



Kaisa Prosperity Holdings Limited

佳兆業美好集團有限公司

(Incorporated in the Cayman Islands with limited liability)

(於開曼群島註冊成立的有限公司)

(Stock Code 股份代號: 2168)

30 April 2026

Dear non-registered shareholder(s),

Kaisa Prosperity Holdings Limited (the “Company”) – Notice of Publication of 2025 Annual Report (the “Current Corporate Communication”)

The Current Corporate Communication of the Company has been published in English and Chinese languages and is available on the website of the Company at www.jzywy.com and website of HKEXnews at www.hkexnews.hk. For the shareholders who have selected to receive the Company's corporate communications (the “Corporate Communications”) ^(Note) in printed version, enclosed is the Current Corporate Communication of the Company in both English and Chinese versions. If you have any difficulty in receiving or gaining access to the Current Corporate Communication posted on the Company's website for any reason, please send your request (specifying your name, address and request) by email at IR2168@kaisagroup.com or by notice in writing 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 Communication to you in printed form free of charge.

Arrangement of Electronic Dissemination of Corporate Communications

Pursuant to Rule 2.07 of the Rules Governing The Listing of Securities on The Stock Exchange of Hong Kong Limited (the “Listing Rules”), the Company is writing to inform you that the Company has adopted electronic dissemination of Corporate Communications. Please note that both the English and Chinese versions of all future Corporate Communications will be available electronically on the Company's website at www.jzywy.com and the HKEXnews website at www.hkexnews.hk in place of printed copies.

As a non-registered shareholder, if you wish to receive corporate communications from the Company pursuant to the Listing Rules, you should liaise with your bank(s), broker(s), custodian(s), nominee(s) or HKSCC Nominees Limited through which your shares are held (collectively, the “Intermediaries”) and provide your email address to your Intermediaries.

If the Company does not receive your functional email address from the Intermediaries, until such time that the functional email address is provided to the Intermediaries, you may (i) be unable to receive any notifications regarding the publication of Corporate Communications; and (ii) need to proactively check the Company's website and the HKEXnews website to keep up with the publication of Corporate Communications.

If you want to receive future Corporate Communications in printed form, please complete and return the enclosed Reply Form to the Share Registrar, at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong or send an email to IR2168@kaisagroup.com specifying your name, address and request to receive future Corporate Communications in printed form.

Should you have any queries relating to this letter, please contact the Company by sending an email to IR2168@kaisagroup.com.

By Order of the Board
Kaisa Prosperity Holdings Limited
Kwok Ying Shing
Chairman

Note: 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.

各位非登記股東：

佳兆業美好集團有限公司（「本公司」） – 2025 年報（「本次公司通訊」）之發佈通知

本公司的本次公司通訊備有中、英文版本，並已上載於本公司網站 www.jzywy.com 和披露易網站 www.hkexnews.hk，歡迎瀏覽。若閣下之前選擇收取本公司公司通訊（「公司通訊」）^(附註) 之印刷版本，現向閣下奉上英文及中文版本的本次公司通訊。閣下若因任何理由以致在收取或接收載於本公司網站上的本次公司通訊出現困難，閣下可將要求（註明閣下的姓名、地址及要求）以電郵方式發送到 IR2168@kaisagroup.com 或以書面方式郵寄至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。本公司將於接到閣下通知後，盡快向閣下免費發送有關本次公司通訊的印刷本。

以電子方式發佈公司通訊之安排

根據香港聯合交易所有限公司證券上市規則（「上市規則」）第 2.07 條，現謹此通知閣下，本公司已採用以電子方式發佈公司通訊之安排。請注意，所有未來公司通訊的英文版和中文版將在本公司網站 www.jzywy.com 和披露易網站 www.hkexnews.hk 上提供，以代替印刷本。

作為非登記股東，如有意根據《上市規則》收取公司通訊，閣下應聯絡代閣下持有股份的銀行、經紀、託管商、代理人或香港中央結算（代理人）有限公司（統稱「中介公司」），並向閣下的中介公司提供閣下的電子郵件地址。

