

Please use this form if you want the Hong Kong Offer Shares to be issued in your name

如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

Staple your
payment here

請將股款
緊釘在此

This Application Form uses the same terms as defined in the prospectus of Zhenro Properties Group Limited (the “Company”) dated December 28, 2017 (the “Prospectus”).

本申請表格使用正榮地產集團有限公司(「本公司」)於2017年12月28日刊發的招股章程(「招股章程」)所界定的相同詞語。

Neither this Application Form nor the Prospectus constitutes an offer to sell or the solicitation of an offer to buy any Hong Kong Offer Shares in any jurisdiction other than Hong Kong. The Hong Kong Offer Shares may not be offered or sold in the United States without registration or an exemption from registration under the U.S. Securities Act.

本申請表格及招股章程概不構成在香港以外任何司法權區出售或要約購買任何香港發售股份的要約或游說。若無根據美國證券法登記或獲豁免登記，香港發售股份不得在美國提呈發售或出售。

This Application Form and the Prospectus may not be forwarded or distributed or reproduced (in whole or in part) in any manner whatsoever in any jurisdiction where such forwarding, distribution or reproduction is not permitted under the law of that jurisdiction.

在任何根據當地法例不得發送、派發或複製本申請表格及招股章程的司法權區內概不得發送或派發或複製(不論方式，也不論全部或部分)本申請表格及招股章程。

Copies of the Prospectus, all related Application Forms and the other documents specified in the “Documents Delivered to the Registrar of Companies and Available for Inspection” section in Appendix VI to the Prospectus, have been registered by the Registrar of Companies in Hong Kong as required by section 342C of Companies (Winding Up and Miscellaneous Provisions) Ordinance (Chapter 32 of the Laws of Hong Kong). Hong Kong Exchanges and Clearing Limited, The Stock Exchange of Hong Kong Limited (the “Stock Exchange”), Hong Kong Securities Clearing Company Limited (“HKSCC”), the Securities and Futures Commission of Hong Kong (the “SFC”) and the Registrar of Companies of Hong Kong take no responsibility for the contents of these documents.

招股章程、所有相關申請表格及招股章程附錄六「送呈公司註冊處處長及備查文件」一節所述其他文件已按香港法例第32章《公司(清盤及雜項條文)條例》第342C條規定送呈香港公司註冊處處長登記。香港交易及結算有限公司、香港聯合交易所有限公司(「聯交所」)、香港中央結算有限公司(「香港結算」)、香港證券及期貨事務監察委員會(「證監會」)及香港公司註冊處處長對此等文件的內容概不負責。



Zhenro Properties Group Limited 正榮地產集團有限公司

(incorporated in the Cayman Islands with limited liability)
(於開曼群島註冊成立的有限公司)

Stock code : 6158

股份代號 : 6158

Maximum Offer Price : HK\$4.08 per Hong Kong Offer Share, plus brokerage of 1%, SFC transaction levy of 0.0027% and Stock Exchange trading fee of 0.005% (payable in full on application in Hong Kong dollars and subject to refund)

最高發售價

You should read this Application Form in conjunction with the application procedures.

招股章程尚有其他關於申請程序的資料，本申請表格

Application

To: Zhenro Properties Group Limited
Sole Sponsor
Sole Representative
Joint Global Coordinators
Joint Bookrunners
Joint Lead Managers
Hong Kong Underwriters

Applicants' declaration

I/We agree to the terms and conditions and application procedures in this Application Form and the Prospectus. Please refer to the “Effect of completing and submitting this Application Form” section of this Application Form.

Warning: Only one application may be made for the benefit of any person. Please refer to the last four bullets of “Effect of completing and submitting this Application Form” section

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如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

Signed by (all) applicant(s) (all joint applicants must sign):
由(所有)申請人簽署(所有聯名申請人必須簽署):

Date: 日期: / /
D日 M月 Y年

Number of Hong Kong Offer Shares applied for (not more than 50,000,000 shares)
申請香港發售股份數目(不超過50,000,000股股份)

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Total amount 總額

HK\$	港元
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Name in English (in BLOCK letters) 英文姓名 / 名稱 (正楷)

Family name or company name 姓氏或公司名稱	Forename(s) 名字
-------------------------------------	----------------

Name in Chinese 中文姓名 / 名稱

Family name or company name 姓氏或公司名稱	Forename(s) 名字
-------------------------------------	----------------

Occupation in English 職業 (以英文填寫)

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Names of all other joint applicants in English (if any, in BLOCK letters)
所有其他聯名申請人的英文姓名 名稱(如有, 正楷)

1)
2)
3)

