

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.

vanke

CHINA VANKE CO., LTD.*

萬科企業股份有限公司

(A joint stock company incorporated in the People's Republic of China with limited liability)

(Stock Code: 2202)

OVERSEAS REGULATORY ANNOUNCEMENT

This announcement is published in accordance with the Rule 13.10B of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited. The announcement is hereby set out as follows and is for reference only.

**The Board of Directors
China Vanke Co., Ltd.***

Shenzhen, the PRC, 21 April 2026

As at the date of this announcement, the Board of the Company comprises Mr. Huang Liping, Mr. HU Guobin, and Mr. LEI Jiansong as non-executive directors; Ms. WANG Yun as an executive director; and Mr. LIU Tsz Bun Bennett, Mr. LIM Ming Yan, Dr. SHEM Heung Yeung Harry and Mr. ZHANG Yichen as independent non – executive directors.

* For identification purpose only

Bond Code: 102381014

Bond Abbreviation: 23 Vanke MTN001

**Announcement on the Arrangement for Repayment of Principal
and Interest of the Medium-Term Notes in 2023 (First Tranche) of
China Vanke Co., Ltd.**

In order to ensure the smooth progress of the interest payment and redemption of the medium-term notes in 2023 (first tranche) (bond abbreviation: 23 Vanke MTN001, bond code: 102381014) of China Vanke Co., Ltd., an announcement on the relevant matters is hereby made as follows.

I. Basic Information of the Bonds

Name of issuer	China Vanke Co., Ltd.
Name of bond	China Vanke Co., Ltd. medium-term notes in 2023 (first tranche)
Bond abbreviation	23 Vanke MTN001
Bond code	102381014
Issue amount (RMB100 million)	20.00
Date interest begins	23 April 2023
Issue term	3 years
Debt balance (RMB100 million)	20.00
Repayment category	Principal and interest payment
Debt interest rate for the current interest-bearing period	3.11%

Payment date of principal and interest	23 April 2026
Amount of principal and interest payable for the current period (RMB100 million)	8.6454 (including fixed redemption arrangements, 40% of the principal and related interest)
Leading underwriter	Bank of Communications Co., Ltd., Bank of China Limited
Duration management institution	Bank of Communications Co., Ltd.
Custodian	Interbank Market Clearing House Co., Ltd.

II. Matters Relating to Interest Payment and Redemption

For the bonds held in custody at the Interbank Market Clearing House Co., Ltd., after the issuer shall transfer the funds for interest payment and redemption to the collection account designated Interbank Market Clearing House Co., Ltd. by the specified time, Interbank Market Clearing House Co., Ltd. shall transfer the funds to the bank account designated by the bond holders on the date of interest payment and redemption. If the date of interest payment and redemption falls on a statutory holiday, the time for fund transfer will be postponed accordingly. If the fund transfer pathway of the bondholders is changed, the bondholders shall notify Interbank Market Clearing House Co., Ltd. of the new fund transfer pathway in a timely manner prior to the date of interest payment and redemption. If the bondholders fail to notify Interbank Market Clearing House Co., Ltd. of the change of fund transfer pathway in a timely manner and fail to receive the funds in a timely manner, the issuer and Interbank Market Clearing House Co., Ltd. shall not be liable for any loss arising therefrom.

III. Contact Person and Contact Information of Relevant Organizations

(I) Issuer: China Vanke Co., Ltd.

Contact person: Vanke Bond Project Team

Contact no.: 0755-22198759

(II) Duration management institution: Bank of Communications Co., Ltd.

Contact: Xiong Jie

Contact no.: 0755-88020793

(III) Registration and Custody Organization: Interbank Market Clearing House Co., Ltd.

Contact: Operation Department

Contact Person: Xie Chenyan

Contact tel no.: 021-23198888

IV. Information Disclosure Undertaking

The Company and all directors, senior management or officers performing equivalent duties undertake that the contents of this announcement are true, accurate, complete and timely, and will fulfill the relevant subsequent information disclosure obligations in accordance with the relevant self-regulatory rules of the interbank bond market.

This announcement is hereby made.

(This page is intentionally left blank and is the stamping page of the Announcement on the Arrangement for Repayment of Principal and Interest of the Medium-term Notes in 2023 (First Tranche) of China Vanke Co., Ltd.)

China Vanke Co., Ltd.
21 April 2026