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vanke
CHINA VANKE CO., LTD.*
萬科企業股份有限公司

(A joint stock company incorporated in the People's Republic of China with limited liability)
(Stock Code: 2202)

**ANNOUNCEMENT REGARDING THE EFFECTIVENESS OF
THE SCRIP DIVIDEND ARRANGEMENT FOR H SHARES
IN DIVIDEND DISTRIBUTION FOR THE YEAR 2021**

Reference is made to the announcement dated 30 March 2022 with title of ANNOUNCEMENT OF RESOLUTIONS APPROVED AT THE FIFTEENTH MEETING OF THE NINETEENTH SESSION OF THE BOARD OF DIRECTORS, the circular dated 7 June 2022 with title of THE CIRCULAR OF THE 2021 ANNUAL GENERAL MEETING AND THE FIRST H SHAREHOLDERS CLASS MEETING OF 2022, and the circular dated 25 July 2022 with title of THE SCRIP DIVIDEND SCHEME FOR H SHARES IN DIVIDEND DISTRIBUTION FOR THE YEAR 2021 ("**Relevant Announcements Regarding Scrip Dividend**"). Unless the context otherwise requires, the terms used in this announcement shall have the same meanings as defined in the Relevant Announcements Regarding Scrip Dividend.

The Company is pleased to announce, that with all the conditions of the Scrip Dividend Arrangement for H Shares, amongst them, including obtaining the approval of the Listing Committee of the Hong Kong Stock Exchange for the listing of, and permission to deal in, the new H Shares have been satisfied, the Scrip Dividend Arrangement for H Shares is in effective.

A total of 5,326,096 new H Shares were issued pursuant to the Scrip Dividend Arrangement for H Shares. The definitive certificates for the new H Shares have been posted to the respective Eligible H Shareholders by ordinary mail at their own risk on 25 August 2022. Dealings in the new H Shares on the Hong Kong Stock Exchange are expected to commence on 26 August 2022, subject to the proper receipt of the definitive certificates for the new Shares by the relevant Eligible H Shareholders.

Such new H Shares will be accepted as eligible securities by Hong Kong Securities Clearing Company Limited for deposit, clearance and settlement in the Central Clearing and Settlement System with effect from the commencement date of dealings in the new Shares on the Hong Kong Stock Exchange or such other date as determined by Hong Kong Securities Clearing Company Limited. Shareholders should seek the advice of their licensed securities dealer or registered institution in securities or other professional adviser for details of these settlement arrangements and how such arrangements will affect their rights and interests.

By order of the Board
China Vanke Co., Ltd. *
Zhu Xu
Company Secretary

Shenzhen, the PRC, 25 August 2022

As at the date of this announcement, the Board comprises Mr. YU Liang, Mr. ZHU Jiusheng and Mr. WANG Haiwu as executive directors; Mr. XIN Jie, Mr. HU Guobin, Mr. HUANG Liping and Mr. LEI Jiangsong as non-executive directors; and Mr. KANG Dian, Ms. LIU Shuwei, Mr. NG Kar Ling, Johnny and Mr. ZHANG Yichen as independent non-executive directors.

** For identification purpose only*