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NOTICE ON
THE STOCK EXCHANGE OF HONG KONG LIMITED

Sun Hung Kai & Co. (BVI) Limited

(Incorporated in the British Virgin Islands with limited liability)

(the "**Issuer**")

新鴻基有限公司
SUN HUNG KAI & CO. LIMITED

(Incorporated in Hong Kong with limited liability)

(the "**Company**")

(Stock code: 86)

Settlement of the tender offer to purchase for cash
the U.S.$450,000,000 5.00 per cent. Notes due 2026
(comprising the U.S.$75,000,000 5.00 per cent. Notes due 2026 issued on
2 March 2022 consolidated and forming a single series with the
U.S.$375,000,000 5.00 per cent. Notes due 2026 issued on 7 September 2021)
(Stock Code: 40831, ISIN: XS2377388702, Common Code: 237738870)
issued by the Issuer and unconditionally and
irrevocably guaranteed by the Company
(the "Notes")

Reference is made to the announcements of the Issuer dated 13 January 2026 and 21 January 2026 relating to the Tender Offer (together, the "**Announcements**"). Capitalised terms used but not otherwise defined in this announcement shall have the meanings given to them in the Announcements.

The Issuer and the Company hereby announce that the Financing Condition has been satisfied and the payment of the Purchase Price and Accrued Interest Payment for all Notes validly tendered and accepted for purchase by the Company has been made on 23 January 2026.

Further to the settlement of the Tender Offer, U.S.$152,017,000 in principal amount of the Notes were purchased and redeemed by the Company on 23 January 2026 and have been cancelled pursuant to the terms and conditions of the Notes. U.S.$198,040,000 of the aggregate principal amount of the Notes remain outstanding.

Hong Kong, 23 January 2026

As at the date of this announcement, the directors of the Issuer are Messrs. Brendan James McGraw, Alfred Leung Sai Kit and Wong Kin Wing.

As at the date of this announcement, the board of directors of the Company comprises Messrs. Lee Seng Huang (Group Executive Chairman), Antony James Edwards and Brendan James McGraw being the Executive Directors; Messrs. Simon Chow Wing Charn and Peter Anthony Curry being the Non-Executive Directors; and Mr. Evan Au Yang Chi Chun, Mr. David Craig Bartlett, Mr. Alan Stephen Jones, Ms. Vivian Alexa Kao, Ms. Jacqueline Alee Leung, Mr. Wayne Robert Porritt and Mr. William Thomas Royan being the Independent Non-Executive Directors.