



Fantasia's contracted sales increased by 73.5% y-o-y to RMB2.891 billion in July

(5 August 2016 – 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 July 2016. Fantasia Property Group, a subsidiary of the Group, achieved contracted sales of approximately RMB2.891 billion, up by 73.5% year on year, with 345,518 sq.m. in aggregated gross floor area (“GFA”) sold.

For the first 7 months ended at 31 July 2016, the Group achieved contracted sales of approximately RMB7.701 billion, up 34.8% year on year, thereby completed 64% of the sale target for the year, with 793,789 sq.m. in aggregated GFA sold.

On the policy front, cities including Suzhou, Nanjing, Hefei, and Xiamen, etc., implemented tightening measures, thus intensified differentiation in the property market in mainland China during July. Property sales slowed down in first-tier cities, while the markets in selected second-tier cities remained robust. The Group saw sales volumes in Tianjin, Suzhou, Nanjing, Huizhou, Wuhan, and Ningbo, etc., topped other regions. Fantasia Property stays adhered to a proactive sales strategy to accelerate inventory clearance. Local subsidiaries in numerous cities achieved new records in, outperforming their respective pre-set sales targets for July.

In line with the structural differentiation trend of the property market, land premiums in first tier cities exhibited notable increases due to scarcities in supply. However, land supplies in key second-tier cities are picking up, presenting property companies with opportunities to acquire more parcels. On 27 July 2016, the Group tapped a window in the land market to replenish its land reserves at an appropriate timing and acquired a parcel for residential and commercial uses in Pi County, Chengdu in a public listing-for-sale. The transacted consideration was significantly below the average price levels in the same region. This land acquisition will further strengthen the Group's leading position in the property market in Chengdu.

According to its development plan, Fantasia will adhere to a dual-driver strategy of organic and acquisition growths to maintain its development steady at a rapid pace.

On 1 August 2016, Fantasia announced that Shenzhen Xingfu Wanxiang Investment Partnership Co., Ltd., (“Xingfu Wanxiang”), a company invested and established by the Group, together with the Group's wholly-owned subsidiary, Shenzhen Qianhai Jianian Investment Fund Management Co., Ltd. (“Qianhai Jianian”) entered into an agreement with Dalian Wanda Commercial Properties Co., Ltd. (“Wanda Commercial”), under which Xingfu Wanxiang and Qianhai Jianian will acquire the entire interests in Wanda Property Management Co., Ltd. (“Wanda Property Management”) from Wanda Commercial. This acquisition is one of the largest in the property management services sector in China.

The acquisition marks a fully-fledged rollout of the Group's multi-property management brand strategy comprising Colour Life Service Group Co., Limited (“Colour Life”, HKEx stock code: 1778) and its subsidiary, Kaiyuan International, Home E&E and its subsidiary, Fantasia International Property Management. This strategy will further enhance the Group's service capabilities in the high-end property segment in China, and complete the full life cycle layout based on multi-markets and multi-property types. In addition, it will bring about exponential growth to the Group's community service business by integrating industry resources and complementing strengths of one another, solidifying the Group's leadership position in the market further.

Fantasia's acquisition of the entire interests in Wanda Property Management has drawn strong full attention from investors and the capital market and won their unanimous endorsement. Domestic and overseas brokerages including Citi, Nomura Securities, Everbright Securities, Guotai Junan Securities, Hai Tong Securities, First Shanghai and

Southwest Securities, etc., have released research reports that assigned milestone importance and catalytic impact to this transaction, showcasing the Group's acquisition and integration capabilities that and will reinforce its leading position in the industry. The transaction has also ushered the residential property management industry into an era of professional division of labour, with strong participants staying strong. These brokerages either remain or reiterate their "Buy" ratings for Fantasia and Colour Life.

Mr. Pan Jun, Chairman of the Board and Chief Executive Officer of Fantasia, indicated that in recent years, the Group's operations in the first seven months of 2016 had been among its best in recent years. Given that Fantasia has accomplished its transformation during the last three years, the Group will continue to deepen this transformation and perpetually groom this business model into a cutting edge in the industry.

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About Fantasia Holdings Group Co., Limited

Founded in 1998, Fantasia was successfully listed on the main board of the Stock Exchange of Hong Kong in November 2009 under the stock code 1777. Fully completed its business strategic layout under the upcoming era of mobile internet and client database, Fantasia Group is a leading financial holding group in China, with a business model driven by financial operations, anchored on services, and supported by property development. Fantasia conducts all-rounded real estate financial operations, investments, developments, operations and community services, covering eight major areas of value-added services, namely financial services, Colour Life Group, property development, commercial community services, cultural and tourism, commercial services, senior citizen services and education.

Currently, Fantasia is progressing with its international business expansion plan by setting up branches in Hong Kong, Taipei, Singapore and Tokyo as well as investing a property development project in Singapore, the United States and Taiwan. It commits to be the leader which provides a joyful, colourful and meaningful living space and experience and aims to deliver a 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/

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