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SOUTHEAST ASIA PROPERTIES & FINANCE LIMITED

華信地產財務有限公司

(Incorporated in Hong Kong with limited liability)

Stock Code: 252

Website: <http://www.seapnf.com.hk>

CLARIFICATION ANNOUNCEMENT

The board of directors (the “Board”) of Southeast Asia Properties & Finance Limited (the “Company”) refers to the announcement regarding interim results for the six months ended 30 September 2014 dated 27 November 2014 (the “Announcement”) and wishes to clarify the following information:

- 1) A special dividend of HK\$0.25 per share for the six months ended 30 September 2014 declared by the Board should be payable to shareholders whose names appear on the register of members of the Company on Wednesday, 17 December 2014 instead of Thursday, 4 December 2014, as appeared on page 20 of both English and Chinese version of the Announcement and this special dividend will be paid on or around Friday, 23 January 2015 but not Friday, 10 January 2015, as appeared on page 20 of both English and Chinese version of the Announcement.

- 2) The register of members will be closed from Tuesday, 16 December 2014 to Wednesday, 17 December 2014 (not Wednesday, 3 December 2014 to Thursday, 4 December 2014, as appeared on page 27 of both English and Chinese version of the Announcement), both dates inclusive, during which period no transfer of shares will be registered. In order to qualify for the special dividend, all transfers, accompanied by the relevant share certificates, must be lodged with the Company's share registrar, General Secretarial Services Limited at 20th Floor, Capitol Centre, 5-19 Jardine's Bazaar, Causeway Bay, Hong Kong, not later than 4:30 p.m. on Monday, 15 December 2014 (not Tuesday, 2 December 2014, as appeared on page 27 of both English and Chinese version of the Announcement).

Save as the aforesaid, all the information in the announcement remains unchanged.

By Order of the Board
Southeast Asia Properties & Finance Limited
CHUA NAI TUEN
Executive Director

Hong Kong, 28 November 2014

As at the date of this announcement, the Board comprises: (a) Executive Directors: Mr. Chua Nai Tuen, Mr. Chua Nai King, Mr. Nelson Junior Chua, Mr. Gilson Chua; (b) Non-executive Director: Mr. Chan Man Hon, Eric, Mr. Jimmy Siy Tiong, Mr. Rene Siy Chua, Mr. Samuel Siy Yap, Mr. Tsai Han Yung, Ms. Vivian Chua; and (c) Independent Non-executive Directors: Mr. Chan Siu Ting, Mr. James L. Kwok, Mr. Wong Shek Keung, Mr. Tsui Ka Wah, Mr. Tsai Sui Cheung, Andrew.