

Fantasia Recorded Contract Sales of RMB1.069 billion for October, up 40.84% YoY

In October 2013, Fantasia has achieved contract sales of approximately RMB1.069 billion and gross floor area (“GFA”) sold of approximately 196,724 square meters, representing an increase of 40.84% and 82.55%, respectively. As at 31 October 2013, Fantasia recorded accumulated contract sales of approximately RMB6.697 billion and accumulated GFA sold of 931,900 square meters.

24.18% of the contract sales in October came from urban complex projects. 33.60% and 42.22% came from boutique upscale residence projects and mid-to-high end residence projects respectively. Contract sales from Chengdu-Chongqing Economic Zone, the Pearl River Delta, the Yangtze River Delta and Beijing-Tianjin Metropolitan Area accounted for 32.64%, 38.09%, 23.95% and 5.32% of the contract sales in October, respectively.

Accumulated Contract Sales Amounts and Area Sold for 2013 (up to 31 October 2013)

City	Project Name	Type	GFA Sold (sq.m)	Sales Amount (RMB Million)
Shenzhen	Love Forever	Mid-to-high end residence	58	96
	Funian Plaza	Urban complex	544	1,699
Chengdu	Future Plaza	Urban complex	49,375	55,599
	Fantasia Town	Mid-to-high end residence	76,058	34,000
	Love Forever	Mid-to-high end residence	9,323	8,671
	Funian Plaza	Urban complex	63,392	65,808
	Grande Valley	Boutique upscale	20,876	22,830

		residence		
	Mont Conquerant	Boutique upscale residence	2,829	2,118
	Long Nian International Center	Urban complex	30,555	38,854
	Meinian Plaza	Urban complex	4,714	2,780
	My Place	Mid-to-high end residence	50	53
	Hailrun Plaza	Urban complex	268	24
Dongguan	Mont Conquerant	Boutique upscale residence	3,518	3,488
	Wonderland	Boutique upscale residence	57,907	40,152
Tianjin	Love Forever	Boutique upscale residence	53,315	36,662
Huizhou	Special Town	Mid-to-high end residence	112,124	59,063
	Love Forever	Mid-to-high end residence	59,014	27,717
Suzhou	Special Town	Boutique upscale residence	116,041	66,178
	Lago Paradise	Mid-to-high end residence	5,816	7,317
Wuxi	Yixing Town on the Water	Urban complex	45	38
	Love Forever	Mid-to-high end residence	20,452	15,056
	Hailrun Complex	Urban complex	7,725	8,691
Dali	Art Wisdom	Mid-to-high end residence	12,375	8,514
Guilin	Fantasia Town	Urban complex	161,768	85,446
	Lakeside Eden	Boutique upscale residence	26,935	27,443
Nanjing	Yuhuatai Project	Urban complex	20,114	43,972
Huayi	North Sea Mangrove	Mid-to-high end residence	16,709	7,406
Total			931,900	669,675

Pre-sales Permits and Delivery Permits obtained in October 2013

No.	Project Name	Pre-Sale Permit	Delivery Permit
1.	Huizhou Special Town Phase 5	35,939	--
2.	Wuxi Love Forever Phase 3	33,763	--
3.	Fantasia Town Phase 2	36,927	--
2.	North District, Beilun, Ningbo	69,007	--

Review for October

Sales Summary: Having recorded prominent sales of approximately RMB900 million in September, the Company continued to strengthen its marketing promotion efforts and was able to maintain sustainable growth in sales. Among various types of products, rigid-demand products still proved to be the hot target in the market. For instance, Chengdu Fantasia Town, Guilin Fantasia Town, Wuxi Love Forever, Huizhou Special Town and Ningbo Lover Forever had all shown outstanding sales performance. Ningbo Love Forever, gathered a crowd of customers at the sales center, recorded prominent sales which led in Beilun District, Ningbo.

Fantasia-Geyuan Junshan Hotel observed its grand opening

Fantasia-Geyuan Junshan Hotel (the "Hotel") celebrated its grand opening on 30 October. The Hotel is owned and operated by Fantasia under its brand, Geyuan, featuring outer decorations with black bricks and grey tiles which give an expression of refined style as well as an elegant and relax health-recharging environment. The Hotel is located at Xinjin County, "Chengdu's South Great Gate", adjoining Laojun Mountain, a renowned Taoist Mountain which equipped with 66 refined guest rooms and supplemented with 2 Chinese-style villas which consists of detached garage, open kitchen, sunshine sauna room, leisure chess and card room, professional conference and study room, featured bar hall, dhyana tea, kung fu tea and outdoors tea bar etc.

Outlook for November and December

In November, 6 projects will be launched and over 50% are rigid-demand projects. Guilin Fantasia Town, Chengdu Fantasia Town, Huizhou Special Town and Ningbo Lover Forever will continue to launch rigid-demand residential units, while Wuxi Love Forever will launch foreign-style houses and Chengdu Grande Valley will launch a new product, the mini villa.

It is expected December will be another peak for projects-launching. 7 projects will be launched in which 6 will be positioned as rigid-demand in order to meet market demands. Those projects will focus on the first and second-tier cities in China such as Shanghai, Tianjin and Chengdu as well as an overseas project in Singapore. Based on internal record, by the end of October, the total value of company's available-for-sales inventory amounted to approximately RMB5.2 billion, and the total value of new launch in November and December will reach about RMB3.8 billion. Therefore, the company is confident to meet the full year sales target of RMB10 billion.

Projects Expected to be Launched in November and December 2013

Month	No.	City	Project Name	Type	Area Launched for the Month (sq.m)	Estimated Unit Sales Price (RMB)	Total Volume (RMB10,000)
November	1	Ningbo	Love Forever Phase 1	High-rise & multi-storey residence	70,000	10,000	70,000
	2	Guilin	Fantasia Town Phase 2	High-rise residence	60,000	4,400	26,400
	3	Huizhou	Special Town Phase 5	High-rise residence	35,000	5,000	17,500
	4	Wuxi	Love Forever Phase 2	Multi-storey residence	10,000	9,300	9,300
	5	Chengdu	Grande Valley Phase 2.2	MINI villa	10,000	12,000	12,000
	6	Chengdu	Fantasia Town Phase 5	High-rise residence	40,000	4,200	16,800
December	7	Tianjin	Love Forever Phase 1	Townhouse	26,000	11,000	28,600
	8	Guilin	Lakeside Spring Dawn	High-rise residence	30,000	5,200	15,600
	9	Guilin	Lakeside Apartment	Serviced apartment	30,000	5,800	17,400
	10	Guilin	Fantasia	High-rise	20,000	4,500	9,000

			TownPhase 2	residence			
	11	Chengdu	Fantasia TownPhase 5	High-rise residence	30,000	4,200	12,600
	12	Singapore	Love Forever	High-end apartment	11,000	100,000	110,000
	13	Shanghai	Belgravia	High-end apartment	13,000	28,000	36,400
					385,000		381,600

Note: Data in this monthly newsletter are subject to audit and may be adjusted from time to time

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