如果本公司沒有從中介公司收到閣下的有效電子郵件地址，直至中介公司收到閣下有效的電子郵件地址前，閣下或將(i)無法收到任何有關發佈公司通訊的通知；及(ii)需要主動查看本公司網站和披露易網站以留意公司通訊的發佈。

若閣下希望收取未來公司通訊之印刷版，請填妥隨附之回條並交回股份過戶處，地址為香港灣仔皇后大道東 183 號合和中心 17M 樓或發送電子郵件至 IR2168@kaisagroup.com，並註明閣下的姓名、地址，以及收取未來公司通訊印刷版的要求。

如閣下對本函件有任何疑問，請發送電郵至 IR2168@kaisagroup.com 查詢。

承董事會命
佳兆業美好集團有限公司
主席
郭英成

2026 年 4 月 30 日

附註：公司通訊是指本公司為向其任何證券持有人提供資訊或提醒其採取行動而發佈或將要發佈的任何文件，包括但不限於(a)董事報告、年度賬目以及審計報告副本以及（如適用）財務摘要報告；(b)中期報告及其中期報告摘要（如適用）；(c)會議通知；(d)上市文件；(e)通函；及(f)委任表格。

**REPLY FORM 回條**

To: Computershare Hong Kong Investor Services Limited
(the "Share Registrar")
17M Floor, Hopewell Centre
183 Queen's Road East, Wan Chai, 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

REMINDER 提示

As a non-registered shareholder, if you wish to receive Corporate Communications* from the Company pursuant to the Listing Rules, you should liaise with your bank(s), broker(s), custodian(s), nominee(s) or HKSCC Nominees Limited through which your shares are held (collectively, the "Intermediaries") and provide your email address to your Intermediaries.

作為非登記股東，如有意根據《上市規則》收取公司通訊*，閣下應聯絡閣下持有股份的銀行、經紀、託管商、代理人或香港中央結算（代理人）有限公司（統稱「中介公司」），並向閣下的中介公司提供閣下的電子郵件地址。

Request for Corporate Communications* in printed form / 要求收取公司通訊*印刷版

(Please mark "✓" in the below box if applicable) (如適用，請在以下方格內劃上「✓」號)

Name of the listed company (the "Company"): Kaisa Prosperity Holdings Limited
上市公司（「本公司」）名稱：佳兆業美好集團有限公司

I/We would like to receive future Corporate Communications* in printed form.
本人 / 我們欲收取未來公司通訊*的印刷版。

Name(s) of Non-registered holder(s):
非登記股東姓名：

Signature(s): (Note 3)
簽名：(附註 3)

(Please use ENGLISH BLOCK LETTERS 請用英文正楷填寫)

Contact number:
聯絡電話號碼：

Date:
日期：

Notes 附註：

- This Reply Form is addressed to non-registered holder(s) ("Non-registered holder" means such person or company whose shares are held in The Central Clearing and Settlement System (CCASS) and who has notified the Company from time to time through Hong Kong Securities Clearing Company Limited that such person or company wishes to receive Corporate Communications*).
 - Please complete all your details clearly.
 - Any form with no box marked (✓), with no signature or otherwise incorrectly completed will be void.
 - For the avoidance of doubt, the Company does not accept any other instructions given on this Reply Form.
- * 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, circular and proxy form.

PERSONAL INFORMATION COLLECTION STATEMENT 收集個人資料聲明

- "Personal Data" in this statement has the same meaning as "personal data" in the Personal Data (Privacy) Ordinance, Chapter 486 of the Laws of Hong Kong ("PDPO").
- Your Personal Data provided in this Reply Form will be used in connection with the Company's electronic dissemination of Corporate Communications*. Your supply of Personal Data to the Company is on a voluntary basis. In case of a failure to provide sufficient information, the Company may not be able to process your instructions and/or requests as stated in this Reply Form.
- 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.
- 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 for access to and/or correction of your Personal Data should be in writing, by mail to the Hong Kong Privacy Officer of the Share Registrar at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong or by email at 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。