

Form 604
Corporations Act 2001
Section 671B

Notice of change of interests of substantial holder

To Company Name/Scheme The Star Entertainment Group Limited (The Star)
ACN/ARSN 149 629 023

3. Details of substantial holder (1)

Name Far East Consortium International Limited (FEC) and its controlled entities, including those set out in Annexure A (FEC Group)
ACN/ARSN (if applicable) N/A

There was a change in the interests of the substantial holder on 20 / 03 / 2023

The previous notice was given to the company on 09 / 03 / 2023

The previous notice was dated 08 / 03 / 2023

2. Previous and present voting power

The total number of votes attached to all the voting shares in the company or voting interests in the scheme that the substantial holder or an associate (2) had a relevant interest (3) in when last required, and when now required, to give a substantial holding notice to the company or scheme, are as follows:

Class of securities (4)	Previous notice		Present notice	
	Person's votes	Voting power (5)	Person's votes	Voting power (5)
Fully paid ordinary shares	94,754,274	6.86%	161,107,816	9.95%

3. Changes in relevant interests

Particulars of each change in, or change in the nature of, a relevant interest of the substantial holder or an associate in voting securities of the company or scheme, since the substantial holder was last required to give a substantial holding notice to the company or scheme are as follows:

Date of change	Person whose relevant interest changed	Nature of change (6)	Consideration given in relation to change (7)	Class and number of securities affected	Person's votes affected
20/03/2023	FEC Group	Issuance of new shares to entities associated with Chow Tai Fook Enterprises Limited and Far East Consortium International Limited under the placement and institutional entitlement offer, with participation on the retail entitlement offer timetable, pursuant to the equity raising announced on 23 February 2023.	A\$39,812,125.20 being A\$1.20 per share	33,176,771	33,176,771
20/03/2023	Firmament Investment Pte. Ltd. (Firmament) and the entities as set out in Annexure C as attached to the ASIC Form 603 lodged by FEC Group with ASX on 16 April 2018.	As above.	A\$39,812,125.20 being A\$1.20 per share	33,176,771	33,176,771

4. Present relevant interests

Particulars of each relevant interest of the substantial holder in voting securities after the change are as follows:

Holder of relevant interest	Registered holder of securities	Person entitled to be registered as holder (8)	Nature of relevant interest (6)	Class and number of securities	Person's votes
FEC Group	Citibank Melbourne	FEC Overseas Investment (Singapore) Pte. Ltd.	<p>FEC Group has a relevant interest in 45,825,000 shares under the terms of a subscription agreement entered into between The Star Entertainment Group Limited, Chow Tai Fook Enterprises Limited and Far East Consortium International Limited (Subscription Agreement), the basis for which is disclosed in the ASIC Form 603 (Notice of initial substantial holder) filed with ASX on 16 April 2018.</p> <p>FEC also has a relevant interest in an additional 1,552,137 shares as a result of participation in The Star's Dividend Reinvestment Plan for FY20 interim dividend and an additional 33,176,771 shares as a result of participation in The Star's equity raising announced on 23 March 2023.</p>	80,553,908 fully paid ordinary shares	80,553,908
CTF Group	Citicorp Nominees Pty Limited	Firmament Investment Pte. Ltd.	<p>CTF Group has a relevant interest in 45,825,000 shares under the terms of the Subscription Agreement, the basis for which is disclosed in the ASIC Form 603 (Notice of initial substantial holder) filed with ASX on 16 April 2018.</p> <p>CTF Group also has a relevant interest in an additional 1,552,137 shares as a result of participation in The Star's Dividend Reinvestment Plan for FY20 interim dividend and an additional 33,176,771 shares as a result of participation in The Star's equity raising announced on 23 March 2023.</p> <p>As at the date of this notice, the FEC Group considers that it is an associate of the CTF Group in respect of the shares held by CTF under sections 12(2) of the <i>Corporation Act 2001</i> (Cth) as a result of</p>	80,553,908 fully paid ordinary shares	80,553,908

			the terms set out in the Subscription Agreement.		
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5. Changes in association

