionnaires. While introducing external supervision, we also internally implemented the "My Heart, Your Benefit" inspection system. This strengthened cross-functional collaboration, conducting specialized risk control checks on sales staff's presentations, gradually forming a normalized, closed-loop internal supervision mechanism, further solidifying the foundation of marketing compliance and improving overall service quality.



Information Security and Privacy Protection

The Group places high importance on information system and data security protection. It insists on technology-driven improvement of information security management, strengthens the development of information security systems, systematically constructs a security protection system, and provides solid, reliable security support for stable business operations and building customer trust.

Information Security Management

To ensure the security of information systems and data, the Group revised the *Poly Property Information System and Network Security Emergency Response Management Measures*, the *Information System Infrastructure Management Measures of Poly Property Group Co., Limited*, and the *Poly Property Application System Data Quality and Data Security Management Detailed Rules* during the Reporting Period. It also formulated classification and management rules for licensed software, further strengthening the management of classified carriers. Concurrently, the Group established a dedicated Information System and Network Security Emergency Response Team and developed an information system emergency plan, providing a mechanism guarantee for effectively responding to potential risks.

In 2025, the Group systematically advanced information security management, effectively constructing a comprehensive security defense. No major information security incidents occurred throughout the year.

2025 Information Security Management Initiatives

Multi-level Protection Scheme (MLPS) Assessment

Completed Level 3 assessments for the Smart Marketing System and the Mingyuan ERP application system, and Level 2 assessments for the NCC Financial Management System, Zhixiang Payment System, Bill Management System, and Electronic Bank Smart Collection System. The assessments covered six dimensions: server physical security, system security configuration, network device configuration, log auditing, database auditing, and operation and maintenance auditing.

Network Vulnerability Special Inspections

Organized 7 specialized inspections for network security vulnerabilities. Timely screened for and patched vulnerabilities, reducing network security risks.

Privacy Protection

The Group is committed to building a comprehensive protection system covering technology, management, and employee awareness to ensure the strict protection of customer privacy information.

Privacy Protection Management Initiatives

Technical Protection

Encrypts customer sensitive information during storage and transmission, and strictly restricts data access permissions. The core systems storing customer data have completed the Network Security Protection Level certification compliant with National Level 3 standards.

Management Standards

Formulated detailed privacy policies, clearly explaining to customers the methods and scope of data collection, use, and protection. Established an internal regular inspection mechanism to review data storage security, access controls, and policy enforcement. When cooperating with third parties, their data protection responsibilities are clearly defined through confidentiality agreements.

Employee Awareness

Regularly organizes network security and privacy protection training for employees, covering laws and regulations, internal management systems, and practical security skills. Fosters a culture where all employees value privacy protection through various methods such as knowledge competitions and internal communication.

Information Security Culture Development

In 2025, through systematic activities, industry exchanges, and innovative practices, the Group effectively built an information security culture involving all employees and featuring internal-external linkage. This provided solid security assurance for the enterprise's digital development.

Cybersecurity Awareness Week Activities

During the 2025 National Cybersecurity Awareness Week, Poly Property closely followed the theme "Cybersecurity for the People, Cybersecurity by the People" and organized a series of publicity and educational activities. Nearly 100 specialized training sessions were held, covering over 1,500 employees, effectively enhancing employees' cybersecurity awareness and practical skills. The Company also organized the online "2025 National Cybersecurity Awareness Week Knowledge Quiz", attracting nearly 2,600 employees to participate, further consolidating the learning outcomes on cybersecurity.

Cybersecurity Exchange Activities

In 2025, Poly Property actively promoted external benchmarking and exchanges to continuously improve digital planning and implementation capabilities. The Company participated in the specialized seminar on artificial intelligence applications. It also proactively conducted 7 industry research studies and peer exchanges, learning advanced experiences from leading enterprises in management standards, business methods, and system planning. In-depth discussions were held on key challenges in system construction and implementation paths, effectively translating external mature concepts and practices into information technology construction solutions that fit the Company's own development.



03

Green Homeland for a Harmonious Ecology

The Group consistently regards green development and green operation as crucial pillars for corporate growth, continuously promoting the efficient use of resources and the transition to low-carbon practices in its operations and construction activities. With a scientific and rigorous approach, the Group actively responds to climate change, strives to create green, harmonious, and sustainable communities, and contributes positively to building a Beautiful China.

The United Nations Sustainable Development Goals (UN SDGs) addressed in this chapter include:



HKEX indicators addressed in this chapter:

A1.1/A1.3/A1.4/A1.5/A1.6/A2.1/A2.2/A2.3/A2.4/A2.5/A3.1/Part D

GRI indicators addressed in this chapter:

2-27, 3-3, 201-2, 302-4, 302-5, 303-1, 303-2, 304-1, 304-2, 305-1, 305-2, 305-3, 305-4, 305-5, 306-1, 306-2



Green Development

The Group proactively assumes the responsibility of an industry leader to steer development, participating in the formulation of industry standards related to green buildings, materials, and technologies. It contributes practical experience and technical expertise to the industry, promoting the entire real estate sector towards higher levels of green and standardized development. During the Reporting Period, the Group participated in drafting three standards issued by the China Association for Engineering Construction Standardization (CECS), which were released in early 2026:

Technical specification for low carbon interior decoration

The calculation method of the proportion of green building materials application

Evaluation standards for healthy kitchens in residences



Guided by the national strategic goals of "Carbon Peaking and Carbon Neutrality", Poly Property adheres to a green investment orientation, systematically advances the application of green building materials and construction technologies, and fully implements green development.

Table of Newly Obtained Green Building Certifications in 2025

No.	Regional Subsidiary	Project Name	Property Type	Stage	Green Building Certification System	Rating Level	Green Building Certified Area (square meters)	Total Floor Area (square meters)	Certification Date
1	Jiangsu	Suzhou Poly Junhua Mansion	Residential	Under construction	China Green Building	Two-star	101,600	101,600	2025-10-24
2	Jiangsu	Suzhou Classics Mansion	Residential	Under construction	China Green Building	Two-star	118,322	119,039	2025-12-1
3	Jiangsu	Kunshan Poly Shangyun Fu	Residential	Under construction	China Green Building	Two-star	133,094	136,800	2025-12-20
4	Guizhou	Guiyang Poly Phoenix Bay (Section A, Section C & Section D)	Residential	Completed	China Green Building	One-star	510,100	1,216,313	2025-12-10
5	Guizhou	Guiyang Poly Phoenix Bay (Section B & Section F)	Residential	Completed	China Green Building	One-star	139,400		2025-12-10
6	Guizhou	Guiyang Poly Phoenix Bay Plot N-1-2#, Buildings 1-9#	Residential	Completed	China Green Building	One-star	330,800		2025-12-10
7	Guizhou	Guiyang Poly Phoenix Bay Plot N-1-5#, Buildings 1-8#	Residential	Completed	China Green Building	One-star	231,400		2025-12-10

Green Finance

The Group has formulated and issued the *Sustainable Finance Framework*, which is strictly benchmarked against international capital market standards for sustainable finance. This framework provides clear guidance and management framework for our future issuance of financing instruments such as green bonds and sustainability-linked loans.

During the Reporting Period

The Group successfully secured a sustainability-linked syndicated loan totaling

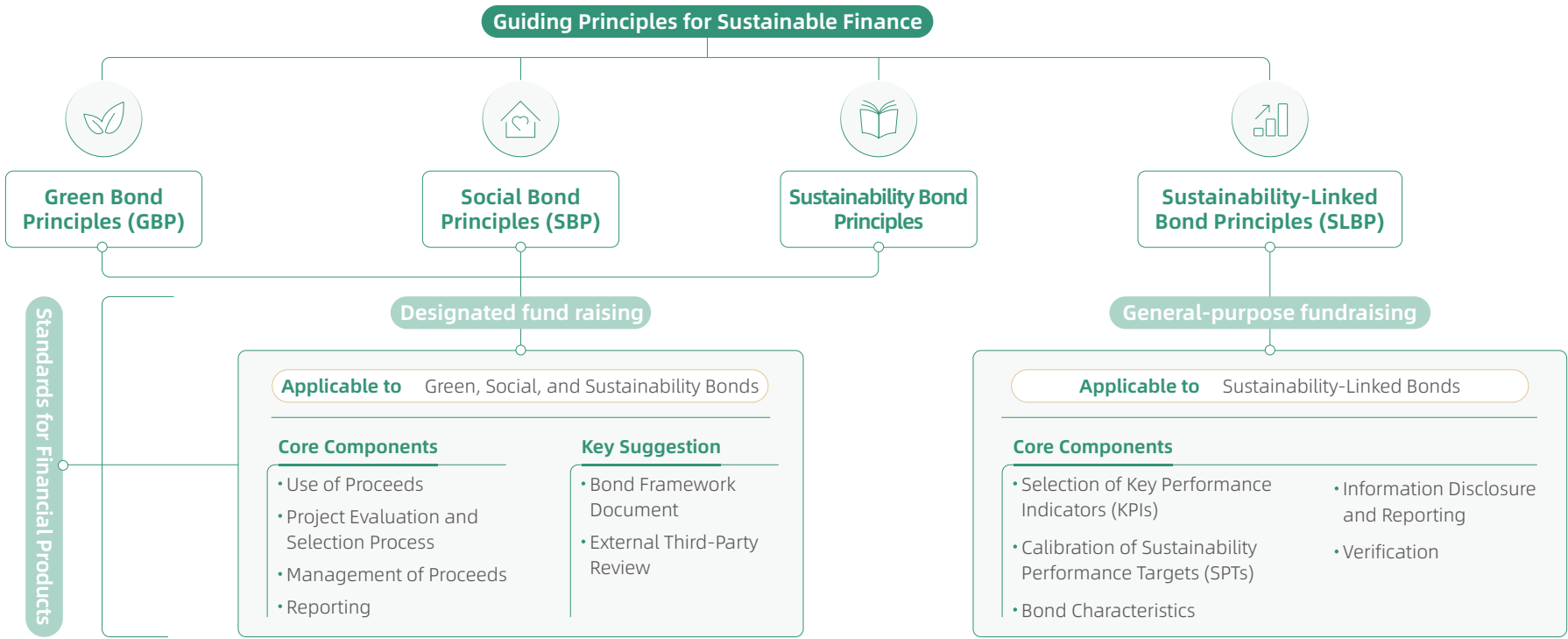
RMB3.54billion

As of the end of the Reporting Period

Sustainable financing accounted for

10%

of the Group's total borrowing



The Group pledges that funds obtained through sustainable finance will be prioritized for green project construction and the low-carbon transition of our business. We will continue to explore green financing channels to support the low-carbon transformation of the real estate industry and firmly implement our sustainable development strategy.

Green Investment Concept

The Group integrates the concept of green investment into its strategic planning and the full lifecycle of real estate projects, comprehensively practicing green building development, and striving to create living environments where humans and nature coexist in harmony. We strictly adhere to environmental laws and regulations such as the *Regulations on the Administration of Construction Project Environmental Protection* and the *Regulation on Environmental Impact Assessment of Planning*, as well as internal systems including the *Investment Management Regulations of Poly Property Group Co., Limited (2024 Edition)*. This ensures the implementation of green investment principles and environmental protection measures throughout the investment and development process. During the Reporting Period, the Group formulated the *Poly Property Group Investment Project Risk Assessment and Management Regulations*, which includes "health, safety, and environmental risks" in the common risk list for fixed asset investment projects. These risks are incorporated into the investment project risk assessment report, serving as a critical basis for the feasibility study conclusions of investment projects.

Due Diligence and Assessment Measures for Green Investment in Projects

Due Diligence on Project Planning and Site Selection for Potential Projects

- A comprehensive risk assessment is conducted on the land parcel, surrounding areas, and urban development plans to avoid acquiring land with significant adverse environmental factors.

Avoiding Environmentally Sensitive Areas

- Development projects are avoided within environmentally sensitive zones such as national parks, nature reserves, UNESCO World Heritage Sites, ecological conservation red line areas, farmland, and green spaces to protect wildlife and the natural environment.
- If related construction activities are deemed necessary, the Group ensures that only green-certified projects are developed within green spaces. Relevant departmental approvals must be obtained prior to land use, and ecological protection and restoration efforts are prioritized throughout the development process.

Environmental Risk Assessment at Project Initiation Phase

- The Group explicitly requires that the Risk Assessment Report, prepared concurrently for any proposed project, must include health, safety, and environmental (HSE) risk factors. This report is integrated into investment decision-making, serving as a critical basis for the feasibility study conclusions of investment projects.

Environmental Impact Assessment

- Upon acquiring a project, if the relevant government authorities have not provided the necessary environmental assessment documentation, the Group will commission a professional institution to prepare an Environmental Impact Statement. This ensures a systematic evaluation of the project's potential environmental impacts.

Guiyang Poly Park 2010: Preservation of Local Trees

In its planning, the project prioritizes respecting and integrating with the natural environment, adhering to the core principles of protective development and ecological harmony. The design fully incorporates natural features such as mountain foothills, green valleys, streams, and forest springs, aiming to maintain biodiversity. The project preserves over 60% of the original vegetation, transforms drainage ditches into a dynamic water system, and creates an ecological network characterized by the interplay of "forests and springs". This approach achieves organic symbiosis between the architecture and nature.

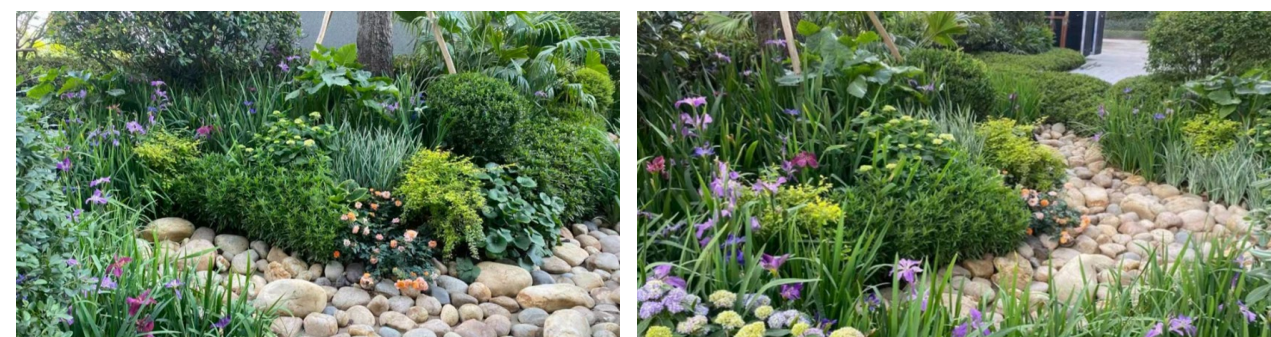


Guiyang Poly Park 2010

In promoting Sponge City development, we have established large-scale and systematic implementation across multiple key regions in China. We apply a range of techniques tailored to local conditions, such as sunken rain gardens, depressed green spaces, permeable pavement, and retention ponds. As of the end of the Reporting Period, the total area of sunken rain gardens in the Group's completed projects exceeded 8,160 square meters, and the total capacity of retention ponds surpassed 3,310 cubic meters. This constitutes a significant infrastructure network for stormwater management and ecological purification.

Ningbo Poly Villa Re Place: Sponge City Design

Through the scientific layout of 1,102 square meters of sunken green spaces and a 400-cubic-meter rainwater retention pond, the project establishes a comprehensive system for "infiltration, retention, storage, purification, utilization, and drainage". This system enables the localized absorption and purification of rainwater during ordinary rainfall and ensures safe drainage during storm events, achieving a coordinated benefits of ecological benefits, safety, and landscape aesthetics.



Sponge City Design of Ningbo Poly Villa Re Place

Green Building Materials

The Group places high importance on the sustainability of building materials and continuously elevates the standards for selecting green building materials. On the basis of ensuring material quality and environmental suitability, we prioritize the use of materials characterized by low consumption, low energy use, low pollution, and multifunctional properties. We encourage the procurement of low-carbon building materials and materials with low volatile organic compounds (VOCs) emissions. This approach comprehensively safeguards building quality and promotes the long-term sustainability of our projects.

Green Building Material Application Case

- For commonly used waterproofing membranes and coating materials, products certified with the China Green Building Materials Product Three-Star Certification are prioritized. This helps reduce pollutant emissions during material production and use at the source, minimizing environmental impact.

- For doors and windows, within cost parameters, thermally broken aluminum alloy profiles with high-efficiency energy-saving characteristics are prioritized to enhance the building's energy conservation performance.

- Regarding interior wall coatings, a high environmental protection product system is adopted. Its environmental indicators exceed the standards of the China Green Building Materials Product Three-Star Certification, effectively reducing emissions of harmful substances and ensuring indoor air quality.

- Exterior walls utilize integrated external wall insulation panels to improve the building's thermal insulation performance. This effectively reduces energy consumption for building heating and cooling, achieving long-term energy savings.

- Variable Refrigerant Flow (VRF) air conditioning systems are required to use R410A environmentally friendly refrigerants to minimize damage to the ozone layer.

- Pipes, pipelines, and fittings are selected from materials with excellent corrosion resistance and aging resistance. This extends their service life, reduces resource consumption, and lowers energy use and carbon emissions across the full lifecycle, including production, transportation, and waste disposal.

- Prefabricated components (such as ready-mix concrete materials, Autoclaved Lightweight Concrete (ALC) partition panels, etc.) are utilized. This not only saves a significant amount of on-site construction materials (e.g., formwork, scaffolding) but also substantially reduces dust pollution, noise pollution, and construction waste generation during the construction process.

Jinan Poly Jiu Chen Fu

Developed in accordance with the China Two-Star Green Building standards, Jinan Poly Jiu Chen Fu features fully-fitted interior finishes upon delivery. The interior decoration and building materials selected meet green product evaluation standards, with cabinet panels using E0-grade materials. The overall utilization rate of green building materials in the project reaches 50%, ensuring a healthy living experience upon occupancy and creating a high-quality, eco-friendly residential environment.



Jinan Poly Jiu Chen Fu

Green Technology

Prefabricated Technology

During the Reporting Period

The Group added

806,000 square meters

of prefabricated construction

accounting for

67.64% of the total newly added building area

The Group has established a comprehensive management and control system covering the entire process from design and production to construction and acceptance. Through the deep integration of standardized design, industrialized production, and prefabricated construction, the application efficiency and quality of prefabricated buildings have been effectively enhanced.

Application Cases of Prefabricated Buildings

Jinan Poly Minghu Residence, Jinan Poly Jiu Chen Fu, and Weihai Poly Shan Hai employed prefabricated construction technology. The cumulative prefabricated construction area completed in these projects reached approximately 240,000 square meters. In Jinan Poly Minghu Residence and Jinan Poly Jiu Chen Fu, all residential buildings utilized this approach, achieving a prefabrication rate of over 50% per building and a prefabricated application area ratio exceeding 70%. Regarding prefabricated components, both projects utilized full-section prefabricated shear walls, prefabricated composite floor slabs, prefabricated staircases, prefabricated balcony slabs, prefabricated air conditioner panels, as well as autoclaved aerated concrete (AAC) prefabricated interior partition walls and exterior wall panels.

BIM² Technology

Poly Property promotes the application of BIM technology across the entire Group, through which digital tools effectively enhance design accuracy, improve communication efficiency, safeguard construction progress, and enable refined and efficient management.

BIM Technical Application Highlights

Full-discipline modeling and inspection

- BIM technology enables full-discipline collaborative modeling, integrating models of various disciplines such as architecture, structure, and MEP (Mechanical, Electrical, and Plumbing). Through clash detection and clearance analysis, it effectively reduces the amount of engineering rework and potential on site construction problems.

Application of point cloud technology

- By using laser scanning to collect three-dimensional data of the construction site and combining it with the BIM model, the accuracy and efficiency of construction projects are improved.

Model-based drawing generation

- The model can be directly used to generate construction drawings, fabrication drawings, and as-built drawings. This not only effectively improves the accuracy of the drawings but also significantly shortens the drawing generation time. The visual drawings and step-by-step dynamic displays generated based on the BIM model can help the construction team quickly understand complex construction details, thereby enhancing construction efficiency.

In 2025, the Group comprehensively advanced BIM design management and control. In projects such as Wuhan Poly City, Jinan Poly Jiu Chen Fu, Shenzhen Poly Artistic Treasures, Guangzhou Poly Classics Mansion, Hangzhou Poly Xiyuan Fu, and Shanghai Poly Langui Fong, the Group meticulously managed four key aspects, achieving coordinated design throughout the entire process from schematic design to final implementation. This has collectively improved project construction quality and final outcomes. Furthermore, in areas above parking spaces, we utilized BIM technology to conduct in-depth integration of pipelines and utilities from various disciplines, designing modular, prefabricated comprehensive support and hanger systems. This enhances space utilization and achieves intensive layout.

The Four Key Aspects of BIM Design Management and Control

- ▶ **Clear Height Optimization:** Optimizing spatial clearance to balance functionality and user experience.
- ▶ **Pipeline Routing Optimization:** Scientifically planning pathways to reduce construction difficulty and costs.
- ▶ **Utility Coordination Overlay of Utility Points:** Coordinating equipment locations to avoid rework and functional deficiencies.
- ▶ **Concealed Installation of Components:** Pre-positioning components to enhance the overall aesthetic of the project.

² BIM: Building Information Modeling.

Guangzhou Poly Classics Mansion

Efficient Energy Utilization

- By installing rooftop photovoltaic panels and establishing an integrated energy management platform, the project enables self-generation and self-consumption of clean energy alongside intelligent energy consumption regulation. This effectively reduces reliance on the municipal grid and lowers overall operational energy consumption.

Water Resource Cycle Management

- The application of a rainwater harvesting system and a remote water metering system creates a comprehensive water resource management system of "collection, purification, reuse, and monitoring". Highly efficient drip irrigation equipment is used to maximize irrigation efficiency.

Ecological Site Development

- Ecological design strategies such as depressed green spaces and permeable pavement are employed to enhance the site's stormwater management capacity. Native and adaptive plants are prioritized for landscaping to protect regional biodiversity and create a site environment in symbiosis with nature.

Intelligent Safety Assurance

- Systems for online water quality monitoring and garage carbon monoxide (CO) concentration detection are deployed. These intelligent measures enable real-time risk warnings and rapid response, ensuring a healthy and safe living environment.

As a super high-rise building adjacent to the Pearl River, the project achieved structural optimization and precise comfort control through wind tunnel testing and analysis of long-term meteorological data. For wind resistance design, the project collaborated with South China University of Technology to conduct wind tunnel tests, obtaining accurate wind load responses, which significantly reduced the consumption of steel and concrete. Concurrently, in partnership with the Guangdong Provincial Meteorological Bureau, the project acquired 60 years of historical wind pressure observation data, enabling precise calculation and analysis of building comfort under wind loads. In terms of material application, the project extensively adopted high-strength concrete and high-strength reinforcing steel, effectively reducing structural self-weight and material consumption while resolving technical challenges such as overly dense reinforcement at beam ends.



Guangzhou Poly Classics Mansion

Green Building

We promise **100%** of newly acquired projects are designed in accordance with the basic requirements of green buildings in China.

As of the end of the Reporting Period

The total green building certification area reached

19,156,000 square meters

During the Reporting Period

1,565,000 square meters

of new green building certification areas were added.

The average green space rate of newly sold projects was

35.2%

Green Construction

Green construction plays a critical role in achieving energy conservation and emission reduction, promoting the efficient use of resources, and protecting the environment. The Group complies with national and local laws including the *Environmental Protection Law of the People's Republic of China*, the *Law of the People's Republic of China on the Prevention and Control of Water Pollution*, the *Law of the People's Republic of China on the Prevention and Control of Pollution From Environmental Noise*, the *Law of the People's Republic of China on the Prevention and Control of Environmental Pollution by Solid Waste*, and the *Code for Green Construction of Building*. All contractors are required to enforce environmental protection and supervision responsibilities during construction. At the same time, we have established and improved the *Management Regulations on Construction Safety*, which clearly define the environmental protection responsibilities and green construction requirements during the construction process, ensuring the implementation of safety and environmental management on-site.

The Group has taken various measures to improve the environmental management and supervision of construction sites:



The Group has organized construction units to formulate the *Green Construction Plans*, the *Rules on Material Conservation and Material Resource Utilization*, the *Rules on Water Saving and Water Resource Utilization*, the *Rules on Energy Saving and Utilization*, the *Rules on Land Conservation and Construction Land Protection*, and the *Rules on Environmental Protection*, etc. We have established a systematic green construction management system, clarifying that the on-site engineering manager is responsible for coordinating and overseeing the implementation of green construction plans, as well as monitoring the achievement of various green targets.

During the project construction process, we organize regular inspections to effectively implement management measures related to environmental protection, water and energy conservation, and other aspects. Any issues that do not meet the standards are immediately addressed, with contractors required to make corrections in accordance with relevant guidelines, ensuring a safe, healthy, clean, and environmentally friendly construction environment. During the Reporting Period, the Group was not subject to any material fines or penalties for violating local environmental laws or regulations.