For Broker use 此欄供經紀填寫	Lodged by 遞交申請的經紀
Broker No. 經紀號碼	Broker's Chop 經紀印章

Cheque/banker's cashier order number 支票 銀行本票號碼
--

Name of bank on which cheque/Banker's cashier order is drawn (see "How to make your application" section) 兌現支票 銀行本票的銀行名稱 (見「申請手續」一節)
--

Hong Kong Identity Card No./Passport No./Hong Kong Business Registration No.* (Please delete as appropriate) 香港身份證號碼 護照號碼 香港商業登記號碼* (請刪去不適用者)

--

Hong Kong Identity Card No./Passport No./Hong Kong Business Registration No. of all other joint applicants* (Please delete as appropriate) 所有其他聯名申請人的香港身份證號碼 / 護照號碼 / 香港商業登記號碼* (請刪去不適用者)

1)
2)
3)

Hong Kong address in English and telephone no. (joint applicants should give the address and the telephone number of first-named applicant only, in BLOCK letters) 香港地址 (以英文正楷填寫) 及電話號碼 (聯名申請人只須填寫排名首位申請人的地址及電話號碼)

Telephone No. 電話號碼

For Nominees: You will be treated as applying for your own benefit if you do not complete this section. Please provide an account number or identification code for each (joint) beneficial owner. 由代名人遞交: 閣下若不填寫本節, 是項申請將視作為閣下利益提出。請填寫每名(聯名)實益擁有人的賬戶號碼或識別編碼。

--

ADDRESS LABEL 地址標貼 (Your name(s) and address in Hong Kong in BLOCK letters 請以正楷填寫閣下姓名 名稱及香港地址)

For Internal use 此欄供內部使用

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如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

- * (1) An individual must provide his Hong Kong Identity Card number or, if he does not hold a Hong Kong Identity Card, his passport number. A body corporate must provide its Hong Kong Business Registration number. Each joint applicant must provide its or his relevant number. The Hong Kong Identity Card number(s)/passport number(s)/ Hong Kong Business Registration number(s) will be transferred to a third party for checking the Application Form's validity.

個別人士必須填寫其香港身份證號碼或(如非香港身份證持有人)護照號碼。法人團體必須填寫其香港商業登記號碼。每名聯名申請人均必須提供其相關號碼。該等香港身份證號碼、護照號碼、香港商業登記號碼將轉交第三方以核實申請表格的有效性。

- (2) Part of the Hong Kong Identity Card number/passport number of you or, for joint applicants, the firstnamed applicant may be printed on your refund cheque (if any). Your banker may require verification of your Hong Kong Identity Card number/passport number before you can cash your refund cheque.

退款支票(如有)上或會印有閣下或(如屬聯名申請人)排名首位申請人的香港身份證號碼、護照號碼一部分。銀行兌現退款支票前或會要求查證閣下的香港身份證號碼、護照號碼。

- (3) If an application is made by an unlisted company and:
the principal business of that company is dealing in securities; and
you exercise statutory control over that company,
then the application will be treated as being made for your benefit.

如申請人是一家非上市公司，而：

該公司主要從事證券買賣業務；及

閣下對該公司可行使法定控制權，

是項申請將視作為閣下的利益提出。

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Sample

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How to make your application

- Use the table below to calculate how much you must pay. Your application must be for a minimum of 1,000 Hong Kong Offer Shares and in one of the numbers set out in the table, or your application will be rejected.

NUMBER OF HONG KONG OFFER SHARES THAT MAY BE APPLIED FOR AND PAYMENTS

No. of Hong Kong Offer Shares applied for	Amount payable on application HK\$	No. of Hong Kong Offer Shares applied for	Amount payable on application HK\$	No. of Hong Kong Offer Shares applied for	Amount payable on application HK\$	No. of Hong Kong Offer Shares applied for	Amount payable on application HK\$
1,000	4,121.11	30,000	123,633.42	500,000	2,060,557.08	9,000,000	37,090,027.44
2,000	8,242.23	35,000	144,239.00	600,000	2,472,668.50	10,000,000	41,211,141.60
3,000	12,363.34	40,000	164,844.57	700,000	2,884,779.91	20,000,000	82,422,283.20
4,000	16,484.46	45,000	185,450.14	800,000	3,296,891.33	30,000,000	123,633,424.80
5,000	20,605.57	50,000	206,055.71	900,000	3,709,002.74	40,000,000	164,844,566.40
6,000	24,726.68	60,000	247,266.85	1,000,000	4,121,114.16	50,000,000 ⁽¹⁾	
7,000	28,847.80	70,000	288,477.99	2,000,000	8,242,228.32		
8,000	32,968.91	80,000	329,689.13	3,000,000	12,363,342.48		
9,000	37,090.03	90,000	370,900.27	4,000,000	16,484,456.64		
10,000	41,211.14	100,000	412,111.42	5,000,000	20,605,570.80		
15,000	61,816.71	200,000	824,222.83	6,000,000	24,726,684.96		
20,000	82,422.28	300,000	1,236,334.25	7,000,000	28,847,799.12		
25,000	103,027.85	400,000	1,648,445.66	8,000,000	32,968,913.28		

(1) Maximum number of Hong Kong Offer Shares you may apply for.

