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*(Incorporated in Hong Kong with limited liability)*

**(Stock code: 00123)**

## **VOLUNTARY ANNOUNCEMENT**

### **APPROVAL BY THE SHANGHAI STOCK EXCHANGE FOR THE REGISTRATION OF THE PUBLIC OFFERING OF CORPORATE BONDS BY A SUBSIDIARY TO PROFESSIONAL INVESTORS IN THE PRC AND COMPLETION OF REGISTRATION OF CORPORATE BONDS WITH THE CHINA SECURITIES REGULATORY COMMISSION**

This is a voluntary announcement made by Yuexiu Property Company Limited (the “**Company**”).

References are made to the announcements of the Company dated 20 May 2025 and 4 July 2025 (“**Announcements**”) in relation to the application to the China Securities Regulatory Commission (the “**CSRC**”) and the Shanghai Stock Exchange (the “**SSE**”) for the registration of the public offering of corporate bonds in an aggregate principal amount of up to RMB9,600,000,000 (the “**Corporate Bonds**”) to be issued by Guangzhou City Construction & Development Company Limited (廣州市城市建設開發有限公司) (the “**Issuer**”), a 95%-owned indirect PRC subsidiary of the Company, to professional investors in the PRC and the listing of the Corporate Bonds on the SSE (the “**Application**”). Unless otherwise defined, capitalised terms used in this announcement shall have the same meaning as defined in the Announcements.

## **APPROVAL FOR THE APPLICATION BY THE CSRC AND SSE**

The board of directors of the Company (the “**Board**”) is pleased to announce that the Issuer has obtained the approval of the Application by SSE and received the Approval Document [Zheng Jian Xu Ke No. [2025] 1504] from the CSRC on 29 July 2025, approving the registration application of the Issuer for the public offering of the Corporate Bonds to professional investors in the PRC. The Corporate Bonds will be issued in multiple tranches.

Accordingly, the Issuer will determine the time for the marketing and issuance of the initial tranche(s) of the Corporate Bonds based on market conditions.

## **FURTHER ANNOUNCEMENT(S)**

The Company will make further announcement(s) in respect of the issuance and listing of the Corporate Bonds as and when appropriate in compliance with the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited.

**As the issuance of the Corporate Bonds may or may not proceed, shareholders of the Company and potential investors should exercise caution when dealing in or investing in the securities of the Company.**

By Order of the Board  
**Yuexiu Property Company Limited**  
**Yu Tat Fung**  
*Company Secretary*

Hong Kong, 29 July 2025

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

*Executive Directors:* LIN Zhaoyuan (Chairman), ZHU Huisong, JIANG Guoxiong, HE Yuping, CHEN Jing and LIU Yan

*Non-executive Directors:* ZHANG Yibing and SU Junjie

*Independent Non-executive Directors:* YU Lup Fat Joseph, LEE Ka Lun, LAU Hon Chuen Ambrose and CHEUNG Kin Sang

\* For identification purpose only