Green Operation

The Group is committed to continuously improving its environmental management system and deepening green operation practices across areas such as commercial leasing, property services, hotel management, and daily office operations. By systematically advancing measures in energy conservation and emission reduction, resource efficiency, and waste management, we effectively fulfill our commitments to green operations and ensure the effective implementation of all environmental targets.

Energy Management Targets

- Increase the use of renewable energy.
- Strengthen employee awareness of energy conservation.

Water Efficiency Targets

- Actively explore water-saving equipment and water treatment processing technologies to replace existing equipment and technologies.
- Strengthen internal and external awareness promotion on water saving awareness.

Waste Management Targets

- Strengthen internal and external awareness promotion on waste reduction.
- Advocate for green office, adopt online processes to reduce consumption of office supplies.
- Actively explore recyclable materials for iteration.

Decoration by Tenants

We actively engage with tenants on matters related to green decoration and have compiled the *Decoration Management Guide*. This guide provides instructions on energy use, water conservation, waste control, and noise prevention during tenant fit-out activities, ensuring compliance with green construction standards throughout the process. In 2025, we updated the *Commercial Property Lease Agreement Template*, incorporating the *Green and Low-carbon Fit-out Agreement for Commercial Office Building Tenants/Lessees* and the *Energy Conservation and Efficiency Enhancement Initiative for Office Building Tenants/Lessees*. All tenants are required to sign these documents, further strengthening the environmental performance management of tenants and supporting the green operation and sustainable development of commercial projects.

Examples of Tenant Renovation Management Requirements

- Before entering the site, the construction unit must sign the *Construction Instructions*, in which the construction period and time of construction with noise are indicated, to reduce and prevent the impact of construction noise on customers and residents.
- During the construction process, we conduct on-site inspections of the construction site to ensure that all construction activities are in compliance with relevant regulations. Once any situation that fails to meet the green environmental protection requirements is discovered, we will promptly issue a rectification notice and require the construction unit to make rectifications.
- The waste generated at the construction site must be packaged and transported to a designated area along the specified route for stockpiling and then transferred to the designated site for disposal in a timely manner. Public areas along transport routes must be kept clean of public areas along the transportation routes.
- We encourage tenants to use environmentally friendly renovation materials that comply with environmental standards, including low-VOCs paints, sustainable wood, and eco-friendly flooring, to reduce environmental impact.

Examples of Proposal Content

- We encourage office tenants to adopt green and low-carbon fit-outs, including the use of environmentally friendly materials, energy-efficient design, water-saving measures, sustainable construction practices, and subsequent energy management optimization, to jointly create a healthy and sustainable office environment.
- We propose that office tenants practice energy conservation and consumption reduction by controlling electricity usage, optimizing air conditioning use, saving water, adopting green office practices, and choosing sustainable commuting methods, thereby embracing green and low-carbon principles and jointly promoting sustainable development.

Green Leasing

The Group continuously explores and optimizes green business management models, actively promoting the development of green leasing. We require all tenants to strictly comply with environmental laws, regulations, and industry standards. We proactively promote and support green operations, assisting tenants in implementing low-carbon business practices to enhance overall environmental performance and jointly build a sustainable commercial ecosystem.

Environmental Management

We have reinforced the development of the environmental management system for our commercial projects, consistently implemented environmental management requirements, and systematically improved the effectiveness of environmental management in these projects. During the Reporting Period, Poly Business and Tourism successfully passed the ISO 14001 Environmental Management System certification audit.



ISO 14001 Environmental Management System Certificate

Liuzhou Poly Plaza: Airborne Particulate Matter Monitoring

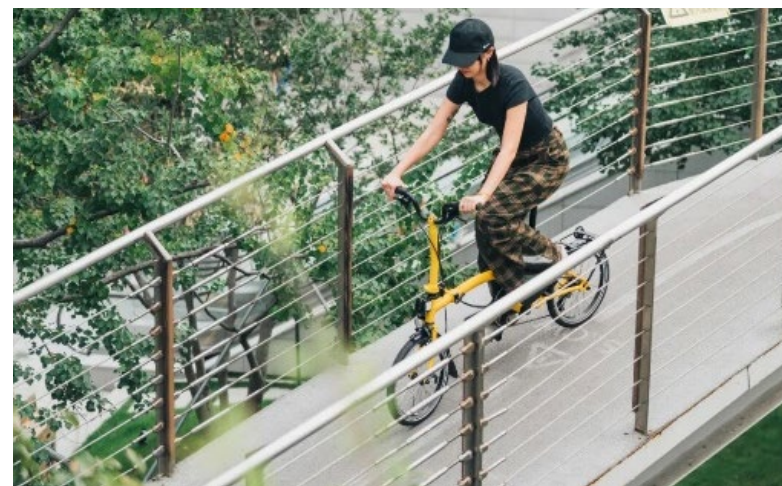
Shopping malls and office buildings are high-traffic public spaces where air quality directly impacts the health of consumers and office workers. In 2025, Liuzhou Poly Plaza and its office tower conducted airborne particulate matter monitoring. Based on the test results, measures were implemented to improve indoor air quality, thereby enhancing the shopping and office experience.



Simultaneously, we actively support our commercial project tenants in organizing various environmental-themed activities, working together to build vibrant and sustainably impactful commercial spaces.

Shenzhen Poly Cultural Plaza: Tenant Kaledo's Environmental Protection Themed Activities

In 2025, Kaledo, a tenant at Shenzhen Poly Cultural Plaza, organized a series of themed activities integrating concepts of the circular economy, low-carbon environmental practices, innovative consumption experiences, and urban cycling culture. These initiatives aimed to convey the sustainable consumption philosophy of "maximizing utility and promoting circularity" to consumers. They also provided the local community with activity spaces that foster harmony between humans and nature, advocating for low-carbon travel.



Water Resource Management

The Group places high importance on water resource management, systematically implementing refined water-saving measures in its commercial projects. Regarding water tank management, we close the water supply valves in advance of quarterly tank cleaning to fully utilize the remaining stored water. For cleaning fixtures, we have introduced smart sensor-activated flushing systems and water-efficient faucets to reduce water consumption at the source.

Low-carbon Operation

We actively implement low-carbon operation concepts by establishing energy management systems, developing new energy formats, and carrying out energy conservation and carbon reduction initiatives, continuously promoting the green and low-carbon development of our commercial projects. During the Reporting Period, the Shanghai Poly Plaza project under Poly Property obtained ISO 50001 Energy Management System certification.



ISO 50001 Energy Management System Certificate

The Group consistently focuses on fostering green experiences and guiding low-carbon practices within commercial spaces. We continuously enhance the layout of charging infrastructure in our commercial projects to meet the growing demand for new energy vehicle charging, providing efficient and convenient services to support the promotion and adoption of low-carbon mobility.

Green Property

The Group actively promotes the transition of property management towards low-carbon and sustainable operations. Through the systematic implementation of green operational initiatives, we continuously elevate our green service brand image. In 2025, Poly Property Management newly formulated the *Waste Management Measures of Shanghai Poly Property Hotel Management Group Co., Ltd.*. During the Reporting Period, Poly Property Management obtained ISO 14001 Environmental Management System certification, and Poly (Hong Kong) Property Management passed its annual surveillance audit for the same certification.



ISO 14001 Environmental Management System Certificate

Poly Property Management issued the *Notice on Clarifying the List of Mandatory and Optional Items for Energy Conservation and Consumption Reduction*, establishing a "13+2" standardized set of energy-saving measures for all managed projects. This includes 13 mandatory measures, such as retrofitting with LED intelligent energy-saving lighting and adjusting elevators to energy-saving modes, and 2 optional measures, including the retrofit of non-negative pressure water supply systems.

Energy-Saving Retrofit Initiatives by Poly Property Management

In 2025, 27 projects under Poly Property Management underwent LED energy-saving lighting retrofits, achieving an estimated annual electricity saving of approximately 740,000 kWh. The Guiyang Poly The Place of A Lake and Guiyang Poly International Plaza projects completed retrofits of their water supply systems to non-negative pressure systems, transitioning from standard constant-pressure supply. This is estimated to save approximately 150,000 kWh annually.

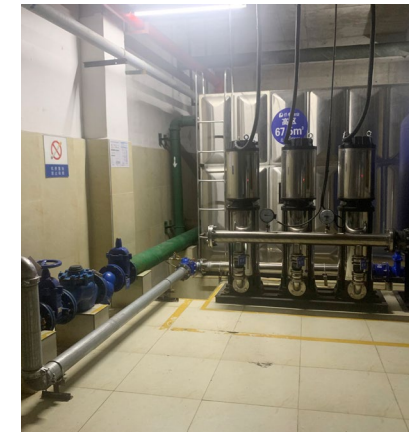
During the Reporting Period

the "13+2" standardized energy-saving measures implemented by Poly Property resulted in total electricity savings of approximately

3.27 million kWh



LED Energy-Saving Lighting Fixtures



Non-Negative Pressure Water Supply System

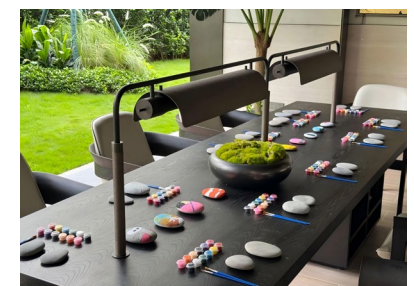
Water Recycling and Conservation Initiatives by Poly Property Management

Poly Property Management implements water recycling systems in its projects, diverting a portion of the discharged water from system changes for landscaping irrigation, saving approximately 30,000 metric tons of water in 2025. Concurrently, through the retrofit of non-negative pressure water supply systems, water resource waste has been effectively reduced, achieving annual water savings of 3,000 metric tons. During the Reporting Period, Poly Property Management cumulatively saved 33,000 metric tons of water through its water conservation measures.

Poly Property Management actively organizes green community activities, encouraging property owners to participate in environmental practices. Through diverse initiatives including the "Insects Awakening" natural education program and community tree-planting events, green concepts are integrated into neighborhood life. These efforts deepen environmental awareness among residents and foster a collaborative, co-managed, and shared eco-friendly community atmosphere.

"Insects Awakening" Community Cultural Activity

From March to April 2025, Poly Property Management planned and launched the "Insects Awakening" community cultural activity nationwide. Utilizing engaging formats such as rock painting, the activity called upon property owners and their families to unleash their creativity, enhancing their appreciation for nature's beauty and environmental protection through the fun of artistic expression.



Green Hotels

The Group continuously explores pathways for the high-quality development and green operation of the hotel management industry. Poly Business and Tourism regularly organizes environmental protection training and awareness sessions for its employees and systematically advances multiple initiatives to enhance environmental performance. These efforts aim to reduce resource consumption and ecological impact in hotel operations, actively shape a green benchmark image for the industry, and communicate the concept of sustainability to guests.

Energy-saving Measures for Hotel Management

- A green energy management platform is used to establish a dynamic energy consumption monitoring mechanism.
- All hotels implement regular energy-saving measures, including optimizing indoor temperature control, to reduce energy use while maintaining a comfortable environment.
- Hotels carry out hardware renovations (e.g., electromechanical system upgrades) and software intelligence upgrades (e.g., applying group control systems) based on their specific conditions to improve energy efficiency.

Waste Management Measures for Hotel Management

- Hotel waste management standards are established. Dedicated waste rooms are set up in each hotel for centralized, sorted storage. Third-party partners are entrusted for refined sorting to enable resource recovery of recyclables. Other waste is uniformly collected and disposed of by sanitation departments, forming a closed-loop, full-chain management system.
- The distribution and use of cleaning agents are strictly controlled. Construction waste is packaged, removed, and handled in strict accordance with requirements.
- In 2025, Poly Business and Tourism newly formulated the *Implementation Rules for Waste Management of Poly Business & Tourism Hotel Management Co., Ltd.*

Green Food Management Measures of Hotels

- A low-carbon diet is advocated. Seasonal ingredients are fully utilized, and menus are updated accordingly. Locally sourced poultry, bean products, mushrooms, and other low-carbon ingredients are prioritized, while the use of imported ingredients is minimized. This approach reduces carbon emissions from food transportation while creating a localized hotel experience.
- Priority is given to suppliers with green food certifications.

During the Reporting Period

30% of the food suppliers for Poly Business and Tourism's hotels had obtained national green food certification.

Water-saving Measures for Hotel Management

- Centralized laundry for linens and uniforms is promoted to reduce water consumption through process optimization and economies of scale.
- Hotel guestrooms gradually replace fixtures with water-saving models according to facility conditions and maintenance schedules, while all public areas have been equipped with water-saving faucets.
- Water conservation education is included in new employee onboarding to foster a culture where "everyone participates and conserves water everywhere".

Environmental Protection Promotion in Guest Rooms

- Environmental reminder cards are placed in guestrooms, calling on guests to support the green hotel initiatives by reducing non-essential energy and water consumption.
- In accordance with relevant plastic pollution control requirements, the Housekeeping department does not proactively provide disposable toiletries and ensures proper labeling for waste sorting in guestroom services.

Green Material Management Measures of Hotels

- It is ensured that disposable items including meal boxes meet relevant certification requirements for biodegradable materials. Plant-based biodegradable plastics are prioritized, and non-biodegradable plastic meal boxes and other disposable tableware are being phased out.
- Actions are implemented such as gradually replacing plastic room keys with wooden ones and promoting the switch to bulk dispensers bathroom amenities.
- Packaging for bathroom amenities has been comprehensively upgraded, using FSC-certified bagasse-based packaging paper as the base material along with soy ink for printing, thereby reducing wood consumption and VOCs emissions from the source.
- The procurement of easily recyclable materials and packaging, rapidly renewable and recycled materials, as well as FSC-certified wood-based materials and products, is encouraged.

Guiyang Poly International Hot Spring Hotel Implements Full Life-cycle Management of Green Materials

Starting from its food and beverage operations, Guiyang Poly International Hot Spring Hotel systematically advanced its green initiatives. The hotel enforced strict procurement and acceptance standards, fully adopting biodegradable meal boxes made from materials such as corn starch. It also conducted environmental training for staff to enhance waste sorting awareness and green service capabilities, and effectively reduced the usage rate of disposable tableware through customer guidance. The hotel prioritized locally sourced, seasonal ingredients and optimized storage and processing procedures, significantly reducing food waste.

These measures led to a substantial decrease in plastic pollution and carbon emissions, alongside a marked improvement in resource utilization. The hotel achieved synergistic growth in environmental benefits, cost optimization, and brand image.



Green Office

The Group actively promotes the concept of green offices, encouraging all employees to diligently practice measures such as smart office solutions, energy conservation and consumption reduction, resource conservation, and green commuting.

Smart Office

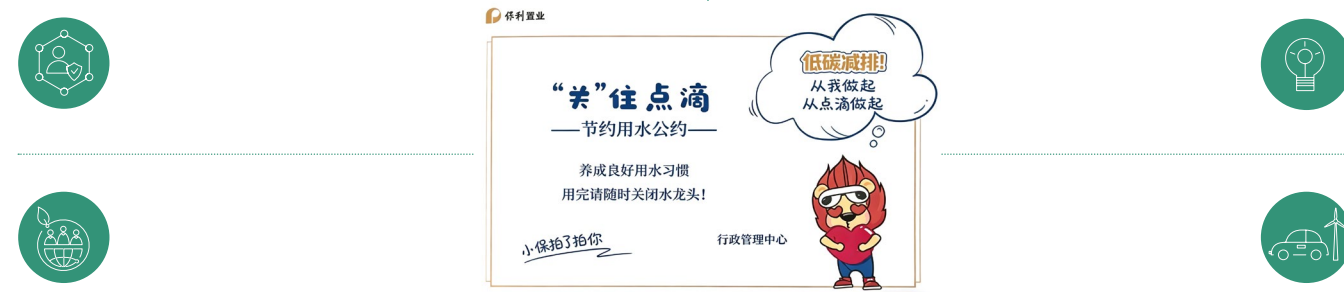
- We encourage online meetings and streamlined conference arrangements to reduce carbon emissions from non-essential business travel.
- We promote paperless and remote work, utilizing electronic seals, digital archiving, and electronic invoices. The implementation of information systems covering collaborative work, approvals, filing, and customer management has significantly reduced consumable use and solid waste emissions. In 2025, we used over 100,000 electronic invoices.

Energy Conservation and Consumption Reduction

- Employees are encouraged to turn off office lights, air conditioners, computers, and other electrical equipment when leaving work.
- Clear out expired items in refrigerators in a timely manner.
- The air conditioning system automatically starts and stops based on preset temperature thresholds during summer and winter, reducing energy consumption.
- A routine mechanism for collecting and analyzing energy consumption data is established to promptly identify anomalies, analyze causes, and formulate corrective measures.

Office Micro-Cycle: Poly Property Sustainable Theme Workshop

In December 2025, to actively practice ESG principles and promote a green office culture, we organized the environmental handicraft activity "Office Micro-Cycle - Poly Property Sustainable Theme Workshop". The activity encouraged employees to creatively reuse office waste, including discarded printed paper and coffee capsules, to make practical and decorative items such as stationery holders and coffee capsule Christmas trees, integrating environmental awareness into daily work and life.



Resource Conservation

- Sensor faucets are installed in all restrooms for intelligent water saving.
- A meeting water requisition system is implemented to reduce bottled water usage, and employees are encouraged to bring their own cups and tea when attending internal departmental meetings.
- Double-sided printing is promoted to lower paper consumption. Waste paper bins are placed in copy rooms on each floor to facilitate the effective use of scrap and second-hand paper.
- The use of idle office furniture is prioritized in office areas, reducing renovation pollution while protecting the office environment.
- The application process for office supplies is standardized, executed based on need, and requires signing upon receipt.

Green Commuting

- The priority purchase of new energy vehicles (NEVs) is advocated for official business use to lower carbon emissions.
- Booking standards for official air tickets, train tickets, and hotels are strictly followed according to requirements.
- Employees are encouraged to commute using public transportation.
- When purchasing air tickets through third-party platforms, employees are encouraged to choose airlines with a "Green Travel" label whenever the schedule permits.

Energy-saving Initiatives of Poly Star and Poly Microchip

Optimization of Centralized Production Model:

The implementation of order consolidation and night-shift production reduced frequent start-stop energy losses of equipment, effectively improving output efficiency per unit of energy consumption.

01

Energy-saving Renovation of Air Conditioning in Master Disk Workshop:

The controlled area of the air conditioning system was precisely reduced from the entire workshop to core zones, achieving accurate temperature and humidity control and significantly saving electricity consumption of equipment.

02

Energy Consumption Control during Low Production Seasons:

Non-functional areas were powered off during low production seasons to eliminate unnecessary energy use, enabling precise and efficient energy utilization.

03

Use of Clean Energy:

The application of clean energy was continuously promoted, with active utilization of solar photovoltaic power generation. During the Reporting Period, photovoltaic power generation reached 545.48 MWh.

04

Recycling of Heat Sources:

The recovery and reuse of production waste heat were explored, applying it to auxiliary heating in workshops, thereby effectively reducing additional heating energy consumption.

05

Refined Operation of Clean Rooms:

Differentiated control of cleanliness standards in production areas was implemented based on demand, avoiding energy waste while meeting production requirements.

06

Case

Low-carbon Commuting Pioneers, Driving a Green Future

In 2025, Poly Property conducted an employee commuting survey. Based on the recorded commuting modes and distances of employees, we calculated that:

The total carbon emissions from employee commuting in 2025 amounted **625.91 tonnes of CO₂ equivalent**



Breakdown of Employee Commuting Modes

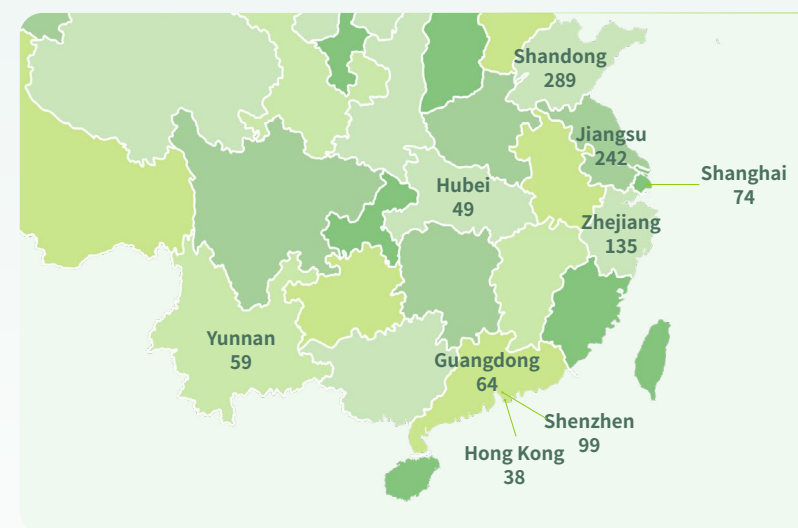
The breakdown of employee commuting methods is as follows:

	Walking / Cycling	14.7%
	Electric Scooter	16.9%
	Motorcycle	2.0%
	Bus	5.0%
	Metro	27.9%
	Taxi / Ride-hailing Services	1.2%
	Private Car	32.3%



Per Capita Commuting Carbon Emissions by Regional Subsidiary

Per capita carbon emissions (kilograms of CO₂ equivalent)



Most Active Environmental
Engagement Award
Shanghai Region



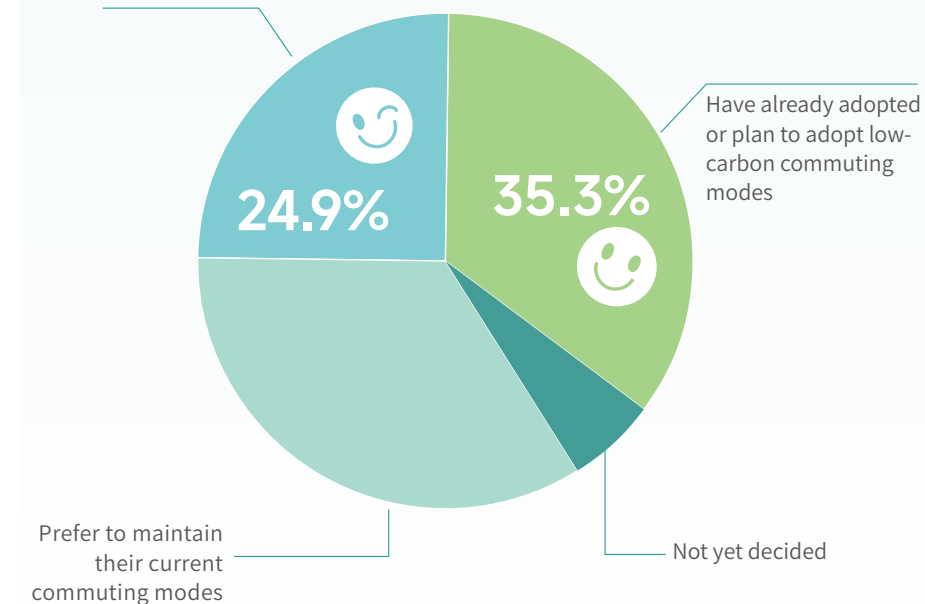
Lowest Per Capita Commuting Carbon
Footprint Award
Hong Kong Region



Employee Commuting Mode Preference Survey

Over **60%** of employees demonstrate a positive or potential willingness to adopt low-carbon modes.

