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China Castson 81 Finance Company Limited
中國鑄晨81金融有限公司
(Continued into Bermuda with limited liability)
(Stock Code: 810)

NOTICE OF SPECIAL GENERAL MEETING

NOTICE IS HEREBY GIVEN that the special general meeting (the “**SGM**”) of China Castson 81 Finance Company Limited (the “**Company**”) will be convened and held at Flat 18, 9/F., Block B, Focal Industrial Centre, 21 Man Lok Street, Hung Hom, Kowloon, Hong Kong at 11:00 a.m. on Monday, 2 March 2026 to consider and, if thought fit, pass the following resolutions of the Company:

ORDINARY RESOLUTION

“THAT:

- (i) subject to and conditional upon the fulfillment of all the conditions as set out in the section headed “Letter from the Board – Proposed Rights Issue – Conditions of the Rights Issue” in the circular of the Company dated 27 January 2026 (the “**Circular**”), the allotment and issue by the Company by way of rights (the “**Rights Issue**”) of up to 509,107,967 shares (the “**Rights Share(s)**”) of the par value HK\$0.01 each in the capital of the Company at the subscription price of HK\$0.102 per Rights Shares to the qualifying shareholder (the “**Qualifying Shareholders**”) of the Company whose names appear in the register of members of the Company on Thursday, 12 March 2026 (the “**Record Date**”) (other than those shareholders (the “**Excluded Shareholders**”) with registered addresses outside Hong Kong whom the directors of the Company (the “**Directors**”), after making relevant enquiry, consider their exclusion from the Rights Issue to be necessary or expedient on account either of the legal restrictions under the laws of the relevant place of the requirements of the relevant regulatory body or stock exchange in that place) in the proportion of five (5) Rights Shares for every two (2) Shares of the Company held on the Record Date, be and are hereby approved, confirmed and ratified;

- (ii) subject to and conditional upon the fulfillment of all the conditions as set out in the section headed “Letter from the Board – The Underwriting Agreement – Conditions of the Underwriting Agreement” in the Circular, the entering into of the underwriting agreement dated 19 December 2025 (the “**Underwriting Agreement**”) (copy of which, signed by the chairman of the SGM for the purposes of identification, has been produced to the SGM marked “A”) entered into between the Company and Goodchamp Holdings Limited (the “**Underwriter**”) in relation to the Rights Issue and the transactions contemplated thereunder (including but not limited to the arrangements for taking up of the Rights Shares to be underwritten by the Underwriter of up to 381,000,000 Rights Shares, if any, by the Underwriter), be and are hereby approved, confirmed and ratified;
- (iii) any one Director be and is hereby authorised to allot and issue the Rights Shares pursuant to and in connection with the Rights Issue notwithstanding the same may be offered, allotted or issued otherwise than pro rata to the Qualifying Shareholders and, in particular, the Directors may make such exclusions or other arrangements in relation to the Excluded Shareholders as they may deem necessary, desirable or expedient to having regard to any restrictions or obligations under the bye-laws of the Company or the laws of, or the rules and regulations of any recognised regulatory body or any stock exchange in, any territory outside Hong Kong; and
- (iv) any one Director be and is hereby authorised on behalf of the Company to execute all such documents (and where under common seal, any one Director and the Secretary or any two Directors) and do all such acts and things as he/they may consider necessary, desirable or expedient to implement and/or to give effect to the Rights Issue, the Underwriting Agreement and any matter relating or incidental thereto.”

SPECIAL RESOLUTION

“THAT:

- (i) subject to the passing of resolutions number (i) and (ii) above and granting of the Whitewash Waiver (as defined below) by the Executive Director of the Corporate Finance Division of the Securities and Futures Commission of Hong Kong or any of his delegate(s) and any conditions that may be imposed thereon, the waiver pursuant to Note 1 on the Dispensations from Rule 26 of The Hong Kong Code on Takeovers and Mergers (the “**Whitewash Waiver**”) of the obligation on the part of the Underwriter to make a mandatory general offer for all the issued Shares not already owned by the Underwriter, Dr. Lam and the parties acting in concert with either of them as a result of the underwriting of the Rights Shares by the Underwriter pursuant to the Underwriting Agreement be and is hereby approved, and

(ii) any one Director be and is hereby authorised on behalf of the Company to execute all such documents (and where under common seal, any one Director and the Secretary or any two Directors) and do all such acts and things as he/they may consider necessary, desirable or expedient to implement and/or to give effect to the Whitewash Waiver and any matter relating or incidental thereto.”

By order of the Board
China Castson 81 Finance Company Limited
Lee Kwok Leung
Director

Hong Kong, 27 January 2026

Notes:

1. Shareholders are recommended to read the Circular which contains important information concerning the resolutions proposed at the SGM being convened by this notice. Unless the context requires otherwise, capitalised terms used in this notice shall have the same meaning given to them in the Circular, of which this notice forms part.
2. In order to be valid, the proxy form, accompanied by the power of attorney (if applicable) or other authority (if any) under which it is signed or a notarially copy of that power or authority, must be deposited with the Company's branch share registrar and transfer office in Hong Kong, Tricor Investor Services Limited at 17/F, Far East Finance Centre, 16 Harcourt Road, Hong Kong as soon as practicable but in any event no later than 48 hours before the time appointed for holding of the SGM or any adjournment thereof. Completion and return of the proxy form will not preclude a Shareholder from attending and voting in person at the SGM or at any adjournment thereof (as the case may be) if he/she so wishes.
3. The register of members of the Company will be closed from Tuesday, 24 February 2026 to Monday, 2 March 2026 (both days inclusive) during which period no transfer of Shares will be registered. The record date for the SGM will be Monday, 2 March 2026. In order to ascertain the entitlements to attend and vote at the SGM, all relevant transfer document(s) and share certificate(s) must be lodged with the Company's branch share registrar and transfer office in Hong Kong, Tricor Investor Services Limited at 17/F, Far East Finance Centre, 16 Harcourt Road, Hong Kong, for registration not later than 4:30 p.m. on Monday, 23 February 2026.
4. Where there are joint registered holders of any share, any one of such persons may vote at the SGM, either personally or by proxy, in respect of such share as if he were solely entitled thereto; but if more than one of such joint holders be present at the SGM personally or by proxy, that one of the said persons so present whose name stands first on the register in respect of such share shall alone be entitled to vote in respect thereof.
5. The voting on the proposed resolutions as set out in this notice will be taken by poll at the SGM.

6. If at any time after 7:00 a.m. on the date of the SGM, Typhoon Signal Number 8 or above or a Black Rainstorm Warning or Extreme Conditions is hoisted or remains hoisted in Hong Kong, the SGM will be postponed or adjourned. The Company will post an announcement on the websites of the Stock Exchange (www.hkexnews.hk) and the Company (<http://www.irasia.com/listco/hk/810>) and (<http://www.hk0810.com.hk>) to notify Shareholders of the date, time and place of the rescheduled meeting.
7. In the case of any discrepancy, the English version of this notice shall prevail over the Chinese version.
8. References to time and dates in this notice are to Hong Kong time and dates.

As at the date of this announcement, the executive Director is Mr. Lee Kwok Leung; the non-executive Director is Dr. Lam Man Chan; and the independent non-executive Directors are Dr. Ng Chi Yeung, Simon, Mr. Tam Yuk Sang, Sammy, and Ms. Law So Fun.