

SECURITIES AND EXCHANGE COMMISSION

SEC FORM 17-C

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

1. Date of Report (Date of earliest event reported): **December 5, 2025**
2. SEC Identification Number: **60566**
3. BIR Tax Identification No. : **004-504-281-000**
4. Exact name of issuer as specified in its charter:

CENTURY PROPERTIES GROUP INC.

5. Province, country or other jurisdiction of incorporation: **Metro Manila**
6. Industry Classification Code: (SEC Use Only)

7. Address of principal office/Postal Code: **35th Floor Century Diamond Tower, Century City, Kalayaan Ave. cor. Salamanca St. Brgy. Poblacion, Makati City**

8. Issuer's telephone number, including area code: **(632) 7-793-8905**

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
<u>Common Shares</u>	11,599,600,690
<u>Preferred Shares</u>	20,000,000

11. Indicate the item numbers reported herein: **Item 9**



21ST FLOOR PACIFIC STAR BLDG., SEN. GIL PUYAT AVENUE CORNER MAKATI AVENUE,
MAKATI CITY, PHILIPPINES 1200
TELEPHONE: (632) 793-5500 TO 04 FAX: (632) 811-5588

Date: December 5, 2025

PHILIPPINE STOCK EXCHANGE

PSE Tower, 5th Avenue corner 28th Street
Bonifacio Global City, Taguig City,
Philippines 1634

Attention: *Atty. Johanne Daniel M. Negre*
Officer-in-Charge, Disclosure Department

Gentlemen:

Pursuant to Section 17.13 of the Revised Disclosure Rules, we report herewith the foreign ownership level of CENTURY PROPERTIES GROUP INC. as of November 30, 2025:

VOTING SHARES

Security Type	Description of Security Type	Stock Symbol	Number of Foreign-Owned Shares	Number of Local-Owned Shares	Number of Outstanding Voting Shares
Common		CPG	81,076,161	11,518,524,529	11,599,600,690

Foreign Ownership of Outstanding Voting Shares is 0.70%

NON-VOTING SHARES


Security Type	Description of Security Type	Stock Symbol	Number of Foreign-Owned Shares	Number of Local-Owned Shares	Number of Outstanding Non-Voting Shares
Preferred		CPGPB	116,520	19,883,480	20,000,000

Foreign Ownership of Outstanding Voting Shares is 0.70%

Foreign Ownership Limit is 40%

Thank you.

Very truly yours,


ATTY. ISABELITA CHING-SALES
Chief Information Officer



December 01, 2025

Philippine Stock Exchange, Inc.
PSE Tower, 5th Avenue corner 28th Street
Bonifacio Global city, Taguig City

Attention: Atty. Johanne Daniel M. Negre
Head of the Disclosure Department

Gentlemen:

In compliance with Section 17.13 of the Revised Disclosure Rules of the Philippine Stock Exchange, Inc. and the Memo for the Brokers dated on November 08, 2007, we report herewith the foreign ownership level of **Century Properties Group, Inc. Preferred B (CPGP B)** for the month of November 2025, as follows:

Report Type:

Daily
 Monthly

Report Date: November 30, 2025

Security Type	Description of Security Type	Stock Symbol	Number of Foreign-Owned Shares	Number of Local-Owned Shares	Number of Outstanding Shares
Preferred	-	CPGP B	116,520	19,883,480	20,000,000

Foreign Ownership Level of Total Outstanding Shares (in%) 0.58%

Certified by:

STOCK TRANSFER SERVICE, INC.
Transfer Agent

RICHARD D. REGALA, JR.
General Manager