Willing to switch
to lower-carbon
travel modes at an
appropriate time



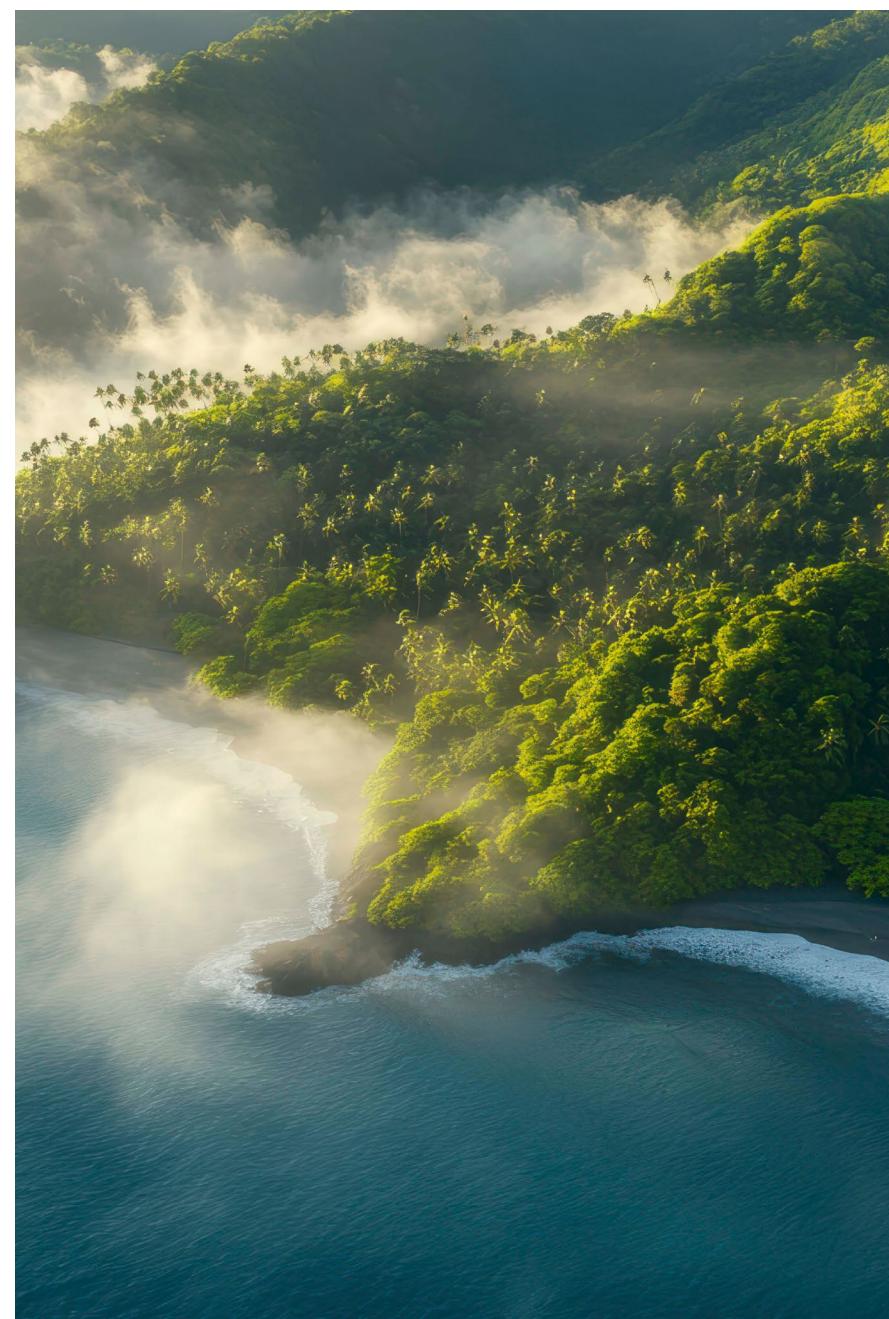
Green Commuting Starts with Choice:

Upholding green and low-carbon philosophy, Poly Property encourages employees to choose low-carbon commuting modes to reduce carbon emissions from daily travel. An internal employee commuting survey reveals that over 60% of the employees possess a positive or potential willingness to transition to low-carbon modes, providing strong support for the Company's ongoing promotion of green commuting.

Climate Change Response

The Group is deeply aware of the profound impact of climate change on its business model and sustainable development, and has integrated climate change response into its corporate development strategy. Based on recommendations from the Task Force on Climate-related Financial Disclosures (TCFD) and the International Financial Reporting Standards Sustainability Disclosure Standards (ISSB standards), and in accordance with the implementation guidance for climate disclosures under HKEX ESG reporting framework, the Group systematically addresses climate change response and discloses related information through the four pillars of governance, strategy, risk management, and metrics and targets.

The Group has preliminarily established a system to identify, analyze, respond to and monitor climate change risks and opportunities. On this basis, it will enhance the whole Group's risk awareness of and management and control capability against various climate risks, seize the potential opportunities brought by climate change to the real estate development and service industries and strive to build an enterprise with more comprehensive risk control capability and business resilience.



Governance

The Group has established a four-level management model of "Board of Directors - ESG Committee - ESG Leading Group - ESG Executing Group" and set a dedicated the Leading Group on Carbon Peaking and Carbon Neutrality to carry out ESG initiatives, including climate change response. The Group has incorporated carbon emission reduction indicators into the compensation assessment system of relevant responsible personnel. For details on the climate change management structure, division of responsibilities, and reporting mechanisms, please refer to the section "Sustainable Development Management - ESG Governance System - ESG Governance Structure".

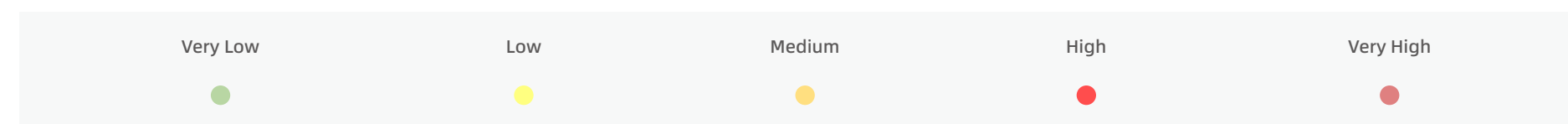
To ensure the Board of Directors is kept abreast of the latest trends in climate-related risks and opportunities, the Company provides the Board with at least one climate-related training session annually. During the Reporting Period, the Group engaged a third-party professional institution to conduct specialized training on the quantitative analysis of the current financial impact of significant climate risks for personnel involved in climate change management. This training systematically interpreted the latest domestic and international climate-related disclosure standards and requirements, provided guidance on conducting climate-related financial quantitative analysis, and enhanced the Group's capabilities in identifying, assessing, and responding to climate-related risks and opportunities.

Strategy

Physical Risks

The Group operates its businesses in various regions across China. We carry out the climate exposure evaluation for major cities with major asset exposure. Utilizing the historical and predicted climate change databases published by authoritative organizations, we completed the evaluation of 3 physical climate risks, namely extreme heat, extreme precipitation, and flood. We analyze two Representative Concentration Pathways (RCPs) proposed by the Intergovernmental Panel on Climate Change (IPCC), namely RCP4.5 and RCP8.5, and select medium-term to long-term³ (i.e. 2030 and 2050) scenarios as scenarios for climate change evaluation.

Through scenario analysis, we categorized the risks into five levels, namely very low, low, medium, high and very high. By studying the such aslihood of occurrence and the degree of impact of the above three climatic physical risks on the corporate's total asset value , we assessed and ranked the risk levels of the major operating cities in order to determine the level of physical risks faced by the operations in each city.



³ We have established a timeline aligned with the Group's business planning to assess the impact of climate change: the short-term period is 1 year, corresponding to the annual budgeting, operating plans, and regular reporting cycles; the mid-term period extends to 2030, aligning with the key milestone of China's national "carbon peak" target and the timeline set in the "Dual Carbon Target of Poly Property"; and the long-term period extends to 2050, consistent with the timeline outlined in the energy conservation, green building, and decarbonization strategies of the *Hong Kong's Climate Action Plan 2050*.

Climate Change Physical Risk Identification Results for Major Operating Cities – Extreme Heat

City	2030		2050	
	RCP4.5	RCP8.5	RCP4.5	RCP8.5
Shenzhen	●	●	●	●
Shanghai	●	●	●	●
Guangzhou	●	●	●	●
Jinan	●	●	●	●
Hong Kong	●	●	●	●
Wuhan	●	●	●	●
Ningbo	●	●	●	●
Nanning	●	●	●	●
Suzhou	●	●	●	●
Guiyang	●	●	●	●
Zunyi	●	●	●	●
Kunshan	●	●	●	●
Kunming	●	●	●	●
Wanning	●	●	●	●
Foshan	●	●	●	●
Hangzhou	●	●	●	●

Under both climate scenarios, Poly Property's operations in Shanghai by 2030 and Guangzhou by 2050 have a very high risk of being challenged by extreme heat. In the short to long term, the risk of extreme heat is high in Jinan and moderate in Ningbo and Wuhan.

In addition, under the RCP8.5 scenario, the Group's exposure to extreme heat increases to medium in Shenzhen, Nanning and Suzhou by 2050.

Climate Change Physical Risk Identification Results for Major Operating Cities – Extreme Precipitation

City	2030		2050	
	RCP4.5	RCP8.5	RCP4.5	RCP8.5
Shenzhen	●	●	●	●
Shanghai	●	●	●	●
Guangzhou	●	●	●	●
Jinan	●	●	●	●
Hong Kong	●	●	●	●
Wuhan	●	●	●	●
Ningbo	●	●	●	●
Nanning	●	●	●	●
Suzhou	●	●	●	●
Guiyang	●	●	●	●
Zunyi	●	●	●	●
Kunshan	●	●	●	●
Kunming	●	●	●	●
Wanning	●	●	●	●
Foshan	●	●	●	●
Hangzhou	●	●	●	●

Under the RCP8.5 scenario, the Group's risk of exposure to extreme precipitation in Shenzhen in 2030 is medium; the risk of exposure to extreme precipitation in 2050 is very high and high in Shenzhen and Guangzhou, and the risk rating in Shanghai and Ningbo is medium.

Climate Change Physical Risk Identification Results for Major Operating Cities – Flood

City	2030		2050	
	RCP4.5	RCP8.5	RCP4.5	RCP8.5
Shenzhen	●	●	●	●
Shanghai	●	●	●	●
Guangzhou	●	●	●	●
Jinan	●	●	●	●
Hong Kong	●	●	●	●
Wuhan	●	●	●	●
Ningbo	●	●	●	●
Nanning	●	●	●	●
Suzhou	●	●	●	●
Guiyang	●	●	●	●
Zunyi	●	●	●	●
Kunshan	●	●	●	●
Kunming	●	●	●	●
Wanning	●	●	●	●
Foshan	●	●	●	●
Hangzhou	●	●	●	●

Under both climate scenarios, from the short to the long term, the Group's operations in Shenzhen and Guangzhou are exposed to a very high and high risk of flooding, while those in Shanghai, Hong Kong and Ningbo are exposed to a medium risk. This is due to the fact that under both scenarios, China's coastal cities would be exposed to high or very high flood risk, while inland areas would be relatively low. As in coastal cities, the Group's value distribution dominates the difference in risk exposure.

The major material risks identified through the scenario analysis may have the following impacts on the Group:

Major Material Risk	Potential Impact	Impact Time Scope
Extreme heat	Increase in construction cost: • Suspension or delay of ongoing projects. • More heatstroke prevention and cooling equipment and materials are needed at construction sites. Increase in operating cost: • Commercial projects, hotels and properties need to extend and strengthen cooling to ensure customer comfort, which increases energy consumption of buildings. • Firefighting pressure increases, and additional firefighting resources such as more fire prevention equipment and fire drills are needed. Increase in administrative expenses: • Employees and suppliers face higher heatstroke risks, affecting their health and safety.	Medium-term to long-term
Extreme precipitation	Increase in construction cost: • Suspension or delay of ongoing projects. • The design and transformation project for rain and flood management of buildings must be enhanced. Increase in operating cost: • Flood control and drainage equipment need to be replenished more frequently. • The insurance premium for properties increases. Asset impairment losses: • Basements or underground parking lots suffer the flooding risk, the cost for asset repair and replacement increases, the increasing frequency of extreme precipitation affects the property valuation, and the depreciation of equipment increases. Increase in management expenses: • Employees' working time increases for emergency drainage and maintenance work in response to extreme precipitation. • The health and safety of employees and suppliers are threatened.	Medium-term
Flood	Increase in construction cost: • Flood may destroy projects in progress, causing project delay or even reconstruction. • Transportation may be blocked, cutting off the supply chains for project construction. • The design and transformation project for rain and flood management of buildings must be enhanced. Decrease in operating profit: • Operating properties need to suspend operation, resulting in financial losses; post-disaster restoration and replacement of assets increase maintenance costs. • High flood risk may increase insurance premium for operating properties or projects in progress. Asset impairment losses: • Basements or underground parking lots suffer the flooding risk, resulting in financial losses, the increasing in the cost for asset repair and replacement affects the property valuation, and the depreciation of equipment increases. Increase in management expenses: • Emergency drainage, maintenance and rescue work in response to floods increase labor costs. • Floods may lead to public health problems including water source pollution and mosquito breeding, which threaten the health and personal safety of employees and suppliers.	Medium-term

Transition Risks

In accordance with the implementation guidance on climate disclosures under HKEX ESG reporting framework, we identified the climate-related transition risks most closely related to the real estate industry and analyze the potential impact of these transition risks on the Group's businesses:

Major Transition Risk	Potential Impact	Impact Time Scope
Policy and legal risk	Higher requirements for environmental information disclosure • Regulatory authorities put forward increasingly stricter requirements for disclosure of climate-related information, GHG emission, etc., and higher requirements for the statistical scope and accuracy of environmental data. Enterprises' costs for the monitoring and collection, statistical summary and third-party verification of environmental data increase and the compliance risk becomes higher. Stricter green building standards • The government guides expanding the mandatory promotion scope of green buildings, and revises and improves the evaluation standards and supervision system of green buildings. Real estate companies need to increase the budget and development costs for green building design, construction technologies, and green certifications.	Medium-term to long-term
Technical risks	Cost for acquiring green building technology • Enterprises need to invest in independent R&D, exploration and learning of cutting-edge green building technologies, attract talents and suppliers who master related technologies, and strengthen internal training on technology application at the same time, causing the increase in R&D and management expenses. Cost for energy consumption management of buildings • Green and low-carbon transformations and energy system upgrading of operating properties may be restricted in terms of technology or building structure. • Increased application of renewable energy, improved building energy efficiency, and the development of related skills and talent also require additional investment.	Medium-term
Market risks	Consumer preference for green and low-carbon products • Consumers' awareness of environmental protection is increasing, and they are more inclined towards energy-saving and emission-reducing green buildings. If enterprises cannot adapt to the change in time, they may encounter the risk that the demand for their poorly constructed projects with high energy consumption and emission will decrease. Fluctuation of raw material supply chain • During the low-carbon transformation generally expected by the market, the supply and price of traditional and new-type green building materials may be affected by many factors, including national green building standards, substitute technologies, mandatory applications of green material, etc. The price of upstream raw materials tends to fluctuate, causing an increase in purchase costs and management expenses.	Medium-term
Reputation risks	Investors' higher attention to enterprises' environmental performance • The capital market pays attention to the capability of real estate companies in adapting to regulatory policies and industry trends, such as performance in ESG ratings, energy-saving and emission reduction performance of buildings, and application of green technology. An enterprise's violations in the environmental field or failure to fulfill the commitment for environmental performance will have a negative impact on its image and market value. Attraction of enterprise's values to talents • As one of the stakeholders, employees are paying increasing attention to the enterprises' commitment and practice for environmental protection and social responsibility. If enterprises fail to demonstrate proactive climate change response measures, it may impact their attractiveness to the new generation of talent.	Medium-term

Opportunities

When effectively tackling the future potential climate change risks, the Group aims to identify and capture the climate change opportunities that appear at the socio-economic level and during the low-carbon transformation, and closely related to our businesses.

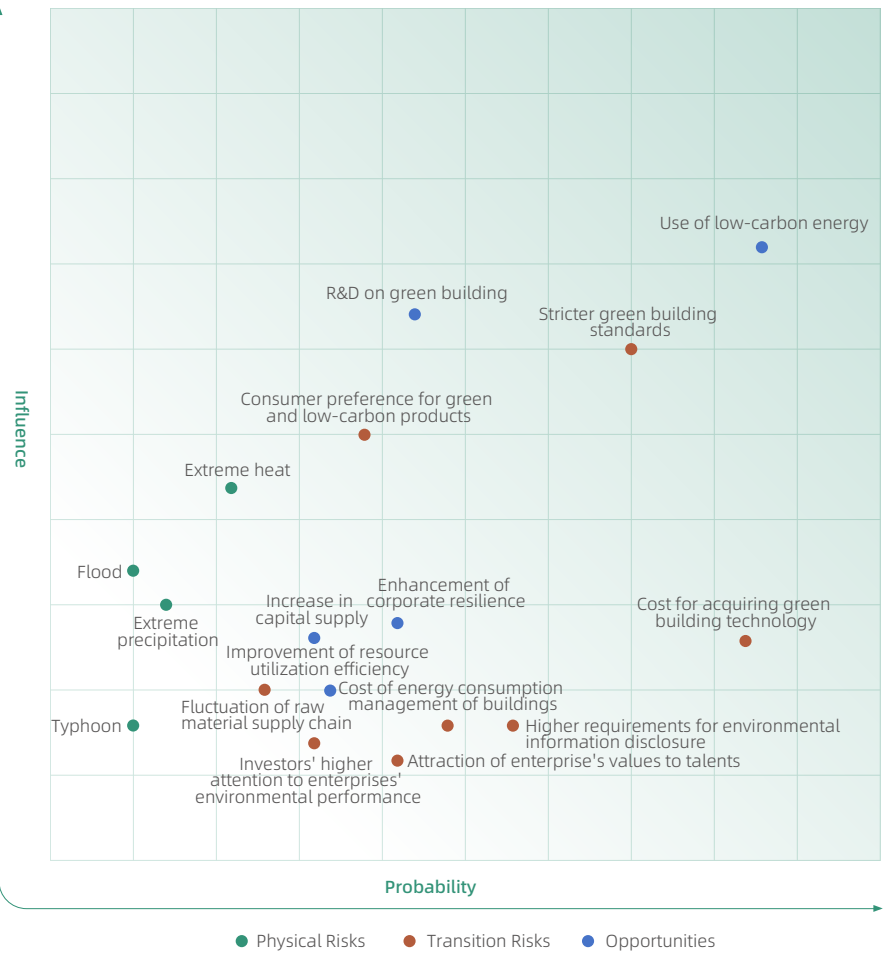
Opportunities	Potential Impact	Impact Time Scope
Improvement of resource utilization efficiency	- Promote the general improvement of resource utilization efficiency within the Group through collecting statistics and analyzing the usage data of energy, water and other resources for buildings. - Lower enterprises' operating costs while reducing the consumption of natural capital.	Short-term to medium-term
Use of low-carbon energy	- Reduce energy consumption and costs of property by introducing renewable energy sources such as photovoltaics. - Photovoltaics enable surplus electricity to be fed into the grid and thereby earn income. - Attract intended tenants, hotel guests and other consumers with environmental protection awareness.	Medium-term to long-term
R&D on green building	- Industry trends and national policies create a new emerging market opportunities of green buildings. - Mastering relevant technologies and materials as a leader, an enterprise can build its competitive advantage and preferentially get the urban construction and development opportunities. - With its reputation improved, the Company can attract a new generation of consumers with growing environmental awareness. - Carbon emission allowances saved through ultra-low energy or clean energy can generate revenue through trading and auctioning of quotas.	Long-term
Increase in capital supply	- Obtain loan financing channels linked to sustainable development and reduce capital costs by improving environmental performance. - Issue green bonds or green asset-backed securities to obtain more favorable capital costs. - Attract more ESG-themed investment funds by being incorporated in indexes related to sustainable development or passing authoritative rating certifications, and improve market value.	Medium-term
Enhancement of corporate resilience	- Acquire sufficient experience in development and operation of green buildings to calmly respond to the rapid changes of policies and market during the country's low-carbon transformation. - Identify and quantify the impact of climate change on the Company's main businesses to take preventive and response measures as early as possible, including planning the building resilience, and reduce financial losses. - Develop a sustainable supply chain to improve the reliability of supply chain against acute climate disasters and market policy changes.	Long-term

During the Reporting Period, based on the Group's business characteristics, regional layout, portfolio of projects and investment property assets, as well as existing risk management and operational safeguard measures, we aggregated data and conducted a quantitative assessment of the current financial impact arising from identified climate-related physical risks, transition risks, and opportunities. A materiality threshold of 1% of the Group's operating revenue for the Reporting Period was set to determine the significance of the financial impact of these climate-related risks and opportunities. Based on the assessment, the relevant climate risks and opportunities did not have a material adverse impact on the Group's financial position, operating results, or cash flows during the current Reporting Period. Current financial impacts that could not be separately identified and disaggregated qualified for exemptions according to *Implementation Guidance for Climate Disclosures under HKEX ESG reporting framework*. Similarly, anticipated future financial impacts also qualified for an exemption due to the high uncertainty associated with their estimation and measurement. Moving forward, we will continue to enhance the quantitative analysis and disclosure of financial impacts.

Risk Management

The Group periodically identifies and evaluates climate-related risks and opportunities. Upon qualitative evaluation and quantitative analysis, it prioritizes major physical risks, transition risks and potential opportunities according to their occurrence probability and impact degree, and thereby determines the risk monitoring and management methods. To ensure the conformity of assessment results with the Company's actual operating conditions, all senior management personnel of the Company and the heads of various developments and property platforms engage in the risk assessment.

Climate-related Risks and Opportunities Matrix



After clarifying the priorities of major climate-related risks and opportunities, the Group determines the corresponding risk control, transfer, acceptance or mitigation methods based on its own risk tolerance and ESG working mechanism.

Major Risks and Opportunities	Response Measures
Extreme heat	- Utilize insulation materials and heat-reflecting coating for buildings to enhance the thermal performance and airtightness of enclosing structure for commercial properties and mitigate the indoor heat buildup. - Alleviate the urban heat island effect by green roof transformation. - Use electricity during non-peak periods or utilize renewable energy to reduce energy costs and optimize power distribution. - Reasonably adjust work and rest schedule and ensure the supply of heatstroke prevention and cooling materials by formulating heatstroke prevention guidelines.
Extreme precipitation	- Install waterproof baffles, flood control gates and drainage pumps at all entrances and exits of operating properties and low-lying positions. - Prepare flood control vehicles within properties, reserve flood prevention materials, and inspect and conduct inventory periodically. - Enhance emergency planning and drills as well as improve risk tackling capability; Set up automatic early warning system for flood prevention in key facilities, such as machine room and basement. - Increase permeable pavement and depressed green land to improve rainwater infiltration efficiency by applying the sponge city design.
Flood	- Incorporate climate-related considerations during the investment diligence and avoid developing properties in flood-prone area. - Enhance the flood prevention and drainage function of buildings through engineering design, and purchase detachable devices for outdoor facilities. - Install flood prevention devices and sewage pumps at high-risk locations of operating properties, and use flood prevention coating and sealant. - Enhance emergency planning and drills, and ensure relocating high-value and hazardous materials above the flood level. - Purchase insurance for important assets.
Typhoon	- Periodically implement visual inspection and restoration work, and inspect and maintain the glass curtain wall every year. - Reinforce building windows, outdoor objects and equipment easily damaged by typhoon to prevent the risk of falling objects. - Develop emergency plan and set up early warning mechanism against typhoon.
Higher requirements for environmental information disclosure	- Improve the enterprise's mechanism for accounting and reporting GHG emissions. - By means of information technology, raise the efficiency and accuracy of environmental data statistics. - Gradually promote the data statistics on Scope 3 GHG emissions.
Stricter green building standards	- Undertake that 100% of newly acquired projects will be designed in accordance with the basic requirements of green buildings in China. - Actively practice low-carbon buildings and buildings with nearly zero carbon emission, formulate the Group's internal green building construction specifications, and promote relevant R&D and certifications. - Formulate the Group's green building target according to the national policy orientation, and continuously improve the green building grade and certification area.
Cost for acquiring green building technology	- Determine the resources that the enterprise plans to invest in green buildings and the R&D direction at the current stage. - Attract professional talents and suppliers, and enhance the knowledge training on green building field for internal relevant personnel.
Cost for energy consumption management of buildings	- Ensure accuracy and timeliness of environmental data reporting. - Study the feasibility of carrying out energy-saving and carbon-reducing green roof installation for operating properties. - Provide frontline employees with climate-related training, spread environmental protection concept to customers, and promote energy-saving cooperation.

Major Risks and Opportunities	Response Measures
Consumer preference for green and low-carbon products	- Properties with climate-resilience can reduce potential economic losses and operating burdens, providing homeowners with long-term investment value. - The enterprise enhances the promotion of related product performance while actively participating in green and low-carbon buildings, guiding sustainable consumption demand and shaping the Company's environmental friendly image. - Operating properties adhere to the concept of sustainable life, attract the preference for renting and consuming green products, and utilize efficient energy-saving performance and reputation to achieve rental premium.
Fluctuation of raw material supply chain	- Actively try new-type green building materials for newly-built projects and pay attention to the price trend of important green building materials. - Encourage suppliers to purchase materials in compliance with green standards. - Collect statistics on and increase the proportion of building materials purchased in a centralized manner that undergo life cycle evaluation.
Investors' higher attention to enterprises' environmental performance	- Improve the disclosure quality of ESG report and environmental performance, and introduce the independent third-party verification when appropriate. - Actively reply to the questionnaires from international rating authorities, and constantly optimize the workflow based on the evaluation results.
Attraction of enterprise's values to talents	- Enhance the Company's image of sustainable development by incorporating ESG and climate change response efforts into corporate communications. - Continuously improve the channels for communicating with all stakeholders, and learn about and respond to their concerns and expectations for the enterprise.
Improvement of resource utilization efficiency	Collect statistics on and analyze the distribution of natural resource consumption by the enterprise, and implement fine management to lift the resource utilization efficiency as well as reduce expenses on energy consumption and operating costs.
Use of low-carbon energy	- Increase the use ratio of renewable energy to help to achieve the " Poly Property Dual Carbon Targets" and reduce the operating costs. - Explore the photovoltaic building integration, heat pump and gas-fired boiler or coupling technologies for municipal heating. - Purchase more NEVs to reduce carbon emission. - Review housing delivery activity and other packaging planning schemes, and preferentially use reusable materials to reduce waste.
R&D on green building	- Explore industry-university-research cooperation to promote the R&D and application of innovative environment-friendly technologies. - Organize more internal exchanges on technology and experience as well as joint study and learning of successful cases. - Preferentially select suppliers and contractors with application capability and practical experience in green building technology.
Increase in capital supply	- Set the enterprise's sustainable development target, develop and operate more green products, and open new-type financing channels. - Utilize funds with lower cost to explore low-carbon transformation.
Enhancement of corporate resilience	- Consider the resilience of suppliers' products and services against extreme weather in terms of supplier access. - Enhance the sharing of supply chain information and resource integration, and establish strategic collaboration with key partners, reducing bidding and purchasing risks. - Explore service contents beyond traditional businesses with the help of new energy and new technologies, creating new income growth points. - Preserve value of assets and improve the enterprise's valuation during the low-carbon transformation of the national economy.