- Complete the form in English in BLOCK letters and sign it. Only written signatures will be accepted (and not by way of personal chop).
- Staple your cheque or banker's cashier order to the form. Each application for the Hong Kong Offer Shares must be accompanied by either one separate cheque or one separate banker's cashier order. Your application will be rejected if your cheque or banker's cashier order does not meet all the following requirements:

The cheque must:	Banker's cashier order must:
<ul style="list-style-type: none"> be in Hong Kong dollars; not be post-dated; be made payable to “BANK OF CHINA (HONG KONG) NOMINEES LIMITED – ZHENRO PROPERTIES GROUP PUBLIC OFFER”; be crossed “Account Payee Only”; 	<ul style="list-style-type: none"> be issued by a licensed bank in Hong Kong, and have your name certified on the back by a person authorised by the bank. The name on the banker's cashier order correspond with your name. If it is a joint application, the name on the back of the banker's cashier order must be the same as the first-named applicant's name.
<ul style="list-style-type: none"> be drawn on your Hong Kong dollar bank account in Hong Kong; and show your account name, which must either be must pre-printed on the cheque, or be endorsed on the back by a person authorised by the bank. This account name must correspond with your name. If it is a joint application, the account name must be the same as the first-named applicant's name. 	

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4. Tear off the Application Form, fold it once and lodge your completed Application Form (with cheque or banker's cashier order attached) to one of the collection boxes at any of the following branches of:

Bank of China (Hong Kong) Limited

Region

Branch Name

Address

如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

申請手續

- 請使用下表計算閣下應付的款項。閣下申請認購的股數須至少為1,000股香港發售股份，並為下表所列的其中一個數目，否則恕不受理。

可供申請認購的香港發售股份數目及應繳款項一覽表

申請認購的香港發售股份數目	申請時應繳款項 港元	申請認購的香港發售股份數目	申請時應繳款項 港元	申請認購的香港發售股份數目	申請時應繳款項 港元	申請認購的香港發售股份數目	申請時應繳款項 港元
1,000	4,121.11	30,000	123,633.42	500,000	2,060,557.08	9,000,000	37,090,027.44
2,000	8,242.23	35,000	144,239.00	600,000	2,472,668.50	10,000,000	41,211,141.60
3,000	12,363.34	40,000	164,844.57	700,000	2,884,779.91	20,000,000	82,422,283.20
4,000	16,484.46	45,000	185,450.14	800,000	3,296,891.33	30,000,000	123,633,424.80
5,000	20,605.57	50,000	206,055.71	900,000	3,709,002.74	40,000,000	164,844,566.40
6,000	24,726.68	60,000	247,266.85	1,000,000	4,121,114.16	50,000,000 ⁽¹⁾	206,055,708.00
7,000	28,847.80	70,000	288,477.99	2,000,000	8,242,228.32		
8,000	32,968.91	80,000	329,689.13	3,000,000	12,363,342.48		
9,000	37,090.03	90,000	370,900.27	4,000,000	16,484,456.64		
10,000	41,211.14	100,000	412,111.42	5,000,000	20,605,570.80		
15,000	61,816.71	200,000	824,222.83	6,000,000	24,726,684.96		
20,000	82,422.28	300,000	1,236,334.25	7,000,000	28,847,799.12		
25,000	103,027.85	400,000	1,648,445.66	8,000,000	32,968,913.28		

(1) 閣下可申請認購的香港發售股份最高數目。

- 請以英文正楷填寫及簽署申請表格。僅接納親筆簽名(不得以個人印章代替)。
- 閣下須將支票或銀行本票釘於表格上。每份香港發售股份申請必須附有一張獨立開出支票或一張獨立開出銀行本票。閣下的支票或銀行本票必須符合以下所有規定，否則認購申請將不獲接納：

