



Company Operation Information

Fantasia's contracted sales for the first three months of 2017 hit historical high
Colour Life included in Forbes' list of China's 100 listed companies with great potential

(5 April 2017 – Hong Kong) Fantasia Holdings Group Co., Limited (“Fantasia” or the “Company”, which together with its subsidiaries, is referred to as the “Group”; HKEx stock code: 1777) announces its sales performance for March 2017. Fantasia Property Group, a subsidiary of the Group, recorded a 50.16% year-on-year growth in contracted sales to RMB1.289 billion and an 89.61% year-on-year increase in aggregated sold gross floor area (“GFA”) to 154,158 square metres (sq.m.) in March. For the first three months of the year, contracted sales rose by 36.3% year on year to RMB2.812 billion from RMB2.063 billion, thus achieving 18.7% of the Group's full-year contracted sales target of RMB15.0 billion for 2017.

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2016 Annual Results Presentation



Colour Life included in Forbes' list of China's 100 listed companies with great potential

Company Operation Information *(Cont.)*

In March, the government tightened measures to regulate the property markets in over 30 cities in mainland China. Nevertheless, turnover at Fantasia's property projects kept on rising, with contracted sales surging by 79.58% month-on-month to RMB1.289 billion. At the Group's 2016 annual results presentation on March 20th, Mr. Pan Jun, Chairman of Fantasia said that the government's tighter control on the property market reflected its intention to develop the market of rigid demand. Mr. Pan said, "Fantasia's mainstay residential property projects match the direction of this government policy. We will step up sales at our property projects, which meet the real needs of the market. A case in point is the Kuichong Project in Shenzhen, which mainly consists of 80 sq.m., two-bedroom suites and 90 sq.m., three-bedroom suites. Such flats match the market's rigid demand." Fantasia is optimistic about the outlook for the market in 2017, and has set a contracted sales target of RMB15 billion, which is 25% higher than the actual contracted sales in 2016. Mr. Pan said, "Of the RMB15 billion contracted sales target set for this year, we estimate that over RMB10 billion in revenue would come from first- and second-tier cities, and RMB5 billion from third- and fourth-tier cities. We are confident that we can meet the RMB15 billion sales target."

Meanwhile, Fantasia is planning for its business with equal emphasis on both asset-light and asset-heavy business models. Earlier at the Company's 2016 annual results presentation, Mr. Pan indicated that "from 2017 to 2020, Fantasia will undergo a second transformation by leveraging our community services capability with asset-light business model. At the same time, we will be pressing ahead with our real estate development that represented our asset-heavy business model. Our goal is to become an industrial-financial group by integrating our industrial and financial arms, with community services taking the centre stage."

As the Group's community services operator, Colour Life has started its business expansion with asset-light business model. Since its listing just less than three years ago. Presently, 2,339 communities in Fantasia's property projects with GFA of 395 million sq.m. are under Colour Life's property management. Colour Life's online services cover an area of 769 million sq.m. in eastern, southern, northwestern, southwestern, northeastern, northern and central China, Hong Kong and Singapore. In 2016, the number of registered users of Caizhiyun, a community services app developed by the colour Life, grew by 51.1% to 3.03 million, of which 57.4%, or 1.74 million are active users. The number of such active users also represented an increase of 102.4%. Revenue from value-added services increased by 48.1% to RMB157 million, which made up 30.2% of profit attributable to the owners of the Company. As a result, value-added services, which had a gross profit margin of 91.9%, became Colour Life's second largest source of revenue and profit.

Colour Life has prepared well for further development. The company has abundant capital reserves as its bank balance and cash totalled RMB755 million as at 31 December 2016. Colour Life's business transformation has proven effective.



Property Sales (Note: Data in this news letter is unaudited and may be adjusted)

For March 2017, recorded a 50.16% year-on-year growth in contracted sales to RMB1.289 billion and an 89.61% year-on-year increase in aggregated sold gross floor area (“GFA”) to 154,158 square metres (sq.m.) in March. For the first three months of the year, contracted sales rose by 36.3% year on year to RMB2.812 billion from RMB2.063 billion, thus achieving 18.7% of the Group’ s full-year contracted sales target of RMB15.0 billion for 2017.