We plan to incorporate climate-related risks into the risk management framework of the enterprise so that we can identify and evaluate new risks in time, and continuously supervise the implementation progress and effect of various risk management measures. The risk management functional department carries out the regular due diligence on major risks and continuously improves response measures based on the evaluation results.

Metrics and Targets

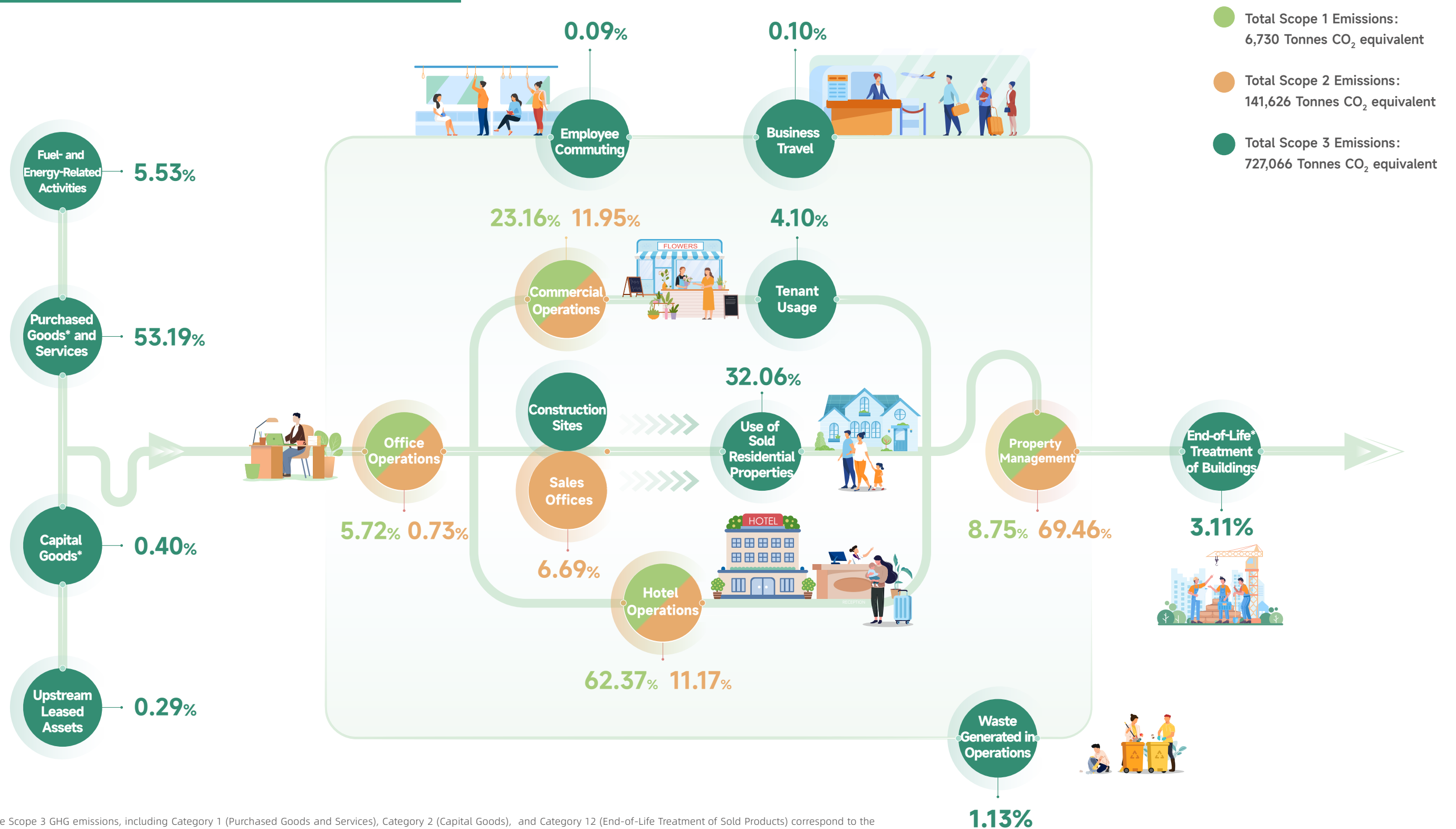
The Group has a profound understanding of the impact of climate change on social economy and its own operations, and a clear awareness of the responsibility that corporate activities bear in relation to climate change. The Group has established the "Dual Carbon Target of Poly Property": to reduce the Scope 1 and 2 carbon emission intensity per unit area of its operating properties by more than 20% by 2030 (using 2023 as the baseline) and to strive to achieve carbon neutrality by 2060.

Poly Property continuously monitors its GHG emissions levels and systematically conducts a Scope 3 GHG emissions inventory. It reviews and reports on carbon reduction progress with various stakeholders annually. For our specific energy indicators, energy consumption indicators, resource consumption indicators, and GHG emission indicators, please refer to "Appendix II: Key Performance Table".

Indicators related to "Dual Carbon Target of Poly Property"

Sector	Indicator	2023	Year-on-Year Change (2023-2024)	2024	Year-on-Year Change (2024-2025)	2025
Hotels	Total Scope 1 and Scope 2 GHG emissions (Tonne CO ₂ equivalent)	22,115.55	↓7%	20,623.25	↓3%	20,026.88
	Total Scope 1 and Scope 2 GHG emissions intensity (Tonne CO ₂ equivalent/ten-thousand square meter)	715.78	↓7%	667.48	↓3%	648.18
Commercial Projects	Total Scope 1 and Scope 2 GHG emissions (Tonne CO ₂ equivalent)	20,963.30	↓8%	19,276.32	↓4%	18,482.20
	Total Scope 1 and Scope 2 GHG emissions intensity (Tonne CO ₂ equivalent/ten-thousand square meter)	195.67	↓8%	179.92	↓4%	172.51

An Overview of Poly Property Carbon Emissions



* The Scope 3 GHG emissions, including Category 1 (Purchased Goods and Services), Category 2 (Capital Goods), and Category 12 (End-of-Life Treatment of Sold Products) correspond to the embodied carbon emissions at different stages of a project, namely during the early development and construction phase and after its delivery.

04

People-oriented Philosophy for Empowering Employee Development

The Group consistently adheres to a "people-oriented" philosophy, regarding employees as the core driving force for the Company's development. We value the growth and value realization of our employees and strive to create a fair, diverse, and inclusive work environment. We continuously improve our talent recruitment and development systems, deepen internal communication and employee care mechanisms, enhance employees' sense of belonging and well-being, and endeavor to provide a safe, healthy, harmonious, and congenial working environment for our staff.

The United Nations Sustainable Development Goals (UN SDGs) addressed in this chapter include:



HKEX indicators addressed in this chapter:

B1.1/B1.2/B2.1/B2.2/B2.3/B3.1/B3.2/B4.1/B4.2

GRI indicators addressed in this chapter:

2-7, 2-20, 2-27, 3-3, 201-3, 401-1, 401-2, 403-1, 403-2, 403-3, 403-4, 403-5, 403-6, 403-7, 403-8, 403-9, 403-10, 404-1, 404-2, 404-3, 405-1, 406-1, 408-1, 409-1



Employee Management

Employees play a crucial role in driving the Group's business development and innovation capabilities. We are committed to advancing together and co-creating value with our employees to build a great workplace. We continuously refine our employee recruitment and employment systems, safeguard employees' rights and interests, cultivate a high-potential talent pool, provide employees with abundant resources and sustainable career development opportunities, foster a diverse and inclusive cultural atmosphere, and consistently enhance employees' sense of well-being and belonging.

Employee Recruitment

During the Reporting Period

100%

of the Group's employees had signed employment contracts

100%

were covered by social insurance

1,395

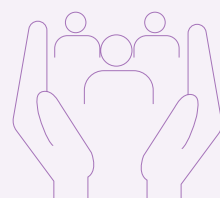
new employees were recruited

As of the end of the Reporting Period

the Group had

6,442

full-time employees in total



Diversity and Inclusiveness

We are committed to promoting the diversity and inclusive development of all employees. In 2025, the Group formulated and issued the *Workforce Diversity Policy*, which explicitly prohibits discrimination in the workplace or during personnel recruitment and development processes based on age, religious belief, nationality, etc. ensuring that employees enjoy equal opportunities in employment, promotion, compensation, and other aspects.

As of the end of the Reporting Period

the proportion of female employees of the Group reached

46.51%

Talent Recruitment

The Group operates in accordance with internal management systems such as the *Recruitment Management Measures of Poly Property Group Co., Limited* and the *Management Measures for the Use and Evaluation of Social Recruitment Suppliers of Poly Property Group Co., Limited* to ensure standardized and orderly recruitment and employment management processes.

We continuously refine our talent pipeline development and management strategy. We have established a multi-level talent recruitment system centered on campus recruitment and experienced hires, supplemented by an employee referral program. This supports the enterprise's talent strategy framework for sustainable development.

Launch of Poly Property's Internal Talent Marketplace Platform

In 2025, to create diversified and transparent career development paths and build an open, shared internal talent ecosystem, the Group officially launched an internal talent market platform. This platform publicly discloses internal job vacancy information with employees, supports cross-departmental and cross-business unit job applications and transfers, and promotes the optimal allocation of talent resources.

2025 Poly Commerce and Tourism Special Recruitment for Graduates from Tibet, Qinghai, and Xinjiang

In active response to national employment policies and to promote the development of young talent, Poly Commerce and Tourism expanded its recruitment reach in 2025 through multiple channels including official corporate platforms, offline job fairs, and community outreach. The Company organized its subsidiary hotels to participate in special recruitment activities held by central state-owned enterprises targeting graduates from Tibet, Qinghai, and Xinjiang, accurately disseminating job information to graduates. Simultaneously, we actively collaborated with universities to conduct campus information sessions, "Enterprise Visits for Job Expansion" activities, and enhanced the adaptability and sense of belonging of young employees through mechanisms such as internship growth programs and specialized training for new hires.

2025 Poly Property Management "Dandelion" Campus Recruitment Program

In 2025, Poly Property Management continued its "Dandelion" management trainee program, organizing large-scale dual-selection events and on-campus information sessions for university graduates. The program aims to attract and cultivate qualified and promising grassroots management talent, continuously injecting fresh vitality into the company.



Campus Recruitment Event Scene

Employment Compliance

The Group strictly complies with laws and regulations including the *Labor Law of the People's Republic of China*, the *Labor Contract Law of the People's Republic of China*, the *Regulations for the Implementation of the Labor Contract Law of the People's Republic of China*, and the *Special Provisions on the Labor Protection of Female Employees*, as well as labor policies in all operational locations. We continuously improve our internal management systems to ensure all employment practices meet the latest relevant legal requirements.

The Group prohibits the use of child labor and forced labor. We comply with the *Law of the People's Republic of China on the Protection of Minors* and the *Provisions on the Prohibition of Using Child Labor* by strictly verifying employee identification information during the recruitment process and strengthening daily management to ensure legal employment. For any suspected cases of forced labor, we strictly implement relevant investigation procedures and handle the involved personnel according to the law. In 2025, the Group did not employ any child labor or forced labor.

Remuneration and Benefits

The Group consistently complies with relevant laws and regulations such as the *Regulations on Paid Annual Leave for Employees* and strictly implements national and local social security mechanisms. We respect and protect the legitimate rights and interests of all employees, formulating and adhering to internal policies including the *Administrative Measures on the Corporate Organizational Structure and Post of the Real Estate Development Platform of Poly Property Group Co., Limited*, the *Administrative Measures on Remuneration of Self-Marketing Teams of Poly Property Group Co., Limited*, and the *Administrative Measures on Post and Remuneration of the Business Management Team of Poly Property Group Co., Limited*.

Adhering to the fundamental principle of equal pay for equal work, we are committed to building a market-competitive compensation system for employees. Remuneration is fairly determined based on position, performance, and capability to continuously attract, retain, and motivate talent.

Simultaneously, fully considering employees' diverse life and security needs, we continuously improve the employee benefits system encompassing health protection. We encourage employees to achieve a healthy balance between work and life and support employees in achieving long-term career development. In 2025, by enhancing the quality of commercial insurance services and optimizing the claims experience, we tangibly increased employees' sense of fulfillment and security.



Statutory Benefits

- Purchase a series of welfare insurances such as supplementary medical insurance, supplementary pension insurance for employees according to the regulations of national and local policies.
- Pay the endowment insurance, unemployment insurance, medical insurance, work injury insurance, maternity insurance, and housing provident fund for employees.



Commercial Insurance

- Purchase commercial insurance for employees.



Welfare Medical Checkup

- Organize medical examination for employees periodically.



Labor Union Concern

- Distribute the Poly Care Fund to provide assistance to employees in need.
- Provide care and support on special occasions such as employee birthdays and traditional festivals.
- Provide diverse and rich recreational and sports activities, such as sports meets and interest groups.

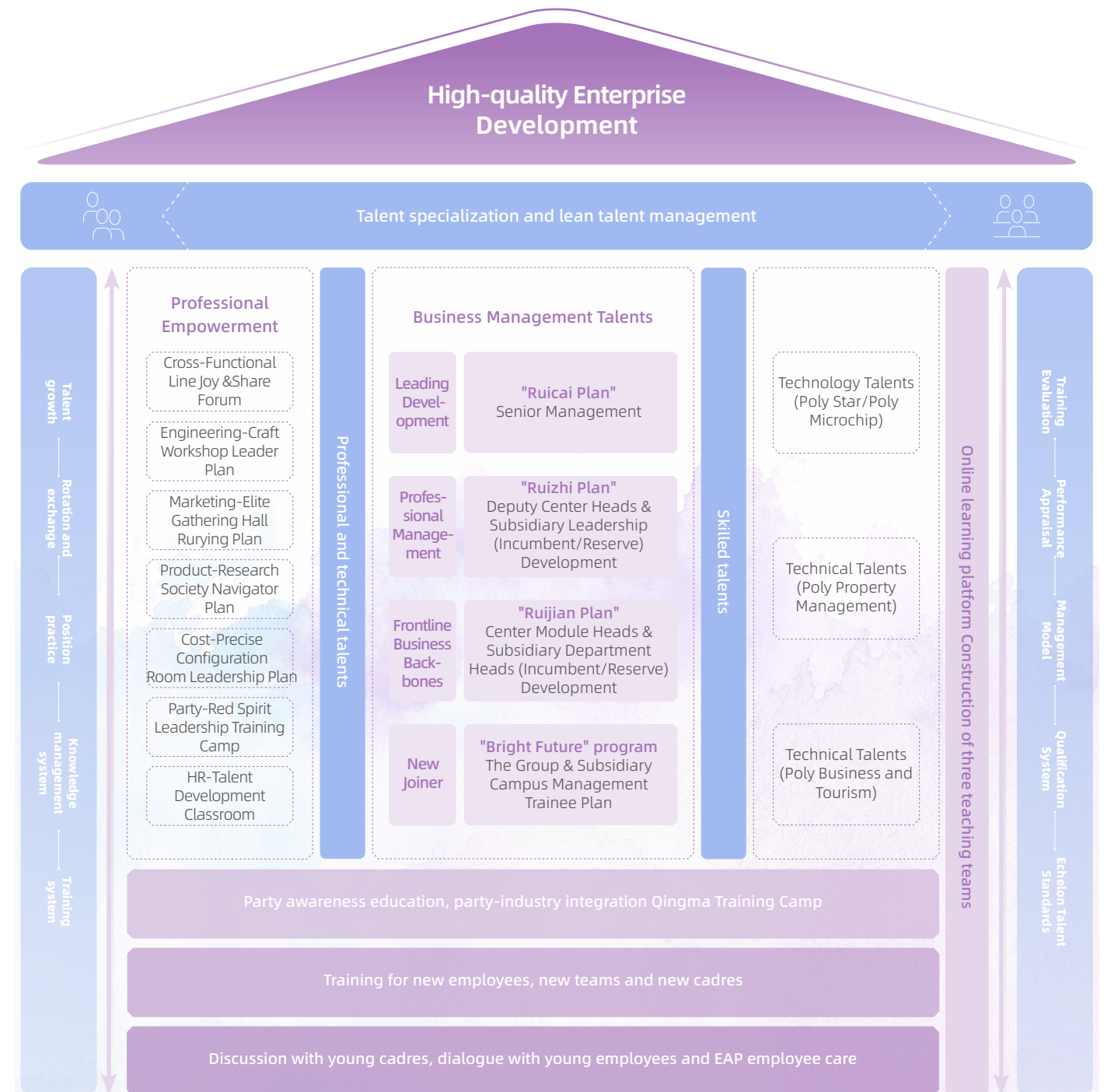


Other Benefits

- Provide various benefits such as enterprise annuity, communication subsidies, commuting subsidies, lunch subsidies, and cash gifts for major holidays.

Employee Training and Development

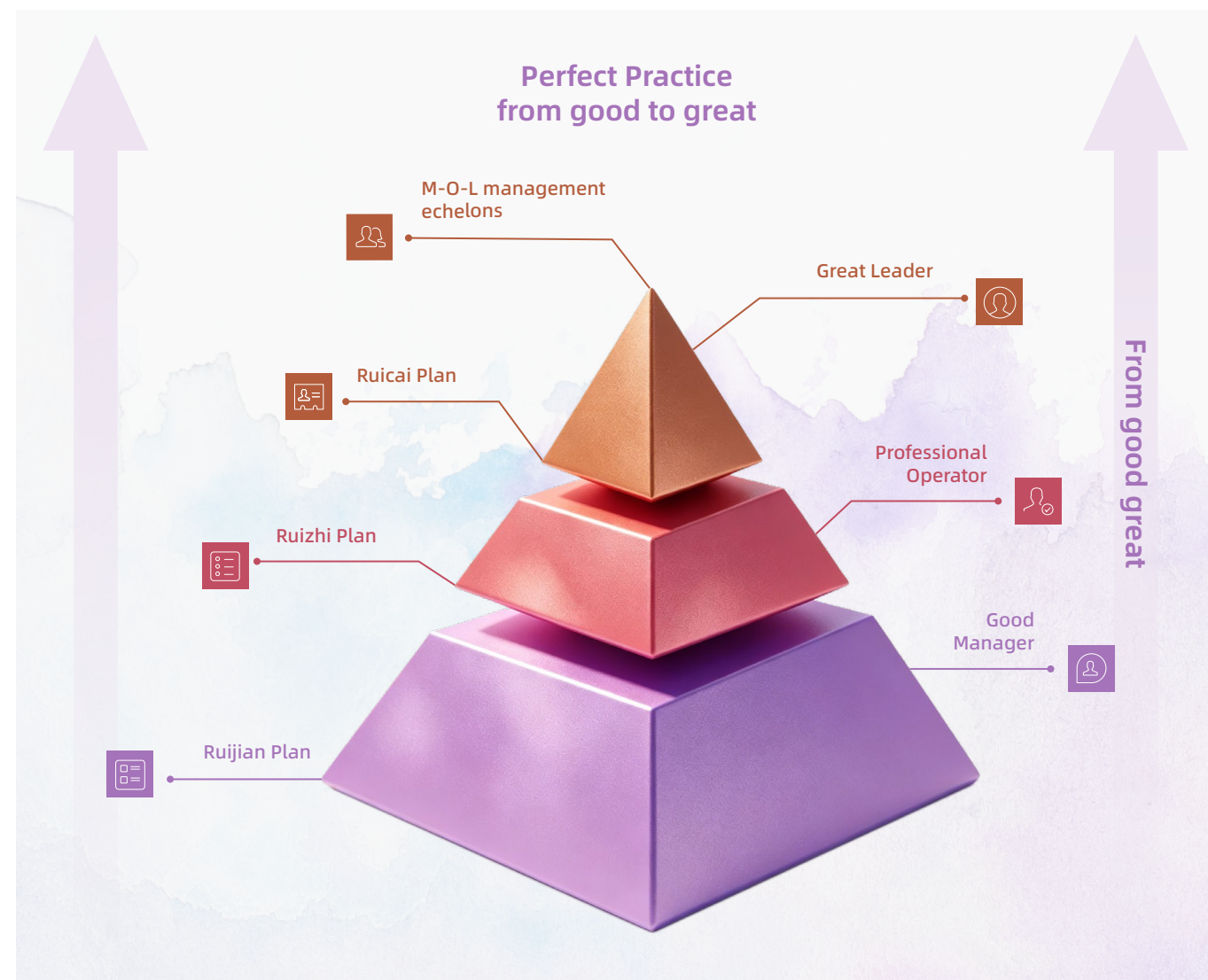
The Group consistently prioritizes employee growth. Centered around corporate strategy, we have established a multi-level, systematic "3+4+X" talent cultivation and empowerment system. This system creates clear and coherent talent development pathways, helping employees continuously enhance their professional skills, management capabilities, and strategic vision, thereby supporting their comprehensive development.



"3+4+X" Talent Cultivation and Empowerment System

Talent Development

The Group is consistently committed to providing fair and equal development opportunities for every employee. Relying on the three-tier talent cultivation system of "Ruicai", "Ruizhi" and "Ruijian", we clarify distinct talent growth standards by integrating industry trends and corporate development strategy, providing a clear direction for employees' career development. Simultaneously, the Group has established a tiered and categorized reserve talent pool, continuously building a pipeline of outstanding talent for core business areas, supporting each employee in achieving steady growth and realizing their value.



Three-level Talent Cultivation Plans

The Group consistently regards talent cultivation as the core driving force for corporate development, operating in accordance with internal management policies such as the *Management Measures for Education and Training of Poly Property Group*, and the *Management Regulations for Online Learning Platform of Poly Property Group*. Centered on the company's development strategy, we focus on building specialized organizational capabilities as the core direction of talent development. Leveraging the "Poly Knowledge and Action Academy", we continuously refine the training curriculum system to comprehensively cover and meet the needs of employees at different levels across various professions, persistently enhancing the professional competence and leadership skills of managerial staff.

Professional Skills Training

The Group focuses on building a high-skilled talent team, continuously improving training plans based on job requirements and industry development trends to support employees in acquiring necessary job skills and external certifications. Various functional centers within Poly Property have established enabling columns, including the "Marketing · Elite Gathering Hall" of the Brand Marketing Center, "Engineering · Craft Workshop" of the Engineering Management Center, "Cost · Precise Configuration Room" of the Cost Contract Center, and "Finance · Wise Finance Academy" of the Finance Center. These initiatives ensure employees possess stronger execution and innovation capabilities within their respective fields.

Simultaneously, we continuously promote the formulation of diversified, tiered, and multi-category training plans by various subsidiaries, advancing the development of technology talent and skilled professional teams.

Employee Training

During the Reporting Period

Totally

6,442

employees were trained

The coverage rate of ESG-specific training reached

100%

The coverage rate of professional training reached

100%

The total number of employee training hours was

681,606 hours

with an average training time of

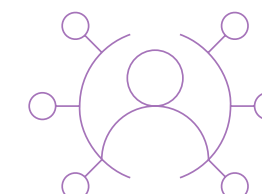
106 hours

The total investment in employee training amounted to

RMB 2,264,015

with an average of

RMB 351 per employee



Poly Property Management Professional Talent Development

Poly Property Management consistently promotes employees' professional skills in key areas such as property management, intelligent application, and safety production. In 2025, a total of 120 Poly Property Management employees obtained relevant professional qualification certificates in property management, the Internet of Things, and safety operations, and achieved excellent results in multiple industry skill competitions. The talent development outcomes of Poly Property Management have also received external recognition, with its Ningbo Branch receiving the "Local Talent Cultivation Award" from the Luotuo Sub-district, Zhenhai District, Ningbo City. Through systematic cultivation and the "promoting learning through competition" approach, Poly Property Management continuously strengthens the competency foundation of front-line and professional positions, enhancing service quality and operational support levels.