支票必須：	銀行本票必須：
<p>為港元開出； 不得為期票； 註明抬頭人為「中國銀行(香港)代理人有限公司 - 正榮地產集團公開發售」； 劃線註明「只准入抬頭人賬戶」；</p>	<p>由香港持牌銀行開出，並由有關銀行授權的人士在銀行本票背面簽署核證閣下姓名名稱。銀行本票所示姓名名稱須與閣下姓名名稱相同。如屬聯名申請，銀行本票背面所示姓名名稱必須與排名首位申請人的姓名名稱相同。</p>
<p>以閣下在香港的港元銀行賬戶開出；及顯示閣下的賬戶名稱，而該賬戶名稱必須已預印在支票上，或由有關銀行授權的人士在支票背書。賬戶名稱必須與閣下姓名名稱相同。如屬聯名申請，賬戶名稱必須與排名首位申請人的姓名名稱相同。</p>	<p>由香港持牌銀行開出，並由有關銀行授權的人士在銀行本票背面簽署核證閣下姓名名稱。銀行本票所示姓名名稱須與閣下姓名名稱相同。如屬聯名申請，銀行本票背面所示姓名名稱必須與排名首位申請人的姓名名稱相同。</p>

如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

4. 請撕下申請表格，對摺一次，然後將填妥的申請表格(連同隨附的支票或銀行本票)投入下列任何一家分行特設的收集箱：

中國銀行(香港)有限公司

地區	分行名稱	地址
香港島	干諾道中分行	干諾道中13-14號
	石塘咀分行	石塘咀皇后大道西534號
	香港仔分行	香港仔湖北街25號
九龍	旺角上海街分行	旺角上海街611-617號
	長沙灣道194號分行	九龍深水埗長沙灣道194-196號
	藍田分行	藍田啟田道49號12號舖
新界	屯門新墟分行	屯門鄉事會路雅都花園商場G13-14號
	元朗分行	元朗青山公路102-108號

5. 閣下可於下列時間遞交申請表格：

2017年12月28日(星期四) - 上午九時正至下午五時正
2017年12月29日(星期五) - 上午九時正至下午五時正
2017年12月30日(星期六) - 上午九時正至下午一時正
2018年1月2日(星期二) - 上午九時正至下午五時正
2018年1月3日(星期三) - 上午九時正至下午五時正
2018年1月4日(星期四) - 上午九時正至下午五時正
2018年1月5日(星期五) - 上午九時正至下午五時正
2018年1月6日(星期六) - 上午九時正至下午一時正
2018年1月8日(星期一) - 上午九時正至中午十二時正

6. 截止遞交申請的時間為2018年1月8日(星期一)中午十二時正。本公司將於當日上午十一時四十五分至中午十二時正期間登記認購申請，唯一會影響此時間的變化因素為當日的天氣情況，詳見招股章程「如何申請香港發售股份 - 10.惡劣天氣對辦理申請登記的影響」一節。

香港公開發售將由2017年12月28日(星期四)直至2018年1月8日(星期一)接受申請，較一般市場慣例之四日略長。申請股款(包括經紀佣金、證監會交易徵費及聯交所交易費)將由收款銀行代本公司持有，而退款金額(如有)將於2018年1月15日(星期一)不計利息退還予申請人。投資者務請注意，預期股份於2018年1月16日(星期二)在聯交所開始買賣。



Zhenro Properties Group Limited
正榮地產集團有限公司

(Incorporated in the Cayman Islands with limited liability)

GLOBAL OFFERING

Conditions of your application

A. Who can apply

1. You and any person(s) for whose benefit you are applying must be 18 years of age or older and must have a Hong Kong address.
2. If you are a firm, the application must be in the individual members' names.
3. The number of joint applicants may not exceed four.
4. If you are a body corporate, the application must be signed by a duly authorised officer, who must state his representative capacity, and stamped with your corporation's chop.
5. You must be outside the United States, not be a United States Person (as defined in Regulation S under the U.S. Securities Act) and not be a legal or natural person of the PRC.
6. Unless permitted by the Listing Rules, you cannot apply for any Hong Kong Offer Shares if you:
 - are an existing beneficial owner of Shares in the Company and/or any of its subsidiaries;
 - are a director, chief executive officer of the Company and/or any of its subsidiaries;
 - are a core connected person (as defined in the Listing Rules) of the Company or will become a core connected person of the Company immediately upon completion of the Global Offering;
 - are a close associate (as defined in the Listing Rules) of any of the above; or
 - have been allocated or have applied for or indicated an interest in any International Offer Shares under the International Offering or otherwise participate in the International Offering.

B. If you are a nominee

You, as a nominee, may make more than one application for the Hong Kong Offer Shares by: (i) giving **electronic application instructions** to HKSCC via Central Clearing and Settlement System ("CCASS") (if you are a CCASS Participant); or (ii) using a **WHITE** or **YELLOW** Application Form, and lodge more than one application in your own name on behalf of different beneficial owners.

