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**Glorious Property Holdings Limited**

**恒盛地產控股有限公司**

*(Incorporated in the Cayman Islands with limited liability)*

**(Stock Code:00845)**

**(1) FURTHER DELAY IN PUBLICATION OF 2024 ANNUAL RESULTS AND  
DESPATCH OF 2024 ANNUAL REPORT;**

**(2) FURTHER DELAY IN PUBLICATION OF 2025 INTERIM RESULTS AND  
DESPATCH OF 2025 INTERIM REPORT AND**

**(3) CONTINUED SUSPENSION OF TRADING**

This announcement is made by Glorious Property Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to the Inside Information Provisions (as defined in the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) (“**SFO**”) and Rule 13.09 of the Listing Rules.

Reference is made to the announcements (the “**Announcements**”) of the Company dated 25 March 2025, 1 April 2025, 4 June 2025, 20 June 2025, 31 July 2025, 18 August 2025, 29 August 2025 and 15 October 2025, respectively, in relation to, among other things, the delay in publication of the 2024 Annual Results and 2025 Interim Results. Unless the context requires otherwise, capitalised terms used herein shall have the same meanings as those defined in the Announcements.

## **FURTHER DELAY IN PUBLICATION OF 2024 ANNUAL RESULTS AND DESPATCH OF 2024 ANNUAL REPORT AND FURTHER DELAY IN PUBLICATION OF 2025 INTERIM RESULTS AND DESPATCH OF 2025 INTERIM REPORT**

As disclosed in the Announcements, the delay in the publication of the 2024 Annual Results were primarily attributable to (1) the late commencement of the audit which was in turn caused by the delayed settlements of outstanding audit.; and (2) the Company's personnel changes and the overall downward trend of China's real estate industry have resulted the preparation of the Group's financial statements for the year ended 31 December 2024 unfinished.

As at the date of this announcement, the 2024 Audit is in progress and the Company is actively cooperating with the auditor in the preparation of the 2024 Annual Results. However, certain audit procedures remain outstanding, including: the fair value of investment properties, finalizing the impairment amount for inventory and update the disclosure of bank/other borrowing.

The delay in the above matter was again caused by the delay in paying professional fees. Based on the current progress of the above matter, publication of 2024 Annual Results and despatch of 2024 Annual Report will be further delayed. It is expected that the Company will publish the 2024 Annual Results on or before 31 January 2026, subject to the Company's ability to pay the outstanding audit fees required by the auditor, to finalize the audit report. The fund is being procured from the Company's subsidiaries in China mainland, which is subject to strict foreign exchange controls.

As the 2024 Annual Results have not yet been finalised and may have an impact on the 2025 Interim Results, the publication of 2025 Interim Results has been delayed. The Company will complete the 2025 Interim Results as soon as possible after the publication of the 2024 Annual Results.

The Company will publish further announcement(s) to inform the shareholders of the Company of the date of the Board meeting(s) to approve the 2024 Annual Results and 2025 Interim Results and any other update information as and when appropriate.

## **CONTINUED SUSPENSION OF TRADING**

At the request of the Company, trading in the shares of the Company on the Stock Exchange has been suspended with effect from 9:00 a.m. on 1 April 2025 and will continue to be suspended until further notice. Further announcement(s) will be made by the Company as and when appropriate and in accordance with the requirements of the Listing Rules to keep its shareholders and potential investors informed of the latest progress in complying with the Resumption Guidance.

**Shareholders and potential investors are reminded to exercise caution when dealing in the shares of the Company.**

By order of the Board  
**Glorious Property Holdings Limited**  
**Ding Xiang Yang**  
*Chairman*

Hong Kong, 2 December 2025

*As at the date of this announcement, the Board comprises Mr. Ding Xiang Yang, Ms. Lu Juan and Mr. Yan Zhi Rong as the executive Directors and Dr. Xue Wen Jun and Mr. Han Ping as the independent non-executive Directors.*