
**PROPOSED SPIN-OFF AND LISTING OF THE COMPANY'S INTERIOR FIT-OUT
BUSINESS – LODGEMENT OF THE PRELIMINARY OFFER DOCUMENT**

Introduction

The board of directors (the "**Board**") of Lum Chang Holdings Limited (the "**Company**") and together with its subsidiaries the "**Group**") refers to the Company's earlier announcement on 21 November 2024 in relation to the Proposed Spin-Off of the Interior Fit-Out Business and Listing of Lum Chang Interior Pte. Ltd. (the "**Announcement**"). *Unless otherwise defined, capitalised terms used herein shall have the meanings as ascribed in the Announcement.*

In connection with the Proposed Spin-off Listing, an internal restructuring exercise was carried out to transfer the LCI Group to a newly incorporated subsidiary, Lum Chang Creations Pte. Ltd. ("**LCC**"). Subsequent to the internal restructuring, LCC was converted to a public company on 19 June 2025 bearing the name of Lum Chang Creations Limited. Pursuant to the Proposed Spin-off Listing, LCC proposes to undertake the proposed listing on the Catalist board of the Singapore Exchange Securities Trading Limited ("**SGX-ST**").

Further to the Announcement, the Board wishes to announce that RHT Capital Pte. Ltd., who has been appointed as the issue manager and full sponsor for the Proposed Spin-off Listing, has today, on behalf of LCC, lodged the Preliminary Offer Document of LCC dated 23 June 2025 with the SGX-ST, acting as agent on behalf of the Monetary Authority of Singapore (the "**MAS**"), in connection with the Proposed Spin-off Listing.

The Company and LCC's decision to proceed with the Proposed Spin-off Listing will be subject to, among other things, investor demand and prevailing market conditions. The Company will make further announcements as and when there are further material developments in relation to the Proposed Spin-off Listing.

Shareholders and potential investors are reminded to exercise caution when dealing in the securities of the Company and should consult their stockbrokers, bank managers, solicitors, accountants or other professional advisers if they have any doubt about the actions that they should take.

BY ORDER OF THE BOARD

Yap Lay Hoon
Wong Yi
Company Secretaries
23 June 2025

Important Notice:

This announcement is for information purposes only and does not constitute or form part of an offer, invitation or solicitation of any offer to subscribe for and/or purchase any securities of LCC in Singapore or any other jurisdiction nor should it or any part of it form the basis of, or be relied upon in connection with, any contract or commitment whatsoever.

The information in this announcement in respect of LCC is qualified in its entirety by, and is subject to, the more detailed information set out in the final offer document of LCC (the **"Final Offer Document"**) to be registered by the SGX-ST, acting as agent on behalf of the MAS. After registration of the Final Offer Document by the SGX-ST acting as agent on behalf of MAS, copies of the Final Offer Document may be obtained, subject to availability, from RHT Capital Pte. Ltd. and/or and CGS International Securities Singapore Pte. Ltd., as the underwriter and placement agent.

The information presented in this announcement is subject to change. Anyone wishing to subscribe for and/or purchase shares in LCC (**"Shares"**) should read the Final Offer Document before deciding whether to subscribe for and/or purchase Shares and will need to make an application in the manner set out in the Final Offer Document. Any decision to subscribe for and/or purchase Shares should be made solely on the basis of information contained in the Final Offer Document and no reliance should be placed on any information other than that contained in the Final Offer Document.