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**廣州富力地產股份有限公司**

**GUANGZHOU R&F PROPERTIES CO., LTD.\***

*(a joint stock limited company incorporated in the People's Republic of China with limited liability)*  
**(Stock code: 2777)**

## **OVERSEAS REGULATORY ANNOUNCEMENT**

This overseas regulatory announcement is issued pursuant to Rule 13.10B of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”).

The relevant document for Guangzhou R&F Properties Co., Ltd. (the “**Company**”) has been uploaded on the website of the Shanghai Stock Exchange (<http://www.sse.com.cn>):

- Guangzhou R&F Properties Co., Ltd. – Announcement on the Progress of Major Litigation involving the Company and its Controlled Subsidiaries

To comply with Rule 13.10B of the Listing Rules, the uploaded information are also published on the website “HKExnews” of The Stock Exchange of Hong Kong Limited (<http://www.hkexnews.hk>).

By order of the Board  
**Guangzhou R&F Properties Co., Ltd.**  
**Li Sze Lim**  
*Chairman*

Hong Kong, 5 January 2024

*As at the date of this announcement, the executive directors of the Company are Dr. Li Sze Lim, Mr. Zhang Hui and Mr. Xiang Lijun; the non-executive directors are Ms. Zhang Lin and Ms. Li Helen; and the independent non-executive directors are Mr. Zheng Ercheng, Mr. Ng Yau Wah, Daniel and Mr. Wong Chun Bong.*

\* For identification purpose only

Bond Code: 136360  
Bond Code: 136361  
Bond Code: 135468  
Bond Code: 114022  
Bond Code: 155061  
Bond Code: 155106  
Bond Code: 155405

Bond Abbreviation: H16RF4  
Bond Abbreviation: H16RF5  
Bond Abbreviation: H16RF6  
Bond Abbreviation: 16RF11  
Bond Abbreviation: H18RF8  
Bond Abbreviation: H18RF1  
Bond Abbreviation: H19RF2

## **Guangzhou R&F Properties Co., Ltd.**

### **Announcement on the Progress of Major Litigation involving the Company and its Controlled Subsidiaries**

*All directors of the Company or persons with equivalent responsibilities warrant that the content of this announcement does not contain any false records, misleading statements or material omissions, and bear the corresponding legal responsibility for the authenticity, accuracy and completeness of the content.*

Guangzhou R&F Properties Co., Ltd. (hereinafter referred to as the “Company”) announced the progress of major litigation involving the Company and its controlled subsidiaries as follows:

#### **I. The Progress**

In relation to the contract dispute among a trust company with the Company, 太原啟富房地產開發有限公司(Taiyuan Qifu Properties Development Co., Ltd.\*) and 太原富力盛達房地產開發有限公司 (Taiyuan R&F Shengda Properties Development Co., Ltd.\*), the Company has disclosed the above case on 26 April 2023. Please refer to the website of the Shanghai Stock Exchange ([www.sse.com.cn](http://www.sse.com.cn)) and fixed income product zone of the Shenzhen Stock Exchange for details.

Recently, the Company received the Civil Judgment issued by the 深圳市中級人民法院 (Shenzhen Intermediate People’s Court), which concluded that: (1) Guangzhou R&F Properties Co., Ltd. and 太原啟富房地產開發有限公司(Taiyuan Qifu Properties Development Co., Ltd.\*) shall repay the principal amount of RMB 318,860,000 and the corresponding overdue interest to the trust company within 10

days from the effective date of the judgment, and Guangzhou R&F Properties Co., Ltd. and 太原啟富房地產開發有限公司(Taiyuan Qifu Properties Development Co., Ltd.\*) shall have the right to recover compensation from 太原富力盛達房地產開發有限公司 (Taiyuan R&F Shengda Properties Development Co., Ltd.\*) after assuming the repayment responsibility; (2) Guangzhou R&F Properties Co., Ltd. and 太原啟富房地產開發有限公司(Taiyuan Qifu Properties Development Co., Ltd.\*) shall pay a legal fee of RMB800,000 to the trust company within 10 days from the effective date of the judgment, and Guangzhou R&F Properties Co., Ltd. and 太原啟富房地產開發有限公司(Taiyuan Qifu Properties Development Co., Ltd.\*) shall have the right to recover compensation from 太原富力盛達房地產開發有限公司 (Taiyuan R&F Shengda Properties Development Co., Ltd.\*) after assuming the repayment responsibility; (3) refusing other litigation requests from the trust company.

## **II. The Impact and Countermeasures**

Regarding the above case, the Company is actively communicating and negotiating with relevant creditor. The Company will perform its information disclosure obligations in strict accordance with the provisions and requirements of laws and regulations based on the progress of the case. It is expected that the above situation will not have material adverse impact on the Company's normal operation, financial situation and repayment ability. Investors are advised to pay attention to investment risks.

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Guangzhou R&F Properties Co., Ltd.

5 January 2024

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