The persons who have become associates (2) of, ceased to be associates of, or have changed the nature of their association (9) with, the substantial holder in relation to voting interests in the company or scheme are as follows:

Name and ACN/ARSN (if applicable)	Nature of association
N/A	N/A

6. Addresses

The addresses of persons named in this form are as follows:

Name	Address
FEC Group	As set out in Annexure A
CTF Group	Vistra Corporate Services Centre, Wickhams Cay II, Road Town, Tortola VG1110, British Virgin Islands
The Star Group	Level 3, 159 William Street, Brisbane Qld 4000
Citibank Melbourne	L15, 120 Collins Street Melbourne, Australia 3000
Citicorp Nominees Pty Limited	2-26 Park Street, Sydney NSW 2000



Signature

print name Cheong Thard HOONG capacity director

sign here



date 22 / 03 / 2023

DIRECTIONS


- (1) If there are a number of substantial holders with similar or related relevant interests (eg a corporation and its related corporations, or the manager and trustee of an equity trust), the names could be included in an annexure to the form. If the relevant interests of a group of persons are essentially similar, they may be referred to throughout the form as a specifically named group if the membership of each group, with the names and addresses of members is clearly set out in paragraph 6 of the form.
 - (2) See the definition of "associate" in section 9 of the Corporations Act 2001.
 - (3) See the definition of "relevant interest" in sections 608 and 671B(7) of the Corporations Act 2001.
 - (4) The voting shares of a company constitute one class unless divided into separate classes.
 - (5) The person's votes divided by the total votes in the body corporate or scheme multiplied by 100.
 - (6) Include details of:
 - (a) any relevant agreement or other circumstances because of which the change in relevant interest occurred. If subsection 671B(4) applies, a copy of any document setting out the terms of any relevant agreement, and a statement by the person giving full and accurate details of any contract, scheme or arrangement, must accompany this form, together with a written statement certifying this contract, scheme or arrangement; and
 - (b) any qualification of the power of a person to exercise, control the exercise of, or influence the exercise of, the voting powers or disposal of the securities to which the relevant interest relates (indicating clearly the particular securities to which the qualification applies).
- See the definition of "relevant agreement" in section 9 of the Corporations Act 2001.
- (7) Details of the consideration must include any and all benefits, money and other, that any person from whom a relevant interest was acquired has, or may, become entitled to receive in relation to that acquisition. Details must be included even if the benefit is conditional on the happening or not of a contingency. Details must be included of any benefit paid on behalf of the substantial holder or its associate in relation to the acquisitions, even if they are not paid directly to the person from whom the relevant interest was acquired.
 - (8) If the substantial holder is unable to determine the identity of the person (eg if the relevant interest arises because of an option) write "unknown".
 - (9) Give details, if appropriate, of the present association and any change in that association since the last substantial holding notice.

Annexure A – FEC Group

This is Annexure A of 9 page(s) referred to in Form 604 Notice of change of interests of substantial holder.

Signature

print name Cheong Thard HOONG capacity director

sign here  date 22 / 03 / 2023

Far East Consortium International Limited and its controlled entities

Far East Consortium International Limited of 16/F Far East Consortium Building, 121 Des Voeux Road Central, Hong Kong
FEC OVERSEAS INVESTMENT (SINGAPORE) PTE. LTD. of 336 Smith Street #08-300, New Bridge Centre, Singapore 050336
124 YORK STREET PTY LTD
13 ROPER STREET PTY LTD
19 BANK STREET PTY LTD
26 BROADWAY FEC LIMITED
344 QUEEN CARPARK PTY. LTD.
Accessway Profits Limited
Accord Rise Investments Limited
Ace Green Limited
Action Fulfilled Assets Limited
All Greatness Limited
Amphion Investment Limited
Ample Bonus Limited
Andrews Road (FEC) Limited
ANGEL MEADOW COMMERCIAL LIMITED (Incorporated in England and Wales)
Angel Meadow Commercial Limited (Incorporated in the British Virgin Islands)
Angel Meadow Management Company Limited
ANGEL MEADOWS (FEC) LIMITED
Annick Investment Limited
Apex Alpha Limited
Apex Growth Investments Limited
Apex Path Limited
Apexwill Limited
Arvel Company Limited
Asia Greatland Limited
Asia Land Pty. Ltd.
Asian Harvest Investments Limited
Aspen Consort Place Management Limited
BALLARAT CENTRAL CAR PARK PTY LTD
Best Impact Limited
Billion Century Holdings Limited
BONZER INVESTMENTS LIMITED
BOUNDARY FARM CAR PARK LIMITED
Bournemouth Estates Limited
Bravo Elite Limited
Bravo Trade Holdings Limited
Bright Perfect Limited
BRISBANE WATERFRONT INVESTMENTS PTE. LTD.
Bryce International Limited
Capital Fortune Investment Limited
Caragis Limited
Care Park (Merchant Street) Pty Ltd
CARE PARK ASIA SDN BHD COMPANY
CARE PARK BUSINESS HUNGARY KFT
CARE PARK FINANCE PTY LTD

