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BAR PACIFIC®

BAR PACIFIC GROUP HOLDINGS LIMITED

太平洋酒吧集團控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 8432)

VOLUNTARY ANNOUNCEMENT

POSSIBLE DISCLOSEABLE TRANSACTION IN RELATION TO LEASE

This announcement is made by the Company on a voluntary basis.

The Board hereby announces that, the Tenant, being an indirect 96%-owned subsidiary of the Company, is currently negotiating the renewal of the tenancy for the Premises to continue operating its bar business (the “**Possible Transaction**”), following the expiration of the Existing Tenancy on 7 March 2026.

In accordance with HKFRS 16 “Leases”, the Company shall recognise the value of the right-of-use assets on its consolidated statement of financial position in connection with the Possible Transaction. Accordingly, the Possible Transaction will be regarded as an acquisition of right-of-use asset by the Group.

As at the date of this announcement, the negotiations are at a preliminary stage. The final terms, including but not limited to the monthly rent and the duration of the new lease term, have not yet been finalized or agreed upon between the Tenant and the Landlord. If the legally binding agreement (the “**Formal Agreement**”) is entered into in respect of the Possible Transaction, the Possible Transaction may constitute a discloseable transaction of the Company under Chapter 19 of the GEM Listing Rules.

The Company confirms that the highest of the applicable percentage ratios in respect of the value of the right-of-use assets in respect of the Possible Transaction from 8 March 2026 to the date of the Formal Agreement will be less than 5%.

Further announcement(s) will be made by the Company in accordance with all applicable requirements of the GEM Listing Rules as and when appropriate.

DEFINITIONS

In this announcement, unless the context otherwise requires, the following expressions have the following meanings:

“Board”	the board of Directors
“Company”	Bar Pacific Group Holdings Limited (太平洋酒吧集團控股有限公司), a company incorporated in the Cayman Islands with limited liability and the shares are listed on the GEM (stock code: 8432)
“Director(s)”	director(s) of the Company
“Existing Tenancy”	The tenancy agreement signed between the Tenant and Landlord in respect of the lease of the Premises for a term of two years from 8 March 2024 to 7 March 2026 (both days inclusive)
“GEM”	GEM of the Stock Exchange
“GEM Listing Rules”	the Rules Governing the Listing of Securities on the GEM
“Group”	the Company and its subsidiaries
“HK\$”	Hong Kong dollars, the lawful currency of Hong Kong
“HKFRS”	Hong Kong Financial Reporting Standards issued by the Hong Kong Institute of Certified Public Accountants
“Hong Kong”	the Hong Kong Special Administrative Region of the People’s Republic of China
“Landlord”	Smart View Enterprise Limited as the landlord, a company incorporated in Hong Kong with limited liabilities

“Premises”	Shop B on 3/F Far East Bank Mongkok Building, No. 11 Nelson Street, Mongkok, Kowloon
“Stock Exchange”	The Stock Exchange of Hong Kong Limited
“Tenant”	Bar Pacific XCI International Limited, a company incorporated in Hong Kong with limited liability and an indirect 96%-owned subsidiary of the Company
“%”	per cent.

By Order of the Board
Bar Pacific Group Holdings Limited
Chan Ching Mandy

Chairlady, Chief Executive Officer and Executive Director

Hong Kong, 11 March 2026

As at the date of this announcement, the executive Directors are Ms. Chan Ching Mandy (Chairlady and Chief Executive Officer) and Ms. Chan Tsz Tung; the non-executive Director is Ms. Chan Tsz Kiu Teresa; and the independent non-executive Directors are Mr. Chan Chun Yeung Darren, Mr. Chin Chun Wing and Mr. Tang Wing Lam David.

This announcement, for which the Directors collectively and individually accept full responsibility, includes particulars given in compliance with the Rules Governing the Listing of Securities on GEM of the Stock Exchange (the “GEM”) for the purpose of giving information with regard to the Company. The Directors, having made all reasonable enquiries, confirm that, to the best of their knowledge and belief, the information contained in this announcement is accurate and complete in all material respects and not misleading or deceptive, and there are no other matters the omission of which would make any statement herein or this announcement misleading.

This announcement will remain on the “Latest Listed Company Information” page of the Stock Exchange website at www.hkexnews.hk for at least 7 days from the date of its publication. This announcement will also be published on the website of the Company at www.barpacific.com.hk.

In the case of inconsistency, the English text of this announcement shall prevail over the Chinese text.