

Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.



S E A HOLDINGS LIMITED
爪哇控股有限公司*

(Incorporated in Bermuda with limited liability)
(Stock Code : 251)

OVERSEAS REGULATORY ANNOUNCEMENT

(This overseas regulatory announcement is issued pursuant to Rule 13.09(2) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited.)

Please refer to the attached announcement on the next page issued by Asian Growth Properties Limited, a 97.17%-owned subsidiary of the Company listed on the AIM Market of London Stock Exchange plc., on 19th January, 2010.

As at the date of this announcement, the Board of the Company comprises the following members:-

Executive Directors:-

Messrs. Lu Wing Chi (*Chairman and Managing Director*), Lu Wing Yuk, Andrew, Lincoln Lu and Lambert Lu

Non-Executive Director:-

Mr. Lam Sing Tai

Independent Non-Executive Directors:-

Messrs. Walujo Santoso, Wally, Leung Hok Lim and Chung Pui Lam

Hong Kong, 20th January, 2010

** For identification purpose only*

RNS Number : 7678F
Asian Growth Properties Limited

19th January, 2010

ASIAN GROWTH PROPERTIES LIMITED

Change of a Director's Deemed Shareholding Interest

The board of directors of Asian Growth Properties Limited (the “Company”) (AIM Stock Code: AGP), the Hong Kong based China property development and investment company, announces that the Company has today received notification from Mr. Lu Wing Chi (“Mr. Lu”), an executive director of the Company of the change of his deemed interest in the ordinary shares of US\$0.05 each in the Company (“Shares”) as follows:

- (1) Mr. Lu and the persons connected with him are presently deemed to be beneficially interested in 258,794,105 Shares which represent about 29.20% of the existing issued share capital of the Company as a result of Nan Luen International Limited (“NLI”) increasing its shareholding interest in S E A Holdings Limited (“SEA”) on 15th January, 2010;
- (2) SEA is beneficially entitled to, in aggregate, about 97.17% of the existing issued share capital of the Company;
- (3) Mr. Lu is deemed interested in the Shares by virtue of (i) his 32.61% direct shareholding interest in JCS Limited (“JCS”), and (ii) his 30% direct shareholding interest in NLI. JCS is interested in 63.58% of the issued shares in NLI; and
- (4) Immediately before its purchase of further shares in SEA on 15th January, 2010, NLI had a diluted interest of 59.13% in the issued share capital of SEA as a result of the issue by SEA of new SEA shares to certain option holders who had exercised their subscription rights. On 15th January, 2010, NLI purchased additional SEA shares and immediately thereafter increased its shareholding in SEA to about 59.23%. As a result, Mr. Lu is deemed to have increased his beneficial shareholding interest to 258,794,105 Shares (representing approximately 29.20% of the issued share capital of the Company).

For more information, please contact:

Lu Wing Chi
Executive Director
Asian Growth Properties Limited

Tel: +852 2828 6363

Richard Gray
Andrew Potts
Panmure Gordon (UK) Limited
(Nominated Advisor)

Tel: +44 207 459 3600