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瑞安房地產
SHUI ON LAND

Shui On Land Limited

瑞安房地產有限公司*

(Incorporated in the Cayman Islands with limited liability)

(Stock code: 272)

**MAJOR TRANSACTION
FORMATION OF JOINT VENTURE
FOR CARRYING OUT OF THE ZHAOJIA LOU PROJECT
IN PUJIANG TOWN, MINHANG DISTRICT, SHANGHAI, THE PRC**

**DELAY IN DESPATCH OF CIRCULAR
AND
GRANT OF WAIVER FROM STRICT COMPLIANCE WITH RULE 14.41(a)
OF THE LISTING RULES**

Reference is made to the announcement of the Company dated 20 April 2023 (the “**Announcement**”) in respect of the Transaction. Capitalised terms used herein shall have the same meanings as defined in the Announcement unless the context herein requires otherwise.

As set out in the Announcement, a circular containing, among other things, further particulars of the Shareholders’ Agreement and the Transaction (the “**Circular**”) is expected to be despatched to the Shareholders within 15 business days after the publication of the Announcement, i.e., on or before 12 May 2023.

As additional time is required to finalise and complete the information for inclusion in the Circular, including, among other things, financial information of the Group (including the statement of indebtedness and information required for preparing the letter in relation to the working capital sufficiency), the Company has applied to the Stock Exchange for a waiver from strict compliance with Rule 14.41(a) of the Listing Rules (the “**Waiver**”) such that the despatch date of the Circular can be postponed to a date on or before 23 June 2023.

On 3 May 2023, the Stock Exchange granted the Waiver to the Company on the condition that the Company will despatch the Circular on or before 23 June 2023 and disclose the details of the Waiver by way of an announcement. The Waiver applies to this case only and the Stock Exchange may withdraw or change the Waiver if the Company’s situation changes.

By Order of the Board
Shui On Land Limited
Company Secretary
UY Kim Lun

Hong Kong, 3 May 2023

At the date of this announcement, the executive directors of the Company are Mr. Vincent H. S. LO (Chairman), Ms. Stephanie B. Y. LO, Ms. Jessica Y. WANG (Chief Executive Officer), and Mr. Douglas H. H. SUNG (Chief Financial Officer and Chief Investment Officer); and the independent non-executive directors of the Company are Professor Gary C. BIDDLE, Dr. Roger L. McCARTHY, Mr. David J. SHAW, Mr. Anthony J. L. NIGHTINGALE, Mr. Shane S. TEDJARATI, Ms. Ya Ting WU, and Mr. Albert Kong Ping NG.

** For identification purposes only*