

29 May 2025

Dear Shareholders,

China South City Holdings Limited (the “Company”)

– Notice of the publication of Circular for the Annual General Meeting of the Company to be held at Conference Room, 22/F., Euro Trade Centre, 13-14 Connaught Road Central, Central, Hong Kong on Friday, 27 June 2025 at 3:00 p.m. (“AGM”), Notice of AGM and Form of Proxy (“Current Corporate Communication”)

Please be informed that the English and Chinese versions of the Company’s Current Corporate Communication are available on the Company’s website at www.chinasouthcity.com and the HKExnews’ website at www.hkexnews.hk, or the arranged printed form(s) of the Current Corporate Communication is enclosed (if applicable). You may access the Current Corporate Communication on the Company’s website or browsing through the HKExnews’ website. If you have any difficulty in receiving or gaining access to the Current Corporate Communication for any reason or wish to receive the Current Corporate Communication in printed form, we will, upon your notice, send the Current Corporate Communication of your choice of language in printed form to you free of charge as soon as possible; please write to the Company’s share registrar, Computershare Hong Kong Investor Services Limited (the “Share Registrar”), at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong or by email to chinasouthcity.ecom@computershare.com.hk.

Arrangement of Electronic Dissemination of Corporate Communications *(Note 1)*

Pursuant to Rule 2.07 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited under the expansion of paperless listing regime and electronic dissemination of Corporate Communications that came into effect on 31 December 2023, the Articles of Association of the Company and the Companies Ordinance (Chapter 622 of the Laws of Hong Kong), the Company is writing to inform you that the Company has adopted electronic dissemination of Corporate Communications. Please note that both the English and Chinese versions of all future Corporate Communications will be available electronically on the Company’s website and the HKExnews’ website, in place of printed copies. **For new shareholder(s) (i.e. shareholder(s) who previously did not receive a letter from the Company seeking your election regarding the language and means of receipt of Corporate Communications under the new arrangements on dissemination of Corporate Communications), if the Company does not receive the duly completed and signed reply form (the “Reply Form”) or any response in writing indicating any objection from you by 26 June 2025, and until you inform the Share Registrar, you are deemed to have consented to read all future Corporate Communications published on the Company’s website and the HKExnews’ website (the “Website Version”), and a notification of the publication of the Corporate Communications will be sent to you by post in the future.**

Solicitation of electronic contact details

If you elect to receive the Website Version of future Corporate Communications, you are requested to provide an email address in the Reply Form for the purpose of receiving (i) email notifications for the publication of the relevant Corporate Communications on the Company’s website as and when Corporate Communications are published on the Company’s website and (ii) all future Actionable Corporate Communications *(Note 2)* in electronic form from the Company. If no valid and functional email address is provided by you in the Reply Form or if you are otherwise deemed to have consented to receive the Website Version of future Corporate Communications, the Company will send to you by post at your address as appearing in the Company’s register of members maintained by the Share Registrar, (i) a notification letter for the publication of Corporate Communications on the Company’s website and (ii) all future Actionable Corporate Communications in printed form, until such time when you have provided a valid and functional email address to the Share Registrar for receiving the same. To ensure timely receipt of the latest Corporate Communications, the Company recommends you to provide your email address by scanning your personalized QR code printed on the enclosed Reply Form.

If you want to receive or continue to receive future Corporate Communications in printed form, please complete the Reply Form and send it to the Share Registrar or send an email to chinasouthcity.ecom@computershare.com.hk specifying your name, address and request to receive future Corporate Communications in printed form. Please note that such instruction shall be valid up to the time when the Company publishes its next annual report in the following year.

If you have any queries relating to this letter, please call the Company’s telephone hotline at (852) 3188 3111 during business hours from 9:00 a.m. to 6:00 p.m. (Monday to Friday, excluding public holidays) or send an email to chinasouthcity.ecom@computershare.com.hk.

By Order of the Board
China South City Holdings Limited
Chan Hing Chau
Company Secretary

- Notes: (1) Corporate Communication means any document(s) including, but not limited to, (a) the directors’ report and annual accounts together with a copy of the auditors’ report and, where applicable, a summary financial report; (b) the interim report and, where applicable, a summary interim report; (c) a notice of meeting; (d) a listing document; (e) a circular; and (f) a form of proxy.
- (2) Actionable Corporate Communication is any corporate communication that seeks instructions from issuer’s securities holders on how they wish to exercise their rights or make an election as the issuer’s securities holders.

