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CCT FORTIS HOLDINGS LIMITED

(中 建 富 通 集 團 有 限 公 司)

(Incorporated in the Cayman Islands and continued in Bermuda with limited liability)

(Stock Code: 00138)

NOTICE OF SPECIAL GENERAL MEETING

NOTICE IS HEREBY GIVEN that a special general meeting (the “**SGM**”) of CCT Fortis Holdings Limited (the “**Company**”) will be held at Units 5906-5912, 59/F, The Center, 99 Queen’s Road Central, Hong Kong at 3 p.m. on Tuesday, 10 November 2026, for the following purposes:

Ordinary Resolution

1. “**THAT:**

- (a) the second deed of amendment (the “**Second Deed of Amendment**”) dated 11 September 2026 and entered into between the Company, Treasure Goal International Limited (寶高國際有限公司) (“**Treasure Goal**”) and Cheer Fame International Limited (喜威國際有限公司) (“**Cheer Fame**”) as holders of the convertible bonds (the “**2025 Convertible Bonds**”) with an aggregate outstanding principal amount of HK\$87,920,000 (a copy of the Second Deed of Amendment having been produced to the SGM and marked “A” and initialed by the chairman of the SGM for the purpose of identification) in relation to (i) the extension of the maturity date of the 2025 Convertible Bonds for three (3) years from 31 December 2025 to 31 December 2028 (the “**Extended Maturity Date**”); (ii) the change of conversion price of the 2025 Convertible Bonds to HK\$0.27 per Share to be issued and allotted upon conversion of the 2025 Convertible Bonds (the “**Conversion Share(s)**”) from and including the date of the amendments under the Second Deed of Amendment having become effective to and including the Extended Maturity Date; and (iii) the alteration of the interest rate of the 2025 Convertible Bonds from 4.5% per annum to 0% per annum from and including 11 September 2026 to and including the Extended Maturity Date, and the transactions contemplated thereunder be and are hereby approved, confirmed and ratified;

- (b) the board of Directors of the Company be and is hereby granted a specific mandate to allot and issue the Conversion Shares upon exercise of the conversion rights attached to the 2025 Convertible Bonds in accordance with the terms and conditions of the 2025 Convertible Bonds; and
- (c) any one or more Director(s) be and is/are hereby authorised severally to implement and take all steps and do all acts and things and execute all such documents (including under seal, where applicable) which he/she/they consider(s) necessary, desirable or expedient to give effect to the Second Deed of Amendment and the transactions contemplated thereunder.”

By order of the Board
CCT FORTIS HOLDINGS LIMITED
Mak Shiu Tong, Clement
Chairman and Chief Executive Officer

Hong Kong, 22 October 2026

Registered office:
Victoria Place, 5th Floor
31 Victoria Street
Hamilton HM 10
Bermuda

*Head office and principal place of
business in Hong Kong:*
Floor 26A, Fortis Tower
77–79 Gloucester Road
Hong Kong

Notes:

1. A shareholder of the Company entitled to attend and vote at the SGM convened by this notice or any adjournment meeting thereof (as the case may be) is entitled to appoint one or, if he/she/it is the holder of two or more shares (“**Shares**”) of the Company, more than one proxy to attend and, subject to the provisions of the bye-laws of the Company, to vote on his/her/its behalf. A proxy need not be a member of the Company, but must be present in person at the SGM to represent the shareholder.
2. In the case of joint holders of Shares, the vote of the senior who tenders a vote, whether in person or by proxy, shall be accepted to the exclusion of the vote(s) of the other joint holder(s), seniority being determined by the order in which names stand in the register of members of the Company.
3. The register of members of the Company will be closed from Thursday, 5 November 2026 to Tuesday, 10 November 2026, both days inclusive, in order to determine the entitlement to attend the SGM. The record date for attendance and voting at the SGM is Tuesday, 10 November 2026. In order to qualify for attending and voting at the SGM, all transfers accompanied by the relevant share certificates must be lodged with the branch share registrar and transfer office of the Company in Hong Kong, Tricor Investor Services Limited at 17/F, Far East Finance Centre, 16 Harcourt Road, Hong Kong no later than 4:30 p.m. on Wednesday, 4 November 2026.
4. In order to be valid, the form of proxy of the Company together with original or certified copy of the power of attorney or other authority (if any) under which it is signed must be lodged with the branch share registrar and transfer office of the Company in Hong Kong, Tricor Investor Services Limited at 17/F, Far East Finance Centre, 16 Harcourt Road, Hong Kong not less than 48 hours before the time for holding the SGM (i.e. not later than Sunday, 8 November 2026 at 3 p.m.) or any adjournment thereof. Completion and return of the form of proxy will not preclude you from attending and voting in person at the SGM or any adjournment thereof should you so wish. In such event, the form of proxy previously submitted shall be deemed to be revoked.

5. As at the Latest Practicable Date, (i) Treasure Goal and Cheer Fame do not hold any Shares; (ii) Mr. Mak holds 2,558,965 Shares directly, representing approximately 1.60% of the issued share capital of the Company; and (iii) Mr. Mak and Mr. TK Mak are deemed under Part XV of the SFO to be interested in an aggregate of 101,457,807 Shares held by Capital Winner, New Capital and Capital Force, representing approximately an aggregate of 63.42% of the issued share capital of the Company. Accordingly, Treasure Goal and Cheer Fame and their respective associates including Mr. Mak, Mr. TK Mak, Capital Winner, New Capital and Capital Force, shall abstain from voting in respect of 104,016,772 Shares held by them in aggregate, representing approximately 65.02% of the issued share capital of the Company, on the ordinary resolution to approve the Second Deed of Amendment and the transactions completed thereunder, including the Specific Mandate, at the SGM.
6. Unless otherwise defined, capitalised terms used herein shall have the same meaning ascribed to them in the circular of the Company dated 22 October 2026.
7. As at the date of this notice, the executive Directors are Mr. Mak Shiu Tong, Clement and Ms. Cheng Yuk Ching, Flora; the non-executive Director is Mr. Yuen Wai Kin; and the independent non-executive Directors are Mr. Chen Li, Mr. Chow Siu Ngor and Mr. Lau Ho Kit, Ivan.

In case of any inconsistency, the English version of this notice shall prevail over the Chinese version.