C. Effect of completing and submitting this Application Form

By completing and submitting this Application Form, you (and if you are joint applicants, each of you jointly and severally) for yourself or as an agent or a nominee on behalf of each person for whom you act:

- undertake to execute all relevant documents and instruct and authorise the Company and/or the Sole Representative (or their agents or nominees), as agents of the Company, to execute any documents for you and to do on your behalf all things necessary to register any Hong Kong Offer Shares allocated to you in your name as required by the Articles of Association;
- agree to comply with the Companies Ordinance, the Companies (Winding Up and Miscellaneous Provisions) Ordinance and the Articles of Association;
- confirm that you have read the terms and conditions and application procedures set out in the Prospectus and in this Application Form and agree to be bound by them;
- confirm that you have received and read the Prospectus and have only relied on the information and representations contained in the Prospectus in making your application and will

not rely on any other information or representations except those in any supplement to the Prospectus;

- confirm that you are aware of the restrictions on the Global Offering in the Prospectus;
- agree that none of the Company, the Sole Sponsor, the Sole Representative, the Joint Global Coordinators, the Joint Bookrunners, the Joint Lead Managers, the Underwriters, their respective directors, officers, employees, partners, agents, advisers and any other parties involved in the Global Offering is or will be liable for any information and representations not in the Prospectus (and any supplement to it);
- undertake and confirm that you or the person(s) for whose benefit you have made the application have not applied for or taken up, or indicated an interest for, and will not apply for or take up, or indicate an interest for, any International Offer Shares under the International Offering nor participated in the International Offering;
- agree to disclose to the Company, the Hong Kong Share Registrar, the receiving bank(s), the Sole Sponsor, the Sole Representative, the Joint Global Coordinators, the Joint Bookrunners, the Joint Lead Managers, the Underwriters and/or their respective advisers and agents any personal data which they may require about you and the person(s) for whose benefit you have made the application;
- if the laws of any place outside Hong Kong apply to your application, agree and warrant that you have complied with all such laws and none of the Company, the Sole Sponsor, the Sole Representative, the Joint Global Coordinators, the Joint Bookrunners, the Joint Lead Managers and the Underwriters nor any of their respective officers or advisers will breach any law outside Hong Kong as a result of the acceptance of your offer to purchase, or any action arising from your rights and obligations under the terms and conditions contained in the Prospectus and this Application Form;
- agree that once your application has been accepted, you may not rescind it because of an innocent misrepresentation;
- agree that your application will be governed by the laws of Hong Kong;
- represent, warrant and undertake that (i) you understand that the Hong Kong Offer Shares have not been and will not be registered under the U.S. Securities Act; and (ii) you and any person for whose benefit you are applying for the Hong Kong Offer Shares are outside the United States (as defined in Regulation S) or are a person described in paragraph (h) (3) of Rule 902 of Regulation S;
- warrant that the information you have provided is true and accurate;
- agree to accept the Hong Kong Offer Shares applied for, or any lesser number allocated to you under the application;
- authorise the Company to place your name(s) on the Company's register of members as the holder(s) of any Hong Kong Offer Shares allocated to you, and the Company and/or its agents to send any share certificate(s) and/or any refund cheque(s) to you or the first-named applicant for joint application by ordinary post at your own risk to the address stated on this application, send any share certificate(s) and/or any refund cheque(s) to you or the first-named applicant for joint application by ordinary

Please use this form if you want the Hong Kong Offer Shares to be issued in your name

- declare and represent that this is the only application made and the only application intended by you to be made to benefit you or the person for whose benefit you are applying;
- understand that the Company, the directors and the Sole Representative will rely on your declarations and representations in deciding whether or not to make any allotment of any of the Hong Kong Offer Shares to you and that you may be prosecuted for making a false declaration;
- (if the application is made for your own benefit) warrant that no other application has been or will be made for your benefit on a **WHITE** or **YELLOW** Application Form or by giving **electronic application instructions** to HKSCC or to the **White Form eIPO** Service Provider by you or by any one as your agent or by any other person; and
- (if you are making the application as an agent for the benefit of another person) warrant that (i) no other application has been or will be made by you as agent for or for the benefit of that person or by that person or by any other person as agent for that person on a **WHITE** or **YELLOW** Application Form or by giving **electronic application instructions** to HKSCC and (ii) you have due authority to sign the Application Form or give **electronic application instructions** on behalf of that other person as their agent.

D. Power of attorney

If your application is made through an authorised attorney, the Company and the Sole Representative may accept or reject your application at their discretion, and on any conditions they think fit, including evidence of the attorney's authority.