"Local Talent Cultivation Award" Honorary Certificate

Leadership Training

We emphasize the enhancement of comprehensive capabilities among core managerial staff. Building upon general skills training and professional competency training, we have established a diversified leadership training system aimed at improving the strategic thinking and management skills of managerial personnel.

Leadership Development Programs

In 2025, centering on the "Product Leadership" strategy, Poly Property continued the "Ruicai Plan – Home Is Where My Heart Is, Our Enterprise Thrives with Me" training series for the senior management team; and conducted strategy implementation workshops for mid-level key employees. This leadership training series, framed around the company's strategic blueprint, aims to drive management consensus and jointly develop action plans for corporate development.



Photos of the Leadership Development Series Programs

New Employee Integration Training

We value the rapid integration and cultural alignment of new employees. Both the headquarters and subsidiaries conduct a series of onboarding training programs for new hires.

New Employee Onboarding Program Series

In 2025, Poly Property continued to strengthen the development of professional talent teams, focusing on attracting high-quality interdisciplinary talent. To help new employees adapt to their roles and integrate into teams more quickly, enhance their sense of identity and belonging to the company, and build a cohesive and innovation-driven team, both the Poly Property headquarters and subsidiaries carried out diverse forms of new employee integration training.



Headquarters New Employee Forum



Remarks by a New Employee Representative at Headquarters



Zhejiang Poly Property New Employee Welcome Event



Shenzhen Poly Property New Employee Training

Employee Communication and Care

The Group is committed to fostering an inclusive and engaging corporate culture with a strong sense of belonging, actively building an open, effective and transparent two-way communication environment to progress and develop together with employees.

Employee Communication

The Group strictly complies with the requirements of laws and regulations such as the *Trade Union Law of the People's Republic of China*, the *Constitution of the All-China Federation of Trade Unions*, the *Provisions on the Work of Enterprise Trade Unions*, and the *Provisions on the Democratic Management of Enterprises*. We formulate and adhere to internal systems including the *Implementation Measures of Poly Property Group Co., Limited for Strengthening Trade Union Management*, and the *Implementation Measures of Poly Property Group Co., Limited for Making Public Factory Affairs*.

We actively establish communication channels accessible to all employees. All staff can fully express their opinions and provide suggestions through various channels including staff forums, suggestion boxes, the Staff Congress, and satisfaction surveys. The Group highly values employee feedback, promptly addresses their concerns, actively responds to reasonable requests, and encourages employees to participate in discussions on enterprise reform and development based on their roles. This fosters a positive, collaborative, progressive, and mutually supportive work atmosphere and environment.

Property Management Employee Satisfaction Survey

In 2025, we collaborated with a third-party professional organization to conduct an employee satisfaction survey, gaining in-depth insights into employee opinions from two dimensions: engagement and satisfaction. The questionnaire response rate for this survey was 99.78%, with a valid response rate of 84.54%. The employee engagement score was 86.5, and the employee satisfaction score was 80.8, reflecting employees' positive recognition of career development support and the work atmosphere. We will fully take into account the feedback gathered from this survey in the development of future employee care policies.

Care for Employees

The Group is committed to fostering an inclusive and supportive cultural atmosphere with a strong sense of belonging. We strive to create a harmonious and friendly workplace environment for every employee by implementing initiatives such as female employee empowerment and care programs, providing special assistance funds for employees in need, and setting up facilities including nursing rooms and changing rooms for female staff.

Poly Care Fund

In 2025, we distributed Poly Care Fund to 9 employees within the Group who were facing significant life pressures due to family hardships or major illnesses. The total amount of support provided was nearly RMB 100,000, offering financial support at the economic level.

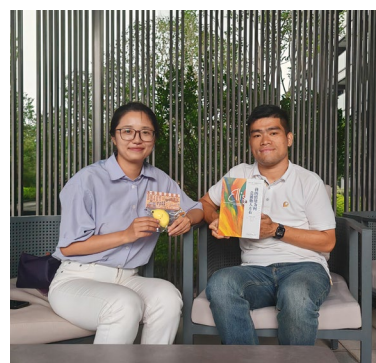


Poly Care Fund Distribution Event

Employee Communication Activities



Poly Property Management "Chat & Lunch" Event



Zhejiang Poly Property "Listening Post Dialogue" Event



Guangdong Poly Property "BuYiYoung" Roundtable Forum



Shandong Poly Property Employee Exchange Symposium

We provide employees with a variety of cultural and sports activities to help them relax and rejuvenate, enabling them to better integrate into the team.

International Women's Day (March 8) Women's Care Activities Series

During the 2025 "March 8th" International Women's Day, Poly Property and its subsidiaries organized a series of themed activities including traditional handicraft experiences, psychological salons, and outdoor cycling. These activities enriched the cultural and recreational life of female employees, integrated care into the details of the events, and further harnessed women's strengths and wisdom.



The Poly Property Trade Union and Shanghai Poly Property held the "Gilding Splendor, Blooming in Our Home" intangible cultural heritage foil painting themed activity



Hubei Poly Property conducted the "Splendid Elegance" Song brocade and pearl art salon

"Poly Day" Cultural Activities

On July 15, 2025, the "Poly Day", Poly Property organized various corporate culture activities across its subsidiaries.



Flag-raising Ceremony



"Passing the Flag" Activity

Interest Groups and Recreational Activities

The Group organizes a rich variety of competitions and events for employees and has established interest groups covering multiple fields such as sports, arts, and culture. These initiatives enrich employees' leisure lives while enhancing communication and interaction among staff, effectively boosting team cohesion and employees' sense of belonging.



Zhejiang Poly Property "Maintain Vitality, Embark Anew" Team Building Activity



Yangtze River Delta Fun Sports Meet

Occupational Health and Safety

The Group considers the occupational health and personal safety of its employees and contractors as a top priority, continuously improving occupational safety management standards and fostering a strong safety culture.

In 2025, multiple projects of the Group received a total of 7 provincial and municipal safety and civilization awards, including the "Jiangsu Province Standardized Work Safety Construction Site" and the "Guangdong Province Construction Project Standardized Safe Construction Site".

Safety Management System

The Group strictly complies with relevant laws and regulations such as the *Work Safety Law of the People's Republic of China*, the *Fire Protection Law of the People's Republic of China*, and the *Special Equipment Safety Law of the People's Republic of China*. We have formulated and improved internal systems including the *Working System of the Safety Production Committee*, the *Measures for Supervision and Administration of Production Safety*, the *Measures for Assessment of Safety Production*, the *Comprehensive Emergency Plan for Production Safety Accidents*, the *Guidelines for Inspection of Supervision and Administration of Production Safety* and the *Guidelines for Classification of Issues Concerning Inspection of Supervision and Administration of Production Safety* to safeguard the health and safety of employees and contractor personnel working on project sites.

We prioritize safety risk control in our safety management efforts. The Safety Production Committee of Poly Property is responsible for implementing national work safety policies, laws, and regulations, defining work safety objectives in accordance with the company's development plans, and fulfilling the duties of supervising and guiding work safety management, aiming at continuously enhancing occupational health and safety management standards. As of the end of the Reporting Period, Poly Property Management and Poly (Hong Kong) Property Management maintained Occupational Health and Safety Management System certification.



Occupational Health and Safety Management System Certification

To strengthen the whole-process control of safety management, we have established an "Eight Stages, Four Levels Inspection Mechanism" centered around key construction milestones. This mechanism implements systematic safety inspections and continuous improvement for critical phases ranging from underground works to landscape construction.

"Eight Stages, Four Levels" Inspection Mechanism



Collaborating with Contractors to Jointly Build a Safe Work Environment

The Group incorporates our contractors into our safety management system. Internal management policies such as the *Guidelines for Inspection of Supervision and Administration of Production Safety*, the *Guidelines for Classification of Issues Concerning Inspection of Supervision and Administration of Production Safety*, and the *Management Regulations for Reward and Punishment on Projects* have been formulated, requiring contractors and other relevant parties to fulfill their responsibilities for safe and civilized construction as stipulated in contracts. This collaborative effort aims to solidify safety defenses at project sites and safeguard the life safety and health of every worker. Simultaneously, we have established and implemented a stakeholder management mechanism covering the entire cycle of pre-qualification, site access, and collaboration, ensuring the concept of jointly building safety is integrated throughout project execution.

Access

- Strictly implement the pre-qualification system before bidding and conduct pre-bidding investigation of the contractors

Entry

- Ask contractors to interview their personnel on key posts before entering the site, and organize the disclosure of the entrance contract and the safe and civilized construction management system

Cooperation

- Fully allocate qualified full-time safety management personnel to ensure effective implementation of safety control measures
- Carry out safety inspections periodically, including weekly safety inspection, monthly platform safety inspection, irregular inspection and quarterly inspection
- Periodically review suppliers' performance and implement performance evaluation

Key Points of Safety Management of Stakeholders

In 2025, to comprehensively strengthen safety management for construction clients and supplier units, we carried out special campaigns including "Safety Month" "Thunder Action" and "Special Campaign on Major Fire Risk Investigation for High-rise Buildings". We also organized initiatives including the "Special Rectification on Site Clearance upon Completion" "Screening of Certified Special Operations Personnel" "Special Inspection of Personal Protective Equipment" and "Safety Knowledge Assessments".

"Thunder Action" Fortifies Safety Defenses, Collaborating with Contractors to Build Safe Construction Sites

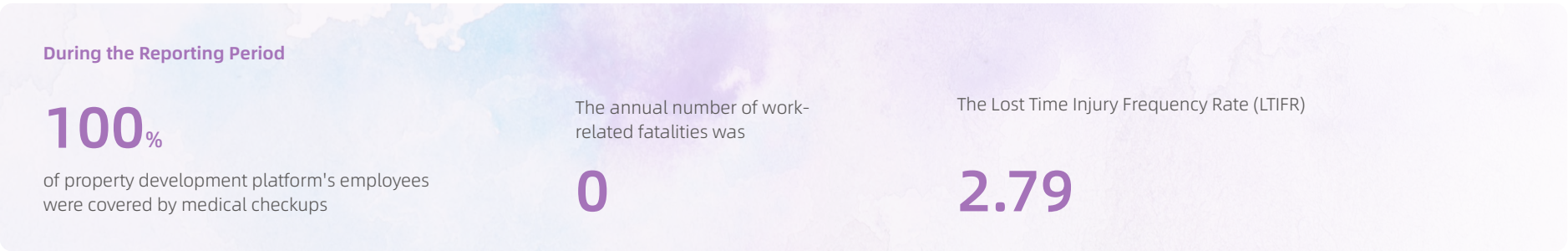
During the Reporting Period, the Group launched "Thunder Action" for work safety. Centered on the requirements of being "swift, practical, comprehensive, rigorous, strict, and well-informed", it drove personnel at all levels to implement safety responsibilities and enhanced the overall level of safety management. We supervised on-site management at various project sites, with a particular focus on high-risk aspects such as large machinery and scaffolding. We checked the implementation of measures for fall prevention, electric shock prevention, and fire prevention, strictly managed contractor qualification access, and prohibited unqualified construction activities and illegal subcontracting. Concurrently, we strictly enforced construction plans, strengthened prevention and control for high-risk operations, enhanced management of underground engineering and confined spaces, and improved the on-site working conditions. Furthermore, through daily morning safety meetings, pre-task briefings, and safety awareness sessions, we continuously raised the safety awareness and emergency response capabilities of employees and contractors. During periods of extreme weather, we also intensified early warning responses and emergency duty mechanisms to ensure the safe and orderly progress of project construction.



On-site Photos of "Thunder Action"

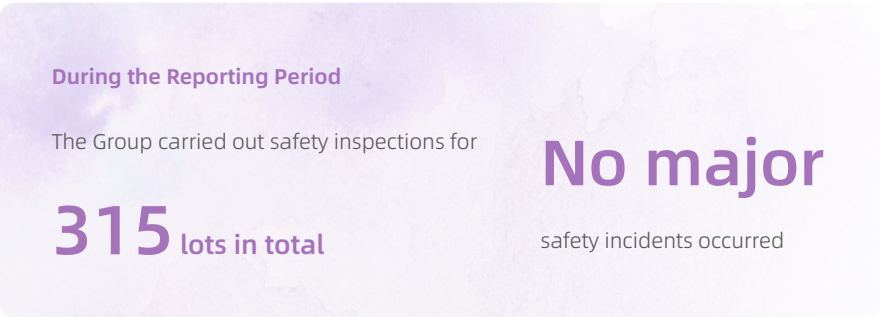
Occupational Health and Safety

Health Security



The Group places high importance on employee health and safety, strictly complies with the *Law of the People's Republic of China on the Prevention and Control of Occupational Diseases*, and arranges annual health checkups for employees. Building on this, we provide more tailored health management services for all employees, offering customized physical examination items based on age and gender differences. Furthermore, we extend coverage through supplementary commercial medical insurance, covering outpatient emergency care, hospitalization, critical illness, and accidental injury, among other aspects.

Safety Guarantee



To continuously consolidate the foundation of work safety and effectively prevent various accident risks, the Group continuously optimizes mechanisms for hazard investigation and management, risk classification and control, and safety inspections, while improving the emergency response plan system. We have persistently optimized the "4112" Safety Management System, implemented classified management of hazards, clarified various safety management standards, and established a multi-dimensional inspection system combining "daily self-inspections + special inspections + quarterly assessments + 'unannounced and unscheduled' (characterized by no prior notice, no greetings or arrangements, no listening to prepared reports, no accompanying or reception arrangements, and going straight to the grassroots and proceeding directly to the scene) supervisory inspections", providing guidance for daily project inspections and risk management. Additionally, we have established a dynamic management mechanism for emergency supplies, maintaining reasonable reserves of items such as rain boots, sandbags, fire extinguishers, and respirators to ensure timely availability for emergency needs in unexpected situations.

Hierarchical and Categorized Safety Production Management and Control

- Formulate a list of issues concerning "three types of risks", covering key safety issues for foundation excavation, scaffolding, and lifting equipment to ensure effective control of critical safety risks.

Safety Hazard Investigation

- Establish a tiered supervision and inspection mechanism to conduct thorough safety hazard inspections through daily, weekly, monthly, and quarterly checks; issue the *Rectification Notice* after inspection and follow up on rectification actions.

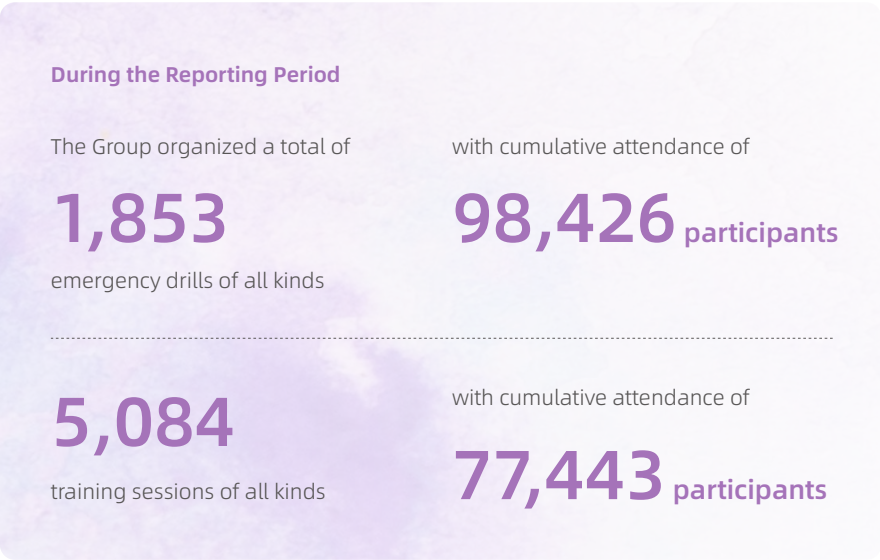
Third-party Safety Inspection

- Carry out special quarterly safety inspections covering all projects under construction.
- Carry out special inspections for large -scale equipment every year.
- Immediately organize rectification against safety issues subject to zero tolerance identified during inspections.

Poly Business and Tourism issued the *Hotel Security Operations Manual*. This manual clarifies jobresponsibilities and operational procedures, translating Group-level safety management requirementsinto actionable operational standards at the subsidiary level. Additionally, Poly Business and Tourism deployed a Smart Fire Protection System across all its hotels. This system enables dynamic managementof firefighting facilities and equipment operation status, effectively reducing operational risks.

Poly Property Management ensured timely rectification of safety issues and enhanced the standardization and execution of safety operations management by introducing third-party safety inspections, establishing a regular "Safety Management Day", and conducting "four-noes and two directs" special inspections.

Safety Culture Development



To strengthen employee safety awareness and comprehensively enhance emergency response and safety prevention capabilities, the Group provides health and safety management requirements and guidance to all subsidiaries. This ensures that, primarily through emergency drills and awareness education, employees' emergency response capabilities are reinforced, embedding safety consciousness into daily practice.

2025 Safety Training Series

In 2025, the Group provided a diverse range of safety training for employees and partners:

- Specialized training on work safety laws and regulations, risk identification, and operational standards was provided for different groups, including management, safety personnel, special operations personnel, and front-line workers.
- Engaging instructional activities such as "I Spot the Hazard" and "Fun Learning of Safety & Emergency Science" were carried out on online platforms including WeChat and Xiaohongshu (RED).
- Safety management personnel from various subsidiaries were organized to participate in training such as online special courses on work safety.
- Invited professional agencies from firefighting, emergency response, and other fields to provide on-site safety management guidance, optimizing emergency plans and response mechanisms.
- Conducted cardiopulmonary resuscitation (CPR), automated external defibrillator (AED) use, and trauma bandaging practical training in collaboration with medical experts to enhance employees' emergency first-aid capabilities.
- Simulated the full-process response to a fall-from-height accident, from incident reporting and on-site cordoning to casualty treatment and handover for medical care, to assess the efficiency of cross-departmental collaboration and the speed of emergency response.
- Developed standardized training materials covering safety awareness, management systems, job responsibilities, and risk identification. New employees are required to complete 24 hours of training and pass the assessment before assuming their positions.



On-site Photo of Safety Management Guidance

Safety Emergency Drills and Fire Safety Awareness Activities

Poly Property Management Safety Skills Emergency Drills and Fire Safety Awareness Month Activities

To enhance emergency coordination capabilities among employees and property owners and to prevent safety incidents, Poly Property Management organized emergency drills covering themes including fire safety, flood prevention, and elevator entrapment, with a cumulative of 396 drills conducted throughout the year and 6,692 participants involved. Meanwhile, in active response to national fire safety initiatives, Poly Property Management organized 14 city-level subsidiaries and commercial and office management centers to carry out Fire Safety Awareness Month activities.



On-site Photo of Poly Property Management Safety Skills Emergency Drills and Fire Safety Awareness Month Activities

Poly Business and Tourism Safety Emergency Drills and Fire Safety Awareness Week Activities

Poly Business and Tourism coordinated and promoted emergency drills. Focusing on key risk areas such as fire safety, facility and equipment operation, food safety, and public area order management, a total of 28 emergency drills were conducted, with 1,238 participant attendances. In addition, 17 safety training sessions were carried out, effectively enhancing employees' proficiency in critical procedures including fire evacuation and initial emergency response.

Furthermore, all hotels under Poly Business and Tourism jointly carried out the "11·9" Fire Safety Awareness Week activities. Through formats such as online quizzes on fire safety knowledge, specialized training sessions, and interactive knowledge competitions, employees were organized to systematically learn fire safety knowledge and operational essentials. A total of 2,246 participant attendances were recorded, further improving practical firefighting capabilities and emergency response capacity for unexpected incidents.



On-site Photo of Poly Business and Tourism Safety Emergency Drills and Fire Safety Awareness Week Activities

Poly Property Management Occupational Health Activities

In 2025, focusing on employee occupational health, Poly Property Management conducted a series of activities for the 23rd *Law on the Prevention and Control of Occupational Diseases* Awareness Week under the theme "Caring for Workers' Mental Health". Through organizing staff to watch warning videos, thematic study sessions, and disseminating knowledge via WeChat groups, laws/regulations on occupational disease prevention and mental health knowledge were effectively promoted.

During the Reporting Period

this series included

234

thematic presentations

reaching

60,811

employees and related audiences

05

Shared Success for a Beautiful Chapter

The Group practices the sustainable development philosophy of "co-creation and shared benefit" collaborating with suppliers and partners to create value, fulfill social responsibilities, and continuously promote community co-development and shared prosperity. We focus on building a responsible and sustainable supply chain system, supporting suppliers in continuously improving their product and service quality. Furthermore, we consistently carry out diverse social welfare activities across multiple areas including rural revitalization and community service, earnestly fulfilling our corporate social responsibilities.

The United Nations Sustainable Development Goals (UN SDGs) addressed in this chapter include:



HKEX indicators addressed in this chapter:

B5.1/B5.2/B5.3/B5.4/B8.1/B8.2

GRI indicators addressed in this chapter:

2-8, 2-27, 3-3, 203-1, 203-2, 308-1, 308-2, 408-1, 409-1, 414-1, 414-2

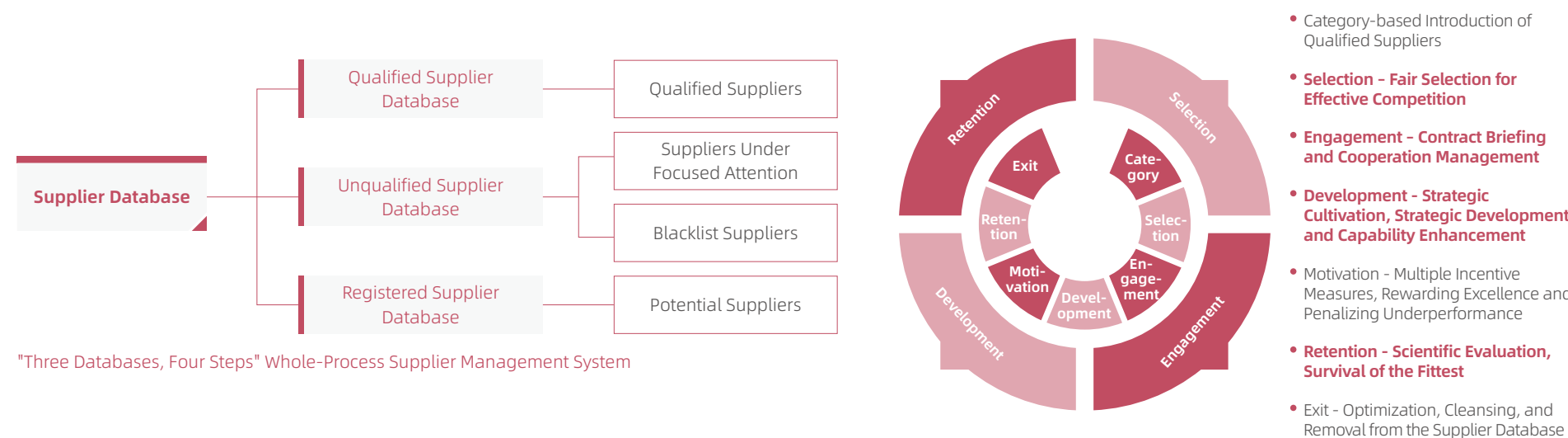


Responsible Supply Chain

The Group is committed to building a responsible supply chain, establishing and improving a management system that covers the entire supplier lifecycle, and integrating ESG principles throughout the entire supply chain management process. We adhere to open and equitable cooperation standards, continuously strengthen sustainable procurement management, promote communication, collaboration, and capacity building with suppliers, and foster a new ecosystem of win-win cooperation.

Supplier Management System

The Group strictly complies with laws and regulations such as the *Bidding Law of the People's Republic of China*, the *Regulation on the Implementation of the Bidding Law of the People's Republic of China*, and the *Government Procurement Law of the People's Republic of China*. During the Reporting Period, we revised the *Supplier Management System of Poly Property Group*, the *Procurement Management System of Poly Property*, the *Engineering Procurement Management Measures of Poly Property*, and the *Management Regulations for Engineering Suppliers of Poly Property*, continuously improving our supplier management system. We have established a "Three Databases, Four Steps" full-process supplier management system, forming a closed-loop control for the entire supplier lifecycle covering the stages of "introduction, evaluation, grading, and withdrawal."



Supplier Management System

Supplier introduction	Set up supplier recruitment, supplier qualification pre-review, supplier inspection, supplier access approval and other supplier introduction links to select qualified suppliers based on a series of criteria such as qualification, credit standing, product, quality, benchmarking performance and capacity scale.	Supplier evaluation	In the early stages of design coordination, contract signing, construction (or production scheduling and supply), acceptance and after-sales service, we implement a comprehensive evaluation, while strengthening our supplier management capabilities.
Supplier grading	According to the annual comprehensive evaluation results, we divide suppliers into four levels. For suppliers at all levels, differentiated project selection methods are implemented and corresponding undertaking quotas are set. For level I suppliers, we implement incentives.	Supplier exit	For suppliers who violate the law or are rated as Level IV during performance evaluation, we implement the exit mechanism and continuously optimize the supplier database to ensure the overall quality and resilience of supply chain.

