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**SUNac 融創中國**  
**SUNAC CHINA HOLDINGS LIMITED**  
**融創中國控股有限公司**  
*(Incorporated in the Cayman Islands with limited liability)*  
**(Stock Code: 01918)**

**MANDATORY CONVERTIBLE BONDS – NOTICE ON  
COMMENCEMENT OF CONVERSION WINDOW**

References are made to the announcement of Sunac China Holdings Limited (the “**Company**”) dated 20 November 2023 and 10 January 2025 in relation to, among other things, the issuance of the MCB as part of the offshore debt restructuring of the Company and a winding-up petition by China Cinda (HK) Asset Management Co., Limited against the Company (collectively, the “**Previous Disclosures**”). Unless otherwise stated, the terms used below shall have the same meanings as defined in the Previous Disclosures.

As of the date of this announcement, the aggregate principal amount of the MCB that have not been converted is US\$717,637,751.

Since the Company has received the winding-up petition issued by China Cinda (HK) Asset Management Co., Limited against the Company, the Company has received conversion notices from certain holders of the MCB to apply for the conversion of the MCB held by them into Shares.

The Company would like to remind all holders of the MCB that pursuant to the terms of the MCB, they may deliver conversion notices in respect of the conversion of all or part of the MCB they hold into Shares.

Subject to the terms and conditions of the MCB, the initial conversion price in respect of this conversion is HK\$4.00 per Share.

Holders of MCB who would like to convert their MCB shall, among others, instruct their custodian bank to send the appropriate instructions through the clearing systems and deliver a duly completed conversion notice and other relevant documents to GLAS Trust Company LLC, the Company’s conversion agent with respect to the MCB, within the conversion period. A form of such conversion notice is available on request from the conversion agent at [conversions@glas.agency](mailto:conversions@glas.agency), or is available for download at [https://glas.agency/investor\\_reporting/sunac-china-holdings-limited/](https://glas.agency/investor_reporting/sunac-china-holdings-limited/).

Further details of the terms and conditions of the MCB are set out in the Previous Disclosures, as well as the trust deed of the MCB, a copy of which is available for inspection during normal business hours at the office of GLAS Trust Company LLC.

Any question with respect to the MCB conversion procedures can be directed to the conversion agent, whose contact details are as follows:

GLAS Trust Company LLC:

Address: 3 Second Street, Suite 206, Jersey City, NJ 07311, United States of America

Email: conversions@glas.agency

Telephone: +44 (0)20 3597 2940

Attention: Conversions/Sunac

**Transfer of shares of the Company may be restricted as the deposits of shares of the Company into CCASS may be suspended due to the Petition against the Company. Holders of the Company's securities and potential investors of the Company are advised to exercise caution when dealing in the securities of the Company. When in doubt, shareholders of the Company, holders of debt securities of the Group and potential investors are advised to seek professional advice from professional or financial advisors.**

By order of the Board  
**Sunac China Holdings Limited**  
**SUN Hongbin**  
*Chairman*

Hong Kong, 22 January 2025

*As at the date of this announcement, the executive directors of the Company are Mr. SUN Hongbin, Mr. WANG Mengde, Ms. MA Zhixia, Mr. TIAN Qiang, Mr. HUANG Shuping and Mr. SUN Kevin Zheyi; the non-executive director of the Company is Mr. LAM Wai Hon; and the independent non-executive directors of the Company are Mr. POON Chiu Kwok, Mr. ZHU Jia, Mr. MA Lishan and Mr. YUAN Zhigang.*