CARE PARK GROUP (INTERNATIONAL) PTY LTD
Care Park Group Pty Ltd
CARE PARK HOLDINGS (UK) PTY LTD
CARE PARK HOLDINGS PTY LTD
Care Park Infrastructure Pty Ltd
CARE PARK LEASING PTY LTD
CARE PARK MALAYSIA SDN BHD COMPANY
CARE PARK NEW ZEALAND LTD
CARE PARK NEW ZEALAND PROPERTIES LTD
CARE PARK OFFSHORE INVESTMENT LIMITED
CARE PARK OPERATION HUNGARY KFT
CARE PARK PROPERTIES PTY LTD
CARE PARK PROPERTY HUNGARY KFT
CARE PARK PTY LTD
CARE PARK UK LIMITED
Care Property Pty Ltd
Carterking Limited
Cathay Motion Picture Studios Limited
CHARLOTTE STREET CAR PARK PTY LTD
Charter Joy Limited
Charter National International Limited
Cheong Sing Property Development Limited
Chirpion Limited
Chun Wah Holdings Limited
CITY SIGHT LIMITED
CNN ASIA PROPERTY MANAGEMENT SDN BHD
Colour Crown Limited
Complete Delight Limited
Consort Place Estate Management Limited
Cosmopolitan Hotel Limited
CROSS NATIONAL LIMITED
Crouch End (FEC) Limited
Crouch End Management Limited
Dawn Ray Limited
DEX Construction Group Limited
DHI Chinatown Pte. Ltd.
DHI Downtown Pte Ltd
DHI Holding (S) Pte Ltd
DHI Hotel Management Co Pte. Ltd.
DHI Hotel Management Sdn. Bhd.
DHI HOTEL MANAGEMENT UK LTD
DHI Overseas Investment Pte. Ltd.
Direct Excel Limited
Distinct Surplus Limited
Dorsett Bukit Bintang Sdn Bhd.
Dorsett Choice Sdn. Bhd.
Dorsett Grandview Limited
Dorsett Hospitality (UK) Ltd
Dorsett Hospitality International (M) Sdn. Bhd.
Dorsett Hospitality International Limited

Dorsett Hospitality International Services Limited
Dorsett Hotel Holdings (Australia) Pty Ltd
Dorsett Hotel Melbourne WSP Pty Ltd
Dorsett Hotel Perth PH Pty Ltd
Dorsett Hotels & Resorts International Limited
Dorsett Hotels Services Limited
Dorsett International Sdn Bhd
Dorsett London Hotel Limited
Dorsett Operations Corporate (Australia) Pty Ltd
Dorsett Operations Holdings (Australia) Pty Ltd
Dorsett Operations Melbourne WSP Pty Ltd
Dorsett Operations Perth PH Pty Ltd
Dorsett Regency Hotel (M) Sdn Bhd
Dorsett Regency Hotel Management (Hong Kong) Limited
Dorvic Hotel F & B Limited
Double Gaining Limited
Double Triumph Enterprises Limited
DRAKAR LIMITED
Dunball Limited
Dunjoy Limited
E-Cash Ventures Limited
Eldonstead Investments Limited
ELITA HOLDINGS LIMITED
Elite Racer Limited
Ensign House (FEC) Limited
Esmart Management Limited
Esteem Tactic Sdn Bhd
ETERNAL COLOURS LIMITED
Eternity Profits Limited
Ever Liberty (M) Sdn Bhd
Ever Shiner Limited
Everkent Development Limited
Evershine Management Limited
Excellent Chaser Limited
Expert Vision Trading Limited
Fairwheel Limited
Far East Consortium (Australia) Pty Ltd
Far East Consortium (B.V.I.) Limited
Far East Consortium (Canada) Limited
Far East Consortium (China) Property Company Limited
FAR EAST CONSORTIUM (IP) HOLDING LIMITED
Far East Consortium (Malaysia) Limited
Far East Consortium (Netherlands Antilles) N.V.
Far East Consortium (Shanghai) Limited
Far East Consortium Automobile (Holdings) Limited
Far East Consortium China Investments Limited
Far East Consortium China Land Corporation Limited
Far East Consortium Holdings (Australia) Pty Limited
Far East Consortium Limited
Far East Consortium Machinery Limited