City	Project Name	Project Type	GFA Sold	Sales Amount
			(sq. m.)	(RMB 0'000)
Shenzhen	Longqi Bay	Urban Complex	641	4,678
	Lenian Plaza	Urban Complex	511	2,538
Chengdu	Fantasia Town	Mid-to-high Residence	66	59
	Love Forever	Mid-to-high Residence	36	16
	Grande Valley	Boutique Upscale Residence	6,225	6,561
	Long Nian International Plaza	Urban Complex	17,259	10,438
Dongguan	Jun Shan	Boutique Upscale Residence	108	164
	Jiangshan Hui	Mid-to-high Residence	276	340
Tianjin	Meinian Plaza	Urban Complex	3,759	5,968
	Love Forever	Boutique Upscale Residence	343	136
Huizhou	Special Town project	Mid-to-high Residence	644	330
	Kang Town	Mid-to-high Residence	41,655	36,390
Suzhou	Lago Paradise	Boutique Upscale Residence	44,791	40,193
	Hailrun Complex	Urban Complex	16,090	20,942
Kunming	Yishu Huaxiang	Mid-to-high Residence	67	51
Guilin	Fantasia Town	Boutique Upscale Residence	29	22
	Lakeside Garden	Boutique Upscale Residence	39,456	19,038



Property Sales (Note: Data in this news letter is unaudited and may be adjusted)

City	Project Name	Project Type	GFA Sold	Sales Amount
			(sq. m.)	(RMB 0'000)
Shanghai	Love Forever	Boutique Upscale Residence	550	6,658
Singapore	Love Forever	Boutique Upscale Residence	331	3,987
Nanjing	Hailrun Garden	Urban Complex	4,244	6,720
	Love Forever	Boutique Upscale Residence	15,488	9,863
Wuhan	Wuhan Fantasia Town	Mid-to-high Residence	9,138	7,508
	Wuhan Jinxiu Town	Boutique Upscale Residence	170,000	97,920
	Love Forever	Boutique Upscale Residence	3,850	4,870
Total			375,092	281,188

Company Operation Information (Cont.)

On 16 March 2017, the "2017 Research Results Presentation on China Top 100 Real Estate Developers and the 14th China Top 100 Real Estate Entrepreneurs Summit" was jointly organized by Development Research Center of the State Council, Tsinghua University Institute of Real Estate and China Index Academy. At the event, Fantasia was rated as one of the "2017 Outstanding Enterprises for Asset-light Operations" and was included in "China's Top 100 Real Estate Developers" for the ninth consecutive year. Meanwhile, for its good performance in operation and stable financial position, Fantasia also had the honour to be awarded the titles of "China's Top 100 Real Estate Developers in 2017 -- Top 10 for Financing Capability" and that of "China's Top 100 Real Estate Developers in 2017 -- Top 10 for Steady Performance".

In March 2017, for its unique ecosystem of businesses for growth, proven business model and high probability of growth, Colour Life was nominated as one of the "Top 100 Most Promising Companies" by Forbes. The list was comprised of nearly 4,000 listed H shares, A shares and "China concept" stocks.

Fantasia Holdings Group Co., Limited
Stock Code: 1777
Newsletter for March, 2017



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About Fantasia

Founded in 1998, Fantasia was successfully listed on the Main Board of The Stock Exchange of Hong Kong in December 2009 under the stock code 1777. Having completed its business strategic layout in the upcoming era of mobile internet and customer big data, Fantasia Group has evolved into a leading financial holding group in China, with a business model driven by financial operations, anchoring on services, and supported by property development. Fantasia conducts full-range of operations and community services, covering eight major areas of value-added services in 181 cities in mainland China, namely – financial services, Colour Life Group, property development, international commercial community services, cultural and tourism, commercial services, senior citizen services and education. So far, the Group has three publicly-listed companies – Fantasia Holdings Group (01777.HK), Colour Life (01778.HK) and Home E&E (834669.CC). It has become the world’s largest residential community service operation provider.

Currently, Fantasia is progressing with its international business expansion plan and has established branches in Hong Kong, Taipei, Singapore and Tokyo as well as investing property development projects in Singapore, the United States of America and Taiwan.

It is committing to be the leading industry participant which provides a joyful, colourful and meaningful living space and experience and aims to deliver unique and inspiring living space and experience to value-oriented customers.

To learn more about the Company, please visit Fantasia’s website at: www.cnfantasia.com

IR Contact:

Fantasia Holdings Group Co., Limited

Ms. Christy Zheng

Head of Capital Markets & IR Department

Tel: +852 3521 1536/+86 755 2269 9738

Email: zhengjy@cnfantasia.com

Mr. Leo Yang / Mr. Augus Song

Capital Markets & IR Department

Tel: +86 755 2269 0972 / +86 755 2269 0982

Email: yangd@cnfantasia.com / songay@cnfantasia.com