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**中國奧園集團股份有限公司**  
**China Aoyuan Group Limited**

*(Incorporated in the Cayman Islands with limited liability)*  
**(Stock Code: 3883)**

**INSIDE INFORMATION – UPDATE ON LIQUIDITY OF OUR GROUP  
AND ENGAGEMENT OF ADVISERS**

This announcement is made by China Aoyuan Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to Rule 13.09(2)(a) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”) and the Inside Information Provisions (as defined under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

Reference is made to the annual report of the Company for the year ended 31 December 2024 and the announcements of the Company dated 29 November 2023, 4 December 2023, 10 January 2024, 12 January 2024, 29 January 2024, 20 March 2024, 25 March 2024, 10 September 2024, 11 March 2025, 4 July 2025, 28 August 2025, 19 September 2025, 30 September 2025, 19 December 2025, 31 December 2025, 27 February 2026 (the “**27 February 2026 Announcement**”), 20 March 2026, 23 March 2026 and 30 March 2026 (the “**30 March 2026 Announcement**”) (collectively, the “**Announcements**”). Unless otherwise stated, each capitalised term used in this announcement has the same meaning as given in the prior Announcements.

## **DISCLOSURE PURSUANT TO RULE 13.19 OF THE LISTING RULES AND OFFSHORE LIABILITY MANAGEMENT**

As announced in the 30 March 2026 Announcement, the Company and the wider Group faces continuing and severe liquidity pressures. In particular, as of the date of this announcement, the Company has not paid or procured the payment of interest that fell due on 30 March 2026 in respect of those Relevant Notes (as defined in the 30 March 2026 Announcement) prior to the expiry of the 30-day grace period. This constitutes an Event of Default under the Relevant Notes, and has separately triggered cross-default under certain offshore financings of the Company.

In those prevailing circumstances, the Company has decided that the best interests of the creditors and other relevant stakeholders is to suspend, with effect from 30 March 2026, the payment of all principal and interest that has or will become payable on all offshore financing obligations. In taking steps to effect this decision fairly and, insofar as possible, to ensure *pari passu* treatment of creditors of the Company and other offshore creditors of the Group, the Company will seek to procure that each subsidiary similarly suspends paying principal and interest on their respective offshore financing obligations (which were not otherwise in default).

The suspension of these financial obligations may cause certain creditors of the Group to accelerate or demand repayment and/or to take action under the terms of the applicable documentation. As of the date of this announcement, except for notices received in relation to the Mortgage Loans (as disclosed in the 27 February 2026 Announcement), the Company has not received any notice of acceleration or other demand from any other offshore creditor.

### **ENGAGEMENT OF ADVISERS**

As announced in the 30 March 2026 Announcement, the Company has implemented certain Plans and Measures in order to actively promote a comprehensive restructuring of all onshore indebtedness of the Group. In light of the continuing challenges, the Company will explore a comprehensive solution for all offshore financial obligations in order to secure the long-term viability of the Company for the benefit of all of all offshore creditors and other relevant stakeholders.

The Company has engaged KPMG Advisory (Hong Kong) Limited as its financial adviser and Linklaters as its legal adviser to evaluate the capital structure and liquidity of the Group, and to assist the Company in formulating an appropriate and comprehensive restructuring solution. To the fullest extent permissible, the Company and its advisers are committed, to the principle of fair and equitable treatment between creditors and, ultimately, in order to reach a feasible solution, will communicate with creditors about possible options whenever necessary or appropriate.

Offshore creditors of the Company may contact representatives of the financial and legal advisers of the Company for further information (whose contact details are as follows):

**Financial Adviser to the Company**

KPMG Advisory (Hong Kong) Limited

Address: 8/F, Prince's Building, 10 Chater Road, Hong Kong

Email: aoyuan.restructuring@kpmg.com

**Legal Adviser to the Company**

Linklaters

Address: 11/F, Alexandra House, Chater Road, Hong Kong

Tel: +852 2842 4888

Email: dlaoyuanlinklaters@linklaters.com

The Company will make further announcement(s) as and when appropriate in accordance with the Listing Rules and/or other applicable laws and regulations.

**The implementation of any comprehensive restructuring or other solution will be subject to many factors not within the control of the Company. As there is no assurance that any solution can or will be successfully implemented, holders of securities of the Company and other investors of the Company are (i) advised not to rely solely on the information contained in this announcement or any other announcements as may be issued by the Company from time to time and (ii) reminded to consider the related risks and exercise caution when dealing in the securities of the Company. When in doubt, holders of securities and other investors of the Company are advised to seek professional advice from their own professional or financial advisers.**

By order of the Board  
**China Aoyuan Group Limited**  
**Cheng Siu Fai**  
*Executive Director*

Hong Kong, 30 April 2026

*As at the date of this announcement, the executive directors of the Company are Mr. Cheng Siu Fai, Mr. Jiang Zhan Hong and Ms. Shi Lili; the non-executive directors of the Company are Mr. Guo Zi Wen and Mr. Mohamed Obaid Ghulam Badakkan Alobeidli; and the independent non-executive directors of the Company are Mr. Cheung Kwok Keung, Mr. Lee Thomas Kang Bor and Mr. Wong Wai Keung Frederick.*