Determination of Offer Price and Allocation of Hong Kong Offer Shares

The Offer Price is expected to be fixed on or around Tuesday, January 9, 2018. Applicants are required to pay the maximum Offer Price of HK\$4.08 for each Hong Kong Offer Share together with 1% brokerage, 0.0027% SFC transaction levy and 0.005% Stock Exchange trading fee. If the Offer Price is not agreed between the Company and the Sole Representative (for itself and on behalf of the other Underwriters) on or before Friday, January 12, 2018, the Global Offering will not proceed and will lapse.

Applications for Hong Kong Offer Shares will not be processed and no allotment of any Hong Kong Offer Shares will be made until the application lists close.

Publication of results

The Company expects to announce the final Offer Price, the level of indication of interest under the International Offering, the level of applications under the Hong Kong Public Offering and the basis of allocation of Hong Kong Offer Shares on Monday, January 15, 2018 in the South China Morning Post (in English), the Hong Kong Economic Times (in Chinese), the website of the Stock Exchange at www.hkexnews.hk and the Company's website at www.zhenrodc.com. Results of allocations in Hong Kong Public Offering, the Hong Kong Identity Card/passport/Hong Kong business registration numbers of successful applicants (where applicable) will be available on the above websites.

If your application for Hong Kong Offer Shares is successful (in whole or in part)

If you apply for 1,000,000 or more Hong Kong Offer Shares and have provided all information required by the Application Form, you may collect your share certificate(s) and/or refund cheque(s) in person from: Computershare Hong Kong Investor Services Limited at Shops

1712-1716, 17th Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong from 9:00 a.m. to 1:00 p.m. on Monday, January 15, 2018 or such other date as notified by us in the newspapers.

If you are an individual who is eligible for personal collection, you must not authorise any other person to collect for you. If you are a corporate applicant which is eligible for personal collection, your authorised representative must bear a letter of authorisation from your corporation stamped with your corporation's chop. Both individuals and authorised representatives must produce, at the time of collection, evidence of identity acceptable to Computershare Hong Kong Investor Services Limited.

If you do not collect your refund cheque(s) and/or share certificate(s) personally within the time specified for collection, they will be dispatched promptly to the address as specified on this Application Form by ordinary post at your own risk.

If you apply for less than 1,000,000 Hong Kong Offer Shares, your refund cheque(s) and/or share certificate(s) will be sent to the address on the relevant Application Form on or before Monday, January 15, 2018, by ordinary post and at your own risk.

Refund of your money

If you do not receive any Hong Kong Offer Shares or if your application is accepted only in part, the Company will refund to you your application monies (including the related 1% brokerage, 0.0027% SFC transaction levy and 0.005% Stock Exchange trading fee) without interest. If the Offer Price is less than the maximum Offer Price, the Company will refund to you the surplus application monies (including the related 1% brokerage, 0.0027% SFC transaction levy and 0.005% Stock Exchange trading fee) without interest.

The refund procedures are stated in the section headed "How to apply for Hong Kong Offer Shares – 14. Dispatch/collection of share certificates and refund monies" of the Prospectus.

Application by HKSCC Nominees Limited ("HKSCC Nominees")

Where this Application Form is signed by HKSCC Nominees on behalf of persons who have given **electronic application instructions** to apply for the Hong Kong Offer Shares, the provisions of this Application Form which are inconsistent with those set out in the Prospectus shall not apply and provisions in the Prospectus shall prevail.

Without limiting the generality of this paragraph, the following sections of this Application Form are inapplicable where this form is signed by HKSCC Nominees:

- "Applicants' declaration" on the first page;
- "Warning" on the first page;
- "If you are a nominee";
- All representations and warranties under the "Effect of completing and submitting this Application Form" section, except the first one regarding registration of Hong Kong Offer Shares in the applicant's name and the signing of documents to enable the applicant to be registered as the holder of the Hong Kong Offer Shares;
- "If your application for Hong Kong Offer Shares is successful (in whole or in part)"; and
- "Refund of your money".

The following sections in the section headed "How to apply for Hong Kong Offer Shares" of the Prospectus are inapplicable where this form is signed by HKSCC Nominees:

- "How many applications can you make"; and
- "Circumstances in which you will not be allocated Hong Kong offer shares".310464.84374207.4.6933.41 2298 4241 2596132375.07

The following sections in the section headed "How to apply for Hong Kong Offer Shares" of the Prospectus are inapplicable where this form is signed by HKSCC Nominees:

如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

Zhenro 正榮地產
Zhenro Properties Group Limited
正榮地產集團有限公司
(於開曼群島註冊成立的有限公司)

