

2020

Corporate Monthly Newsletter

APRIL

CIFI's Contracted Sales of RMB13.00B in April 2020 and RMB35.40B in First Four Months

- ◆ In April 2020, the Group achieved the contracted sales of RMB13.00 billion. Contracted GFA amounted to approximately 815,900 sq.m. Contracted ASP was approximately RMB15,900/sq.m. in April 2020.
- ◆ From January to April 2020, the Group achieved contracted sales of RMB35.40 billion. Contracted GFA amounted to approximately 2,204,800 sq.m. Contracted ASP was approximately RMB16,100/sq.m. from January to April 2020.

Land Acquisition

- ◆ In April 2020, the Group completed the following land acquisitions:

City	Project	Group's Current Equity Interest	Intended Primary Use	Site Area (sq.m.)	Total Planned GFA (Excluding Carpark) (sq.m.)	Group's Attributable Consideration (RMB)	Average Land Cost (Excluding Carpark) (RMB/sq.m.)
Beijing	Miyun District, Tanying Town, 6023 Project	22.5%	Residential	60,600	124,400	336,600,000	12,027
Qingdao	Jimo District, Zaohang Resettlement Project	100%	Residential	59,500	141,800	252,570,000	1,781
Qingdao	Jimo District, Zaohang Development Project	100%	Residential	111,900	241,700	654,390,000	2,708
Nanchang	Economic Development Zone, No. DAGJ2020004 Project	100%	Residential, Commercial	415,700	498,800	2,020,090,000	4,050

2020

Corporate Monthly Newsletter

APRIL

(Cont'd)

City	Project	Group's Current Equity Interest	Intended Primary Use	Site Area (sq.m.)	Total Planned GFA (Excluding Carpar) (sq.m.)	Group's Attributable Consideration (RMB)	Average Land Cost (Excluding Carpark) (RMB/sq.m.)
Chongqing	Banan District, Yudong Yunzhuan Mountain, P07-03-01 Project	51%	Residential	37,500	82,500	141,430,000	3,362
Wuxi	Jiangyin City, Yunting Street, Experimental Primary School North Project	33%	Residential	46,000	81,800	256,460,000	9,498

Company News

- ◆ In April 2020, Moody's reaffirmed CIFI's "Ba3" issuer rating with outlook positive.
- ◆ In April 2020, CIFI Group Co. Ltd. was approved by China Securities Regulatory Commission in a written reply to publicly issue corporate bonds to eligible investors with a total face value up to RMB3.87 billion.



2020

Corporate Monthly Newsletter

APRIL

(Cont'd)

Company News

- ◆ In April 2020, the Company successfully acquired the resettlement and development land plots of the Zaohang Project in Jimo District, Qingdao at base price, marking that the Company has landed 7 projects through diversified channels this year, which located in Shanghai, Chongqing, Qingdao, Changsha and Luoyang respectively. All land plots were acquired at zero premium of base price.

The advantages of the Group's diversified land acquisition channels have continued to expand. Within the year, projects acquired through diversified land acquisition channels accounted for over 40% (by attributable saleable resources) of the total. The average land cost is approximately RMB4,300 per sq.m. The newly added saleable resources amounted to RMB15.8 billion. The average saleable resources-to-land price ratio is 3.1.

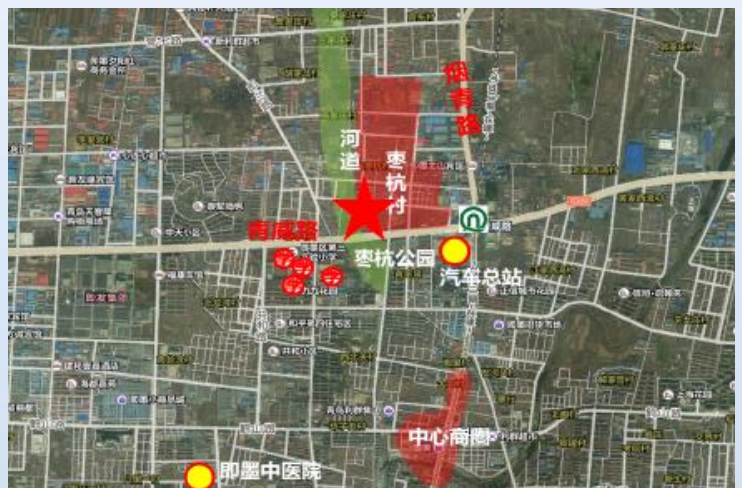
Zaohang Project in Jimo District, Qingdao

Located in the central area of Jimo City in the northern part of Qingdao, the project is near the station of planned Metro Line 7. It will be equipped with high-quality supporting amenities such as primary schools, kindergartens, shopping malls, and neighborhood centers. The living environment is pleasant with planned riverside landscapes at the western area and convenient transport network.

The project was launched in June 2017 and has locked up 3,300,000 sq.m. of development area, which will convert into more than RMB37.0 billion saleable resources.

In April 2020, the first batch of resettlement land plots were acquired. The saleable resources-to-land price ratio is 4.1. The saleable resources amounted to RMB1.03 billion.

At the same time, the first batch of development land plots were acquired. The saleable resources-to-land price ratio is 4.5. The saleable resources is RMB3.0 billion.



- ◆ In May 2020, CIFI Holdings fully redeemed 6.375% US\$300,000,000 senior notes due May 2020. The Group guarantees sufficient liquidity and cash reserves to maintain a healthy financial position.

2020

Corporate Monthly Newsletter

APRIL

(Cont'd)

Company News

- ◆ During 1 to 5 May 2020, the Company stepped up its sales efforts in “Labour Day Golden Week” period. Average foot traffic to the sales centers surged. Projects in Zhejiang, Huabei and Shandong region recorded strong sales and received positive market response, many of which generated sales over RMB100 million. The Company achieved a near 100% year-on-year increase of subscription during the “Labour Day Golden Week”.

Best-selling projects:

Hangzhou • Xianghu Glory
Yantai • Sea Breeze
Hangzhou • Powerlong CIFI The Glorious City
Jinan • Jinyue
Wenzhou • TOD Intl City
Changsha • Meixi Glory
Foshan • Jiangshan’ao
Changsha • Eastern Tree Shade City



Disclaimer:

All information contained in this newsletter is meant for your own reference only, and is not intended to, nor should it, constitute any investment advice. Any information contained in this newsletter, including those relating to contracted sales or land bank of CIFI Holdings (Group) Co. Ltd. (the “Company”), may be subject to change as a result of changes in our development, sales and investment processes and may not be consistently reflected in our financial reports. The Company expressly disclaims any liability for any of your loss or damage howsoever arising from or in reliance upon the contents of this newsletter.

Investor Relations Contacts:

CIFI Holdings (Group) Co. Ltd.

Lawrence Leung / David Yang / Cherry Lin / Steven Peng

Tel : +852 2156 1316

Email: ir@cifi.com.cn

iPR Ogilvy

Gary Li / Cathy Chen / Dorothy Wong

Tel : +852 2136 6185

Email: cifi@iprogilvy.com