Far East Consortium NB Pty Ltd
Far East Consortium Properties Pty Ltd
Far East Consortium Real Estate Agency Limited
Far East Flour Mills (H.K.) Limited
Far East Real Estate and Agency (H.K.) Limited
Far East Rockman Hotels (Australia) Pty Limited
Far East Rockman Investments Pty Limited
Far East Vault Limited
FEC 640 Bourke Street Melbourne Pty Ltd
FEC Capital Limited
FEC Care Park Holdings (Australia) Pty Ltd
FEC CARE PARK HOLDINGS PTE. LTD.
FEC Construction Holdings (Australia) Pty. Ltd.
FEC CONSTRUCTION HOLDINGS PTE. LTD.
FEC Constructions WA Pty Ltd
FEC DCG PTE. LTD.
FEC Development (Malaysia) Sdn Bhd
FEC Development Management Limited
FEC Engineering Services Sdn Bhd
FEC Finance (Australia) Pty Ltd
FEC Finance Limited
FEC Financing Solutions Pty Ltd
FEC HOLDINGS PTE. LTD.
FEC HOSPITALITY REIT (BVI) (I) LIMITED
FEC Hotel Holdings (Australia) Pty Ltd
FEC Hotel Investments Pte. Ltd.
FEC Hotel Melbourne WSP Pty Ltd
FEC Hotel Operations Corporate (Australia) Pty Ltd
FEC Hotel Operations Holdings (Australia) Pty Ltd
FEC Hotel Operations Melbourne WSP Pty Ltd
FEC Hotel Operations Perth EQ Pty Ltd
FEC Hotel Perth EQ Pty Ltd
FEC International Construction Limited
FEC May22 Pty Ltd
FEC Northern Gateway Development Limited
FEC OPERATIONS (AUSTRALIA) PTY LTD
FEC OVERSEAS INVESTMENT (HOTELS) PTE. LTD.
FEC OVERSEAS INVESTMENT (UK) LIMITED
FEC PERTH HUB ZETA PTY LTD
FEC Projects Sdn Bhd
FEC Properties Limited
FEC PROPERTIES PTE. LTD.
FEC PROPERTY HOLDINGS (UK) LIMITED
FEC QUEENS WHARF INTEGRATED RESORT LIMITED
FEC QUEENS WHARF RESIDENTIAL DEVELOPMENT LIMITED
FEC QWB INTEGRATED RESORT HOLDINGS LIMITED
FEC QWB IR INTERMEDIATE ALPHA LIMITED
FEC QWB IR INTERMEDIATE BETA LIMITED
FEC QWB IR INTERMEDIATE GAMMA LIMITED
FEC QWB RESIDENTIAL DEVELOPMENT HOLDINGS LIMITED

