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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)

**CHANGE OF JOINT COMPANY SECRETARY, AUTHORIZED
REPRESENTATIVE AND PROCESS AGENT**

The board (the “**Board**”) of directors (the “**Directors**”) of Xi'an Kingfar Property Services Co., Ltd. (the “**Company**”, and its subsidiaries, the “**Group**”) hereby announces that Ms. Fung Po Ting (馮寶婷) (“**Ms. Fung**”) has tendered her resignation as (i) the joint company secretary of the Company (the “**Joint Company Secretary**”); (ii) an authorized representative of the Company pursuant to Rule 3.05 of the Rules Governing the Listing of Securities (the “**Listing Rules**”) on The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”) (the “**Authorized Representative**”); and (iii) an authorized representative of the Company to accept service of process and notices on behalf of the Company in Hong Kong under Part 16 of the Companies Ordinance (Chapter 622 of the Laws of Hong Kong) (the “**Process Agent**”) with effect from August 26, 2024. Ms. Fung has confirmed that there is no disagreement with the Board and there are no matters that should be brought to the attention of the shareholders of the Company or the Stock Exchange in relation to her resignation.

The Board is pleased to announce that Ms. Leung Shui Bing (梁瑞冰) (“**Ms. Leung**”) has been appointed by the Company as the Joint Company Secretary, the Authorized Representative and the Process Agent in replacement of Ms. Fung, with effect from August 26, 2024. Mr. Li Xiuyuan (李修遠) (“**Mr. Li**”) will continue to serve as the other Joint Company Secretary.

The biographical details of Mr. Li and Ms. Leung are as follows:

Mr. Li was appointed as the secretary of the Board on December 28, 2020 and the Joint Company Secretary on June 25, 2023. He is primarily responsible for corporate governance and company secretarial matters of the Group.

Upon joining the Group in July 2013, Mr. Li served successively as a customer service representative and a customer service manager at Baihualinju property service center of the Company until January 2014, during which he was primarily responsible for customer services. From January 2014 to March 2016, he served as a quality specialist at the quality management department of the Company, where he was primarily responsible for quality control and management. From March 2016 to December 2020, he served successively as an assistant to the manager of the quality management department and the manager of the quality management department of the Company, where he was primarily responsible for quality management, management of standardized systems for projects, project planning and evaluation, market development and bidding management. From December 2020 to December 2022, he served as the manager of enterprise strategic brand research department of the Company, where he was primarily responsible for strategic management, mergers and acquisitions and brand research.

Mr. Li obtained a bachelor's degree in management from Xi'an Jiao Tong University City College (西安交通大學城市學院) in the PRC in July 2010. He obtained a master's degree in Marxism theory from Xi'an University of Science and Technology (西安科技大學) in the PRC in June 2013. In May 2018, Mr. Li was conferred "The Nomination Award for the 7th Xi'an May 4th Youth Medal" ("第七屆西安青年五四獎章提名獎") by the Xi'an Municipal Committee of the Communist Youth League (共青團西安委員會). In June 2019, he was recognized as a "National Housing And Urban-Rural Construction Industry Technical Talent" ("全國住房和城鄉建設行業技術能手") by the MOHURD.

Ms. Leung currently serves as a manager of the Listing Services Department of TMF Hong Kong Limited (a global corporate services provider) and is responsible for provision of corporate secretarial and compliance services to listed company clients. She has over 20 years of experience in the company secretarial field. She is an associate member of The Hong Kong Chartered Governance Institute and The Chartered Governance Institute in the United Kingdom.

The Stock Exchange has granted a waiver to the Company from strict compliance with the requirements under Rules 3.28 and 8.17 of the Listing Rules, for period from August 26, 2024 to July 2, 2027 (the "**New Waiver Period**") in relation to Mr. Li's eligibility to act as the Joint Company Secretary on the conditions that (i) Mr. Li will be assisted by Ms. Leung during the New Waiver Period; (ii) the waiver could be revoked if there are material breaches of the Listing Rules by the Company; and (iii) the Company will announce the reasons, details and conditions of the waiver, the qualification and experience of both Mr. Li and Ms. Leung. The Stock Exchange expects that, before the end of the New Waiver Period, the Company must demonstrate and seek the Stock Exchange's confirmation that Mr. Li, having had the benefit of Ms. Leung's assistance during the New Waiver Period, has attained the relevant experience and is capable of discharging the functions of company secretary under Rule 3.28 of the Listing Rules such that a further waiver will not be necessary. The waiver will be withdrawn or changed if the Company's situation changes.

The Board would like to take this opportunity to express its sincere gratitude to Ms. Fung for her contributions to the Company during her tenure of service and to express its welcome to Ms. Leung on her new appointment.

By order of the Board
Xi'an Kingfar Property Services Co., Ltd.
西安經發物業股份有限公司
Mr. Wu Suozheng
Chairman of the Board and Executive Director

Hong Kong, August 26, 2024

As of 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.