全球發售

申請條件

甲、可提出申請的人士

- 閣下及閣下為其利益提出申請的任何人士必須年滿18歲並有香港地址。
- 如閣下為商號，申請必須以個別成員名義提出。
- 聯名申請人不得超過四名。
- 如閣下為法人團體，申請須經獲正式授權人員簽署，並註明其所屬代表身份及加蓋公司印鑑。
- 閣下必須身處美國境外，並非美籍人士(定義見美國證券法S規例)，亦非中國法人或自然人。
- 除非為上市規則所容許，否則下列人士不得申請任何香港發售股份：

本公司及或其任何附屬公司股份的現有實益擁有人；

本公司及或其任何附屬公司的董事或最高行政人員；

本公司核心關連人士(定義見上市規則)或緊隨全球發售完成後將成為本公司核心關連人士的人士；

上述任何人士的緊密聯繫人(定義見上市規則)；或

已獲分配或已申請或表示有意申請國際發售的任何國際發售股份或以其他方式參與國際發售的人士。

乙、如閣下為代名人

閣下作為代名人可提交超過一份香港發售股份申請，方法是：(i)透過中央結算及交收系統(「中央結算系統」)向香港結算發出電子認購指示(如閣下為中央結算系統參與者)；或(ii)使用白色或黃色申請表格，以本身名義代表不同的實益擁有人提交超過一份申請。

丙、填寫及遞交本申請表格的效用

閣下填妥並遞交本申請表格，即表示閣下(如屬聯名申請人，即各人共同及個別)代表閣下本身，或作為閣下代其行事的每位人士的代理或代名人：

承諾簽立所有相關文件，並指示及授權本公司及或作為本公司代理的獨家代表(或彼等代理或代名人)，為按照組織章程細則的規定將閣下獲分配的任何香港發售股份以閣下名義登記而代表閣下簽立任何文件及代閣下處理一切必要事務；

同意遵守《公司條例》、《公司(清盤及雜項條文)條例》及組織章程細則；

確認閣下已閱讀招股章程及本申請表格所載條款及條件以及申請程序，並同意受其約束；

確認閣下已接獲及閱讀招股章程，且閣下提出申請時僅依賴招股章程所載資料及陳述而不會依賴任何其他資料或陳述(招股章程任何補充文件所載者除外)；

確認閣下已知悉招股章程內有關全球發售的限制；同意本公司、獨家保薦人、獨家代表、聯席全球協調人、聯席賬簿管理人、聯席牽頭經辦人、包銷商、彼等各自的董事、高級職員、僱員、合夥人、代理、顧問及參與全球發售的任何其他各方現時及日後均毋須對並非載於招股章程(及其任何補充文件)的任何資料及陳述負責；

如閣下欲以本身名義登記將獲發行的香港發售股份，請使用本表格

聲明及陳述此乃閣下為本身或閣下為其利益提出申請的人士提出及擬提出的唯一申請；

明白本公司、董事及獨家代表將依賴閣下的聲明及陳述以決定是否向閣下配發任何香港發售股份，閣下如作出虛假聲明，可能會被檢控；

(倘本申請以閣下本身的利益提出)保證閣下或作為閣下代理的任何人士或任何其他人士不曾亦不會為閣下利益而以白色或黃色申請表格或向香港結算或透過白表eIPO服務供應商發出電子認購指示而提出其他申請；及

(倘閣下作為代理為另一人士的利益提出申請)保證(i)閣下(作為代理或為該人士利益)或該人士或任何其他作為該人士代理的人士不曾亦不會以白色或黃色申請表格或向香港結算發出電子認購指示而提出其他申請；及(ii)閣下已獲正式授權作為該人士的代理代為簽署申請表格或發出電子認購指示。

丁、授權書

如閣下透過獲授權人士提出申請，本公司及獨家代表可按其認為合適的條件(包括出示授權證明)酌情接納或拒絕閣下的申請。

釐定發售價及分配香港發售股份

預期發售價將於2018年1月9日(星期二)或前後釐定。申請人須繳付每股香港發售股份最高發售價4.08港元，另加1%經紀佣金、0.0027%證監會交易徵費及0.005%聯交所交易費。倘若本公司與獨家代表(為其本身及代表其他包銷商)並無於2018年1月12日(星期五)或之前協定發售價，全球發售將不會進行且將告失效。

截止登記認購申請前概不處理香港發售股份的申請或配發任何香港發售股份。

公佈結果

本公司預期將於2018年1月15日(星期一)在南華早報(以英文)、香港經濟日報(以中文)、聯交所網站www.hkexnews.hk及本公司網站www.zhenrodc.com公佈最終發售價、國際發售踴躍程度、香港公開發售申請水平及香港發售股份分配基準。香港公開發售的分配結果及成功申請人的香港身份證護照香港商業登記號碼(如適用)亦將於上述網站公佈。

如閣下成功申請認購香港發售股份(全部或部分)

