

REGAL REAL ESTATE INVESTMENT TRUST

富豪產業信託

(a Hong Kong collective investment scheme authorised under section 104 of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong)) (根據香港法例第571章《證券及期貨條例》第104條獲認可之香港集體投資計劃)

(Stock Code 股份代號: 1881)

11th September, 2025

Dear Unitholders

Notice of publication of 2025 Interim Report (the "Current Corporate Communication")

The Current Corporate Communication of Regal Real Estate Investment Trust ("Regal REIT") in both English and Chinese versions is available on the websites of Regal REIT at www.regalreit.com and Hong Kong Exchanges and Clearing Limited ("HKEX") at www.hkexnews.hk. You may access the Current Corporate Communication by clicking the relevant title under the section headed "Investor Centre" of Regal REIT's website, or browsing through HKEX's website. If you have selected to receive Corporate Communications ("https://doi.org/10.1001/1 of the language version(s) of the Current Corporate Communication of Regal REIT according to your choice are enclosed. If you have any difficulty in receiving or gaining access to the Current Corporate Communication posted on the Regal REIT's website for any reason, please send your request (specifying your name, address and request) by email at regalrett@computershare.com.hk or by notice in writing to Regal REIT's unit registrar (the "Unit Registrar"), Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong, Regal REIT or the Unit Registrar will promptly send the printed form to you upon receipt of your request free of charge.

Arrangement of Electronic Dissemination of Corporate Communications

Pursuant to Rule 2.07A of the Rules Governing The Listing of Securities on The Stock Exchange of Hong Kong Limited under the expansion of paperless listing regime and electronic dissemination of Corporate Communications that came into effect on 31st December, 2023, Regal REIT is writing to inform you that Regal REIT has adopted electronic dissemination of Corporate Communications. Please note that both English and Chinese versions of all future Corporate Communications will be available electronically on the websites of Regal REIT and HKEX, in place of printed copies.

Notwithstanding the above, please note that notification letter of publication of Corporate Communications and Actionable Corporate Communications (Note 2) will be sent to you individually by email or by post in accordance with your indicated preference, in addition to being made available on the websites of Regal REIT and HKEX.

Solicitation of electronic contact details

To ensure timely receipt of the latest Corporate Communications and Actionable Corporate Communications, Regal REIT recommends you to provide your email address by scanning your personalised QR code printed on the reply form (the "Reply Form") on the reverse side or you may complete and return the Reply Form to the Unit Registrar by email to regalreit@computershare.com.hk or by post to 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong.

If Regal REIT does not receive your functional email address, until such time that your functional email address is provided to the Unit Registrar, you will have to access all future Corporate Communications on the website of Regal REIT, Regal REIT will send (i) notification letters of publication of the Corporate Communications and (ii) Actionable Corporate Communications in printed form to you by post at your address as appearing in Regal REIT's register of unitholders maintained by the Unit Registrar.

If you wish to receive future Corporate Communications and Actionable Corporate Communications in printed form, please complete and return the Reply Form to the Unit Registrar, or send an email to regalreit@computershare.com.hk specifying your name, address and request for receiving the Corporate Communications and Actionable Corporate Communications in printed form. Please note that such instruction will be valid unless being revoked or superseded or until the time when Regal REIT publishes its next annual report (whichever is earlier).

Should you have any queries relating to this letter, please contact the Unit Registrar at (852)2862 8688 during business hours from 9:00 a.m. to 6:00 p.m. (Hong Kong time), Mondays to Fridays, excluding Hong Kong public holidays.

Yours faithfully For and on behalf of Regal Portfolio Management Limited (as manager of Regal Real Estate Investment Trust) Simon Lam Man Lim Executive Director

"Corporate Communications" include but not limited to annual report, interim report, notice of meeting, listing document, circular and proxy form.

Note 1: "Corporate Communications" include but not limited to annual report, interim report, notice of meeting, listing document, cırcular and proxy form.
Note 2: "Actionable Corporate Communications" refer to any Corporate Communications that seek instructions from its unitholders on how they wish to exercise their rights or make elections as unitholders.

