

## **HATTEN LAND LIMITED**

(Incorporated in the Republic of Singapore)  
(Company Registration No. 199301388D)

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### **RESPONSE TO SGX-ST'S QUERY**

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The board of directors (the "**Board**") of Hatten Land Limited (the "**Company**") refers to the queries from the Singapore Exchange Securities Trading Limited ("**SGX-ST**") regarding the ECXX's collaboration with UOB Kay Hian and wishes to respond to the queries as follows:

#### **Query 1:**

What is Hatten's role currently in respect of ECXX? Since the completion of acquisition of 20% stake in ECXX, did Hatten exercise its right to nominate directors onto the board of ECXX?

#### **Company's response**

Hatten has appointed a non-executive director and an observer director to the board of ECXX. Both the non-executive director and observer director participates in the monthly board meeting of ECXX. Company intends to formalize the appointment of observer as a non-executive director to the board of ECXX in due course.

#### **Query 2:**

It was stated in the announcement that Hatten Land has been working with ECXX to explore the opportunities to monetise its real estate properties through a blockchain based securities exchange platform.

- a. Please elaborate on how it works, what it entails and how it would potentially change the operations / business model / mode of sale for Hatten Land.
- b. Please disclose the stage of progress of such collaboration.

#### **Company's response:**

- a. The conventional mode of sale for properties comprises sale of strata units or enbloc sale. ECXX's platform allows for fractionalised ownership of a property. This is made possible by the ECXX's blockchain expertise and capability to tokenise the ownership of a property and each purchaser purchases a token representing his/her interest in the property. The tokens are traded on ECXX exchange.
- b. The COVID-19 pandemic has adversely affected the investment prospect of the property sector in Malaysia. Therefore, the collaboration between Hatten and ECXX is at preliminary stage currently and the progress will be subject to various factors such as the recovery of investment sentiments for the property sector in Malaysia.

#### **Query 3:**

When Hatten Land first disclosed the proposed acquisition of 20% stake in ECXX on 30 June 2020, it was disclosed that the proposed acquisition does not change the risk profile of the Group and there is no diversification of business as the Group's principal property business remains unchanged. Hence, the Company did not seek shareholders' approval for the proposed acquisition.

Given the passage of time and the developments on the collaboration between Hatten Land and ECXX, what is the Board's view of whether its efforts in monetising its real estate properties through a blockchain based securities exchange platform changes the risk profile of the Group, thereby requiring shareholders' approval to be sought?

**Company's response:**

The Board of the Company is currently of the view that the Company's efforts in monetising its real estate properties through a blockchain based securities exchange platform does not change the risk profile of the Group, thereby requiring shareholders' approval to be sought, due to the following factors:

- a. Other than an investment in ECXX, Hatten does not involve in the operations of ECXX as it is run independently. The Group's principal property business remains unchanged; and
- b. As highlighted in the response to Query 2 above, the collaboration with ECXX offers Hatten another avenue to sell its properties to purchasers through tokenisation. ECXX is merely providing a technology service to Hatten to tokenise its properties and it is no different to Hatten obtaining services from other vendors.

At present the Company's plans to tokenise its properties are yet to be finalised. Prior to the finalization and implementation of such plans, the Company will consult the Exchange via the Sponsor accordingly on the applicable requirements of the listing rules including whether shareholders' approval would be required.

By Order of the Board  
**HATTEN LAND LIMITED**

Dato' Tan June Teng, Colin  
Executive Chairman and Managing Director  
10 February 2021

*This announcement has been prepared by Hatten Land Limited (the "Company") and its contents have been reviewed by the Company's sponsor, UOB Kay Hian Private Limited (the "Sponsor") for compliance with the relevant rules of the Singapore Exchange Securities Trading Limited (the "SGX-ST") Listing Manual Section B: Rules of Catalyst.*

*This announcement has not been examined or approved by the SGX-ST and the SGX-ST assume no responsibility for the contents of this announcement, including the accuracy, completeness or correctness of any of the information, statements or opinions made or reports contained in this announcement.*

*The contact person for the Sponsor is Mr Lance Tan, Senior Vice President at 8 Anthony Road, #01-01, Singapore 229957, telephone (65) 6590 6881.*