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NEW TOWN

CHINA NEW TOWN DEVELOPMENT COMPANY LIMITED
中國新城鎮發展有限公司

(Incorporated as a business company limited by shares under the laws of the British Virgin Islands)

(Stock Code: 1278)

WITHDRAWAL OF ORDINARY RESOLUTION AT THE 2026 AGM

Reference is made to the circular ("**AGM Circular**") for the 2026 annual general meeting ("**2026 AGM**") and the notice of the 2026 AGM ("**AGM Notice**") both dated 27 April 2026 and the form of proxy ("**Form of Proxy**") of China New Town Development Company Limited (the "**Company**"). Unless otherwise stated, capitalized terms used herein shall have the meanings as defined in the AGM Circular.

It is disclosed in the AGM Circular that, pursuant to Article 85(7) of the Articles, Mr. Wang Yi ("**Mr. Wang**") will retire from office and being eligible, has offered himself for re-election at the 2026 AGM. Subsequent to the publication of the AGM Circular, Mr. Wang has informed the Company that, due to a change in his work commitments, he decides not to offer himself for re-election at the 2026 AGM upon his retirement from office at the 2026 AGM (the "**Retirement**"). Since Mr. Wang will not offer himself for re-election as a non-executive Director at the 2026 AGM, the ordinary resolution No. 5 set out in the AGM Notice and Form of Proxy in relation to re-election of Mr. Wang as a non-executive Director is no longer applicable and will be withdrawn at the 2026 AGM.

Save for the abovementioned change, all information and content as set out in the AGM Circular, the AGM Notice and the Form of Proxy remain unchanged. The AGM Notice and the Form of Proxy shall remain valid except that no poll will be taken or counted for ordinary resolution No. 5.

Mr. Wang will cease to be a non-executive Director with effect from the conclusion of the 2026 AGM (scheduled to be held on 25 June 2026). Mr. Wang has confirmed that he has no disagreement with the Board and there is no matter relating to the Retirement that needs to be brought to the attention of the Shareholders and the Stock Exchange. Further announcement will be made by the Company upon the Retirement taking effect.

For and on behalf of the Board
China New Town Development Company Limited
Yang Meiyu
President and Executive Director

Hong Kong, 18 June 2026

As at the date of this announcement, the executive Directors are Ms. Yang Meiyu (President) and Mr. Shi Janson Bing; the non-executive Directors are Ms. Liu Yanhong (Chairman), Mr. Wang Yi, Mr. Xie Zhen, and Ms. Qin Yangfan; and the independent non-executive Directors are Mr. Lo Wai Hung, Mr. Ji Jiaming and Mr. Yuan Kejian.