各位基金單位持有人:

發佈二零二五年中期報告(「本次公司通訊」)之通知

富豪產業信託(「**富豪產業信託**。)之本次公司通訊之英文版本及中文版本均已登載於富豪產業信託網站 www.regalreit.com 及香港交易及結算所有限公司(「**香港交易所**」)網站 www.hkexnews.hk。 閣下可於富豪產業信託網站內「投資者中心」一項按下相關標題取覽,或於香港交易所網站瀏覽本次公司通訊。若 閣下已選擇收取富豪產業信託之公司通訊^哪之印刷版本,本函附有 閣下所選定語言版本之富豪產業信託之本次公司通訊。 閣下若因任何理由以致在收取或存取載於富豪產業信託網址之本次公司通訊遇到困難, 閣下可將要求(註明 閣下之姓名、地址及要求)以電郵方式發送到電郵地址 regalreit@computershare.com.hk 或以書面方式都奇致富豪產業信託之基金單位過戶處(「基金單位過戶處」) 香港中央證券登記有限公司,地址為香港灣仔皇后大道東 183 號合和中心 17M 樓,富豪產業信託或基金單位過戶處將於收到 閣下要求後,盡快向 閣下免費發送印刷本一份。

以電子方式發佈公司通訊之安排

根據二零二三年十二月三十一日生效的香港聯合交易所有限公司證券上市規則第 2.07A 條有關擴大無紙化制度及以電子方式發佈公司通訊規定下,富豪產業信託謹此通知 閣下,富 豪產業信託已採用以電子方式發佈公司通訊。請注意,所有日後公司通訊之英文版本及中文版本將均以電子方式於富豪產業信託網站及香港交易所網站提供,以取代印刷本。

除上述安排外,請注意,刊發公司通訊之通知信函及可供採取行動的公司通訊^{應在3}除於富豪產業信託及香港交易所網站上提供外,亦將會按照 閣下之選擇以電郵或郵寄方式個別寄 發予 閣下。

微集雷子聯絡資料

為確保能及時收取最新的公司通訊及可供採取行動的公司通訊,富豪產業信託建議「閣下透過掃瞄背面之回條(「回條」)上列印之「閣下專屬二維碼以提供「閣下的電郵地址,或 閣下可填妥回條並電郵至 regalreit@computershare.com.hk 或郵寄至香港灣仔皇后大道東 183 號合和中心 17M 樓,交回基金單位過戶處。

倘若富豪產業信託沒有收到 閣下有效的電郵地址,直至 閣下向基金單位過戶處提供有效的電郵地址前, 閣下將需於富豪產業信託網站存取所有日後公司通訊,而富豪產業信託 將根據基金單位過戶處所存置的基金單位持有人名冊上所示的地址透過郵寄方式向 閣下寄發(i)刊發公司通訊之通知信函及(ii)可供採取行動的公司通訊之印刷本。

倘若 閣下有意收取日後公司通訊及可供採取行動的公司通訊之印刷本,請填妥回條並交回基金單位過戶處,或發送電郵至 regalreit@computershare.com.hk,並註明 閣下的姓名、 地址以及收取公司通訊及可供採取行動的公司通訊之印刷本的要求。請注意,該等指示將有效直至被撤銷或取代,或富豪產業信託於刊發其下一份年報為止(以較早者為準)

如 閣下對本函件有任何疑問,請於辦公時間星期一至五(香港公眾假期除外)上午9時正至下午6時正(香港時間)致電基金單位過戶處(852)2862 8688 查詢。

代表 富豪資產管理有限公司 (作為富豪產業信託之管理人) 執行董事

林萬鐮 謹啟

二零二五年九月十一日

REPLY	FORM	回條
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Regal Real Estate Investment Trust ("Regal REIT")(Stock Code: 1881) c/o Computershare Hong Kong Investor Services Limited (The "Unit Registrar") 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong

富豪產業信託(「富豪產業信託」)(股份代號: 1881) 經香港中央證券登記有限公司 (「基金單位過戶處」) 香港灣仔皇后大道東 183 號合和中心 17M 樓

(Please <u>choose ONLY ONE</u> of the options below) (請從以下選項中**只選擇其中一項**)

Option 1: Provide your email address for receipt of future Corporate Communications* and Actionable Corporate Communications* of Regal REIT via electronic dissemination by scanning your personalised QR code 選項1: 掃瞄 閣下專屬二維碼提供 閣下之電郵地址,以收取日後透過電子方式

Personalised QR Code

發佈富豪產業信託的公司通訊*及可供採取行動的公司通訊*

You are **NOT required** to return this Reply Form if you choose Option 1. 如 閣下選擇選項 1,則無須交回本回條。

<u>Option 2:</u> I/we hereby provide my/our email address in writing for receipt of future Corporate Communications* and Actionable Corporate Communications* of Regal REIT via electronic dissemination <u>選項 2:</u> 本人/吾等現以書面提供本人/吾等之電郵地址・以收取日後透過電子方式發佈富豪產業信託的公司通訊*及可供採取行動的公司通訊*				
Name of Unitholder(s) 基金單位持有人姓名: Name of the listed issuer 上市發行人名稱:				
Regal Real Estate Investment Trust 富豪產業信託				
Email address 電郵地址: (Notes 3 / 附註 3)				
Elimin address 9,500 gr.				
Option 3: I/we hereby request for receipt of future Corporate Communications* and Actionable Corporate Communications* of Regal REIT in printed form (Please mark "✓" in the below box if applicable) (Notes 5) 選項3: 本人/吾等現要求收取日後富豪產業信託的公司通訊*及可供採取行動的公司通訊*印刷本 (如適用・請在以下方格內劃上「✓」號) (附註5) English Version 英文版本				
Signature(s): (Note 1) 签文 · (附註 1)	Contact number: 雖終靈話聽证	Date: □ ## ·		