FEC SKYLINE PTE. LTD.
FEC SKYPARK PTE. LTD.
FEC Strategic Investments (Netherlands) B.V.
FEC Suites Pte. Ltd.
FEC VS Operations Limited
FEC WHITECHAPEL LIMITED
FECFW1 Pty Ltd
FECFW2 Pty Ltd
FLIGHTPATH CAR PARK LIMITED
Focus Expert Limited
Focus Venue Sdn Bhd
Fortune Plus (M) Sdn Bhd
Full Benefit Limited
Gain Wealth International Limited
Garden Resort Development Limited
Gold Prime Group Limited
Golden Lodge Investments Limited
Grand Expert Limited
Green Boutique Hotel Limited
GREEN LUX OPERATIONS (UK) LIMITED
Havena Holdings Limited
Henrik Investment Limited
Homes by FEC Limited
Hong Kong Hotel Asset Management Limited
Hong Kong Hotel REIT Finance Company Limited
Hornsey TH (FEC) Limited
Hornsey Town Hall Arts Centre Limited
Imminent Fortune Holdings Limited
Innovative Speedy Limited
Inter Sky Wealth Limited
Jade River Profits Limited
Jarrah Heights Pty Ltd
Jarton Limited
Karfond Limited
KHI Corporate Services Limited
KHI F&B Limited
Kosmopolito Hotels International Limited
Kuala Lumpur Land Holdings Limited
Leading Wonder Limited
LONG EASE LIMITED
Luckzone Enterprises Limited
Madison at Upper West Side Pty Ltd
Madison Lighters And Watches Company Limited
MAKE GLORY LIMITED
Marine Diamond Holdings Limited
Marvel Green Limited
Marvel Well Investment Limited
Mass Perfect Limited
Master Cosmo Limited
MAY 21 Pty Ltd

Mazuma Holdings Limited
MEADOWSIDE HOMES LIMITED
Mega Brighter Limited
Mega Source Global Limited
Mega Top Development Limited
Merdeka Labuan Sdn Bhd
Meta Ready Limited
Midtown at Upper West Side Pty Ltd
N. T. Horizon Realty (Jordan) Limited
New Cross Central Management Company Limited
New Perfection Limited
New Time Plaza Development Limited
New Union Investments (China) Limited
Next Talent Developments Limited
Northern Gateway (FEC) No.1 Limited
Northern Gateway (FEC) No.10 Limited
Northern Gateway (FEC) No.11 Limited
Northern Gateway (FEC) No.2 Limited
Northern Gateway (FEC) No.3 Limited
Northern Gateway (FEC) No.4 Limited
Northern Gateway (FEC) No.5 Limited
Northern Gateway (FEC) No.6 Limited
Northern Gateway (FEC) No.7 Limited
Northern Gateway (FEC) No.8 Limited
Northern Gateway (FEC) No.9 Limited
Northern Gateway Operations Limited
Novel Orient Investments Limited
Novel Quest Limited
ON TARGET VENTURES LIMITED
ORIENTAL SURPLUS GLOBAL LIMITED
PACIFIC GROWING LIMITED
PALASINO MALTA LIMITED
Pandix Limited
Panico Holdings Limited
Panley Limited
Pansy Development Limited
Peace View Company Limited
Peacock Management Services Limited
Peak Shiny Limited
PERTH FEC Pty Ltd
Perth Hub One Pty Ltd
Perth Hub Seven Pty Ltd
Perth Hub Six Pty Ltd
Perth Hub Three Pty Ltd
Pioneer Sincere Limited
Poly Richest (Hong Kong) Limited
Polyland Development Limited
Prospect Power Limited
Prospect Soar Limited
Prospect Thrive Limited

