

TIONG SENG HOLDINGS LIMITED
(Incorporated in Singapore)
(Company Registration No. 200807295Z)

ANNOUNCEMENT PURSUANT TO RULE 706A OF THE LISTING MANUAL

The Board of Directors (the “**Board**”) of Tiong Seng Holdings Limited (the “**Company**” and together with its subsidiaries, the “**Group**”) wishes to announce the following transaction that occurred during the first half year financial period ended 30 June 2024 pursuant to Rule 706A of the Listing Manual of Singapore Exchange Securities Trading Limited.

Incorporation of a wholly-owned subsidiary

Name	Tiong Seng (Tianjin) SilverCare Co., Ltd 长成(天津)康养有限公司
Place of Incorporation	The People’s Republic of China
Initial Register Capital	RMB 1.16 million
Principal Activities	Property Development

The incorporation of Tiong Seng (Tianjin) SilverCare Co., Ltd., Ltd was funded through internal resources.

Incorporation of an indirect 49%-owned joint venture

Name	Watermark Tiong Seng (Tianjin) SilverCare Co., Ltd 水印长成(天津)康养有限公司
Place of Incorporation	The People’s Republic of China
Initial Register Capital	RMB 49 thousand
Principal Activities	Property Development

The incorporation of the wholly-owned subsidiary and indirect 49%-owned joint venture is not expected to have any material impact on the net tangible assets per share and earnings per share of the Group for the financial year ending 31 December 2024.

Liquidation of subsidiary

Suzhou Huisheng Construction Development Co., Ltd (wholly-owned subsidiary, The People’s Republic of China), was liquidated with effect from 30 June 2024.

Ealdorman(Tianjin) Hotel Management Co., Ltd. (83%-owned subsidiary, The People’s Republic of China), was liquidated with effect from 30 April 2024.

The liquidation of the abovementioned subsidiaries is not expected to have any material impact on the net tangible assets per share and earnings per share of the Group for the financial year ending 31 December 2024.

BY ORDER OF THE BOARD
TIONG SENG HOLDINGS LIMITED

Pay Sim Tee
Executive Director and CEO

12 August 2024