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XIWANG PROPERTY HOLDINGS COMPANY LIMITED

西王置業控股有限公司 *

(Incorporated in Bermuda with limited liability)

(Stock Code: 2088)

CANCELLATION OF LISTING

This announcement is made by Xiwang Property Holdings Company Limited (the "Company", together with its subsidiaries, the "Group") pursuant to Rule 13.09 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the "Listing Rules").

Reference is made to: (i) the suspension of trading in the shares of the Company since 31 March 2025; (ii) the resumption guidance issued by the Stock Exchange of Hong Kong Limited (the "Stock Exchange") to the Company, pursuant to which the original deadline of the remedial period for resumption of trading of the Company was 30 September 2026; and (iii) the delisting notice in relation to the cancellation of the listing status of the Company published by the Stock Exchange on 29 October 2026, confirming that the last day of listing of the Shares would be 2 November 2026 and the listing status of the Shares would be cancelled with effect from 9:00 a.m. on 3 November 2026.

CANCELLATION OF LISTING

According to the letter issued by the Stock Exchange dated 16 October 2026, the Company has been informed that, pursuant to Rule 6.01A(1) of the Listing Rules, the listing status of the shares of the Company (the "Shares") would be cancelled.

The last day of listing of the Shares will be 2 November 2026, and the listing status of the Shares will be cancelled with effect from 9:00 a.m. on 3 November 2026.

IMPACT ON SHAREHOLDERS AND INVESTORS

All shareholders and investors of the Company should note that after 2 November 2026, being the last day of trading in the Shares on the Stock Exchange, although the share certificates of the Shares will remain valid, the Shares will cease to be listed and traded on the Stock Exchange. Thereafter, the Company will cease to be subject to the Listing Rules; provided that the Company remains subject to the Companies Act of Bermuda and other applicable laws and regulations.

If shareholders of the Company have any questions in relation to the impact of the cancellation of the listing status of the Shares, they should seek appropriate professional advice.

By Order of the Board
Xiwang Property Holdings Company Limited
WANG YONG
Chairman

Hong Kong, 30 October 2026

As at the date of this announcement, the Board comprises the following directors:

Executive Directors
Mr. WANG Jin Tao
Mr. WANG Wei Min

Independent Non-Executive Directors
Ms. LI Shaorui

Non-Executive Directors
Mr. WANG Yong

The Directors jointly and severally accept full responsibility for the accuracy of the information contained in this announcement and confirm, having made all reasonable enquiries, that to the best of their knowledge, the information contained in this announcement have been arrived at after due and careful consideration and there are no other facts not contained in this announcement, the omission of which would make any statement in this announcement misleading.

* *For identification purpose only*