



九龍建業有限公司 KOWLOON DEVELOPMENT COMPANY LIMITED

(Incorporated in Hong Kong with limited liability)

(於香港註冊成立之有限公司)

(Stock Code 股份代號: 34)

NOTIFICATION LETTER 通知信函

28 April 2025

Dear registered shareholder(s),

Kowloon Development Company Limited (the “Company”)

– Notice of Publication of (1) Annual Report 2024; (2) Circular dated 28 April 2025 together with Notice of Annual General Meeting; (3) Proxy Form (collectively the “Current Corporate Communications”); and (4) Environmental, Social and Governance Report 2024 (the “ESG Report 2024”) and Reminder regarding the Arrangement of Electronic Dissemination of Corporate Communications

Notice of publication of Current Corporate Communications

The Company’s annual general meeting will be held at 9th Floor, Pioneer Centre, 750 Nathan Road, Kowloon, Hong Kong on Wednesday, 4 June 2025 at 10:00 am (Hong Kong time). The Current Corporate Communications of the Company have been published in English and Chinese languages and are available on the website of The Stock Exchange of Hong Kong Limited (“HKEXnews”) at www.hkexnews.hk and the website of the Company at www.kdc.com.hk. You may access the Current Corporate Communications from the Company’s website by clicking the relevant subjects under the “Investor Relations” section.

Request for Current Corporate Communications in printed form

If you have any difficulty in receiving or gaining access to the Current Corporate Communications posted on the Company’s website for any reason, please send your request (specifying your name, address and request) by email at kowloondevelopment.ecom@computershare.com.hk or by notice in writing by post or by completing, signing and returning the Reply Form printed on the reverse side (the “Reply Form”) to the Company’s Hong Kong share registrar (the “Share Registrar”), Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wan Chai, Hong Kong. The Company will promptly upon receipt of your request send the Current Corporate Communications to you in printed form free of charge.

Solicitation of electronic contact details

With reference to the notification letter dated 21 February 2024 titled “Arrangement of Electronic Dissemination of Corporate Communications”, to ensure timely receipt of the latest Corporate Communications (Note 1), the Company recommends that you can provide your functional email address by completing, signing and returning the Reply Form to the Share Registrar. If the Company does not receive a functional email address in your reply, until such time that the functional email address is provided to the Share Registrar, you will (i) be unable to receive any email notifications regarding the publication of Corporate Communications; (ii) need to proactively check the website of the Company and the website “HKEXnews” to keep up with the publication of Corporate Communications; and (iii) the Company will send the notification of publication and Actionable Corporate Communications (Note 2) by post in printed form in the future.

If you wish to receive the future Corporate Communications in printed form, please send your request (specifying your name, address and request) by email at kowloondevelopment.ecom@computershare.com.hk or by notice in writing by post or by completing, signing and returning the Reply Form to the Share Registrar. Please note that such instruction of receiving future Corporate Communications in printed form shall be valid for one year only starting from the receipt date of your instruction and will expire thereafter.

Notice of publication of ESG Report 2024

The Company’s ESG Report 2024 has been published in English and Chinese languages and in electronic form only on the website of the Company and the website “HKEXnews”. You may access the ESG Report 2024 from the Company’s website by clicking the relevant subject of “Environmental, Social and Governance” under the “Investor Relations” section.

Should you have any queries relating to this letter, please contact the Share Registrar at (852) 2862 8688 during business hours from 9:00 am to 6:00 pm (Hong Kong time), Mondays to Fridays, excluding Hong Kong public holidays.

Yours faithfully,
For and on behalf of the Board
Kowloon Development Company Limited
Tse Wah Ting, Wendy
Company Secretary

Notes:

- Corporate Communications refer to any documents issued or to be issued by the Company for the information or action of holders of any of its securities, including but not limited to (a) the directors’ report, its annual accounts together with a copy of the auditors’ report and, where applicable, its summary financial report; (b) the interim report and, where applicable, its summary interim report; (c) a notice of meeting; (d) a listing document; (e) a circular and (f) a proxy form.
- Actionable Corporate Communications are any corporate communications that seek instructions from issuer’s securities holders on how they wish to exercise their rights or make an election as the issuer’s securities holder.

