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中澤豐國際有限公司
RENZE HARVEST INTERNATIONAL LIMITED

(Incorporated in the Cayman Islands with limited liability)
(Stock Code: 01282)

DISCLOSEABLE TRANSACTION
DISPOSAL OF PROPERTY

THE DISPOSAL

On 29 April 2026, the Vendor, an indirect wholly-owned subsidiary of the Company, entered into the Agreement with the Purchaser, pursuant to which the Vendor has agreed to sell, and the Purchaser has agreed to purchase, the Property for a total consideration of HK$38,206,000.

LISTING RULES IMPLICATIONS

As one or more of the applicable percentage ratios calculated under Rule 14.07 of the Listing Rules in respect of the Disposal are greater than 5% but less than 25%, the Disposal constitutes a discloseable transaction for the Company under Rule 14.06 of the Listing Rules and is subject to the notification and announcement requirements.

THE DISPOSAL

The Board, is pleased to announce that on 29 April 2026 (after trading hours of the Stock Exchange), the Vendor, an indirect wholly-owned subsidiary of the Company, entered into the Agreement with the Purchaser, pursuant to which the Vendor has agreed to sell, and the Purchaser has agreed to purchase, the Property for a total consideration of HK$38,206,000.

THE AGREEMENT

Date:	29 April 2026 (after trading hours of the Stock Exchange)
Vendor:	Ultra Glory Investments Limited
Purchaser:	Gourmet Dining Group Limited
Property:	The Property is located at Unit 1908, 19/F, Tower 2, Lippo Centre, No. 89 Queensway, Hong Kong. The Property is for commercial purpose. The Property is currently being self-occupied by the Group.
Consideration and payment terms:	The total consideration for the Disposal is HK$38,206,000 to be settled in cash, which was agreed between the Vendor and the Purchaser based on arm's length negotiation after taking into account the prevailing property market conditions, the market price of the similar properties adjacent to the Property. The Purchaser shall pay to the Vendor: (i) the Initial Deposit of HK$1,910,300 upon entering into of the Agreement; (ii) further deposit of HK$1,910,300 on or before 15 May 2026; (iii) the balance of the consideration in the amount of HK$34,385,400 on or before 30 July 2026.
Completion:	Completion will be subject to the payment of the balance of the purchase price on or before 30 July 2026.
As is basis:	The Property is sold to the Purchaser on an "as is" basis

BASIS OF THE CONSIDERATION

The Consideration of HK$38,206,000 was determined after arm's length negotiation by reference to the prevailing market price of units in Tower 2 of Lippo Centre for the period from 1 January 2025 to 31 March 2026, as extracted from the Hong Kong Land Registry. The Company took reference of units of similar floor area and location as the market comparables.

Given the saleable floor area of 2,729 sq. ft. of the Property and the Consideration of HK$38,206,000, the unit price of the Disposal is HK$14,000 per sq. ft. approximately. Compared with the prevailing market unit price of approximately HK$11,800 per sq. ft. to HK$15,000 per sq. ft., the Consideration is considered better than the current property market condition in Hong Kong. The Board believes this represents a favorable opportunity to realize the value of the Property and strengthen the financial health of the Group.

FINANCIAL EFFECTS OF THE DISPOSAL AND PROPOSED USE OF PROCEEDS

The carrying value of the Property as shown in the audited consolidated financial statements of the Company as at 31 December 2025 was approximately HK$56,428,000. Subject to review and confirmation by the auditor, the Group is expected to record a loss of approximately HK$18,222,000 from the Disposal, which is calculated based on the consideration of HK$38,206,000 to be received by the Group for the Disposal less the carrying value of the Property as at 31 December 2025 after related tax and before any related expenses.

The Company intends to use the net proceeds from the Disposal for the repayment of the Group's existing indebtedness.

INFORMATION OF THE PURCHASER

The Purchaser is a company incorporated in Hong Kong with limited liability and is principally engaged in investment holding and trading. To the best of the Directors' knowledge, information and belief, and having made all reasonable enquiries, the Purchaser and its ultimate beneficial owner are independent of the Company and its connected persons.

INFORMATION OF THE VENDOR

The Vendor is a company incorporated in the British Virgin Islands with limited liability and an indirect wholly-owned subsidiary of the Company, and is an investment holding company.