如閣下申請認購1,000,000股或以上香港發售股份並已提供申請表格規定的全部資料，閣下可於2018年1月15日(星期一)上午九時正至下午一時正或本公司在報章上公佈的其他日期，親身前往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17樓1712-1716室)領取股票及或退款支票。

如閣下為個人申請人並合資格親身領取，閣下不得授權任何其他人士代領。如閣下為公司申請人並合資格親身領取，閣下的授權代表須攜同蓋上公司印鑑的授權書領取。個人及授權代表領取股票時均須出示香港中央證券登記有限公司接納的身份證明文件。

如閣下並無在指定領取時間內親身領取退款支票及或股票，有關退款支票及或股票將會立刻以普通郵遞方式寄往本申請表格所示地址，郵誤風險由閣下承擔。

如閣下申請認購1,000,000股以下香港發售股份，閣下的退款支票及或股票將於2018年1月15日(星期一)或之前以普通郵遞方式寄往相關申請表格所示地址，郵誤風險由閣下自行承擔。

退回款項

若閣下未獲分配任何香港發售股份或申請僅部分獲接納，本公司將不計利息退回閣下的申請股款(包括相關的1%經紀佣金、0.0027%證監會交易徵費及0.005%聯交所交易費)。如發售價低於最高發售價，本公司將不計利息向閣下退回多收申請股款(包括相關的1%經紀佣金、0.0027%證監會交易徵費及0.005%聯交所交易費)。

有關退款程序載於招股章程「如何申請香港發售股份 - 14. 發送領取股票及退回股款」一節。

香港中央結算(代理人)有限公司(「香港結算代理人」)提出的申請

如本申請表格由香港結算代理人代表發出電子認購指示申請香港發售股份的人士簽署，本申請表格與招股章程不一致的條文將不適用而以招股章程所述者為準。

在不限制此段一般性的原則下，本申請表格的以下部分在香港結算代理人作簽署人的情況下並不適用：

第一頁的「申請人聲明」；

第一頁的「警告」；

「如閣下為代名人」；

「填寫及遞交本申請表格的效用」一節下的所有陳述及保證，惟首項有關以申請人名義登記香港發售股份及簽署使申請人登記成為香港發售股份持有人的文件除外；

「如閣下成功申請認購香港發售股份(全部或部分)」；及

「退回款項」。

招股章程「如何申請香港發售股份」一節的以下部分在香港結算代理人作簽署人的情況下並不適用：

「閣下可提交的申請數目」；及

「閣下不獲配發香港發售股份之情況」。

Personal Data

Personal Information Collection Statement

This Personal Information Collection Statement informs the applicant for, and holder of, Hong Kong Offer Shares, of the policies and practices of the Company and the Hong Kong Share Registrar in relation to personal data and the Personal Data (Privacy) Ordinance (Chapter 486 of the Laws of Hong Kong) (the “**Ordinance**”).

1. Reasons for the collection of your personal data

It is necessary for applicants and registered holders of securities to supply correct personal data to the Company or its agents and the Hong Kong Share Registrar when applying for securities or transferring securities into or out

如閣下欲以本身名義登

個人資

個人資料收集聲明

此項個人資料收集聲明是向香港發行人和證券登記處說明有關本公司及其香港證券登記處有關個人資料和香港法例第486章(隱)條例(「《條例》」)方面的政策。

1. 閣下個人資料的原

證券持有人及登記持有人以本公司轉讓或受讓證券時或尋求香港證券登記處時須向本公司或其代理提供個人資料。

未提供所要求的資料可能會導致本公司無法完成轉讓或提供服務。證券持有人或轉讓閣下成或發閣下應得的電款指示。

證券持有人所提供立即通知本公司

2. 目的

證券持有人的

本、處理及

處理

子退款

表格

公佈香港發售股份的分配結果；

遵守香港及其他地區的適用法律及法規；

以證券持有人(包括香港結算代理人(如適用))的名義登記新發行證券或轉讓或受讓證券；

存置或更新本公司證券持有人的名冊；

核實證券持有人的身份；

確定本公司

無需保留的理。

5. 查閱和更

證券持有人有

否持有其個人

本公司及香港證券登記處有權就處理任何查閱資料的要求收取合理費

料或更正資料的要求應按招股章程

一節所披露或不時通知的本公司註冊

秘書，或向本公司的香港證券登記

主任提出。

申請表格或向香港結算發出電子認購指

示，即表示同意上述各項。

本公司及香港證券登記處有權就處理任何查閱資料的要求收取合理費

料或更正資料的要求應按招股章程一節所披露或不時通知的本公司註冊秘書，或向本公司的香港證券登記主任提出。

申請表格或向香港結算發出電子認購指

示，即表示同意上述各項。