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ChampionREIT

冠君產業信託

Champion Real Estate Investment Trust

(a Hong Kong collective investment scheme authorised under section 104 of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong))

(Stock Code: 2778)

Managed by

Eagle Asset Management
Eagle Asset Management (CP) Limited

CHANGE IN INFORMATION OF REIT MANAGER'S DIRECTOR

This Announcement is made by the board of directors ("**Board**") of Eagle Asset Management (CP) Limited ("**REIT Manager**") as manager of Champion Real Estate Investment Trust ("**Champion REIT**") pursuant to Rule 13.51(2)(l) and Rule 13.51B(2) of the Rules ("**Listing Rules**") Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited ("**Stock Exchange**").

Mr Shek Lai Him, Abraham

The Board has been notified by an Independent Non-executive Director of the REIT Manager, Mr Shek Lai Him, Abraham ("**Mr Shek**"), who is currently an Independent Non-executive Director of Country Garden Holdings Company Limited ("**Country Garden**"), a company incorporated in the Cayman Islands with limited liability and listed on the Main Board of the Stock Exchange (Stock Code: 2007), in respect of an announcement published by Country Garden regarding, inter alia, a winding-up petition against Country Garden (the "**Petition**").

As disclosed in the announcement published by Country Garden dated 28 February 2024 (the "**Country Garden Announcement**"), a winding-up petition dated 27 February 2024 was filed by Ever Credit Limited (the "**Petitioner**") at the High Court of the Hong Kong Special Administrative Region (the "**High Court**") against Country Garden, in relation to the non-payment of a term loan facility between the Petitioner as lender and Country Garden as borrower in the principal amount of approximately HK\$1.6 billion, plus accrued interest.

As disclosed in the Country Garden Announcement, no winding-up order has been granted by the High Court to wind up Country Garden as at the date of Country Garden Announcement. The hearing of the Petition is scheduled on 17 May 2024. The Board is not in a position to indicate the possible outcome and current position of the Petition. Please refer to the Country Garden Announcement for further information about the Petition.

According to the 2023 interim report of Country Garden, Country Garden is an investment holding company and its subsidiaries are principally engaged in property development, construction, property investment, and hotel operation.

As Mr Shek is currently an Independent Non-executive Director of Country Garden while the Petition was made against Country Garden, it constitutes an event required to be disclosed by the REIT Manager pursuant to Rule 13.51(2)(l) and Rule 13.51B(2) of the Listing Rules. Apart from that, the Petition is not associated with Champion REIT in all respects.

Save as disclosed above in this announcement, there is no other matter concerning the change in information of Mr Shek that needs to be brought to the attention of the unitholders of Champion REIT.

The Board will make further announcement(s) as and when appropriate in accordance with the Listing Rules.

By Order of the Board
Eagle Asset Management (CP) Limited
(as manager of Champion Real Estate Investment Trust)
Lo Ka Shui
Chairman

Hong Kong, 1 March 2024

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

Non-executive Directors:

Dr Lo Ka Shui (*Chairman*) and Ms Wong Mei Ling, Marina

Executive Director:

Ms Hau Shun, Christina (*Chief Executive Officer*)

Independent Non-executive Directors:

Professor Chan Ka Keung, Ceajer, Mr Cheng Wai Chee, Christopher, Mr Ip Yuk Keung, Albert and Mr Shek Lai Him, Abraham