REASONS FOR AND BENEFITS OF THE DISPOSAL

The Group is principally engaged in the business of automation, property investment and development, financial services and securities investment.

The Board considers that the terms and conditions of the Disposal are on normal commercial terms, which are fair and reasonable and in the interest of the Company and its Shareholders as a whole.

Pursuant to the annual results announcement's audited consolidated statement of financial position of the Company as at 31 December 2025, the current trade and bill payables amounted to approximately HK$1,006,010,000, and current borrowings amounted to approximately HK$935,899,000, totaling approximately HK$1,941,909,000. The Company considers its current cash level to be limited.

The Company is of the view that the downturn of Hong Kong property market, especially in the commercial and industrial property segments, is unlikely to recover in the near future. The Company believes the Disposal represents a good opportunity to realise part of its assets to improve its liquidity position, given the current market conditions. The terms of the Disposal were reached after arm's length negotiations and an extensive search for interested buyers who are willing to offer reasonably acceptable consideration. The Company intends to apply the net proceeds from the Disposal for the repayment of the Group's existing indebtedness, thereby reducing the Group's finance costs and improving its overall financial position, which is in the interests of the Company and its shareholders as a whole.

REASON OF THE SUBSTANTIAL LOSS

The property is being used by the Group as an office. Therefore, it is being classified as property, plant and equipment on the Group's consolidated statement of financial position. It is subject to depreciation instead of periodic valuation which reflects changes in market value. The consideration reflects the prevailing market price, whereas the net carrying value is based on the historical cost less depreciation, which can differ significantly in a fast-declining market.

IMPLICATION OF THE LISTING RULES

As one or more of the applicable percentage ratios calculated under Rule 14.07 of the Listing Rules in respect of the Disposal are greater than 5% but less than 25%, the Disposal constitutes a discloseable transaction for the Company under Rule 14.06 of the Listing Rules and is subject to the notification and announcement requirements.

DEFINITIONS

In this announcement, unless the context otherwise requires, capitalized terms used shall have the following meanings:

"Agreement"	the provisional sale and purchase agreement dated 29 April 2026 and entered into between the Vendor and the Purchaser in relation to the payment of deposit in relation to the Disposal and the subsequent arrangement of the entering into the Formal Agreement;
"Board"	the board of Directors;
"Company"	Renze Harvest International Limited, a company incorporated in the Cayman Islands with limited liability, whose issued shares are listed on the Main Board of the Stock Exchange (stock code: 01282);
"connected person(s)"	has the meaning ascribed to it under the Listing Rules;
"Director(s)"	the director(s) of the Company;
"Disposal"	the disposal of the Property by the Vendor to the Purchaser on the terms and conditions of the Agreement and subject to the entering into the Formal Agreement;
"Formal Agreement"	the formal agreement for the sale and purchase of the Property to be entered into between the Vendor and the Purchaser in respect of the Disposal;
"Group"	the Company and its subsidiaries;

"HK$"	the Hong Kong dollars, the lawful currency of Hong Kong;
"Hong Kong"	the Hong Kong Special Administrative Region of the People's Republic of China;
"Listing Rules"	the Rules Governing the Listing of Securities on the Stock Exchange;
"Property"	Unit 1908, 19/F, Tower 2, Lippo Centre, No. 89 Queensway, Hong Kong;
"Purchaser"	Gourmet Dining Group Limited, a company established in Hong Kong with limited liability, which is owned as to 50% by Mr. Chan Chi Ming, Christopher and 50% by Ms. Ma Mok Lan;
"Shareholder(s)"	holder(s) of the Share(s);
"Stock Exchange"	The Stock Exchange of Hong Kong Limited;
"Vendor"	Ultra Glory Investments Limited (超榮投資有限公司), a company incorporated in the British Virgin Islands with limited liability and an indirect wholly-owned subsidiary of the Company, which is the vendor of the Property under the Agreement;
"%"	per cent.

By Order of the Board
Renze Harvest International Limited
Zhang Chi
Acting Chairman

Hong Kong, 29 April 2026

As at the date of this announcement, the Board comprises two executive Directors, namely Mr. Li Minbin and Ms. Liu Jiaxin; one non-executive Director, namely Mr. Zhang Chi; and three independent non-executive Directors, namely Ms. Zhao Yizi, Ms. Zhang Juan and Mr. Chan Manwell.