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英皇文化產業集團有限公司
Emperor Culture Group Limited

(Incorporated in Bermuda with limited liability)

(Stock Code: 491)

**DISCLOSEABLE TRANSACTION
IN RELATION TO TERMINATION OF
LETTERS OF ACCEPTANCE FOR TENANCIES IN MALAYSIA**

Reference is made to the announcement (the “**Announcement**”) of Emperor Culture Group Limited dated 30 August 2019 in relation to the execution of the Letters of Acceptance by Emperor Cinemas Malaysia regarding the tenancies of the Properties offered by K Two Realty and MTrustee Berhad (the “**Landlords**”). Unless otherwise defined, capitalised terms used herein shall have the same meanings as those defined in the Announcement. This announcement is made pursuant to Rule 14.36 of the Listing Rules.

The Board announces that after careful consideration of all the circumstances surrounding the Letters of Acceptance, the Tenant decided, for the best interest of the Group, to terminate the Letters of Acceptance and no tenancy agreements will be executed. On 26 February 2020, the Tenant sent notices (the “**Notices**”) to the Landlords respectively to terminate the Letters of Acceptance with effect from the date of the Notices and that pursuant to the Letters of Acceptance, the Landlords are entitled to forfeit the deposits paid by the Tenant.

The Directors considers that the termination of the Letters of Acceptance will not have any material adverse impact on the financial position and operation of the Group.

By order of the Board
Emperor Culture Group Limited
Fan Man Seung, Vanessa
Chairperson

Hong Kong, 26 February 2020

As at the date hereof, the Board comprises:

Executive Directors: Ms. Fan Man Seung, Vanessa
Mr. Wong Chi Fai
Mr. Yeung Ching Loong, Alexander
Ms. Shirley Percy Hughes

Independent Non-executive Directors: Ms. Chan Sim Ling, Irene
Mr. Ho Tat Kuen
Ms. Tam Sau Ying