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MODERN LAND (CHINA) CO., LIMITED

當代置業(中國)有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 1107)

**RESUMPTION GUIDANCE
AND
CONTINUED SUSPENSION OF TRADING**

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

References are made to the announcements of the Company dated 20 March 2026, 31 March 2026, 20 May 2026 and 30 June 2026 in relation to, among other things, (i) the delay in publication of the annual results of the Company for the year ended 31 December 2025 (the “**2025 Annual Results**”); (ii) the suspension of trading in the shares of the Company; and (iii) the quarterly update on the resumption progress (collectively, the “**Announcements**”). Unless otherwise defined herein, capitalised terms used in this announcement shall have the same meanings as those defined in the Announcements.

RESUMPTION GUIDANCE

Trading in the shares of the Company on the Stock Exchange has been suspended with effect from 9:00 a.m. on 1 April 2026 pending the publication of the 2025 Annual Results.

The Company received a letter from the Stock Exchange dated 8 July 2026 setting out the following resumption guidance (the “**Resumption Guidance**”) for the resumption of trading in the shares of the Company:

- (a) publish all outstanding financial results required under the Listing Rules and address any audit modifications;
- (b) demonstrate the Company’s compliance with Rule 13.24 of the Listing Rules;

- (c) engage an independent internal control consultant to conduct an independent internal control review, and demonstrate that:
 - (i) the material deficiencies identified in relation to the trading suspension have been rectified and all necessary remedial measures have been properly implemented; and
 - (ii) the internal controls of the Company are adequate and effective to serve their purposes and enable the Company to comply with the Listing Rules and other legal and regulatory requirements, including but not limited to the financial reporting cycle; and
- (d) inform the market of all material information for the Company's shareholders and investors to appraise the Company's position.

The Stock Exchange may modify or supplement the Resumption Guidance if the Company's situation changes.

The Company must meet all the Resumption Guidance, remedy the issues causing its trading suspension and fully comply with the Listing Rules to the Stock Exchange's satisfaction before trading in its securities is allowed to resume. For this purpose, the Company has the primary responsibility to devise its own action plan for resumption. Whilst the Company may seek the Stock Exchange's guidance on its resumption plan, its resumption plan is not subject to the Stock Exchange's prior approval before implementation.

Under Rule 6.01A(1) of the Listing Rules, the Stock Exchange may cancel the listing of any securities that have been suspended from trading for a continuous period of 18 months. In the case of the Company, the 18-month period expires on 30 September 2027. If the Company fails to remedy the issues causing its trading suspension, fulfil the Resumption Guidance and fully comply with the Listing Rules to the Stock Exchange's satisfaction and resume trading in its shares by 30 September 2027, the Listing Division will recommend the Listing Committee to proceed with the cancellation of the Company's listing. Under Rules 6.01 and 6.10 of the Listing Rules, the Stock Exchange also has the right to impose a shorter specific remedial period, or to cancel the listing of the Company immediately, where appropriate.

The Company is taking, and will continue to take, appropriate steps to meet the Resumption Guidance, remedy the issues causing its trading suspension, fully comply with the Listing Rules to the Stock Exchange's satisfaction and resume trading in its shares as soon as practicable in order to avoid delisting.

The Company is required to announce quarterly updates on its business operations, its resumption plan, the progress of implementing its resumption plan, and details of any material change to the resumption plan and, in the case of delay, the reasons for and impact of such delay, pursuant to Rule 13.24A of the Listing Rules. The Company will announce quarterly updates every three months from the date of trading suspension until resumption or cancellation of listing (whichever is earlier). The last quarterly update announcement was issued on 30 June 2026.

The Company will publish further announcement(s) as and when appropriate and in accordance with the requirements of the Listing Rules to keep its shareholders and potential investors informed of the latest progress in complying with the Resumption Guidance.

CONTINUED SUSPENSION OF TRADING

At the request of the Company, trading in the shares of the Company on the Stock Exchange has been suspended with effect from 9:00 a.m. on 1 April 2026 and will remain suspended until further notice.

Shareholders and potential investors of the Company are advised to exercise caution when dealing in the securities of the Company.

By order of the Board
Modern Land (China) Co., Limited
Zhang Peng
Chairman, President and Executive Director

Hong Kong, 13 July 2026

As at the date of this announcement, the Board comprises seven Directors namely, executive Directors: Mr. Zhang Peng, Mr. Zhang Lei and Mr. Chen Yin; non-executive Director: Mr. Zeng Qiang; and independent non-executive Directors: Mr. Hui Chun Ho, Eric, Mr. Gao Zhikai and Ms. Zhu Caiqing.