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**EXCELLENCE COMMERCIAL PROPERTY &  
FACILITIES MANAGEMENT GROUP LIMITED**

**卓越商企服務集團有限公司**

*(Incorporated in the Cayman Islands with limited liability)*

**(Stock Code: 6989)**

**SUPPLEMENTAL ANNOUNCEMENT IN RELATION TO  
ANNUAL REPORT FOR THE YEAR ENDED 31 DECEMBER 2022**

Reference is made to (i) the announcement of Excellence Commercial Property & Facilities Management Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) dated 6 April 2021 (the “**2021 Announcement**”) in relation to the acquisition of 75% equity interest in Beijing Global Wealth Property Management Co., Ltd.\* (北京市環球財富物業管理有限公司) (“**Beijing Global Wealth**”) by the Group; (ii) the announcement of the Company dated 15 August 2022 (the “**2022 Announcement**”, together with the 2021 Announcement, the “**Announcements**”) in relation to the fulfilment of the Guaranteed Revenue for the year ended 31 December 2021; and (iii) the annual report of the Company for the year ended 31 December 2022 published on 28 April 2023 (the “**2022 Annual Report**”). Unless otherwise defined, capitalised terms used in this announcement shall have the same meanings as those defined in the Announcements or the 2022 Annual Report (as the case may be).

**Guaranteed Revenue for the year ended 31 December 2022**

In addition to the information disclosed in the Announcements and the 2022 Annual Report, the Company would like to provide the following supplemental information in relation to Beijing Global Wealth.

As disclosed in the 2021 Announcement, if the actual revenue generated from the property management projects managed by Beijing Global Wealth is less than the Guaranteed Revenue during the Relevant Periods (i.e., each of the five financial years ending 31 December 2025), Beijing Global Wealth will receive a compensation amount equivalent to the difference between the actual revenue and the Guaranteed Revenue for the particular Relevant Period from the Vendors, the Guarantor and the Remaining Shareholder.

The Company has received the audited financial statements of Beijing Global Wealth for the year ended 31 December 2022. The revenue generated from the property management projects managed by Beijing Global Wealth for the year ended 31 December 2022 was approximately RMB65.37 million, which is higher than the Guaranteed Revenue of RMB58.63 million for the year ended 31 December 2022. The Board is pleased to confirm that the Guaranteed Revenue for the year ended 31 December 2022 has been achieved.

Furthermore, as Beijing Global Wealth has not increased its fees for all property management services by 10% before 31 December 2021, the Guaranteed Revenue for each of the financial years ending 31 December 2025 remains valid.

The above additional information does not affect other information contained in the 2022 Annual Report and, save as disclosed above, all other content of the 2022 Annual Report remains unchanged.

By Order of the Board  
**Excellence Commercial Property &  
Facilities Management Group Limited**  
**Li Xiaoping**  
*Chairman*

Hong Kong, 13 October 2023

*As at the date of this announcement, the executive Directors are Mr. Li Xiaoping and Mr. Yang Zhidong; the non-executive Directors are Ms. Guo Ying and Mr. Wang Yinhu; and the independent non-executive Directors are Mr. Huang Mingxiang, Mr. Kam Chi Sing and Ms. Liu Xiaolan.*

\* *For identification purposes only*