

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.

This announcement is for information purposes only and does not constitute an invitation or offer to acquire, purchase or subscribe for securities.

*This announcement does not constitute or form a part of any offer or solicitation to purchase or subscribe for securities in the United States. Securities may not be offered or sold in the United States unless registered under the United States Securities Act of 1933, as amended (the “**Securities Act**”), or pursuant to an exemption from, or in a transaction not subject to, the registration requirements of the Securities Act. The securities referred to herein have not been and will not be registered under the Securities Act and no public offering of securities will be made in the United States. No money, securities or other consideration is being solicited by this announcement or the information contained herein and, if sent in response to this announcement or the information contained herein, will not be accepted.*

Hongkong Ideal Investment Limited

香港理想投資有限公司

(Incorporated in Hong Kong with limited liability)

*(the “**Company**”)*

**FURTHER CHANGES TO THE TERMS AND CONDITIONS OF
THE CONSENT SOLICITATION IN RELATION TO
US\$205,000,000 14.75% GUARANTEED SENIOR NOTES DUE 2022
(ISIN: XS2059534342; Common Code: 205953434)
(Stock Code: 40019)**

unconditionally and irrevocably guaranteed by

Beijing Hongkun Weiye Real Estate Development Co. Ltd

北京鴻坤偉業房地產開發有限公司

(Incorporated in the People’s Republic of China with limited liability)

Reference is made to the announcements of the Company dated December 18, 2020 (the “**Announcements**”) in relation to the Consent Solicitation. Unless specified otherwise, capitalized terms used in this announcement shall have the same meanings as those defined in the Announcements.

The Company hereby announces further changes to the terms and conditions of the Consent Solicitation as follows. The changes are set out in a supplement (the “**Second Supplement**”) dated December 23, 2020 to the consent solicitation statement of the Company dated December 18, 2020 (as supplemented and restated by the first supplemental consent solicitation dated December 18, 2020, the “**Original Consent Solicitation Statement**”, and as so amended by the Second Supplement, the “**Consent Solicitation Statement**”), which supplements the terms

and conditions set out in the Original Consent Solicitation Statement.

CONSENT SOLICITATION

The definition of the Parent Guarantor IPO will be amended to refer to the initial public offering of the Capital Stock of the Parent Guarantor or any New Holdco on a Qualified Exchange. For purposes of this definition, a “New Holdco” refers to any corporation (i) which will, directly or indirectly, hold or control not less than 50.1% of all the Capital Stock and the Voting Stock of the Parent Guarantor immediately prior to the completion of the Parent Guarantor IPO, and (ii) whose Capital Stock will be applied for listing of, and permission to deal in, on a Qualified Exchange.

Consents by Holders that have been validly submitted and not validly withdrawn as of the date hereof remain valid and there is no need for such Holders to re-submit such consents in view of the first supplemental consent solicitation statement dated December 18, 2020 and the Second Supplement.

FURTHER DETAILS

For a detailed statement of the terms and conditions of the Consent Solicitation, Holders should refer to the Consent Solicitation Statement.

The Second Supplement will be distributed in electronic format to the Holders. The Company has engaged Admiralty Harbour Capital Limited as the Solicitation Agent. A Holder (or a beneficial owner that is not a Holder) may also contact the Consent and Tabulation Agent for the Consent Solicitation and all documentation relating to the Consent Solicitation and any updates will be available from the Consent and Tabulation Agent (email: debtstructuring@bnymellon.com or telephone: +44 1202 689644) or his/her/its broker, dealer, bank, trust company or other nominee for assistance concerning the Consent Solicitation.

GENERAL

This announcement is not a solicitation of consent with respect to the Notes. The Consent Solicitation is being made solely pursuant to the Consent Solicitation Statement and related documents, which set forth in detail the terms and conditions of the Consent Solicitation. Holders should not contact the Company with respect to the Consent Solicitation and should not rely solely on this announcement. All statements contained herein are qualified by the Consent Solicitation Statement.

The distribution of this announcement in certain jurisdictions may be restricted by law. Persons into whose possession of this announcement comes are required to inform themselves about, and to observe, any such restrictions.

Forward-looking statements in this announcement, including, among others, statements relating to the Consent Solicitation are based on current expectations. These statements are not guarantees of future events or results. Future events and results involve risks, uncertainties and assumptions and are difficult to predict with any precision. Actual events and results could vary

materially from the description contained herein due to many factors including changes in the market and price for the Notes, changes in the business and financial condition of the Group, changes in the real estate or infrastructure industries and changes in the financial and capital markets in general.

As there is no assurance that the Requisite Consents will be obtained, Holders and potential investors are advised to exercise caution when dealing in the securities of the Company.

Hong Kong, December 23, 2020

As at the date of this announcement, the directors of Hongkong Ideal Investment Limited are Mr. ZHAO Weihao and Ms. QIN Luyun.

As at the date of this announcement, the directors of Beijing Hongkun Weiye Real Estate Development Co. Ltd are Mr. ZHU Can, Mr. ZHAO Weihao, Mr. CHEN Xi and Mr. CHEN Xinwei.