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CHINESE ESTATES HOLDINGS LIMITED
(Incorporated in Bermuda with limited liability)
(Stock Code: 127)

**DELAY IN DESPATCH OF CIRCULAR FOR THE MAJOR TRANSACTION
IN RELATION TO THE DISPOSAL**

Reference is made to the announcement of Chinese Estates Holdings Limited (the “**Company**”) dated 15 August 2024, in relation to, among other things, the major transaction regarding the disposal of the entire issued share capital of State Smart Limited by Capital Castle Global Limited to Oval Gymkhana Holdco Limited (the “**Announcement**”). Unless otherwise defined, capitalised terms used in this announcement shall have the same meanings as defined in the Announcement.

As disclosed in the Announcement, the Disposal constitutes a major transaction of the Company under Chapter 14 of the Listing Rules, and since no Shareholder was required to abstain from voting if the Company were to convene a general meeting for approving the Disposal, and Company had obtained a written approval from the Relevant Shareholders, being a closely allied group of Shareholders which together were beneficially interested in 1,430,700,768 Shares, representing approximately 74.99% of the issued share capital of the Company as at the date of such approval, no general meeting of the Company would be held for the approval of the Disposal pursuant to Rule 14.44 of the Listing Rules.

Pursuant to Rule 14.41(a) of the Listing Rules, a circular in relation to the Disposal and other information required under the Listing Rules (the “**Circular**”) is required to be despatched to the Shareholders within 15 business days after the publication of the Announcement, that is, on or before 5 September 2024.

As additional time is required for the Company to prepare and finalise further information to be included in the Circular, the Company has applied to the Stock Exchange for a waiver from strict compliance with Rule 14.41(a) of the Listing Rules and an extension of time for the despatch of the Circular to a date on or before 17 September 2024.

By order of the Board
Mak, Kai-ye
Company Secretary

Hong Kong, 5 September 2024

As at the date of this announcement, the Board comprised Ms. Chan, Hoi-wan and Ms. Chan, Lok-wan as Executive Directors, Mr. Lau, Ming-wai and Ms. Amy Lau, Yuk-wai as Non-executive Directors, and Mr. Chan, Kwok-wai, Mr. Leung, Yun-fai and Mr. Ma, Tsz-chun as Independent Non-executive Directors.

Website: <https://www.chineseestates.com>