PACIFIC CENTURY PREMIUM DEVELOPMENTS LIMITED

盈 科 大 衍 地 產 發 展 有 限 公 司*

(Incorporated in Bermuda with limited liability) (於百慕達註冊成立的有限公司)

(Stock Code: 00432) (股份代號: 00432)

1 April 2021

Dear Shareholder(s),

Pacific Century Premium Developments Limited ("Company")

- Notification of Publication of 2020 Annual Report, Circular, Notice of Annual General Meeting, Proxy Form and Change Request Form (collectively "Current Corporate Communications")

The Current Corporate Communications of the Company (in English and Chinese) are available on the website of the Company at www.pcpd.com and the website of Hong Kong Exchanges and Clearing Limited ("HKEX") at www.hkexnews.hk ("Website Version"). You may access the Current Corporate Communications by clicking "Financial Reports", "Shareholder Circular" and "Announcement & Notice" under "Investors" on the homepage of the website of the Company.

You are entitled at any time to change your means of receipt and/or choice of language of the Current Corporate Communications and/or all future Corporate Communications(Note) of the Company by providing reasonable prior notice through: (i) writing to the Company c/o the branch share registrar of the Company ("Branch Share Registrar"), Computershare Hong Kong Investor Services Limited at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong, or (ii) completing the Change Request Form on the reverse side and returning it to the Company c/o the Branch Share Registrar, using the pre-paid postage mailing label at the bottom of the Change Request Form (no stamp is required if posted in Hong Kong), or (iii) sending an e-mail with a scanned copy of the completed Change Request Form to pcpd@computershare.com.hk. The Change Request Form may also be downloaded from the website of the Company at www.pcpd.com or the website of HKEX at www.hkexnews.hk.

Even if you have chosen (or are deemed to have agreed) to receive the Current Corporate Communications by reading the Website Version as published on the website of the Company instead of receiving printed copies, if for any reason you have difficulty in receiving or gaining access to such Website Version, the Company will, upon your request in writing (by way of a letter to the Company c/o the Branch Share Registrar or via e-mail to pcpd@computershare.com.hk), send the printed version(s) of the Current Corporate Communications to you free of charge. If you have received either the English or the Chinese version of the Current Corporate Communications, you may also request a printed copy in the other language.

Should you have any queries relating to the above, please contact the service hotline of the Company's Branch Share Registrar at (852) 2862 8688 during business hours (9:00 a.m. to 6:00 p.m., Monday to Friday, excluding Hong Kong public holidays).

Yours faithfully,
For and on behalf of
Pacific Century Premium Developments Limited
Timothy Tsang

General Counsel and Company Secretary

Note: Corporate Communications include but are not limited to the Company's (a) annual reports and, where applicable, summary financial reports; (b) interim reports and, where applicable, summary interim reports; (c) notices of meetings; (d) listing documents; (e) circulars; and (f) proxy forms.

*For identification only

各位股東:

盈科大衍地產發展有限公司*(「本公司」)

- 2020 年年報、通函、股東週年大會通告、代表委任表格及變更申請表 (統稱「是次公司通訊」) 之登載通知

本公司之是次公司通訊(英文及中文版)已於本公司網站 www.pcpd.com 及香港交易及結算所有限公司(「香港交易所」)網站 www.hkexnews.hk登載(「網上版本」)。 閣下可在本公司網站主頁的「投資者」項下按「財務報告」、「股東通函」及「公告及通告」閱覽是次公司通訊。

倘 閣下欲更改本公司是次公司通訊及/或所有日後公司通訊^(附註)的收取方式及/或語言版本, 閣下有權隨時預先給予本公司合理時間的通知,(i)透過本公司股份過戶登記分處(「股份過戶登記分處」),香港中央證券登記有限公司,地址爲香港灣仔皇后大道東183號合和中心17M 樓以書面通知本公司,或(ii)填妥本函背面的變更申請表,並使用變更申請表下方的已預付郵費郵寄標籤,透過股份過戶登記分處寄回本公司(如在香港投寄,毋須貼上郵票),或(ii)將已填妥的變更申請表的掃描副本電郵至 pcpd@computershare.com.hk。變更申請表亦可於本公司網站 www.pcpd.com 或香港交易所網站 www.hkexnews.hk 下載。

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如 閣下對上述事項有任何疑問,請於辦公時段內(星期一至星期五上午 9 時正至下午 6 時正,香港公衆假期除外)致電本公司股份過戶登記分處服務熱線 (852) 2862 8688 查詢。

