

December 19, 2025

Philippine Dealing & Exchange Corp.

29th Floor, BDO Equitable Tower
8751 Paseo de Roxas
Makati City 1226

Attention: **Atty. Suzy Claire R. Selleza**
Head - Issuer Compliance and Disclosure Department

Subject: Reply to the PDEx Inquiry Regarding Accuracy of News Article

Dear Atty. Selleza:

We write with respect to your inquiry addressed to Cebu Landmasters, Inc. (“CLI”) dated 18 December 2025, regarding the news article published on The Daily Tribune titled “SEC OKs CLI Hotel rental deals” which highlighted in part:

“Listed property developer Cebu Landmasters, Inc. (CLI) has secured regulatory clearance to move forward with rental pool offerings for its hotel projects.

Citing a 16 December meeting, the Securities and Exchange Commission (SEC) said Thursday that it approved the registration of 443 rental pool agreements linked to CLI.

The SEC En Banc rendered effective the registration statements of CLI Premier Hotel International, Inc. covering 180 agreements, and YHES Premier Hotel, Inc. covering 263 agreements, subject to compliance with remaining requirements.

The approved rental pool agreements for CLI Premier Hotel cover 132 studio executive units, 47 one-bedroom units, and one two-bedroom service residential unit at Citadines Cebu City, which has been operating since September 2019.

Fully paid unit owners are automatically eligible to join the program. Studio and one-bedroom units are priced between P4.9 million and P6.8 million.

Under the program, unit owners receive 40 percent of net room revenue, paid quarterly, and 10 complimentary nights with breakfast each year, subject to availability.

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The rental pool agreements were registered under the SEC’s streamlined process for Securing and Expanding Capital in Real Estate Non-Traditional Securities (SEC RENT), pursuant to SEC Memorandum Circular No. 12, Series of 2024.

xxx xxx xxx”

We confirm the veracity of the excerpt regarding the rental pool agreements of CLI Premier Hotel International, Inc. and YHES Premier Hotel, Inc. The registration with the Commission was made in pursuance to SEC Memorandum Circular No. 12, Series of 2024.



Moreover, the above Companies received the pre-effective letters subject to the submission and compliance with the conditions set forth by the Commission.

We note that the Companies are presently in the stages of preparing all the necessary requirements for submission and approval to the Commission and pertinent details will be disclosed in accordance with applicable regulations and in due course.

We trust that this clarifies the information cited in the aforementioned news article.

Thank you.

Very truly yours,

CEBU LANDMASTERS, INC.

By:


BEAUREGARD GRANT L. CHENG
Chief Financial Officer