PULLMAN123 Pty Ltd
QUADRANT PLAZA PTY LTD
Queens Wharf Holdings Limited
QUEENS WHARF INTERNATIONAL INVESTMENTS PTY LTD
Ready Town Limited
Recon Peak Limited
Redbank Estate Management Limited
REGAL WISE HOLDINGS LIMITED
Regency Hotels Proprietary Limited
RICHER SUNRISE LIMITED
Richfull International Investment Limited
Ridon Investment Limited
Right Chance Ventures Limited
Rismal (M) Sdn Bhd
ROPER DEBT PTY LTD
ROPER STREET CARPARK PTY LTD
ROPER STREET CARPARK UNIT TUST
Rosicky Limited
Royal Domain Towers Pty. Ltd.
Ruby Way Limited
Sanon Limited
Scarborough Development Limited
Shapiro Holdings Limited
SHEPPARTON CAR PARK PTY. LTD
Shevlock Limited
Shiny Leading Limited
Singford Holdings Limited
Sky Shining Limited
Smartland Assets Limited
Southsino Development Limited
Sovereign Land Company Limited
Speedy Time Holdings Limited
Spencer Green Pty Ltd
Star Bridge Development Limited
Subang Jaya Hotel Development Sdn Bhd
Success Range Sdn Bhd
SUPERFINE VENTURES LIMITED
SUPERIOR PALACE LIMITED
TALENT PLUS GLOBAL LIMITED
Tantix Limited
Target Term Sdn. Bhd.
Teampearl Company Limited
The Fifth Apartments Pty Ltd
The Hotel of Lan Kwai Fong Limited
Top Chaser Limited
Top Trend Developments Limited
Top Worth Limited
Topping Faithful Limited
Toprich Cosmo Limited
Total Win Profits Limited

TRACIA LIMITED
TRANS WORLD CASINOS (UK) LIMITED
Trans World Hotels & Entertainment a.s.
Trans World Hotels Austria GmbH
Trans World Hotels Germany GmbH
Trillion Best Limited
Turbo Century Limited
Ultimate Metro Limited
Upper West Side Pty Ltd
Vennex Limited
Venue Summit Sdn Bhd
Vicco Development Limited
Vicsley Limited
VICTOR CIRCLE LIMITED
Victor Goal Limited
VICTOR SOLUTION LIMITED
Victoria Land Pty Ltd
Victoria Riverside Commercial Limited
Victoria Riverside Estate Management Limited
Victoria Riverside Residential Management Limited
Virgobee Limited
VITAL POWER ENTERPRISES LIMITED
Wanchope Limited
Well Distinct Limited
WHITFIELD GLOBAL LIMITED
WILLOW BLISS LIMITED
Win Chance Engineering Limited
Wing Mau Tea House Limited
Wonder China Investments Limited
WONDER PARK LIMITED
Wonderful Solution Limited
Zhongshan Developments Limited
上海帝盛酒店有限公司 (Shanghai Dorsett Hotel Company Limited)
上海錦平房地產有限公司 (Shanghai Jin Ping Real Estate Company Limited)
上海錦秋房地產有限公司 (Shanghai Chingchu Property Development Co Ltd)
上海錦秋集貿市場經營管理有限公司 (Shanghai Ching Chu Ji Mao Shi Chang Management Co., Ltd.)
上海錦領房地產有限公司 (Shanghai Jin Ling Real Estate Company Limited)
中山帝盛酒店管理有限公司 (Zhongshan Dorsett Hotel Management Company Limited)
九江帝盛酒店管理有限公司 (Jiujiang Dorsett Hotel Management Company Limited)
帝盛酒店管理(上海)有限公司 (Dorsett Hotel Management (Shanghai) Company Limited)
廣州市星橋房地產開發有限公司 (Guangzhou Star Bridge Real Estate Development Company Limited)
廣州市星地物業管理有限公司 (Guangzhou Star Real Estate Property Management Company Limited)
廣州市睿邦裝飾工程有限公司 (Guangzhou Ruibang Decoration Engineering Company Limited)
廣州隆興房地產諮詢有限公司 (Guangzhou Longxing Real Estate Consulting Company Limited)
成都帝盛酒店有限公司 (Chengdu Dorsett Hotel Company Limited)

武漢帝盛酒店管理有限公司 (Wuhan Dorsett Hotel Management Company Limited)
武漢港澳中心物業管理有限公司 (Wuhan Hong Kong and Macao Center Property Management Company Limited)
武漢遠東帝豪酒店管理有限公司 (Wuhan Far East Dorsett Hotel Management Company Limited)
遠東帝豪酒店管理(成都)有限公司 (Far East Regency Hotel Management (Chengdu) Company Limited)
錦秋(上海)置業發展有限公司 Ching Chu (Shanghai) Real Estate Development Co., Ltd
錦秋物業管理(上海)有限公司 Ching Chu Property Management (Shanghai) Co., Ltd