代表

盈科大衍地產發展有限公司*

法律事務總監兼公司秘書

曾志燿

謹啟

2021年4月1日

附註:公司通訊包括但不限於本公司的:(a)年度報告及(如適用)財務摘要報告;(b)中期報告及(如適用)中期摘要報告;(c)會議通告;(d)上市文件; (e)通函;及(f)代表委任表格。

Change Request Form 變更申請表			
(Pacific Century Premium Developments Limited ("Company") Stock Code: 00432) % Computershare Hong Kong Investor Services Limited 17M Floor, Hopewell Centre 183 Queen's Road East Wan Chai, Hong Kong	致:	盈科大衍地產發展有限公司*(「本公司」) (股份代號:00432) 經 香港中央證券登記有限公司 香港灣仔皇后大道東 183 號 合和中心 17M 樓
read the Current Corporate Comm 甲部 - 本人/ 所示之是次公司	F等已收取是次公司通訊之英文/中文印刷本或已選擇(或被視	mpany. I/We would li 為已同意)閱覽在 貴	ke to request the following printed version(s) of the Current
	the printed English version ONLY; OR 僅英文印刷本;或	3,07	
	the printed Chinese version ONLY; OR 僅中文印刷本;或		
Dant B. J/Wa was	both printed English and Chinese versions. 英文及中文印刷本。	of all fatour Comments	Communication # of the Communication and indicated
Part B - I/We would like to change the means of receipt and/or choice of language of all future Corporate Communications# of the Company in the manner as indicated below: 乙部 - 本人/吾等希望以下列方式更改就 貴公司所有日後公司通訊#的收取方式及/或語言版本: (Please mark "X" in ONLY ONE of the following boxes) (請懂在下列其中一個空格內劃上「X」號)			
	to read all future Corporate Communications published on the website of to receive a written notification either by post or by e-mail for the publicati 閱覽所有日後在 貴公司網站 www.pcpd.com 登載的公司通訊(「貴公司網站登載之書面通知:或	the Company at www.pcp on of the relevant Corpor	ate Communications on the website of the Company; OR
E-mail Address 電郵地址	no e-mail address is provided, only a written notification letter of the publicat the e-mail address in English Capital Letters and the e-mail address is used fr (本公司日後僅將公司通訊已在本公司網站卷載之通知發送至如」 司網站登載之書面通知信函。請以英文正楷填寫電郵地址,有關	ion of the Corporate Commu. or e-mail notification of the re 上提供之電郵地址(如有) 電郵地址僅用作收取公司	。如未有提供電郵地址,則僅會向 閣下寄發公司通訊已在本公 [通訊已發佈之電郵通知。)
	to receive the printed English version of all future Corporate Co 僅收取所有日後公司通訊的 英文印刷本;或 to receive the printed Chinese version of all future Corporate Co		
	僅收取所有日後公司通訊的 中文印刷本;或 to receive both printed English and Chinese versions of all futu		
	同時收取所有日後公司通訊的 英文及中文印刷本 。	Contact telephone num	
Signature: 簽名:		聯絡電話號碼: Date: 日期:	
本變更申請表 2. Please comple 請 閣下清楚	this Change Request Form shall bear the same meanings as those defined in the 中所用洞彙與日期為 2021 年 4 月 1 日致股東之函件所界定者具有相同涵義。 ete all your details clearly. 真妥所有資料。		
completed. 如在本表格(i 4. For the avoida	be void if the following happens: (i) more than one box in each Part is marked ") 各部分作出超過一項選擇;或(ii) 未有作出選擇;或(iii) 未有簽署或在其他方面 ance of doubt, we do not accept any special instructions written on this Change R 可在本變更申請表上的特別手寫指示,本公司將不予處理。	填寫不正確,則本表格將會	
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necessary for v 本公司可就任何 4. You have the ri writing to the Pe	erification and record purposes. 所說明的用途,將 闇下的個人資料披露或轉移給本公司的附屬公司、股份過戶登記分處, 現實t to request access to and/or correction of your Personal Data in accordance with the pro presonal Data Privacy Officer of Computershare Hong Kong Investor Services Limited at 17M 私應條例》的條文查閱及/或修改 閣下的個人資料。任何該等查閱及/或修改個人資料的現	文/或其他公司或團體,並將在 pvisions of the PDPO. Any su Floor, Hopewell Centre, 183 (z遵當期間保留該等個人資料作核實及記錄用途。 ch request for access to and/or correction of your Personal Data should be made in Queen's Road East, Wan Chai, Hong Kong.
Corporate Communications include but are not limited to the Company's (a) annual reports and, where applicable, summary financial reports; (b) interim reports and, where applicable, summary interim reports; (c) notices of meetings; (d) listing documents; (e) circulars; and (f) proxy forms. **********************************			

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