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CCT TELECOM HOLDINGS LIMITED

(Incorporated in the Cayman Islands and continued in Bermuda with limited liability)

(Stock Code: 138)

DISCLOSEABLE TRANSACTION
ACQUISITION OF PROPERTY

The Board announces that on 2 March 2006, the Purchaser, an indirect wholly-owned subsidiary of the Company, has entered into a binding Provisional Sale and Purchase Agreement with the Vendor, pursuant to which the Purchaser will acquire from the Vendor the Property for a purchase price of HK$93,678,000. The Purchase Price was determined after arm's length negotiation and was based on normal commercial terms.

The Acquisition constitutes a discloseable transaction for the Company under the Listing Rules.

A circular containing, amongst others, details of the Provisional Sale and Purchase Agreement and the Acquisition will be sent to the Shareholders as soon as practicable.

The Board announces that on 2 March 2006, the Purchaser, an indirect wholly-owned subsidiary of the Company, entered into the Provisional Sale and Purchase Agreement with the Vendor in relation to the acquisition of the Property for a purchase price of HK$93,678,000.

PROVISIONAL SALE AND PURCHASE AGREEMENT

Date: 2 March 2006

Parties: (a) Purchaser: Topcon Investments Limited, an indirect wholly-owned subsidiary of the Company

(b) Vendor: Bridge World Associates Limited. To the best of the Directors' knowledge, information and belief, having made all reasonable enquiries, the Vendor and its ultimate beneficial owner are independent third parties and not connected persons of the Company

Sale and Purchase:

Pursuant to the Provisional Sale and Purchase Agreement, the Vendor will sell and the Purchaser will purchase the Property upon the terms contained therein. The Vendor and the Purchaser will enter into the Formal Agreement on or before 16 March 2006. The Formal Agreement, which will set out the terms of the Acquisition in more detail, will supersede the Provisional Sale and Purchase Agreement.

The Property will be sold with vacant possession.

Property:

The property is House 37 and two car parking spaces, no. 56 Repulse Bay Road, Hong Kong, comprising a total gross floor area of approximately 4,053 square feet (excluding the area of the car parking spaces) plus a terrace of approximately 1,522 square feet.

Purchase Price:

The purchase price is HK$93,678,000, payable in cash.

The Purchase Price was determined after arm's length negotiation by reference to the market price. The current market price for a car parking space at the residential development where the Property is located is approximately HK$1,000,000 each. The current market price of the Property excluding the two car parking spaces is approximately HK$22,620 per square foot with reference to the recent sale of another house at the residential development. There was no independent valuation conducted on the Property. It is estimated that the Purchase Price together with such registration fee and legal costs will put the total costs of the Property at approximately HK$93,900,000.

The Directors (including the independent non-executive Directors) believe that the Purchase Price is fair and reasonable and in the interests of the Shareholders as a whole.

Terms of Payments:

(a) an initial deposit of HK$3,850,350 has been paid by the Purchaser to the Vendor upon the signing of the Provisional Sale and Purchase Agreement;

(b) a further deposit of HK$5,517,450 will be paid by the Purchaser to the Vendor on or before 20 March 2006;

(c) part payment of the Purchase Price in the sum of HK$4,683,900 will be paid by the Purchaser to the Vendor on or before 20 April 2006; and

(d) the balance of the Purchase Price of HK$79,626,300 will be paid by the Purchaser to the Vendor on or before completion of the Acquisition.

The Company intends to satisfy the Purchase Price as to approximately 30% by internal resources of the Company and as to approximately 70% by a mortgage loan to be taken out on the Property.

Completion:

Completion of the Acquisition will take place on or before 20 May 2006. There is no conditions imposed on the transaction other than the Vendor to show and the Purchaser to be satisfied of good title over the Property.

REASON FOR THE ACQUISITION

Other than its manufacturing business, the Group has also engaged in investment in properties. The Company has confidence in the future of the luxury property market. After completion of the Acquisition, the Company intends to let out the Property to independent third party. As the Property is located in a prime luxury residential area and the supply of the luxury houses is scarce in Hong Kong, the Directors believe that the Acquisition will produce satisfactory recurrent rental income on one hand and potential good long-term capital gain in the future. The Company intends to hold the Property as long-term investment.

GENERAL

The Group is principally engaged in (i) the manufacture, sale, design and development of telecom products and electronic products; (ii) the manufacture of power supply and plastic components; (iii) the manufacture and sale of baby products; and (iv) investment in properties and securities.

Bridge World Associates Limited, to the best of the Directors' knowledge, is principally engaged in property holding.

The Acquisition constitutes a discloseable transaction for the Company under the Listing Rules.

A circular containing, amongst others, details of the Provisional Sale and Purchase Agreement and the Acquisition will be sent to the Shareholders as soon as practicable.

DEFINITIONS

In this announcement, the following expressions have the following meanings, unless the context otherwise requires:

"Acquisition"	the acquisition of the Property by the Purchaser
"Board"	the board of the Directors
"Company"	CCT Telecom Holdings Limited, a company incorporated in the Cayman Islands and continued in Bermuda with limited liability whose shares are listed on the main board of the Stock Exchange
"connected person"	has the same meaning ascribed to it under the Listing Rules
"Director(s)"	the directors of the Company from time to time
"Formal Agreement"	the formal sale and purchase agreement to be entered into between the Vendor and the Purchaser in relation to the sale and purchase of the Property
"Group"	the Company and its subsidiaries from time to time
"Hong Kong"	the Hong Kong Special Administrative Region of the People's Republic of China
"HK$"	Hong Kong dollars, the lawful currency of Hong Kong
"Listing Rules"	the Rules Governing the Listing of Securities on the Stock Exchange
"Property"	House 37 and two car parking spaces, no. 56 Repulse Bay Road, Hong Kong
"Provisional Sale and Purchase Agreement"	the provisional sale and purchase agreement dated 2 March 2006 entered into between the Purchaser and the Vendor in relation to the sale and purchase of the Property
"Purchase Price"	the purchase price of HK$93,678,000 for the Property
"Purchaser"	Topcon Investments Limited, an indirect wholly-owned subsidiary of the Company
"Share(s)"	the ordinary share(s) of HK$0.10 each in the share capital of the Company
"Shareholder(s)"	the holder(s) of the Share(s)

"Stock Exchange"	The Stock Exchange of Hong Kong Limited
"Vendor"	Bridge World Associates Limited, an independent third party and not a connected person of the Company
"%"	per cent.

By Order of the Board of
CCT TELECOM HOLDINGS LIMITED
Mak Shiu Tong, Clement
Chairman

Hong Kong, 6 March 2006

As at the date of this announcement, the executive Directors are Mr. Mak Shiu Tong, Clement, Mr. Tam Ngai Hung, Terry, Ms. Cheng Yuk Ching, Flora and Dr. William Donald Putt and the independent non-executive Directors are Mr. Samuel Olenick, Mr. Tam King Ching, Kenny and Mr. Lau Ho Man, Edward.

Please also refer to the published version of this announcement in ***The Standard.***