Sustainable Procurement

During the Reporting Period

the number of potential suppliers rejected due to non-compliance in shouldering social responsibilities was	the number of suppliers suspended from cooperation due to non-compliance in shouldering social responsibilities was	the economic contract fulfillment ratio of suppliers has reached
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0	0	100%
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As of the end of the Reporting Period

there are	
3,601	100%
qualified suppliers involved in the Group's supplier database in total	of suppliers in the database signed the <i>Commitment to Comply with the Supplier Code of Conduct of Poly Property Group</i> , and the <i>Business Integrity Commitment</i> and the <i>Business Integrity Agreement</i>

All construction general contractors must obtain at least

one
quality/environmental/occupational health and safety management system certification

The proportions of group-level cooperative suppliers of centralized procurement that have passed the certification of quality, environmental and occupational health and safety management were

97.44%	94.87%	94.02%
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Group-level cooperative suppliers of centralized procurement

50
had obtained green factory certification

The Group actively promotes the implementation of sustainable procurement, comprehensively integrating ESG indicators such as labor rights, occupational health and safety, product quality, environmental protection, anti-corruption, and business ethics into the supplier introduction and evaluation processes. This ensures the compliance of procurement activities and strengthens the resilience and stability of the supply chain.

Supplier ESG Management

The Group incorporates ESG-related factors into supplier introduction decisions. Suppliers are required to provide ESG management-related certification documents including credit rating certificates, quality management system, environmental management system, and occupational health and safety management system certifications. Simultaneously, we communicate and promote the *Supplier Code of Conduct of Poly Property Group* to suppliers, requiring them to sign the *Commitment to Comply with the Supplier Code of Conduct of Poly Property Group* to strengthen their awareness and capability for sustainable development.

Furthermore, through various methods such as supplier meetings, surveys, and inspections, we review the current status, management systems, operational processes, and evaluation reward and penalty mechanisms of suppliers, leading the suppliers to strengthens their ESG management effectiveness.

Integrity Management

We are committed to building a transparent and integrity-driven supply chain. We systematically advance supply chain integrity governance by strengthening employee conflict of interest management, strictly enforcing supplier integrity commitment requirements, and establishing a blacklisted supplier management mechanism.

The Group clearly stipulates anti-corruption clauses related to the supply chain in its *Employee Code of Conduct*, requiring employees to perform their duties with an objective, fair, and independent attitude and maintaining a zero-tolerance stance towards any form of corruption or bribery.

We establish integrity commitments with partners, continuously promote transparent procurement. During the supplier onboarding approval stage, suppliers must sign and submit the *Business Integrity Commitment*. During the contract signing stage, both parties must sign the *Business Integrity Agreement*. The Group has established a supervision mechanism for integrity cooperation, clearly defining reporting channels and setting up supervision logs in relevant agreements, and conducts regular follow-ups with suppliers to ensure integrity and transparency throughout the entire cooperation process.

Adhering to the principles of "compliance with laws and regulations, prevention as the priority, fairness and justice, openness and transparency", and based on the *Supplier Management System of Poly Property Group*, we have established a blacklisted supplier management mechanism. The Group prohibits suppliers listed on the blacklist from participating in any of the Group's tender activities for at least five years and strengthens risk control and tracking for their effective contracts. After the prohibition period expires, for suppliers who have completed rectifications and committed to compliant operations, the Group will remove their blacklisted status following qualification review and relevant procedures. For suppliers who have not completed rectifications, the penalty period will be automatically extended.

Green Procurement

The Group actively implements the concept of green procurement, prioritizing the procurement of sustainably certified, low-consumption, low-energy, environmentally friendly, and multi-functional green products. During the centralized procurement supplier introduction stage, we require suppliers to provide relevant supporting documents including green factory certification, energy management system certification, and green building material certification, continuously increasing the proportion of green building materials and green products in centralized procurement. Simultaneously, we encourage suppliers to improve product quality and environmental performance, continuously reduce potential environmental risks, and promote the overall sustainable development of the industrial chain.

Supplier Communication and Empowerment

The Group is committed to fostering stable and harmonious long-term cooperative relationships and actively engages in communication and collaboration with suppliers. We have established diverse, smooth, and efficient supplier communication channels to engage with suppliers on aspects such as engineering quality, health and safety, and sustainable development. Furthermore, we focus on providing capability support to suppliers, proactively empowering them through training and improvement plans, working together to achieve win-win cooperation.

Supplier Communication

Communication Channels

- We communicate through telephone, WeChat, email, on-site investigation, face-to-face meetings, etc., to ensure effective information transfer and timely feedback.

Communication Frequency

- According to project requirements, we carry out phased communication to timely transmit project information and control project progress.
- We hold weekly engineering meetings at project sites to solve the problems and ensure the smooth progress of project.
- We conduct performance reviews to implement dynamic management of suppliers.

Communication Content

- We focus on communication on project quality, safety, and progress.
- Besides, we focus on communicating about problems that occur during the cooperation process and timely promptly follow up on rectification actions.

Supplier Empowerment

During the Reporting Period

a total of

84

engineering supplier assessments and engagements were systematically conducted

In-depth meetings were held with

62

strategic suppliers across 12 categories, focusing on quality enhancement and the application of cutting-edge technologies

We continuously deepen collaborative relationships with suppliers, adopting a combination of online and offline methods to encourage their active participation in supplier exchange meetings and specialized training sessions. This helps suppliers improve their product and service quality as well as sustainable development capabilities, building an efficient and collaborative supply chain.

Joint Supplier Database

With the goal of "breaking down regional barriers and promoting the efficient flow of resources", the Group continues to develop a unified supplier database. In 2025, building on the pilot experience of the 2024 Yangtze River Delta (Jiangsu-Zhejiang-Shanghai) unified supplier database, the Group promoted this initiative nationwide, establishing four major regional unified main contractor databases for: Guangdong-Shenzhen, Yunnan-Guizhou-Guangxi, Jiangsu-Zhejiang-Shanghai-Hubei, and Shandong.

During the Reporting Period, we refined the management plans and processes for the Unified Supplier Database, achieving standardized operations. We strengthened process and performance management through methods including direct leadership engagement meetings and multi-department joint supervision, steadily improving the overall contract performance quality of suppliers. Furthermore, we implemented a dual strategy of "external introduction and internal cultivation", actively introducing excellent external suppliers on one hand while focusing on developing existing suppliers on the other, continuously enhancing the overall quality of the supplier pool.

Practicing Social Responsibility

While creating economic value, the Group actively gives back to society, striving to be a trusted contributor to urban development. Leveraging our industrial strengths, we contribute to urban and rural development. We actively advocate for and organize volunteer and community service activities, encouraging employees to engage deeply with and serve their communities. We translate care into action, deliver tangible support through tangible participation, unite strengths, and fulfill corporate social responsibilities in practice.

We strictly comply with relevant laws and regulations such as the *Charity Law of the People's Republic of China* and have formulated internal management systems including the *Management Measures of Poly Property Group Co., Limited for External Donations*. These standardize the management processes for charitable donations and public welfare program, ensuring all philanthropic activities are conducted lawfully, compliantly, and in an orderly manner.

During the Reporting Period

the Group had

1,225

employees volunteers

provided volunteer services

318 times

with a total duration

2,401 hours

The amount of charitable
donations was

RMB 3,750,000

The total amount of consumption for
poverty alleviation was

RMB 679,900

Rural Revitalization

Upholding the core values of "Responsibility First, Development Foremost", the Group leverages resource advantages and business characteristics to focus on improving the lives of people in underdeveloped areas and supporting youth development, thereby promoting urban-rural integration and sustainable development.

Poly Youth Ambition Series Activities

"Poly Youth Ambition" is an ongoing youth public welfare initiative by Poly Property. It mobilizes diverse resources to pool philanthropic strength, assisting over 50,000 young people in achieving their aspirations. Focusing on educational support and rural revitalization, the program expands the learning horizons and growth opportunities for youth in underdeveloped regions through various forms including study tours, educational resource donations, and community engagement. During the Reporting Period, we distributed public welfare project the "Poly Youth Ambition Education Fund" in 5 designated assistance counties, disbursing a total of RMB 1.5 million, benefiting over 1,000 participants (teachers and students).

Beijing Study Tour

In 2025, Poly Property carried out the "Poly Youth Ambition • Beijing Study Tour" in Ludian County, Zhaotong, Yunnan, a designated assistance county. The project selected 34 teachers and students from Huodehong Town Central Primary School and Jiangdi Town Central Primary School to participate in a 7-day study tour in Beijing. By organizing visits to universities and cultural institutions, the activity aimed to broaden students' horizons and inspire their motivation to learn.



Poly Youth Ambition Charity Bazaar and Poly Dream Library

In July 2025, Poly Property organized the "Toward a New Future with Goodness, Small Acts, Big Impact for Youth - Poly Youth Aspiration Charity Bazaar" event, mobilizing employees to raise educational resources through charity sales and donations. The funds raised were used to purchase books. Additionally, by collecting books and stationery donated by the public, "Poly Dream Libraries" were established at Huodehong Town Central Primary School and Jiangdi Town Central Primary School in Ludian County, aiming to continuously improve local schools' reading conditions.



In Hand with Property Owners • Charity Donation Activity

In November 2025, Zhejiang Poly Property organized themed public welfare activities named "Imprinted with Love, Bringing Warmth" and "Sunshine from Afar". Through charity bazaars and parent-child interaction sessions, property owners were encouraged to donate used clothes, books, and raised funds. After being sorted centrally, these items were donated to underdeveloped areas, providing clothing and learning materials support to children in remote and underprivileged regions.



Community Feedback

Community engagement is a vital practice for the Group in fulfilling its social responsibilities and participating in social development. In 2025, we further focused on urban communities and areas surrounding our projects, organizing community activities and volunteer services centered on neighborhood co-building, care for special groups, and public service support.

"In Hand with Stars, Joy in Every Step" Public Welfare Activity Caring for Children with Autism

In May 2025, Shenzhen Poly Property organized the "In Hand with Stars, Joy in Every Step" inclusive fun run. Using sports as a bridge, the event featured interactive challenges such as "Double Hula Hoop" and "Three-Legged Race" to encourage "stars children" (children with autism) and other children to participate together and cooperate, fostering mutual understanding and friendship through joy.



Group Photo of Participants in the Autism Care Public Welfare Activity

"Light Up the Starry Night, Good Neighbor Initiative" Public Welfare Activity Caring for Children with Leukemia

In July 2025, Jiangsu Poly Property held a charity bazaar themed "Light Up the Starry Night, Good Neighbor Initiative". The event collaborated with public welfare organizations to recruit volunteers who donated their hair to wig-making for children with leukemia. Concurrently, the activity raised funds through a charity auction and over 40 charity booths organized by property owners. The proceeds were donated to designated public welfare organizations to support related charitable projects.



On-site Photo of the Leukemia Care Public Welfare Activity

Philanthropy Awards

Over the years, through various philanthropic practices—from responding to social needs to empowering community development, and from charitable donations to establishing long-term care systems—the Group has been committed to building a harmonious, mutually supportive, and people-centered community ecosystem. In this process, we have formed positive and constructive interactions with all sectors of society. The awards and honors listed below are not only recognition of our past efforts but also motivation for us to drive our continued progress.

In January 2025, Guangxi Poly Property was awarded

The "Charity and Public Welfare Enterprise" title for 2024 in the Nanning Real Estate Industry by the Nanning Real Estate Association



In June 2025, the "Dream Cottage - Support Program for Older Children with Special Needs" project initiated by Jiangsu Poly Property won

The Third Prize in the Jiangsu Province Social Assistance Program Competition for Persons with Disabilities



Volunteer Actions

The Group actively advocates for employee participation in volunteer services, demonstrating the Company's care and social commitment through concrete actions and fulfilling social responsibilities. We encourage employees to engage with and serve the public in their communities, supporting green ecology, civilized mobility, and the building of a beautiful homeland through small acts, inheriting and promoting the spirit of volunteerism in corporate culture and daily practice.

"Promoting the Lei Feng Spirit" Volunteer Activities

Poly Property actively organized young employee volunteers to engage with local communities, providing community services such as neighborhood clean-ups, snow/ice removal, and traffic guidance at intersections. They used practical actions to improve living environments and safeguard resident safety.



On-site Photo of Volunteer Activities

"Green Future, Planting Hope Together" Voluntary Tree-planting Activity

In March 2025, Poly Property organized employees, property owners, and their children to participate in voluntary tree-planting activities. They practiced the concept of green development through tangible actions, fostering a community atmosphere of co-construction and sharing.



On-site Photo of the Voluntary Tree-planting Activity

"Warm Summer, Caring Together" Community Care Initiative

In 2025, Poly Property carried out summer heat relief initiatives and elderly care activities at nursing homes, providing cooling supplies and warm companionship to frontline employees and elderly groups. The company cares for its employees and the elderly, and reinforces community connections.



Group Photo of Participants in the Heatwave Care Activity



On-site Photo of Elderly Care Activities

Appendix I: List of Policies

ESG KPIs	List of Internal Policies in 2025	List of Laws and Regulations Obeyed in 2025
Aspect A1: Emissions	Management Regulations on Construction Safety Decoration Management Guide Construction Instructions Green Construction Plans Rules on Environmental Protection Waste Management Measures of Shanghai Poly Property Hotel Management Group Co., Ltd. Implementation Rules for Waste Management of Poly Business & Tourism Hotel Management Co., Ltd.	Law of the People's Republic of China on the Prevention and Control of Water Pollution Law of the People's Republic of China on the Prevention and Control of Air Pollution Law of the People's Republic of China on Prevention and Control of Soil Pollution Law of the People's Republic of China on the Prevention and Control of Environmental Pollution by Solid Waste Regulations of the People's Republic of China on the Prevention and Control of Marine Environmental Damage by Land-sourced Pollutants Law of the People's Republic of China on the Prevention and Control of Noise Pollution National Catalogue of Hazardous Wastes Environmental Impact Assessment Law of the People's Republic of China Measures for Environmental Administrative Punishment Property Management Regulations
Aspect A2: Use of Resources	Rules on Material Conservation and Material Resource Utilization Rules on Water Saving and Water Resource Utilization Rules on Energy Saving and Utilization Rules on Land Conservation and Construction Land Protection	/
Aspect A3: The Environment and Natural Resources	Investment Management Regulations of Poly Property Group Co., Limited (2024 Edition)	Environmental Protection Law of the People's Republic of China Regulations on the Administration of Construction Project Environmental Protection Regulation on Environmental Impact Assessment of Planning Code for Green Construction of Building
Aspect B1: Employment	Employee Handbook of Poly Property Group Administrative Measures on Remuneration of Poly Property Group Co., Limited (Real Estate Development Company, 2024 Edition) Administrative Measures on Remuneration of Self-Marketing Teams of Poly Property Group Co., Limited Administrative Measures on Post and Remuneration of the Business Management Team of Poly Property Group Co., Limited Recruitment Management Measures of Poly Property Group Co., Limited (2025 Edition) Administrative Measures on Preparation and Remuneration of Real Estate Repair Teams of Poly Property Group Co., Limited Implementation Measures for the Congress of Workers and Staff of Poly Property Group Co., Limited Implementation Measures of Poly Property Group Co., Limited for Strengthening Trade Union Management Management Measures for the Use and Evaluation of Social Recruitment Suppliers of Poly Property Group Co., Limited (2024 Edition) Guidelines on Human Resources Reporting for Poly Property Group Co., Limited (2024 Edition) Workforce Diversity Policy	Labor Law of the People's Republic of China Labor Contract Law of the People's Republic of China Regulations for the Implementation of the Labor Contract Law of the People's Republic of China Special Provisions on Labor Protection of Female Employees Regulations on Paid Annual Leave of Employees Trade Union Law of the People's Republic of China Constitution of the All-China Federation of Trade Unions Work Regulations on Enterprise Trade Unions Regulations on Democratic Management of Enterprises

ESG KPIs	List of Internal Policies in 2025	List of Laws and Regulations Obeyed in 2025
Aspect B2: Health and Safety	Measures for Supervision and Administration of Production Safety of Poly Property Group Co., Limited Working System of the Safety Production Committee of Poly Property Group Co., Limited Comprehensive Emergency Plan for Production Safety Accidents of Poly Property Group Co., Limited. Working System of the Safety Production Committee Measures for Supervision and Administration of Production Safety Measures for Assessment of Safety Production Comprehensive Emergency Plan for Production Safety Accidents Guidelines for Inspection of Supervision and Administration of Production Safety Guidelines for Classification of Issues Concerning Inspection of Supervision and Administration of Production Safety Management Regulations for Reward and Punishment on Projects Safe Operations Manual	Production Safety Law of the People's Republic of China Fire Protection Law of the People's Republic of China Administrative Regulations on the Work Safety of Construction Projects Special Equipment Safety Law of the People's Republic of China Law of the People's Republic of China on the Prevention and Control of Occupational Diseases
Aspect B3: Development and Training	Job Rank Management Measures of Poly Property Group Co., Limited (Real Estate Development Company) Measures of Poly Property Group Co., Limited for Comprehensive Assessment and Evaluation of Leadership and Leaders Measures of Poly Property Group Co., Limited on Sales Rank Management Job Rank Management Measures of Poly Property Group Co., Limited (Hong Kong) Annual Performance Assessment of the Functional Center of the Headquarters of Poly Property Group Co., Limited Management Measures for Education and Training of Poly Property Group Management Regulations for Online Learning Platform of Poly Property Group Poly Property Group Specialized Personnel Management Measures	/
Aspect B4: Labor Standards	Employee Handbook of Poly Property Group	Labor Law of the People's Republic of China Labor Contract Law of the People's Republic of China Law of the People's Republic of China on the Protection of Minors Provisions on the Prohibition of Child Labor
Aspect B5: Supply Chain Management	Supplier Management System of Poly Property Group Procurement Management System of Poly Property Engineering Procurement Management Measures of Poly Property Marketing Procurement Management Regulations of Poly Property Group Design Tendering and Bidding Management Measures Management Regulations for Engineering Suppliers of Poly Property Management Regulations for Engineering Suppliers of Poly Property Management Regulations for Designing Suppliers of Poly Property Management Regulations for Marketing Suppliers of Poly Property Management Regulations for Consulting and Services Bidding of Poly Property	Civil Code of the People's Republic of China Tendering and Bidding Law of the People's Republic of China Regulations for the Implementation of the Tendering and Bidding Law of the People's Republic of China Government Procurement Law of the People's Republic of China Regulations on Projects that Must be Tendered Regulations on the Scope of Infrastructure and Public Utility Projects that Must be Tendered

ESG KPIs	List of Internal Policies in 2025	List of Laws and Regulations Obeyed in 2025
Aspect B5: Supply Chain Management	Supplier Management System for Centralized Procurement of Poly Property Group Code of Conduct for Cost Contracting Staff of Poly Property Business Integrity Agreement Business Integrity Commitment Supplier Code of Conduct of Poly Property Group Commitment to Comply with the Supplier Code of Conduct of Poly Property Group Supplier Integrity Blacklist Management Measures of Poly Property Group Co., Limited	Measures for Electronic Bidding and Tendering Measures for Bidding and Tendering of Construction Projects Measures for Bidding and Tendering of Goods for Construction Projects Bidding and Tendering Measures for Construction Project Survey and Design Administrative Measures for the Release of Tender Announcements and Public Information Interim Provisions on Bid Evaluation Committee and Method
	Intellectual Property Management Measure Poly Property Group Key Node Risk Prevention Management Rules Poly Property Project Quality Management Measures Poly Property Full-process Quality Management Rule Poly Property Key Project Procedure Checkpoint Implementation Rules Poly Property Project Supervision Management Rules Poly Property Project Documentation Management Rules Poly Property Project Handover Management Guidelines Poly Property Model Review Work Guidelines Poly Property Project Planning Work Guidelines Poly Property 2025 Annual Project Inspection (Poly Hammer) Evaluation Standards Poly Property Exquisite Craftsmanship Quality Standards Poly Property Civil Project Quality Standards Poly Property Water Heating and Electrical Quality Standards Poly Property Fine Decoration Project Quality Standards Poly Property Landscape Project Quality Standards Poly Property Waterproof Project Quality Standards Poly Property Centralized Procurement Category Quality Standards Quality Manual "Hospitality of Poly" Service Standard Manual Business Management Regulations Poly Property Management Community Culture Operation Guidelines (2024 Edition) Project Manager Qualification Certification Implementation Plan of Poly Property Management Marketing Procurement Management Regulations of Poly Property Group Co., Limited	Intellectual Property Law of the People's Republic of China Copyright Law of the People's Republic of China Trademark Law of the People's Republic of China Construction Law of the People's Republic of China Regulation on the Quality Management of Construction Projects Unified Standard for Constructional Quality Acceptance of Building Engineering (GB50300-2013) Standard for Acceptance of Construction Quality of Building Foundation (GB50202-2018) Code for Acceptance of Construction Quality of Underground Waterproof (GB50208-2011) Code for Acceptance of Constructional Quality of Masonry Structures (GB50203-2011) Specification for Welding and Acceptance of Reinforcing Steel Bars (JGJ18-2012) Code for Acceptance of Constructional Quality of Concrete Structures (GB50204-2015) Code for Acceptance of Construction Quality of Building Ground (GB50209-2010) Standard for Construction Quality Acceptance of Building Decoration (GB 50210-2018) Code for Acceptance of Construction Quality of Roof (GB50207-2012) Code of Acceptance of Construction Quality of Electrical Installation in Building (GB50303-2015)

ESG KPIs	List of Internal Policies in 2025	List of Laws and Regulations Obeyed in 2025
Aspect B6: Product Responsibility	Poly Property Customer Satisfaction Survey Management Measures Poly Property Customer Relations Meeting System Poly Property Third Party Maintenance and Warranty Deposit Management Measures Poly Youjia Property Maintenance Center Space Standardization Guide "My Heart, Your Benefit Initiative Public Opinion Disposal Plan of Poly Property Group Mystery Visitor Research and Inspection Management Guidelines Poly Property Group Co., Ltd. Marketing Management Measures Poly Property Group News and Communication Work Management Measures Poly Property Group New Media Platform Construction and Management Implementation Rules Brand Culture Management Committee Working Guidelines of Poly Property Group Co., Limited Sales and Display Sample Control Process and Methods Mystery Visitor Research and Inspection Management Guidelines Management Measures for Customer Relationship Operations of Poly Property Group Management Measures for Performance of Marketing System of Poly Property Group (Revised in 2024) Management Measures for Remuneration of Project Marketing Team of Poly Property Group Co., Limited (Revised in 2024) Poly Property Information System and Network Security Emergency Response Management Measures Poly Property Information System Infrastructure Management Measures Poly Property Application System Data Quality and Data Security Management Detailed Rules Network Security Management Measures of Poly Property Group Co., Limited	Code for Acceptance of Installation Quality of Lifts, Escalators and Passenger Conveyors (GB50310-2002) Technical Specification for Concrete Structures of Tall Building (JGJ3-2010) General Code for Waterproofing of Building and Municipal Engineering (GB55030-2022) General Specification for Building Fire Protection (GB55037-2022) General Specifications on Fire Facilities (GB55036-2022) Standard for Acceptance of Energy Efficient Building Construction (GB 50411-2019)
	Integrity Risk Prevention and Control Manual of Poly Property Group Co., Limited Implementation Rules for Investigation of Responsibility for Non-compliant Operation and Investment of Property Development Subsidiaries of Poly Property Implementation Plan of Poly Property for Assigning Grassroots Discipline Inspection Supervisors Implementation Opinions of Poly Property on Deepening Integrity Education Interim Measures of Poly Property for Complaint Reporting Internal Audit Management Measures of Poly Property Group Co., Limited	Supervision Law of the People's Republic of China Anti-Money Laundering Law of the People's Republic of China Law of the People's Republic of China Against Unfair Competition Antimonopoly Law of the People's Republic of China Prevention of Bribery Ordinance
Aspect B7: Anti-corruption		

ESG KPIs	List of Internal Policies in 2025	List of Laws and Regulations Obeyed in 2025
Aspect B7: Anti-corruption	Regulations of Poly Property Group Co., Limited on Economic Responsibility Audit Management	
	Internal Audit Management Measures of Poly Property Group Co., Limited Regulations of Poly Property Group Co., Limited on Economic Responsibility Audit Management	
	Poly Property Group Co., Limited Code of Conduct for Securities Trading by Directors and Employees	
	Code of Poly Property Group Co., Limited for Audit Rectification	
	Implementation Measures for Accountability for Audit Findings (Trial)	
	Internal Audit Work Process and Quality Control Guidelines of Poly Property Group Co., Limited	
	Work Plan for Promoting the "Clean and Honest Home" Brand Building of Poly Property	
	Compliance Management Rules of Poly Property Group	
	Legal and Compliance Review Management Measures of Poly Property Group	
	Comprehensive Risk Management and Internal Control Measures of Poly Property Group (Trial)	
Aspect B8: Community Investment	Internal Control and Compliance Application Manual	
	Internal Control Self-assessment and Supervision Evaluation Manual	
	Management Measures of Poly Property Group Co., Limited for Designated Assistance	
Part D: Climate-related Disclosures	Management Measures of Poly Property Group Co., Limited for External Donations	Charity Law of the People's Republic of China
	Interim Measures of Poly Property Group Co., Limited for Management of External Donations	
	Comprehensive Emergency Plan for Production Safety Accidents	Energy Conservation Law of the People's Republic of China
	Emergency Plan for Typhoon and Flood Prevention	Renewable Energy Law of the People's Republic of China (Amendment)
		Assessment Standard for Green Building (GB/T 50378-2019)

Appendix II: Key Performance Table

Environmental Performance Indicators (by Business Segment)

Category	Unit	Property Development ⁴		Hotels ⁵		Commercial ⁶		Property Management ⁷	
		2024	2025	2024	2025	2024	2025	2024	2025
Energy Indicators									
Diesel	Liter	0.00	0.00	310.00	247.00	3,720.16	3,299.16	11,719.40	4,197.05
Gasoline	Liter	190,881.18	171,369.49	22,633.12	14,368.54	1,662.00	1,173.89	24,832.55	18,156.93
Natural gas	Cubic meter	2,742.00	3,110.00	1,859,969.00	1,812,865.00	777,935.00	698,183.50	66,029.87	125,142.47
Liquefied petroleum gas	Kilogram	0.00	0.00	740.00	594.50	0.00	0.00	1,564.50	189.00
Coke Oven Gas	Cubic meter	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Purchased electricity	MWh	17,210.11	17,230.72	27,832.00	25,965.96	29,981.34	27,761.64	154,982.61	161,367.12
Green electricity	MWh	560.37	545.48	0.00	0.00	0.00	0.00	0.02	189.93
Energy Consumption Indicators ⁸									
Total comprehensive energy consumption	MWh	19,456.99	19,297.33	48,170.09	45,719.90	38,451.48	35,360.30	156,051.28	163,113.36
Comprehensive energy consumption intensity	MWh/ten thousand square meter	489.46	1,698.95 ⁹	1,559.04	1,479.74	358.90	330.04	34.54	34.71
Greenhouse Gas Emissions Indicators ¹⁰									
Scope 1 GHG emissions ¹¹	Tonne CO ₂ equivalent	426.98	384.74	4,324.83	4,198.03	1,719.25	1,558.70	2,065.12	588.71
Scope 2 GHG emissions ¹²	Tonne CO ₂ equivalent	10,078.24	10,503.85	16,298.42	15,828.85	17,557.07	16,923.50	90,757.82	98,369.40
Total GHG emissions (Scope 1 and Scope 2)	Tonne CO ₂ equivalent	10,505.22	10,888.59	20,623.25	20,026.88	19,276.32	18,482.20	92,822.94	98,958.11
Total GHG emissions intensity (Scope 1 and Scope 2)	Tonne CO ₂ equivalent/ ten-thousand square meter	264.27	958.64 ¹³	667.48	648.18	179.92	172.51	20.54	21.06
Scope 3 GHG emissions ¹⁴	Tonne CO ₂ equivalent	727,066							

⁴ Environmental performance data of the Group's administrative offices, sales centers, and Poly Star/Poly Microchip.

