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SUNCITY GROUP HOLDINGS LIMITED

太陽城集團控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 1383)

**Overseas Regulatory Announcement:
by an overseas listed subsidiary**

This announcement is made pursuant to Rule 13.10B of the Rules Governing the Listing of Securities on the Stock Exchange of Hong Kong Limited.

The following is an announcement published by Suntrust Home Developers, Inc., an overseas listed subsidiary of Suncity Group Holdings Limited listed on the Philippines Stock Exchange Inc., on the website of the Philippines Stock Exchange Inc. on 20 January 2020.

By order of the Board
Suncity Group Holdings Limited
Chau Cheok Wa
Chairman

Hong Kong, 21 January 2020

As at the date of this announcement, the executive Directors are Mr. Chau Cheok Wa, Mr. Lo Kai Bong, Mr. Au Chung On John and Mr. Manuel Assis Da Silva; and the independent non-executive Directors are Mr. Tou Kin Chuen, Dr. Wu Kam Fun Roderick and Mr. Lo Wai Tung John.

SECURITIES AND EXCHANGE COMMISSION

SEC FORM 17-C

CURRENT REPORT UNDER SECTION 17 OF THE SECURITIES REGULATION CODE AND SRC RULE 17.2(c) THEREUNDER

1. Date of Report (Date of earliest event reported)
Jan 20, 2020
2. SEC Identification Number
10683
3. BIR Tax Identification No.
000-141-166
4. Exact name of issuer as specified in its charter
SUNTRUST HOME DEVELOPERS, INC.
5. Province, country or other jurisdiction of incorporation
METRO MANILA, PHILIPPINES
6. Industry Classification Code(SEC Use Only)
[REDACTED]
7. Address of principal office
26th Floor, Alliance Global Tower, 36th Street cor. 11th Avenue, Uptown Bonifacio,
Taguig City
Postal Code
1634
8. Issuer's telephone number, including area code
(632) 8864-6300
9. Former name or former address, if changed since last report
N/A
10. Securities registered pursuant to Sections 8 and 12 of the SRC or Sections 4 and 8 of the RSA

Title of Each Class	Number of Shares of Common Stock Outstanding and Amount of Debt Outstanding
Common	7,250,000,000

11. Indicate the item numbers reported herein
Item 9(b)

The Exchange does not warrant and holds no responsibility for the veracity of the facts and representations contained in all corporate disclosures, including financial reports. All data contained herein are prepared and submitted by the disclosing party to the Exchange, and are disseminated solely for purposes of information. Any questions on the data contained herein should be addressed directly to the Corporate Information Officer of the disclosing party.

Suntrust Home Developers, Inc.

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PSE Disclosure Form 4-30 - Material Information/Transactions
References: SRC Rule 17 (SEC Form 17-C) and
Sections 4.1 and 4.4 of the Revised Disclosure Rules

Subject of the Disclosure

Supplemental Agreement to Co-Development Agreement with Westside City Resorts World Inc.

Background/Description of the Disclosure

On 20 January 2020, Suntrust Home Developers, Inc. ("Suntrust") entered into a second supplemental agreement to the Co-Development Agreement with Westside City Resorts World Inc. ("Westside") to provide the payment schedule of the Project Site Payment and other related matters, as follows:

1. a refundable deposit in the sum of US\$20,000,000 ("Deposit") shall be paid on or before 31 January 2020; and
2. the balance of the Project Site Payment shall be paid within 10 days from the date on which all the conditions precedent under the Co-Development Agreement are fulfilled.

In case the conditions precedent under the Co-Development Agreement are not fulfilled by 28 March 2020 (or such other period as Westside and Suntrust may agree in writing), the Deposit shall be refunded by Westside to Suntrust within 10 business days. Failing which, the Deposit shall be charged with interest at the rate of 6% per annum from the due date of payment of the said refund of the Deposit to and inclusive of the date of actual receipt thereof.

Other Relevant Information

Refer to the disclosure of Suncity Group Holdings Limited to the Hong Kong Stock Exchange, available at: <https://www1.hkexnews.hk/listedco/listconews/sehk/2020/0120/2020012000936.pdf>.

Filed on behalf by:

Name	Adrian Tadena
Designation	Legal Counsel