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世紀娛樂國際控股有限公司

CENTURY ENTERTAINMENT INTERNATIONAL HOLDINGS LIMITED

(Formerly known as Amax International Holdings Limited 奧瑪仕國際控股有限公司)

(Incorporated in Bermuda with limited liability)

(Stock Code: 959)

INSIDE INFORMATION

BUSINESS UPDATE IN RELATION TO THE GAMING TABLE BUSINESS RIGHTS IN CAMBODIA

This announcement is made by Century Entertainment International Holdings Limited (the “**Company**” and together with its subsidiaries the “**Group**”) pursuant to Rule 13.09 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited and Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

Reference is made to the announcement (the “**Announcement**”) of the Company dated 31 March 2020 in relation to, among other things, the completion of assignment of the Gaming Table Business Rights for a period of five years from 31 March 2020 and the circular (the “**Circular**”) of the Company 13 March 2020 in relation to the details of the Assignment. Unless defined otherwise, capitalized terms used in this announcement shall have the same meanings as those defined in the Announcement and the Circular.

On 6 July 2020 (after trading hours of the Stock Exchange), the Company has been notified by Lion King, being the assignor of the Gaming Table Business Rights, that in light of the outbreak of the novel coronavirus (COVID-19) and the temporary closure of all casinos in Cambodia since 1 April 2020, Lion King (i) was unsuccessful to negotiate with the landlord for any possibility to reduce the lease payment of the Casino; and (ii) has been offered comparatively more attractive terms for lease at a new location, namely Ming Guan Hotel situated at Street 115, Preah Sihanouk, Sihanoukville Municipal, Cambodia (the “**Potential New Location**”), where Lion King could continue the Casino operation with

the entire block of hotel and facilities at a lower lease rate. Lion King has considered that it would be definitely beneficial to the business performance of the Casino in the long run and has decided to move the operation of the Casino from its existing location at Sunshine Bay Hotel to the Potential New Location. At the same time, Lion King has put on table (i) a signed letter of intent between Lion King and Han Guan Co., Ltd. (“**Potential New Landlord**”), an independent landlord, on the proposed lease of the Potential New Location by Lion King with the Potential New Landlord to continue the operation of the Casino (the “**Lease LOI**”); and (ii) on-site photos, videos and presentation regarding the New Location, for the Company assessment. The Company noted that the Ming Guan Hotel is a newly constructed hotel comes with newly decorated casino venue ready for lease.

Lion King confirmed that the moving of operation location of the Casino would have no impact on the validity and legality of the Gaming License and the Assignment Agreement.

THE LEASE LOI

Details of the Lease LOI are set out below:

Date	:	6 July 2020
Parties	:	Lion King (as potential lessee); and Han Guan Co., Ltd. (as potential lessor)
Term	:	Ten calendar year from effective date of the formal lease agreement to be entered
Property to be leased	:	The entire block of Ming Guan Hotel located at Street 115, Preah Sihanouk, Sihanoukville Municipal, Cambodia.
Usage	:	The gross floor area of the hotel is 17,000 sq.m. including a casino with 50 slot machines, 40 mass market tables and 40 VIP gaming tables and 176 hotel rooms. The hotel has 2 restaurants, swimming pool, spa and night club.
Exclusive period	:	Until 1 October 2020

To the best knowledge, information and belief of the Directors after having made all reasonable enquiries, Han Guan Co., Ltd. and its ultimate beneficial owner are Independent Third Parties.

INFORMATION OF THE POTENTIAL NEW LANDLORD AND MING GUAN HOTEL

Han Guan Co., Ltd. is a company incorporated in Cambodia with limited liability and is principally engaged in property investment and property development. Ming Guan Hotel has completed its construction and decoration, and Lion King is currently negotiating the final terms and plans for the installation of necessary equipments with the Potential New Landlord.

Upon further enquiry, the Company was given to understand that Lion King has terminated the Casino Lease and Operation Agreement and the Casino is currently closed for disassembly. The Company is currently negotiating with Lion King on the re-opening schedule of the Casino. Meanwhile, the Company is seeking professional parties to advise on the above-mentioned matter and will make further announcement to update the Shareholders and potential investors as soon as practicable upon any solution to address the above-mentioned matter have been compromised.

Shareholders and potential investors are advised to exercise caution when dealing in the shares of the Company.

By order of the Board
Century Entertainment International Holdings Limited
Ng Man Sun
Chairman and Chief Executive Officer

Hong Kong, 6 July 2020

As at the date hereof, Mr. Ng Man Sun (Chairman and Chief Executive Officer) and Ms. Ng Wai Yee are the executive directors of the Company; and Ms. Yeung Pui Han, Regina, Mr. Li Chi Fai and Ms. Sie Nien Che, Celia are the independent non-executive directors of the Company.