China Jinmao Holdings Group Limited
中國金茂控股集團有限公司

(Incorporated in Hong Kong with limited liability)
(Stock code: 00817)

INDICATIVE ANNOUNCEMENT

The board of directors (the "**Board**") of China Jinmao Holdings Group Limited (the "**Company**") wishes to announce that Shanghai Jinmao Investment Management Group Co., Ltd. (上海金茂投資管理集團有限公司, "**Shanghai Jinmao**"), a wholly-owned subsidiary of the Company, intends to dispose of its 100% equity interests in Jin Mao Sanya Tourism Co., Ltd. (金茂(三亞)旅業有限公司, the "**Target Company**") (the "**Proposed Disposal**") for the purpose of asset securitization, and has made a public listing of the Proposed Disposal on the China Beijing Equity Exchange (北京產權交易所) for a minimum bidding price of RMB2,264.60 million.

The Target Company principally owns The Ritz-Carlton Sanya Yalong Bay, a 5-star hotel opened in 2008 with 446 guest rooms and suites.

As at the date of this announcement, the transferee of the 100% equity interests in the Target Company and the consideration for the Proposed Disposal have not been determined during the bidding process for the public listing. No binding agreement has been entered into in respect of the Proposed Disposal.

After the transferee of the 100% equity interests in the Target Company has been determined, Shanghai Jinmao will enter into an equity transfer agreement with the transferee. It is expected that the Proposed Disposal will constitute a discloseable transaction of the Company under Chapter 14 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the "**Listing Rules**"). The Company will comply with the relevant requirements under the Listing Rules in this regard in due course.

By Order of the Board
China Jinmao Holdings Group Limited
TAO Tianhai
Chairman

Hong Kong, 21 November 2025

As at the date of this announcement, the Directors of the Company are Mr. TAO Tianhai (Chairman), Mr. ZHANG Hui and Ms. QIAO Xiaojie as Executive Directors; Mr. CUI Yan, Mr. LIU Wen, Mr. CHEN Yijiang and Ms. WANG Wei as Non-executive Directors; and Mr. LIU Feng, Mr. SUEN Man Tak, Mr. GAO Shibin and Mr. ZHONG Wei as Independent Non-executive Directors.