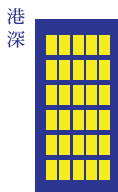


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Kong Shum Union Property Management (Holding) Limited

港深聯合物業管理（控股）有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 8181)

VOLUNTARY ANNOUNCEMENT STRATEGIC PARTNERSHIP FRAMEWORK AGREEMENT

This is a voluntary announcement made by Kong Shum Union Property Management (Holding) Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) for keeping the shareholders of the Company (the “**Shareholders**”) and potential investors informed of the latest business development of the Group.

STRATEGIC PARTNERSHIP FRAMEWORK AGREEMENT

The board of directors of the Company is pleased to announce that after the trading hours on 13 June 2016, the Company has entered into a strategic partnership framework agreement (the “**Agreement**”) with Crystal Properties Development Limited (“**Crystal Properties**”), pursuant to which the parties have agreed to establish strategic partnership in investment in and redevelopment of old buildings in Hong Kong (the “**Proposed Strategic Partnership**”). The parties will negotiate in good faith in order to form a joint venture company at strategic level and joint venture company(ies) at project level to acquire, retrofit, redevelop and invest in old buildings in Hong Kong. The Company believes that there is good prospect in the business of redeveloping old buildings in Hong Kong. The Proposed Strategic Partnership is mutually beneficial to the parties and will diversify the existing business of the Group and also allow the Group to leverage on its existing networks with the property owners acquired through its property management arm.

The Agreement shall lapse after two years from the date of the Agreement. The Agreement does not create any legally-binding obligations on the parties to further proceed with the Proposed Strategic Partnership. The Proposed Strategic Partnership is subject to the negotiation and execution of the definitive joint venture agreement(s) between Crystal Properties and the Company.

INFORMATION ON CRYSTAL PROPERTIES

Crystal Properties is a company incorporated in Hong Kong with limited liability and principally engaged in the development of properties in Hong Kong and mainland China.

To the best of the Directors' knowledge, information and belief having made all reasonable enquiries, Crystal Properties and its ultimate beneficial owner(s) are third parties independent of the Company and its connected persons (as defined under the Rules Governing the Listing of Securities on the Growth Enterprise Market of The Stock Exchange of Hong Kong Limited).

The Board wishes to emphasize that save for the provisions related to “Confidentiality” and the “Governing Law”, the Agreement is not legally binding and may or may not lead to the entering into of definitive joint venture agreement(s) and the transactions contemplated thereunder may or may not be consummated. The Shareholders and/or potential investors are advised to exercise cautions when dealing in the shares of the Company. Further announcement regarding the Proposed Strategic Partnership will be made by the Company as and when appropriate in compliance with the Rules Governing the Listing of Securities on The Growth Enterprise Market of The Stock Exchange of Hong Kong Limited.

By order of the Board
Kong Shum Union Property Management (Holding) Limited
Yan Chi Ming
Chairman

Hong Kong, 13 June 2016

As at the date of this announcement, the Executive Directors are Mr. Yan Chi Ming (Chairman), Mr. Ho Ying Choi and Ms. Wu Yilin; the Non-executive Director is Mr. Wong Kui Shing, Danny; and the Independent Non-executive Directors are Mr. Tso Siu Lun, Alan, Mr. Lam Kai Yeung and Mr. Lo Chi Ho, Richard.

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 the Growth Enterprise Market of The Stock Exchange of Hong Kong Limited 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 Company Announcements” page of the GEM website at www.hkgem.com for at least 7 days from the date of its publication and on the website of the Company at <http://www.kongshum.com.hk>.