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Xi'an Kingfar Property Services Co., Ltd.
西安經發物業股份有限公司

(A joint stock company incorporated in the People's Republic of China with limited liability)
(Stock Code: 1354)

RENEWAL OF CONTINUING CONNECTED TRANSACTIONS
DELAY IN DESPATCH OF CIRCULAR

Reference is made to the announcement of Xi'an Kingfar Property Services Co., Ltd. dated 12 December 2025 in relation to, among other things, the renewal of the Previous Master Property Management Services Framework Agreement and the Previous Master Food Supply Framework Agreement (the “**Announcement**”). Capitalised terms used herein shall have the same meanings as those defined in the Announcement unless otherwise specified.

As set out in the Announcement, a circular (the “**Circular**”) containing, among other things, (i) further details of the Non-Exempt Continuing Connected Transactions including the relevant Proposed Annual Caps; (ii) a letter from the Independent Board Committee to the Independent Shareholders in relation to the Non-Exempt Continuing Connected Transactions and the relevant Proposed Annual Caps; (iii) a letter of advice from the Independent Financial Adviser to the Independent Board Committee and the Independent Shareholders in relation to the Non-Exempt Continuing Connected Transactions and the relevant Proposed Annual Caps; and (iv) a notice of the EGM, was expected to be despatched to the Shareholders on or before 7 January 2026.

As additional time is required for the Company to prepare, update and finalise certain information for inclusion in the Circular, it is expected that the Circular will be despatched on or before 16 January 2026.

By Order of the Board of
Xi'an Kingfar Property Services Co., Ltd.
Mr. Wu Suozheng
Chairman of the Board and Executive Director

Hong Kong, 7 January 2026

As at the date of this announcement, the Board comprises: (i) Mr. Wu Suozheng, Mr. Sun Qi and Mr. Cheng Hongrang as executive Directors; (ii) Mr. Zhao Junping, Mr. Yang Gang and Ms. Li Lingxiao as non-executive Directors; and (iii) Mr. Lam Siu Wing, Dr. Jiang Li and Mr. Cao Yang as independent non-executive Directors.