- Notes 附註: 1. Please comp 請清楚填妥 lete all your details clearly. If your units are held in joint names, all of the joint unitholders should jointly sign this Reply Form in order to be valid. 關下之所有資料。如屬聯名基金單位持有人,則本回條須由所有聯名基金單位持有人聯合簽署,方為有效。

- 網海運港区、側)之所有具件、测量者企業业单址行行人、均本凹端美田所有物企业单址行行入都口贷者、几局有效。 Any Reply Form with no signature or otherwise incorrectly, completed will be only 任何回接若来有差署或在其他方面填棄不正確、现本回接務量作器。 If Regal REIT and/or the Unit Registrar do not receive a functional email address in your reply, you will receive (i) notification letter of publication of Corporate Communications* and (ii) Actionable Corporate Communications* in printed fo n he Juture. 如富豪產業信託及/或基金單位過戶處沒有收到 關下的有效電影地址 · 關下日後將會收到(1)發佈公司婚訊*之婚知信逸及(1)可供採取行動的公司婚訊*之印刷本。
- 外角条座来音社の父母豪華地図ー像交換状態 (R) では 179万元電影点と ... 第一日後野市県立別教育の大型部で上地面に 250万元 (A) 2
- For the avoidance of doubt, Regal REIT and/or the Unit Registrar do not accept any other instructions given on this Reply Form. 為免存疑·在本回條上的任何額外指示·富豪產業信託及/或基金單位過戶處將不予處理。
- "Corporate Communications" refer to any documents issued or to be issued by Regal REIT for the information or action of its unitholders, including but not limited to the annual report, interim report, notice of meeting, circular and proxy form; and "Actionable Corporate Communications" refer to any Corporate Communications that seek instructions from its unitholders on how they wish to exercise their rights or make elections as its unitholders. (公司題相, 乃書書書書書信託已報出報報報報以供其基金單位持有人的權利或作出國權的公司通訊,指任何涉及要求其基金單位持有人指示其撥如何行使其作為基金單位持有人的權利或作出國權的公司通訊,指任何涉及要求其基金單位持有人指示其撥如何行使其作為基金單位持有人的權利或作出國權的公司通訊。

- 有人指示 具規即向行後具行高級章単位持有人的機制或作出維持的公司總計。

 PERSONAL INFORMATION COLLECTION STATEMENT 收集個人資料整明

 (i) "Personal Data" in this statement has the same meaning as "personal data" in the Personal Data (Privacy) Ordinance, Chapter 486 of the Laws of Hong K ong ("PDPO").

 本登明中所指的"個人資料,與香港泛明第 486章(個人資料,條例)(" 化糖除條例)」)中"個人資料」的涵養相同。

 (ii) Your Personal Data provided in this Reply Form will be used in connection with, including but not limited but not limited
- law and will be retained for such period as may be necessary for our verification and record purposes.
 富豪產業信託及/或基金單位過戶處可就任何所說明的用途或在法例規定的情況下,將 闆下的個人資料披露或轉移給當豪產業信託的受託人、管理人及附屬公司及/或其他公司或團體,並將在適當期間保留該等個人資料作核實及紀錄用

xm * You have the right to request access to and/or correction of your Personal Data in accordance with the provisions of the PDPO. Any such request for access to and/or correction of your Personal Data should be in writing, by mail to the Hong Kong Privacy Officer of the Unit Register at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong or by email at <u>Privacy Officer@computershare.com hk</u>
图 子母根常性、私膳條例)的條文查閱及风修改 關下的個人資料。任何該等查閱及/或修改個人資料的要求均須以書面方式影哥至蓋金單位過戶處(地址為香港灣仔皇后大道東 183 號合和中心 17M 樓)向香港隱私主任提出、或發送電影至 <u>Privacy Officer@computershare.com hk</u>.

Mailing Label 郵寄標籤

Computershare Hong Kong Investor Services Limited 香港中央證券登記有限公司

Freepost No. 簡便回郵號碼:37 Hong Kong 香港

Please cut the mailing label and stick it on an envelope to return this form to us. No postage is necessary if posted in Hong Kong.

閣下寄回此回條時・請將郵寄標籤剪貼於信封上 如在本港投寄・ 閣下無需支付郵費或貼上郵票。