⁵ The data scope of Hotels covers hotel properties held and put in operation by the Group.

⁶ The data scope of Commercial Projects covers centralized commercial properties held and put into operation by the Group, with a management area over 100,000 square meters.

⁷ Projects newly taken over in the current Reporting Period, having operated for less than one full year, are not yet included in the scope of environmental data statistics. They will be incorporated into the statistical scope for disclosure and assessment in the following Reporting Period.

⁸ The calculation of the total comprehensive energy consumption is based on the *General Rules for Calculation of the Comprehensive Energy Consumption (GB/T 2589-2020)*.

⁹ The increase in comprehensive energy consumption intensity and greenhouse gas emission intensity in 2025 compared to 2024 is mainly attributable to a change in calculation scope. Landscaping areas not involving energy consumption were excluded this year, resulting in a reduced denominator and consequently higher intensity indicators, which led to significant fluctuation in the related metrics. This calculation scope will be consistently applied going forward.

¹⁰ The Group's greenhouse gas emissions are mainly from our own vehicle fuel combustion, natural gas combustion, LPG combustion, fugitive refrigerant use, and purchased electricity.

¹¹ The calculation of Scope 1 greenhouse gases emission data is based on the *Industrial Companies in Other Industries in Greenhouse Gas Emissions Accounting Methods and Reporting Guidelines* published by the National Development and Reform Commission of the People's Republic of China, the *Greenhouse Gas Emissions Accounting Methodology and Reporting Guidelines for Land Transport Enterprises (Trial)* published by the Ministry of Ecology and Environment of the People's Republic of China, the *Greenhouse Gas Inventory Guidance - Direct Emissions from Mobile Combustion Sources* and the *2006 IPCC national greenhouse gas inventory guide and the Sixth Assessment Report (AR6)* released by the Intergovernmental Panel on Climate Change (IPCC).

¹² The Scope 2 GHG emissions data in 2025 was calculated based on the 2023 national average CO₂ emission factor for electricity (excluding market based traded non-fossil energy electricity) in the *Announcement on the Release of 2023 Electricity CO₂ Emission Factors* issued by the Ministry of Ecology and Environment of the People's Republic of China; in order to maintain consistency and comparability, the greenhouse gas emissions from purchased electricity are calculated using market-based greenhouse gas emission factors, and the 2024 Scope 2 greenhouse gas emissions data was recalculated based on the 2022 national average CO₂ emission factor for electricity (excluding market-based traded non-fossil energy electricity) in the *Announcement of the Ministry of Ecology and Environment and the National Bureau of Statistics on the Publication of 2022 Electricity Carbon Dioxide Emission Factors* issued by the Ministry of Ecology and Environment of the People's Republic of China and the National Bureau of Statistics.

¹³ The increase in comprehensive energy consumption intensity and greenhouse gas emission intensity in 2025 compared to 2024 is mainly attributable to a change in calculation scope. Landscaping areas within sales centers that do not involve energy consumption were excluded this year, resulting in a reduced denominator and consequently higher intensity indicators, which led to significant fluctuation in the related metrics. This calculation scope will be consistently applied going forward.

¹⁴ 2025 represents the Group's first year of conducting a systematic inventory and disclosure of Scope 3 greenhouse gas emissions. At this stage, only 2025 data is presented. Going forward, the Group will continue to optimize methodologies, expand boundary coverage, and progressively enhance the completeness and comparability of disclosures. This primarily covered Category 1 (Purchased Goods and Services), Category 2 (Capital Goods), Category 3 (Fuel- and Energy-Related Activities), Category 4 (Upstream Transportation and Distribution), Category 5 (Waste Generated in Operations), Category 6 (Business Travel), Category 7 (Employee Commuting), Category 8 (Upstream Leased Assets), Category 11 (Use of Sold Products), Category 12 (End-of-Life Treatment of Sold Products), and Category 13 (Downstream Leased Assets). Other categories are not relevant to our business operations. For the proportion of each category, please refer to the "An Overview of Poly Property Carbon Emissions" under the "Metrics and Targets" subsection in the "Climate Change Response" chapter of this report.

Category	Unit	Property Development ⁴		Hotels ⁵		Commercial ⁶		Property Management ⁷	
		2024	2025	2024	2025	2024	2025	2024	2025
Air Pollutant Emission Indicators ¹⁵									
Carbon Monoxide (CO)	Kilogram	873.68	760.54	401.60	253.33	4.22	6.04	99.39	125.46
Nitrogen Oxides (NO _x)	Kilogram	45.12	38.58	18.62	11.86	0.16	0.22	6.21	4.78
Sulphur Dioxide (SO _x)	Kilogram	2.82	2.53	0.33	0.21	0.03	0.02	0.37	0.27
Particulate Matter (PM)	Kilogram	10.07	9.02	2.88	1.86	0.06	0.08	1.28	1.58
Waste Generation Indicators									
Volume of hazardous waste generated	Kilogram	4,268.35	5,642.46	5,985.76	3,014.50	512.00	486.86	27,344.50	26,381.05
Waste battery	Kilogram	62.69	108.08	3,063.36	911.60	78.90	70.06	4,170.62	1,137.13
Waste cartridge	Kilogram	400.46	331.78	215.30	140.50	48.00	49.90	2,301.81	1,162.03
Waste lighting tube	Kilogram	15.20	42.60	596.40	336.60	295.00	277.40	7,410.66	4,240.22
Electronic waste	Kilogram	450.00	220.00	1,846.70	804.80	73.00	78.30	6,209.52	1,872.40
Other hazardous waste	Kilogram	3,340.00	4,940.00	264.00	821.00	17.10	11.20	7,251.89	17,969.27
Hazardous waste intensity	Tonne/ten thousand square meter	0.11	1.26	0.19	0.10	0.005	0.005	0.01	0.01
Volume of non-hazardous waste generated	Kilogram	401,152.00	66,265.00	4,489,524.00	4,778,345.00	5,521,030.00	3,694,020.00	204,977,783.42	181,624,937.48
Domestic waste	Kilogram	400,897.00	66,265.00	4,458,631.00	4,674,910.00	4,557,660.00	3,525,080.00	164,658,052.25	147,390,945.16
Other non-hazardous waste	Kilogram	255.00	0.00	30,893.00	103,435.00	963,370.00	168,940.00	40,319,731.17	34,233,992.31
Non-hazardous waste intensity	Tonne/ten thousand square meter	10.09	14.78	145.30	154.65	51.53	34.48	45.37	38.65
Waste Categorized by Disposal Method									
Waste for incineration with power generation (energy recovery) ¹⁶	Tonne	/	62.49	/	4,372.19	/	3,280.29	/	138,034.95
Waste for incineration (without energy recovery) ¹⁷	Tonne	/	0.64	/	2.43	/	0.19	/	22.58
Waste for landfill disposal	Tonne	/	8.67	/	0	/	114.64	/	14,348.53
Waste for recycling	Tonne	/	0.10	/	406.74	/	299.39	/	29,245.26
Water Consumption									
Total water consumption	Tonne	288,370.98	676,975.17	623,791.00	502,079.00	297,171.50	290,750.90	2,555,064.07	2,894,202.90
Total water consumption intensity	Tonne/ten thousand square meter	7,254.24	59,601.37	20,189.15	16,249.91	2,773.73	2,713.80	565.52	615.85
Packaging Material Consumption Indicators									
Packaging material consumption ¹⁸	Kilogram	N/A	N/A	1,543.00	5,079.10	N/A	N/A	N/A	N/A
Packaging material consumption intensity	Kilogram/ ten-thousand square meter	N/A	N/A	49.94	151.67	N/A	N/A	N/A	N/A

¹⁵ The data of air pollutant emission of the Group was sourced from the vehicle emission data of the Hong Kong & Shanghai headquarters, and all regional companies. The calculation method of air pollutant emission data is based on the *Technical Guidelines for the Preparation of Air Pollutant Emission from Road Motor Vehicles (Trial)* published by the Ministry of Ecology and Environment of the People’s Republic of China and the *How to prepare an ESG Report – Appendix 2: Reporting Guidance on Environmental KPIs* published by the HKEX.

¹⁶ Waste for incineration with power generation primarily corresponds to non-hazardous waste, including domestic waste.

¹⁷ Waste for incineration (without energy recovery) mainly refers to waste that undergoes incineration without energy recovery, including hazardous waste.

¹⁸ The total amount of packaging materials consumed in hotel operation.

Social Performance Indicators

Category		Unit	2024	2025
Personnel Employment Indicator				
Number of employees		Number	6,332	6,442
New employees		Number	1,337	1,395
Percentage of new employees		%	21	22
New employees-fresh graduates		Number	96	52
Number of employees by gender	Male	Number	3,416	3,446
	Female	Number	2,916	2,996
	Male	%	54	53
	Female	%	46	47
Number of employees by age	Under 30	Number	1,291	1,159
	30-50	Number	4,298	4,539
	Over 50	Number	743	744
	Under 30	%	20	18
	30-50	%	68	70
	Over 50	%	12	12
Number of employees by employment type	Full-time	Number	6,332	6,442
	Part-time	Number	0	0
	Full-time	%	100	100
	Part-time	%	0	0
Number of employees by job position	Senior management	Number	9	9
	Middle management	Number	217	210
	General staff	Number	6,106	6,223
	Senior management	%	0.14	0.14
	Middle management	%	3.43	3.26
	General staff	%	96.43	96.60
Number of employees by education degree	Master and above	Number	325	347
	Bachelor	Number	2,069	2,142
	College	Number	1,723	2,031

Category		Unit	2024	2025
Number of employees by education degree	High school and below	Number	2,215	1,922
	Master and above	%	5	5
	Bachelor	%	33	33
	College	%	27	32
	High school and below	%	35	30
Number of employees by region	Headquarters	Number	151	158
	Yangtze River Delta	Number	1,375	1,493
	Pearl River Delta	Number	1,168	1,104
	Southwest region	Number	1,108	1,102
	Other regions	Number	2,470	2,531
	Hong Kong	Number	60	54
	Headquarters	%	2	3
	Yangtze River Delta	%	22	23
	Pearl River Delta	%	18	17
	Southwest region	%	18	17
	Other regions	%	39	39
	Hong Kong	%	1	1
Number of employees by business type	Real estate development	Number	1,606	1,449
	Commercial operation	Number	1,109	1,034
	Property management	Number	3,513	3,874
	Others	Number	104	85
	Real estate development	%	25	23
	Commercial operation	%	18	16
	Property management	%	55	60
	Others	%	2	1
Employee Equity and Diversity Indicators				
Number of female employees in management position		Number	61	59
Percentage of female employees in management position		%	27	27
Percentage of employees in management aged under 30		%	0.44	0

Category		Unit	2024	2025
Percentage of employees in management aged 30-50		%	76.11	77.63
Percentage of employees in management aged over 50		%	23.45	22.37
Employment Compliance Indicators				
Employment contract signing rate		%	100	100
Social insurance coverage rate		%	100	100
Employee Turnover Indicators				
Total employee turnover		Number	1,748	1,443
Total employee turnover rate		%	28	22
Employee turnover rate by gender	Male	%	24	21
	Female	%	32	24
Employee turnover rate by age	Under 30	%	64	62
	30-50	%	17	13
	Over 50	%	25	15
Employee turnover rate by region	Headquarters	%	11	4
	Yangtze River Delta	%	28	22
	Pearl River Delta	%	34	28
	Southwest region	%	29	20
	Other regions	%	25	22
	Hong Kong	%	35	17
Employee turnover rate by business type	Real estate development	%	9	5
	Commercial operation	%	28	32
	Property management	%	37	27
	Others	%	5	0
Occupational Health and Safety Indicators				
Number of work-related fatalities		Number	0	0
Percentage of work-related fatalities		%	0	0
Lost days due to work injury		Day	960	1,747
Lost time injury frequency rate (LTIFR)		/	1.97	2.79
Employee health check coverage rate of property development platform		%	100	100

Category		Unit	2024	2025
Employee Training Indicators				
Total number of employees trained		Number	6,039	6,442
Total training hours		Hour	1,116,611	681,606
Average training hours completed per employee		Hour	176	106
Percentage of employees trained		%	95	100
Total investment in training		RMB	3,123,988	2,264,015
Average training investment per employee		RMB/Number of people	517	351
Percentage of employees trained by gender	Male	%	54	53
	Female	%	46	47
Percentage of employees trained by job position	Senior management	%	0.15	0.14
	Middle management	%	3.59	3.26
	General staff	%	96.26	96.60
Average training hours completed per employee by gender	Male	Hour	176	106
	Female	Hour	176	106
Average training hours completed per employee by job position	Senior management	Hour	255	146
	Middle management	Hour	211	150
	General staff	Hour	175	104
Supplier Indicators				
Total number of suppliers		Number	3,057	3,601
Headquarters		Number	112	117
Yangtze River Delta		Number	1,009	1,144
Pearl River Delta		Number	584	753
Southwest region		Number	509	451
Other regions		Number	801	851
Hong Kong		Number	42	285
Overseas regions		Number	0	0
Proportion of suppliers passed quality/ environment/ occupational health and safety management system certification	Construction general contractors	%	100	100
	Group-level cooperative suppliers of centralized procurement	%	95.54	97.44

Category	Unit	2024	2025
Economic contract fulfillment rate	%	100	100
Number of potential suppliers rejected due to non-compliance in shouldering social responsibilities	Number	0	0
Number of suppliers suspended from cooperation due to non-compliance in social responsibilities	Number	0	0
Social Investment Indicators			
Number of volunteers	Number	832	1,225
Number of employee volunteer services offered	Times	175	318
Employee volunteering hours	Hour	1,418	2,401
Charity and social welfare investment	RMB	3,754,730	3,750,000
Poverty alleviation through consumption	RMB	1,055,895	679,900

Governance Performance Indicators

Category	Unit	2024	2025
Business Ethics and Anti-corruption			
Number of legal cases regarding corrupt practice	Case	0	0
Number of specialized business ethics and anti-corruption trainings	Times	10	17
Number of employees trained on specialized business ethics and anti-corruption trainings	Person-time	3,447	20,905
Total training hours of specialized business ethics and anti corruption trainings for employees	Hour	8,179	21,102
Number of specialized business ethics and anti-corruption trainings for board members	Times	3	9
Number of board members trained on specialized business ethics and anti-corruption trainings	Person-time	12	17
Total training hours of specialized business ethics and anti corruption trainings for board members	Hour	43	71

Appendix III: Index Table of HKEX's Environmental, Social and Governance Reporting Code

Part C: "Comply or Explain" Provisions

Subject Areas, Aspects, General Disclosures and KPIs		Chapter
A. Environmental		
Aspect A1: Emissions		
General Disclosure	Information on: (a) the policies; and (b) compliance with relevant laws and regulations that have a significant impact on the issuer relating to air and greenhouse gas emissions, discharges into water and land, and generation of hazardous and non-hazardous waste.	Green Homeland for a Harmonious Ecology
KPI A1.1	The types of emissions and respective emissions data.	Key Performance Table
KPI A1.3	Total hazardous waste produced (in tonnes) and, where appropriate, intensity (e.g., per unit of production volume, per facility).	Key Performance Table
KPI A1.4	Total non-hazardous waste produced (in tonnes) and, where appropriate, intensity. (e.g., per unit of production volume, per facility).	Green Operation Climate Change Response
KPI A1.5	Description of emission target(s) set and steps taken to achieve them.	Green Operation Climate Change Response
KPI A1.6	Description of how hazardous and non-hazardous wastes are handled, and a description of reduction target(s) set and steps taken to achieve them.	Green Development Green Operation
Aspect A2: Use of Resources		
General Disclosure	Policies on the efficient use of resources, including energy, water and other raw materials.	Green Homeland for a Harmonious Ecology
KPI A2.1	Direct and/or indirect energy consumption by type (e.g., electricity, gas or oil) in total (kWh in '000s) and intensity (e.g., per unit of production volume, per facility).	Key Performance Table
KPI A2.2	Water consumption in total and intensity (e.g., per unit of production volume, per facility).	Key Performance Table
KPI A2.3	Description of energy-use efficiency target(s) set and steps taken to achieve them.	Green Development Green Operation
KPI A2.4	Description of whether there is any issue in sourcing water that is fit for purpose, water efficiency target(s) set and steps taken to achieve them.	Green Development Green Operation
KPI A2.5	Total packaging material used for finished products (in tonnes) and, if applicable, with reference to per unit produced.	Key Performance Table
Aspect A3: The Environment and Natural Resources		
General Disclosure	Policies on minimizing the issuer's significant impacts on the environment and natural resources.	Green Homeland for a Harmonious Ecology
KPI A3.1	Description of the significant impacts of activities on the environment and natural resources and the actions taken to manage them.	Green Development Green Operation

Subject Areas, Aspects, General Disclosures and KPIs		Chapter
B. Social		
Employment and Labour Practices		
Aspect B1: Employment		
General Disclosure	Information on: (a) the policies; and (b) compliance with relevant laws and regulations that have a significant impact on the issuer relating to compensation and dismissal, recruitment and promotion, working hours, rest periods, equal opportunity, diversity, anti-discrimination, and other benefits and welfare.	Employee Management
KPI B1.1	Total workforce by gender, employment type (for example, full- or part-time), age group and geographical region.	Key Performance Table
KPI B1.2	Employee turnover rate by gender, age group and geographical region.	Key Performance Table
Aspect B2: Health and Safety		
General Disclosure	Information on: (a) the policies; and (b) compliance with relevant laws and regulations that have a significant impact on the issuer relating to providing a safe working environment and protecting employees from occupational hazards.	Occupational Health and Safety
KPI B2.1	Number and rate of work-related fatalities occurred in each of the past three years including the reporting year.	Key Performance Table
KPI B2.2	Lost days due to work injury.	Key Performance Table
KPI B2.3	Description of occupational health and safety measures adopted, and how they are implemented and monitored.	Occupational Health and Safety
Aspect B3: Development and Training		
General Disclosure	Policies on improving employees' knowledge and skills for discharging duties at work. Description of training activities.	Employee Management
KPI B3.1	The percentage of employees trained by gender and employee category (e.g., senior management, middle management).	Key Performance Table
KPI B3.2	The average training hours completed per employee by gender and employee category.	Key Performance Table
Aspect B4: Labor Standards		
General Disclosure	Information on: (a) the policies; and (b) compliance with relevant laws and regulations that have a significant impact on the issuer relating to preventing child and forced labour.	Employee Management
KPI B4.1	Description of measures to review employment practices to avoid child and forced labour.	Employee Management
KPI B4.2	Description of steps taken to eliminate such practices when discovered.	Employee Management
Operating Practices		
Aspect B5: Supply Chain Management		
General Disclosure	Policies on managing environmental and social risks of the supply chain.	Responsible Supply Chain

Subject Areas, Aspects, General Disclosures and KPIs		Chapter
KPI B5.1	Number of suppliers by geographical region.	Key Performance Table
KPI B5.2	Description of practices relating to engaging suppliers, number of suppliers where the practices are being implemented, and how they are implemented and monitored.	Responsible Supply Chain
KPI B5.3	Description of practices used to identify environmental and social risks along the supply chain, and how they are implemented and monitored.	Responsible Supply Chain
KPI B5.4	Description of practices used to promote environmentally preferable products and services when selecting suppliers, and how they are implemented and monitored.	Responsible Supply Chain
Aspect B6: Product Responsibility		
General Disclosure	Information on: (a) the policies; and (b) compliance with relevant laws and regulations that have a significant impact on the issuer relating to health and safety, advertising, labelling and privacy matters relating to products and services provided and methods of redress.	Ingenious Construction for a Brighter Future
KPI B6.1	Percentage of total products sold or shipped subject to recalls for safety and health reasons.	The Group is not involved in product recalls in the course of its business operations
KPI B6.2	Number of product- and service-related complaints received and how they are dealt with.	Customer Rights and Interests
KPI B6.3	Description of practices relating to observing and protecting intellectual property rights.	Risk Management
KPI B6.4	Description of quality assurance process and recall procedures.	Exquisite Products
KPI B6.5	Description of consumer data protection and privacy policies, and how they are implemented and monitored.	Customer Rights and Interests
Aspect B7: Anti-corruption		
General Disclosure	Information on: (a) the policies; and (b) compliance with relevant laws and regulations that have a significant impact on the issuer relating to bribery, extortion, fraud and money laundering.	Risk Management
KPI B7.1	Number of concluded legal cases regarding corrupt practices brought against the issuer or its employees during the Reporting Period and the outcomes of the cases.	Risk Management
KPI B7.2	Description of preventive measures and whistle-blowing procedures, and how they are implemented and monitored.	Risk Management
KPI B7.3	Description of anti-corruption training provided to board directors and staff.	Risk Management
Community		
Aspect B8: Community Investment		
General Disclosure	Policies on community engagement to understand the needs of the communities where the issuer operates and to ensure its activities take into consideration the communities' interests.	Practicing Social Responsibility

Subject Areas, Aspects, General Disclosures and KPIs		Chapter
KPI B8.1	Focus areas of contribution (e.g., education, environmental concerns, labour needs, health, culture, sport).	Practicing Social Responsibility
KPI B8.2	Resources contributed (e.g., money or time) to the focus area.	Key Performance Table

