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首程控股有限公司
SHOUCHEG HOLDINGS LIMITED

(Incorporated in Hong Kong with limited liability)

(Stock Code: 697)

**VOLUNTARY ANNOUNCEMENT
REGARDING THE INVESTMENTS IN GUOTAI HAITONG SASSEUR COMMERCIAL REIT AND
CSC SUNLON COMMERCIAL REIT**

This announcement is made by Shoucheng Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) on a voluntary basis.

The board of directors of the Company is pleased to announce that recently, a wholly-owned subsidiary of the Company under Shoucheng Jishi of the Group, has invested in Guotai Haitong Sasseur Commercial REIT* (國泰海通砂之船封閉式商業不動產證券投資基金, “**Guotai Haitong Sasseur Commercial REIT**”) and CSC SUNLON Commercial REIT* (中信建投首農食品集團封閉式商業不動產證券投資基金, “**CSC SUNLON Commercial REIT**”). These two investments will further boost the upgrading of residents’ consumption, facilitate the integration of finance and the real economy to unleash development momentum, and exert a positive impact on deepening industry-finance synergy and advancing high-quality economic development.

Sasseur Group is an international operator of large-scale outlet chains. It pioneered the unique business concept of "Art Business, Super Outlets", and with its forward-looking innovation capabilities, it has become a benchmark in Asia and a leading brand driving the development of the global outlet industry. Guotai Haitong Sasseur Commercial REIT takes the Sasseur (Xi'an) Outlets project in Xi'an as its underlying asset, which is one of the largest and most modern outlet complexes in Northwest China. The successful listing of Guotai Haitong Sasseur Commercial REIT represents an important practice in expanding domestic demand and promoting REIT development, and will contribute to supporting the sustained recovery of the national economy.

Beijing Capital Agribusiness & Foods Group Co., Ltd. is a large state-owned agricultural and food enterprise under the Beijing Municipal Government. Its business spans agriculture, animal husbandry, fishery, food processing, trade and logistics, real estate, and asset management, with comprehensive strength ranking among the top in China's agricultural and food industry. CSC SUNLON Commercial REIT takes the Longde Plaza project in Changping District, Beijing as its underlying asset, which possesses excellent asset quality and sustainable operational capabilities. The successful listing of CSC SUNLON Commercial REIT marks a solid and robust step in effectively revitalizing existing assets and attracting social capital, further driving consumption upgrades among residents, stimulating consumption momentum, and promoting high-quality economic development.

Looking ahead, the Group will unwaveringly continue to increase its investment layout in China's intelligent infrastructure assets sector. Leveraging the synergistic effects of the entire industry chain and its first-mover advantages in the REITs sector, the Group will promote the deep integration of finance and the real economy, continue to deepen cooperation with top-tier commercial operators and industry players in the sector, and accelerate its transformation into a smart infrastructure asset service provider, so as to create long-term value and sustainable returns for shareholders of the Company.

By order of the Board
Shoucheng Holdings Limited
Zhao Tianyang
Chairman

Hong Kong, 18 June 2026

As at the date of this announcement, the Board comprises Mr. Zhao Tianyang (Chairman), Mr. Li Hao (Vice Chairman), Mr. Xu Huajie and Mr. Liu Jingwei as Executive Directors; Mr. Peng Jihai and Mr. Ho Gilbert Chi Hang as Non-executive Directors; Dr. Wang Xin, Ms. Zhang Quanling, Ms. Zhuge Wenjing, Dr. Zhang Jianwei, Ms. Tse, Theresa Y Y and Ms. Li Tiantian as Independent Non-executive Directors.

* For identification purposes only