各位登記股東：

九龍建業有限公司（「本公司」）

– (1) 2024 年報；(2) 刊發日期為二零二五年四月二十八日之通函連同股東週年大會之通告；(3) 代表委任表格（統稱「本次公司通訊文件」）；及 (4) 2024 環境、社會及管治報告（「2024 環境、社會及管治報告」）之發布通知及透過電子方式發布公司通訊之安排的提示

本次公司通訊文件之發布通知

本公司將於 2025 年 6 月 4 日（星期三）上午十時正（香港時間）假座香港九龍彌敦道 750 號始創中心 9 樓舉行股東週年大會。本公司的本次公司通訊文件備有中、英文版本，均已上載於香港聯合交易所有限公司（「披露易」）網站 www.hkexnews.hk 及本公司網站 www.kdc.com.hk。閣下可於本公司網站「投資者關係」項下相關的標題下閱覽本公司通訊文件。

要求本次公司通訊文件之印刷本

閣下若因任何理由以致在收取或接收載於本公司網址上的本次公司通訊文件出現困難，閣下可將要求（請註明閣下的姓名、地址及要求）以電郵方式發送到電郵地址 kowloondevelopment.ecom@computershare.com.hk，或以書面方式郵寄，或透過填妥、簽署及交回本函背頁之回條（「回條」）致本公司的香港股份過戶登記處（「股份過戶處」）香港中央證券登記有限公司，地址為香港灣仔皇后大道東 183 號合和中心 17M 樓。本公司在收到閣下要求後，將盡快向閣下免費發送有關本次公司通訊文件之印刷本。

徵集電子聯絡資料

根據日期為二零二四年二月二十一日有關「透過電子方式發布公司通訊之安排」之通知函所述，為確保及時收到最新的公司通訊^(附註 1)，本公司建議閣下透過填妥及簽署回條以提供閣下有效的電郵地址，並交回股份過戶處。如果本公司沒有收到閣下的有效電郵地址，直至有效的電郵地址被提供予股份過戶處前，閣下將(i)無法收到任何有關發布公司通訊的電郵通知；(ii)需要主動查看本公司網站和「披露易」網站以掌握公司通訊的發布；及(iii)本公司未來將以印刷本形式郵寄發布通知和可供採取行動的公司通訊^(附註 2)。

若閣下希望收取未來公司通訊之印刷本，請閣下將要求（請註明閣下的姓名、地址及要求）以電郵方式發送到電郵地址 kowloondevelopment.ecom@computershare.com.hk，或以書面方式郵寄，或透過填妥、簽署及交回回條予股份過戶處。請注意，收取未來公司通訊印刷本之指示由收悉閣下指示當日起計僅一年內有效，此後將告失效。

2024 環境、社會及管治報告之發布通知

本公司 2024 環境、社會及管治報告備有中、英文版本及僅以電子形式已上載於本公司網站及「披露易」網站。閣下如欲查閱該 2024 環境、社會及管治報告，可於本公司網站「投資者關係」項下「環境、社會及管治」相關的標題下閱覽。

如閣下對本函件有任何疑問，請於辦公時間星期一至五（香港公眾假期除外）上午 9 時正至下午 6 時正（香港時間）期間致電股份過戶處(852) 2862 8688 查詢。

代表董事會
九龍建業有限公司
公司秘書
謝華婷
謹啟

二零二五年四月二十八日

附註：

- 公司通訊是指本公司發出或將予發出以供其任何證券的持有人參照或採取行動的任何文件，其中包括但不限於(a)董事會報告、本公司的年度帳目連同核數師報告以及（如適用）財務摘要報告；(b)中期報告及（如適用）中期摘要報告；(c)會議通告；(d)上市文件；(e)通函及(f)代表委任表格。
- 可供採取行動的公司通訊指任何涉及要求發行人的證券持有人指示其擬如何行使其有關證券持有人的權利或作出選擇的公司通訊。

REPLY FORM 回條

To: Computershare Hong Kong Investor Services Limited
(the “Share Registrar”)
17M Floor, Hopewell Centre,
183 Queen’s Road East, Wanchai, Hong Kong

致： 香港中央證券登記有限公司
（「股份過戶處」）
香港灣仔皇后大道東 183 號
合和中心 17M 樓

(Please choose **ONLY ONE** of the options below)
(請僅選擇以下選項中**其中一項**)

Option 1: I/we hereby provide my/our email address in writing for receipt of future Corporate Communications* (other than Actionable Corporate Communications) of the following listed company (the "Company") via electronic dissemination.
(Please state below your name and email address if applicable)

選項 1： 本人 / 吾等謹此以書面提供本人 / 吾等的電郵地址，以收取以下上市公司（「該公司」）透過電子方式發布的未來公司通訊*（可供採取行動的公司通訊除外）。

（如適用，請在下方填寫 閣下的姓名及電郵地址）

Name of Securities Holder(s) 證券持有人姓名：

Name of Listed Company 上市公司名稱:

Kowloon Development Company Limited
九龍建業有限公司

Email Address^(Note 3) 電郵地址: (附註3)[illegible]

Option 2: I/we hereby request for receipt of (1) Current Corporate Communications and (2) all future Corporate Communications* of the Company in printed form.

