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港譽城市服务集团
GANGYU URBAN SERVICES GROUP

GANGYU SMART URBAN SERVICES HOLDING LIMITED
港譽智慧城市服務控股有限公司
(Incorporated in the Cayman Islands with limited liability)
(Stock Code: 265)

FURTHER SUPPLEMENTAL ANNOUNCEMENT
CONNECTED TRANSACTIONS
IN RELATION TO ACQUISITION OF PROPERTIES

References are made to the announcements of Orient Victory Smart Urban Services Holding Limited (now known as Gangyu Smart Urban Services Holding Limited) (the “**Company**”) dated 20 January 2022, 2 January 2024 and 29 February 2024 in relation to acquisition of properties (collectively the “**Announcements**”). Unless otherwise defined, capitalised terms used herein shall have the same meanings as defined in the Announcements.

As disclosed in the announcement of the Company dated 29 February 2024, the delivery date of the Properties has been postponed to a date on or before 31 December 2024. However, as further notified by the Vendor, it will be unable to deliver the Properties to the Purchaser on or before 31 December 2024 due to the uncertainty about the completion date of the development of which the Properties form part resulting from the environmental protection policy in mainland China.

In view of the above, the Vendor and the Purchaser entered into a deed of termination (the “**Deed of Termination**”) on 30 December 2024, pursuant to which the parties have mutually agreed to terminate the Agreements with immediate effect, and the Vendor shall, within 15 business days after the effective date of the termination, fully return the consideration paid, i.e. RMB22,876,305 (equivalent to approximately HK\$24.5 million), and make such other payments (if any) as provided in the Agreements.

Pursuant to the Deed of Termination, it was mutually agreed that the respective duties and obligations of the parties to the Agreements were terminated and ceased to have any force with immediate effect and none of the parties thereto shall make any claims against the other party under the Agreements and the transactions contemplated thereunder.

The Board is of the view that the Deed of Termination will not have any material adverse impact on the business, operation and financial position of the Group.

By order of the Board
Gangyu Smart Urban Services Holding Limited
Mo Yueming
Chairman, Chief Executive Officer and Executive Director

Hong Kong, 30 December 2024

As at the date of this announcement, the Board comprises three executive directors, being Mr. Mo Yueming, Mr. Xue Fei and Ms. Hao Ying and three independent non-executive directors, being Mr. He Qi, Mr. Sui Feng-jih and Mr. Lin Hua Rong, Harry.

For illustrative purpose of this announcement and unless otherwise specified, conversion of RMB into HK\$ is based on the exchange rate of RMB1.00 = HK\$1.07.