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<b>Cash Dividend Announcement for Equity Issuer</b>	
Issuer name	TERN PROPERTIES COMPANY LIMITED
Stock code	00277
Multi-counter stock code and currency	Not applicable
Other related stock code(s) and name(s)	Not applicable
Title of announcement	Interim Results for the Six Months Ended 30 September 2024
Announcement date	20 November 2024
Status	New announcement
<b>Information relating to the dividend</b>	
Dividend type	Interim (Semi-annual)
Dividend nature	Ordinary
For the financial year end	31 March 2025
Reporting period end for the dividend declared	30 September 2024
Dividend declared	HKD 0.003 per share
Date of shareholders' approval	Not applicable
<b>Information relating to Hong Kong share register</b>	
Default currency and amount in which the dividend will be paid	HKD 0.003 per share
Exchange rate	HKD 1 : HKD 1
Ex-dividend date	11 December 2024
Latest time to lodge transfer documents for registration with share registrar for determining entitlement to the dividend	12 December 2024 16:30
Book close period	From 13 December 2024 to 17 December 2024
Record date	17 December 2024
Payment date	27 December 2024
Share registrar and its address	Computershare Hong Kong Investor Services Limited
	Shops 1712-1716, 17th Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong

<b>Information relating to withholding tax</b>	
Details of withholding tax applied to the dividend declared	Not applicable
<b>Information relating to listed warrants / convertible securities issued by the issuer</b>	
Details of listed warrants / convertible securities issued by the issuer	Not applicable
<b>Other information</b>	
Other information	Not applicable
<b>Directors of the issuer</b>	
The Board comprises six Directors, of which three are Executive Directors, namely Ms. Chan Yan Wai, Emily, Mr. Chan Yan Tin, Andrew and Mr. Chan Yan Lam, Alan and three are Independent Non-Executive Directors, namely Mr. Chan Kwok Wai, Mr. Tse Lai Han, Henry and Ms. Cheung Chong Wai, Janet.	