(Please mark "✓" in the below box if applicable)

選項 2： 本人 / 吾等謹此要求收取該公司的 (1) 本次公司通訊文件及 (2) 所有未來公司通訊²之印刷本。
(如適用，請在以下方格內填上「✓」號)

☐ To receive (1) Current Corporate Communications and (2) all future Corporate Communications* of the Company in printed copy and noted that this instruction is valid for one year only starting from the receipt date. (Note 5)

收取該公司的（1）本次公司通訊文件及（2）所有未來公司通訊*之印刷本，並已知悉此指示的有效期僅為一年，自收悉當日起計。（附註5）

Signature(s): (Note 1)

簽署 . (附註1)

Contact Phone Number:

聯絡電話號碼：

Date:

日期：

Notes:

附註：

1. Please complete all your details clearly. In case of joint holders, all of the joint holders should jointly sign this Reply Form in order to be valid. 請閣下清楚填妥所有資料。如聯名股東，則此回條須由所有聯名股東聯合簽署，方為有效。
2. This Reply Form with no signature or otherwise incorrectly completed will be void. 未有簽署或填寫不正確，則此回條將會作廢。
3. If you have provided any email address in your reply, you will be unable to receive any email notifications regarding the publication of Corporate Communications. 如該公司在閣下的回覆中沒有收到有效的電郵地址，閣下將無法收到任何有關發布公司通訊的電郵通知。
4. If you provide more than one email address by this Reply Form and/or other means, only the latest one email address provided will be registered. 如閣下透過此回條／或其他方式提供多於一個的電郵地址，只有閣下最後提供的一個電郵地址將獲登記。
5. If you mark "✓" in the box in Option 2, no email address will be registered and only Corporate Communications in printed form will be received. 如閣下在選項二方格內填上「✓」號，電郵地址將不會獲登記及只會收到公司通訊的印刷版本。
6. For this and any other instructions given in this Reply Form, 為免存疑，在此回條上給予的任何指示均須，請公司董事不為採擇。

* Unless otherwise specified, Corporate Communications refer to any documents issued or to be issued by the Company for the information or action of holders of any of its securities, including but not limited to the annual report, interim report, notice of meeting, listing document, circular and proxy form.

PERSONAL INFORMATION COLLECTION STATEMENT
收集個人資料聲明

- (i) “Personal Data” in this statement has the same meaning as “personal data” in the Personal Data (Privacy) Ordinance (“**PDPO**”) (Chapter 486 of the Laws of Hong Kong). 此聲明中所指的「個人資料」與《個人資料（私隱）條例》（《**F 私隱條例**》）（香港法例第 486 章）中的「個人資料」具相同涵義。
- (ii) Your Personal Data provided in this Reply Form will be used in connection with, including but not limited to, the Company’s electronic dissemination of Corporate Communications” and to liaise with you on other matters relating to your shares in the capital of the Company. Your supply of Personal Data to the Company is on a voluntary basis. In case of failure to provide sufficient information, the Company may not be able to process your instructions and/or requests as stated in this Reply Form. 閣下向回購或轉售該公司證券時所提供的個人資料（不論於該公司透過電子方式發布公司通訊及/或閣下持有該公司股本中之股份有關的其他事宜與 閣下聯絡。閣下是自願向該公司提供個人資料。若 閣下未能提供足夠資料，該公司可能無法處理 閣下在此回購上所說的指示及/或要求。
- (iii) Your Personal Data may be disclosed or transferred by the Company to its subsidiaries, the Share Registrar, and/or other companies or bodies for any of the stated purposes, or when it is required to do so by law and will be retained for such period as may be necessary for our verification and record purposes. 該公司可就任何所規定的用途或於法律規定的情況下，將 閣下的個人資料披露或轉售予該公司的附屬公司、股份過戶處、及/或其他公司或團體，並將在適當期間保留該等個人資料及在需要時作核實及紀錄用途。
- (iv) You have the right to request access to and/or correction of your Personal Data in accordance with the provisions of the PDPO. Any such request should be in writing, by mail to the Privacy Officer of the Share Registrar at PrivacyOfficer@computershare.com.hk, Room 1001, 1/F, Wanchai, Hong Kong or by email to PrivacyOfficer@computershare.com.hk. 閣下有權根據《私隱條例》的條文要求查閱及/或修改 閣下的個人資料。任何該等要求均須以書面方式郵寄至股份過戶處（地址為香港灣仔皇后大道東 183 號合和中心 17M 樓）向私隱主任提出，或發送電郵至 PrivacyOfficer@computershare.com.hk。

Mailing Label 郵寄標籤

Computershare Hong Kong Investor Services Limited

香港中央證券登記有限公司

Freepost No. 簡便回郵號碼：37

Hong Kong 香港

Please cut the mailing label and stick it on an envelope to return this form to us.

No postage is necessary if posted in Hong Kong.

當閣下寄回此回條時，請將郵寄標籤剪貼於信封上。
如在本港投寄，閣下無需支付郵費或貼上郵票。