Part D: Climate-related Disclosures

Climate-related Disclosures Requirements		Chapter
(I) Governance	19.An issuer shall disclose information about:	
	(a) the governance body(s) (which can include a board, committee or equivalent body charged with governance) or individual(s) responsible for oversight of climate-related risks and opportunities. Specifically, the issuer shall identify that body(s) or individual(s) and disclose information about:	
	(i) how the body(s) or individual(s) determines whether appropriate skills and competencies are available or will be developed to oversee strategies designed to respond to climate-related risks and opportunities	Climate Change Response
	(ii) how and how often the body(s) or individual(s) is informed about climate-related risks and opportunities	Climate Change Response
	(iii) how the body(s) or individual(s) takes into account climate-related risks and opportunities when overseeing the issuer's strategy, its decisions on major transactions, and its risk management processes and related policies, including whether the body(s) or individual(s) has considered trade-offs associated with those risks and opportunities	ESG Governance System Climate Change Response
	(iv) how the body(s) or individual(s) oversees the setting of, and monitors progress towards, targets related to climate-related risks and opportunities (see paragraphs 37 to 40), including whether and how related performance metrics are included in remuneration policies (see paragraph 35)	ESG Governance System Climate Change Response
	(b) management's role in the governance processes, controls and procedures used to monitor, manage and oversee climate-related risks and opportunities, including information about:	
	(i) whether the role is delegated to a specific management-level position or management-level committee and how oversight is exercised over that position or committee	ESG Governance System Climate Change Response
	(ii) whether management uses controls and procedures to support the oversight of climate-related risks and opportunities and, if so, how these controls and procedures are integrated with other internal functions	ESG Governance System Climate Change Response
	Climate-related risks and opportunities	
(II) Strategy	20. An issuer shall disclose information to enable an understanding of climate-related risks and opportunities that could reasonably be expected to affect the issuer's cash flows, its access to finance or cost of capital over the short, medium or long term. Specifically, the issuer shall:	
	(a) describe climate-related risks and opportunities that could reasonably be expected to affect the issuer's cash flows, its access to finance or cost of capital over the short, medium or long term	Climate Change Response
	(b) explain, for each climate-related risk the issuer has identified, whether the issuer considers the risk to be a climate-related physical risk or climate-related transition risk	Climate Change Response

Climate-related Disclosures Requirements	Chapter
(c) specify, for each climate-related risk and opportunity the issuer has identified, over which time horizons – short, medium or long term – the effects of each climate-related risk and opportunity could reasonably be expected to occur	Climate Change Response
(d) explain how the issuer defines 'short term', 'medium term' and 'long term' and how these definitions are linked to the planning horizons used by the issuer for strategic decision-making	Climate Change Response
Business model and value chain 21. An issuer shall disclose information that enables an understanding of the current and anticipated effects of climate-related risks and opportunities on the issuer's business model and value chain. Specifically, the issuer shall disclose:	
(a) a description of the current and anticipated effects of climate-related risks and opportunities on the issuer's business model and value chain	Climate Change Response
(b) a description of where in the issuer's business model and value chain climate-related risks and opportunities are concentrated (for example, geographical areas, facilities and types of assets)	Climate Change Response
Strategy and decision-making 22. An issuer shall disclose information that enables an understanding of the effects of climate-related risks and opportunities on its strategy and decision-making. Specifically, the issuer shall disclose:	
(a) information about how the issuer has responded to, and plans to respond to, climate-related risks and opportunities in its strategy and decision-making, including how the issuer plans to achieve any climate-related targets it has set and any targets it is required to meet by law or regulation. Specifically, the issuer shall disclose information about:	
(i) current and anticipated changes to the issuer's business model, including its resource allocation, to address climate-related risks and opportunities	Climate Change Response
(ii) current and anticipated adaptation and mitigation efforts (whether direct or indirect)	Climate Change Response
(iii) any climate-related transition plan the issuer has (including information about key assumptions used in developing its transition plan, and dependencies on which the issuer's transition plan relies), or an appropriate negative statement where the issuer does not have a climate-related transition plan	Climate Change Response
(iv) how the issuer plans to achieve any climate-related targets (including any greenhouse gas emissions targets (if any))	Climate Change Response
(b) information about how the issuer is resourcing, and plans to resource, the activities disclosed in accordance with paragraph 22(a)	Climate Change Response
23. An issuer shall disclose information about the progress of plans disclosed in previous reporting periods in accordance with paragraph 22(a)	Climate Change Response
Financial position, financial performance and cash flows Current financial effect 24. An issuer shall disclose qualitative and quantitative information about:	
(a) how climate-related risks and opportunities have affected its financial position, financial performance and cash flows for the reporting period	Climate Change Response
(b) the climate-related risks and opportunities identified in paragraph 24(a) for which there is a significant risk of a material adjustment within the next annual reporting period to the carrying amounts of assets and liabilities reported in the related financial statements	Climate Change Response

Climate-related Disclosures Requirements	Chapter
Financial position, financial performance and cash flows Anticipated financial effect 25. The issuer shall provide qualitative and quantitative disclosures about:	Following a prudent assessment, due to the high level of uncertainty associated with the measurement approach for evaluating the related impacts, it is currently difficult for the Company to obtain quantitative data regarding the financial implications of its climate-related risks and opportunities. The Company plans to progressively enhance the quantification of financial impacts in the future and disclose relevant data as appropriate.
(a) how the issuer expects its financial position to change over the short, medium and long term, given its strategy to manage climate-related risks and opportunities, taking into consideration:	
(i) its investment and disposal plans	Following a prudent assessment, due to the high level of uncertainty in the measurement methods for evaluating the associated impacts, the Company currently faces challenges in obtaining quantitative data related to climate risks and opportunities. The Company intends to progressively deepen the quantification of financial impacts in the future and disclose relevant data as appropriate.
(ii) its planned sources of funding to implement its strategy	
(b) how the issuer expects its financial performance and cash flows to change over the short, medium and long term, given its strategy to manage climate-related risks and opportunities	
Climate resilience 26. An issuer shall disclose information that enables an understanding of the resilience of the issuer's strategy and business model to climate-related changes, developments and uncertainties, taking into consideration the issuer's identified climate-related risks and opportunities. An issuer shall use climate-related scenario analysis to assess its climate resilience using an approach that is commensurate with an issuer's circumstances. In providing quantitative information, the issuer may disclose a single amount or a range. Specifically, the issuer shall disclose:	
(a) the issuer's assessment of its climate resilience as at the reporting date, which shall enable an understanding of:	
(i) the implications, if any, of the issuer's assessment for its strategy and business model, including how the issuer would need to respond to the effects identified in the climate-related scenario analysis	Climate Change Response
(ii) the significant areas of uncertainty considered in the issuer's assessment of its climate resilience	Climate Change Response
(iii) the issuer's capacity to adjust, or adapt its strategy and business model to climate change over the short, medium or long term	Climate Change Response
(b) how and when the climate-related scenario analysis was carried out, including:	
(i) information about the inputs used, including:	
(1) which climate-related scenarios the issuer used for the analysis and the sources of such scenarios	Climate Change Response
(2) whether the analysis included a diverse range of climate-related scenarios	Climate Change Response
(3) whether the climate-related scenarios used for the analysis are associated with climate-related transition risks or climate-related physical risks	Climate Change Response
(4) whether the issuer used, among its scenarios, a climate-related scenario aligned with the latest international agreement on climate change	Climate Change Response

Climate-related Disclosures Requirements		Chapter
(II) Strategy	(5) why the issuer decided that its chosen climate-related scenarios are relevant to assessing its resilience to climate-related changes, developments or uncertainties	Climate Change Response
	(6) time horizons the issuer used in the analysis	Climate Change Response
	(7) what scope of operations the issuer used in the analysis (for example, the operation, locations and business units used in the analysis)	Climate Change Response
	(ii) the key assumptions the issuer made in the analysis	Climate Change Response
	(iii) the reporting period in which the climate-related scenario analysis was carried out	Climate Change Response
(III) Risk Management	27. An issuer shall disclose information about:	
	(a) the processes and related policies it uses to identify, assess, prioritise and monitor climate-related risks, including information about:	
	(i) the inputs and parameters the issuer uses (for example, information about data sources and the scope of operations covered in the processes)	Climate Change Response
	(ii) whether and how the issuer uses climate-related scenario analysis to inform its identification of climate-related risks	Climate Change Response
	(iii) how the issuer assesses the nature, such as likelihood and magnitude of the effects of those risks (for example, whether the issuer considers qualitative factors, quantitative thresholds or other criteria)	Climate Change Response
	(iv) whether and how the issuer prioritises climate-related risks relative to other types of risks	Climate Change Response
	(v) how the issuer monitors climate-related risks	Climate Change Response
	(vi) whether and how the issuer has changed the processes it uses compared with the previous reporting period	Climate Change Response
	(b) the processes the issuer uses to identify, assess, prioritise and monitor climate-related opportunities (including information about whether and how the issuer uses climate-related scenario analysis to inform its identification of climate-related opportunities)	Climate Change Response
	(c) the extent to which, and how, the processes for identifying, assessing, prioritising and monitoring climate-related risks and opportunities are integrated into and inform the issuer's overall risk management process	Climate Change Response
(IV) Metrics and Targets	Greenhouse gas emissions 28. An issuer shall disclose its absolute gross greenhouse gas emissions generated during the reporting period, expressed as metric tons of CO2 equivalent, classified as:	
	(a) Scope 1 greenhouse gas emissions	Climate Change Response
	(b) Scope 2 greenhouse gas emissions	Climate Change Response
	(c) Scope 3 greenhouse gas emissions	Climate Change Response
	29. An issuer shall:	
	(a) measure its greenhouse gas emissions in accordance with the Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard (2004) unless required by a jurisdictional authority or another exchange on which the issuer is listed to use a different method for measuring greenhouse gas emissions	
	(b) disclose the approach it uses to measure its greenhouse gas emissions including:	
	(i) the measurement approach, inputs and assumptions the issuer uses to measure its greenhouse gas emissions	Climate Change Response
	(ii) the reason why the issuer has chosen the measurement approach, inputs and assumptions it uses to measure its greenhouse gas emissions	Climate Change Response
	(iii) any changes the issuer made to the measurement approach, inputs and assumptions during the reporting period and the reasons for those changes	Climate Change Response

Climate-related Disclosures Requirements		Chapter
	(c) for Scope 2 greenhouse gas emissions disclosed in accordance with paragraph 28(b), disclose its location-based Scope 2 greenhouse gas emissions, and provide information about any contractual instruments that is necessary to enable an understanding of the issuer's Scope 2 greenhouse gas emissions	Climate Change Response
	(d) or Scope 3 greenhouse gas emissions disclosed in accordance with paragraph 28(c), disclose the categories included within the issuer's measure of Scope 3 greenhouse gas emissions, in accordance with the Scope 3 categories described in the Greenhouse Gas Protocol Corporate Value Chain (Scope 3) Accounting and Reporting Standard (2011)	Climate Change Response
	Climate-related transition risks 30. An issuer shall disclose the amount and percentage of assets or business activities vulnerable to climate-related transition risks	Due to the ongoing refinement of the scope of the Company's assets/business activities and value chain, as well as limitations in data availability, it is currently difficult to reliably quantify the relevant amounts without incurring disproportionate cost or effort. Therefore, disclosure has not been made at this time.
	Climate-related physical risks 31. An issuer shall disclose the amount and percentage of assets or business activities vulnerable to climate-related physical risks	Due to the ongoing refinement of the scope of the Company's assets/business activities and value chain, as well as limitations in data availability, it is currently difficult to reliably quantify the relevant amounts without incurring disproportionate cost or effort. Therefore, disclosure has not been made at this time.
(IV) Metrics and Targets	Climate-related opportunities 32. An issuer shall disclose the amount and percentage of assets or business activities aligned with climate-related opportunities	Due to the ongoing refinement of the scope of the Company's assets/business activities and value chain, as well as limitations in data availability, it is currently difficult to reliably quantify the relevant amounts without incurring disproportionate cost or effort. Therefore, disclosure has not been made at this time.
	Capital deployment 33. An issuer shall disclose the amount of capital expenditure, financing or investment deployed towards climate-related risks and opportunities	Due to the ongoing refinement of the scope of the Company's assets/business activities and value chain, as well as limitations in data availability, it is currently difficult to reliably quantify the relevant amounts without incurring disproportionate cost or effort. Therefore, disclosure has not been made at this time.
	Internal carbon prices 34. An issuer shall disclose:	
	(a) an explanation of whether and how the issuer is applying a carbon price in decision-making (for example, investment decisions, transfer pricing, and scenario analysis)	Poly Property has not yet implemented an internal carbon pricing mechanism. The Group will continue to monitor relevant policy developments and industry practices, and will evaluate the feasibility of introducing such a mechanism under appropriate circumstances.

Climate-related Disclosures Requirements	Chapter
(b) the price of each metric tonne of greenhouse gas emissions the issuer uses to assess the costs of its greenhouse gas emissions	Poly Property has not yet implemented an internal carbon pricing mechanism. The Group will continue to monitor relevant policy developments and industry practices, and will evaluate the feasibility of introducing such a mechanism under appropriate circumstances.
Remuneration 35. An issuer shall disclose whether and how climate-related considerations are factored into remuneration policy, or an appropriate negative statement. This may form part of the disclosure under paragraph 19(a)(iv)	Climate Change Response
Industry-based metrics 36. An issuer is encouraged to disclose industry-based metrics that are associated with one or more particular business models, activities or other common features that characterise participation in an industry. In determining the industry-based metrics that the issuer discloses, an issuer is encouraged to refer to and consider the applicability of the industry-based metrics associated with disclosure topics described in the IFRS S2 Industry-based Guidance on implementing Climate-related Disclosures and other industry-based disclosure requirements prescribed under other international ESG reporting frameworks	Following a prudent assessment, the applicability of the relevant industry-based metrics to the Group is currently limited; therefore, no specific disclosure has been made.
Climate-related targets 37. An issuer shall disclose (a) the qualitative and quantitative climate-related targets the issuer has set to monitor progress towards achieving its strategic goals; and (b) any targets the issuer is required to meet by law or regulation, including any greenhouse gas emissions targets. For each target, the issuer shall disclose	
(a) the metric used to set the target	Climate Change Response
(b) the objective of the target (for example, mitigation, adaptation or conformance with science-based initiatives)	Climate Change Response
(c) the part of the issuer to which the target applies (for example, whether the target applies to the issuer in its entirety or only a part of the issuer, such as a specific business unit or geographic region)	Climate Change Response
(d) the period over which the target applies	Climate Change Response
(e) the base period from which progress is measured	Climate Change Response
(f) milestones or interim targets (if any)	Climate Change Response
(g) if the target is quantitative, whether the target is an absolute target or an intensity target	Climate Change Response
(h) how the latest international agreement on climate change, including jurisdictional commitments that arise from that agreement, has informed the target	Climate Change Response
38. An issuer shall disclose information about its approach to setting and reviewing each target, and how it monitors progress against each target, including:	
(a) whether the target and the methodology for setting the target has been validated by a third party	Climate Change Response
(b) the issuer's processes for reviewing the target	Climate Change Response
(c) the metrics used to monitor progress towards reaching the target	Climate Change Response
(d) any revisions to the target and an explanation for those revisions	Climate Change Response
39. An issuer shall disclose information about its performance against each climate-related target and an analysis of trends or changes in the issuer's performance	
40. For each greenhouse gas emissions target disclosed in accordance with paragraphs 37 to 39, an issuer shall disclose:	
(a) which greenhouse gases are covered by the target	Climate Change Response
(b) whether Scope 1, Scope 2 or Scope 3 greenhouse gas emissions are covered by the target	Climate Change Response

Climate-related Disclosures Requirements	Chapter
(c) whether the target is a gross greenhouse gas emissions target or a net greenhouse gas emissions target. If the issuer discloses a net greenhouse gas emissions target, the issuer is also required to separately disclose its associated gross greenhouse gas emissions target	Climate Change Response
(d) whether the target was derived using a sectoral decarbonisation approach	Climate Change Response
(e) the issuer's planned use of carbon credits to offset greenhouse gas emissions to achieve any net greenhouse gas emissions target. In explaining its planned use of carbon credits, the issuer shall disclose:	
(i) the extent to which, and how, achieving any net greenhouse gas emissions target relies on the use of carbon credits	Poly Property currently has no plans to utilize carbon credits. The Group will continue to monitor relevant policy developments and industry practices, and will evaluate the feasibility of such a plan under appropriate circumstances.
(ii) which third-party scheme(s) will verify or certify the carbon credits	
(iii) the type of carbon credit, including whether the underlying offset will be nature-based or based on technological carbon removals, and whether the underlying offset is achieved through carbon reduction or removal	
(iv) any other factors necessary to enable an understanding of the credibility and integrity of the carbon credits the issuer plans to use (for example, assumptions regarding the permanence of the carbon offset)	
Applicability of cross-industry metrics and industry-based metrics 41. In preparing disclosures to meet the requirements in paragraphs 21 to 26 and 37 to 38, an issuer shall refer to and consider the applicability of cross-industry metrics (see paragraphs 28 to 35) and (ii) industry-based metrics (see paragraph 36)	Following a prudent assessment, the applicability of the relevant cross-industry metrics and industry-based metrics to the Group is currently limited; therefore, no specific disclosure has been made.

Appendix IV: Index Table of GRI Standards

Statement of Use Poly Property has reported in accordance with the GRI Standards from January 1, 2025, to December 31, 2025.

GRI 1 used GRI 1: Foundation 2021

GRI Standard	Disclosure	Location
General disclosures		
GRI 1: Foundation 2021		
GRI 2: General Disclosures 2021		
The organization and its reporting practices		
2-1	Organizational details	About Poly Property
2-2	Entities included in the organization's sustainability reporting	About This Report
2-3	Reporting period, frequency and contact point	About This Report
2-4	Restatements of information	About This Report
Activities and workers		
2-6	Activities, value chain and other business relationships	About Poly Property
2-7	Employees	Employee Management Key Performance Table
2-8	Non-employee Workers	Responsible Supply Chain Key Performance Table
Governance		
2-9	Governance structure and composition	Corporate Governance
2-10	Nomination and selection of the highest governance body	Corporate Governance
2-11	Chair of the highest governance body	Corporate Governance
2-12	Role of the highest governance body in overseeing the management of impacts	Corporate Governance
2-13	Delegation of responsibility for managing impacts	Corporate Governance
2-14	Role of the highest governance body in sustainability reporting	ESG Governance System
2-16	Communication of critical concerns	Communication with Stakeholders
2-17	Collective knowledge of the highest governance body	ESG Governance System Climate Change Response
2-18	Evaluation of the performance of the highest governance body	Corporate Governance
2-19	Remuneration policies	Corporate Governance
2-20	Process to determine remuneration	Employee Management

GRI Standard	Disclosure	Location
Strategy, policies and practices		
2-22	Statement on sustainable development strategy	Sustainable Development Blueprint
2-23	Policy commitments	ESG Governance System
2-24	Embedding policy commitments	ESG Governance System
2-25	Processes to remediate negative impacts	Risk Management
2-26	Mechanisms for seeking advice and raising concerns	Communication with Stakeholders
2-27	Compliance with laws and regulations	List of Policies
2-28	Membership associations	Customer Rights and Interests
Stakeholder engagement		
2-29	Approach to stakeholder engagement	Communication with Stakeholders
2-30	Collective bargaining agreements	Employee Communication and Care
GRI 3: Material Topics 2021		
3-1	Process to determine material topics	Materiality Assessment
3-2	List of material topics	Materiality Assessment
3-3	Management of material topics	Materiality Assessment
Topic standards		
GRI 201: Economic Performance 2016		
201-2	Financial implications and other risks and opportunities due to climate change	Climate Change Response
201-3	Defined benefit plan obligations and other retirement plans	Employee Management
GRI 203: Indirect Economic Impacts 2016		
203-1	Infrastructure investments and services supported	Practicing Social Responsibility
203-2	Significant indirect economic impacts	Practicing Social Responsibility
GRI 205: Anti-corruption 2016		
205-1	Operations assessed for risks related to corruption	Risk Management
205-2	Communication and training about anti-corruption policies and procedures	Risk Management
205-3	Confirmed incidents of corruption and actions taken	Risk Management
GRI 206: Anti-competitive Behavior 2016		
206-1	Legal actions for anti-competitive behavior, anti-trust, and monopoly practices	Risk Management
GRI 301: Materials 2016		
301-1	Materials used by weight or volume	Key Performance Table
GRI 302: Energy 2016		
302-1	Energy consumption within the organization	Key Performance Table

GRI Standard	Disclosure	Location
302-3	Energy intensity	Key Performance Table
302-4	Reduction of energy consumption	Green Development Green Operation
302-5	Reductions in energy requirements of products and services	Green Development Green Operation
GRI 303: Water and Effluents 2018		
303-1	Interactions with water as a shared resource	Green Development Green Operation
303-2	Management of water discharge-related impacts	Green Operation
303-3	Water withdrawal	Green Development
303-4	Water discharge	Green Development
303-5	Water consumption	Key Performance Table Green Operation
GRI 304: Biodiversity 2016		
304-1	Operational sites owned, leased, managed in, or adjacent to, protected areas and areas of high biodiversity value outside protected areas	Green Development
304-2	Significant impacts of activities, products and services on biodiversity	Green Development
304-3	Habitats protected or restored	Green Development
GRI 305: Emissions 2016		
305-1	Direct (Scope 1) GHG emissions	Key Performance Table
305-2	Energy indirect (Scope 2) GHG emissions	Key Performance Table
305-3	Other indirect (Scope 3) GHG emissions	Key Performance Table
305-4	GHG emissions intensity	Key Performance Table
305-5	Reduction of GHG emissions	Green Development Green Operation
305-6	Emissions of ozone-depleting substances (ODS)	Key Performance Table
305-7	Nitrogen oxides (NOx), sulfur oxides (SOx), and other significant air emissions	Key Performance Table
GRI 306: Waste 2020		
306-1	Waste generation and significant waste-related impacts	Green Development Green Operation
306-2	Management of significant waste-related impacts	Green Development Green Operation
306-3	Waste generated	Key Performance Table
306-4	Waste diverted from disposal	Green Development
306-5	Waste directed to disposal	Green Development Key Performance Table

GRI Standard	Disclosure	Location
GRI 308: Supplier Environmental Assessment 2016		
308-1	New suppliers that were screened using environmental criteria	Responsible Supply Chain
308-2	Negative environmental impacts in the supply chain and actions taken	Responsible Supply Chain
GRI 401: Employment 2016		
401-1	New employee hires and employee turnover	Employee Management
401-2	Benefits provided to full-time employees that are not provided to temporary or part-time employees	Employee Management
GRI 403: Occupational Health and Safety 2018		
403-1	Occupational health and safety management system	Occupational Health and Safety
403-2	Hazard identification, risk assessment, and incident investigation	Occupational Health and Safety
403-3	Occupational health services	Occupational Health and Safety
403-4	Worker participation, consultation, and communication on occupational health and safety	Occupational Health and Safety
403-5	Worker training on occupational health and safety	Occupational Health and Safety
403-6	Promotion of worker health	Occupational Health and Safety
403-7	Prevention and mitigation of occupational health and safety impacts directly linked by business relationships	Occupational Health and Safety
403-8	Workers covered by an occupational health and safety management system	Occupational Health and Safety
403-9	Work-related injuries	Key Performance Table
403-10	Work-related ill health	Occupational Health and Safety
GRI 404: Training and Education 2016		
404-1	Average hours of training per year per employee	Key Performance Table
404-2	Programs for upgrading employee skills and transition assistance programs	Employee Management
404-3	Percentage of employees receiving regular performance and career development reviews	Employee Management
GRI 405: Diversity and Equal Opportunity 2016		
405-1	Diversity of governance bodies and employees	Corporate Governance Employee Management
GRI 406: Non-discrimination 2016		
406-1	Incidents of discrimination and corrective actions taken	Employee Management
GRI 408: Child Labor 2016		
408-1	Operations and suppliers at significant risk for incidents of child labor	Employee Management Responsible Supply Chain

GRI Standard	Disclosure	Location
GRI 409: Forced or Compulsory Labor 2016		
409-1	Operations and suppliers at significant risk for incidents of forced or compulsory labor	Employee Management Responsible Supply Chain
GRI 413: Local Communities 2016		
413-1	Operations with local community engagement, impact assessments, and development programs	Exquisite Products
413-2	Operations with significant actual and potential negative impacts on local communities	Green Development Green Operation
GRI 414: Supplier Social Assessment 2016		
414-1	New suppliers that were screened using social criteria	Responsible Supply Chain
414-2	Negative social impacts in the supply chain and actions taken	Responsible Supply Chain
GRI 416: Customer Health and Safety 2016		
416-1	Assessment of the health and safety impacts of product and service categories	Exquisite Products Considerate Services
416-2	Incidents of non-compliance concerning the health and safety impacts of products and services	Exquisite Products Considerate Services
GRI 417: Marketing and Labeling 2016		
417-1	Requirements for product and service information and labeling	Customer Rights and Interests
417-2	Incidents of non-compliance concerning product and service information and labeling	Customer Rights and Interests
417-3	Incidents of non-compliance concerning marketing communications	Customer Rights and Interests
GRI 418: Customer Privacy 2016		
418-1	Substantiated complaints concerning breaches of customer privacy and losses of customer data	Customer Rights and Interests

