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合 生 創 展 集 團 有 限 公 司*

HOPSON DEVELOPMENT HOLDINGS LIMITED

(Incorporated in Bermuda with limited liability)

(Stock Code: 754)

website: <http://www.irasia.com/listco/hk/hopson>

**VOLUNTARY ANNOUNCEMENT
SHARE REPURCHASE PLAN**

This announcement is made by Hopson Development Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) on a voluntary basis to shareholders of the Company (the “**Shareholders**”) and potential investors.

Reference is made to the Company’s announcement dated 25 August 2021 (the “**Announcement**”) in relation to its Share Repurchase Plan. Capitalised terms used herein shall have the same meanings as defined in the Announcement unless otherwise stated.

Pursuant to the Repurchase Mandate, the Company is allowed to repurchase up to 219,136,843 Shares. As at the date of this announcement, a total of 18,838,400 Shares have been repurchased by the Company under the Repurchase Mandate. The aggregate consideration for such repurchased Shares was approximately HK\$497,000,000 (before brokerage and expenses). Such repurchased Shares, of which 13,246,300 repurchased Shares have been cancelled and 5,592,100 repurchased Shares will be cancelled by the Company, represent approximately 0.56% and 0.23% of the Company’s existing total number of issued Shares as at the date of this announcement, respectively.

The Board intends to continue to exercise its power under the Repurchase Mandate to repurchase Shares of the Company as it considers that the current trading price of the Shares does not fully reflect the intrinsic value of the Shares or the business prospects of the Group. The Board considers that in these circumstances, repurchasing Shares on the open market pursuant to the Repurchase Mandate and subject to market conditions will enhance the earnings per Share and the overall Shareholder’s return, and will be in the best interest of the Company and its Shareholders as a whole. The Company will finance the repurchase of Shares from its internal resources.

The Company's repurchase of Shares from time to time will be subject to compliance with the Repurchase Mandate, applicable provisions of the Company's Memorandum of Association and Bye-laws, the Listing Rules, The Codes on Takeovers and Mergers and Share Buy-backs and the applicable laws of Hong Kong and Bermuda. Any Shares repurchased under the Share Repurchase Plan will be cancelled in due course.

Shareholders and investors should note that the exercise of the Repurchase Mandate by the Company will be subject to market conditions and will be at the Board's absolute discretion. There is no assurance of the timing, quantity or price of any Share repurchases or whether the Company will make any repurchases at all. Shareholders and investors should therefore exercise caution when dealing in the Shares.

By order of the Board
Hopson Development Holdings Limited
Chu Kut Yung
Chairman

Hong Kong, 10 December 2021

As at the date of this announcement, the Board comprises eight Directors. The executive Directors are Ms. Chu Kut Yung (Chairman), Mr. Zhang Fan (Co-president), Mr. Au Wai Kin, Mr. Xie Bao Xin and Mr. Bao Wenge; and the independent non-executive Directors are Mr. Tan Leng Cheng, Aaron, Mr. Ching Yu Lung and Mr. Ip Wai Lun, William.

* *For identification purposes only*