



JUL 2022 | Newsletter

## Pre-sales Overview

In June 2022, the Greentown Group (including Greentown China Holdings Limited and its subsidiaries, together with its joint ventures and associates) launched 54 new self-investment projects in whole or in phases, with a total saleable area of approximately 920,000 sqm.

Greentown Group sold 7,052 units of self-investment projects with a saleable area of approximately 970,000 sqm in June 2022. Monthly sales\* reached approximately RMB25.6 billion, with an approximate average selling price of RMB26,398 per sqm. From January to June 2022, Greentown Group recorded a saleable area of 3,390,000 sqm, with a contracted sales amounting to approximately RMB84.9 billion; of which approximately RMB45.3 billion was attributable to the Greentown Group. As at 30 June 2022, in addition to contracted sales, Greentown Group recorded subscription sales of RMB4.9 billion, of which approximately RMB2.9 billion was attributable to Greentown Group.

In June 2022, the total saleable area of the properties sold under Greentown Group project management business using the “Greentown” brand name (non-self-investment projects, referred to as “projects under project management”) achieved approximately 450,000 sqm, with a total contracted sales amount of approximately RMB7.9 billion. From January to June 2022, the total contracted sales of the projects under project management reached approximately RMB27.9 billion, with a total saleable area of approximately 2,000,000 sqm.

Taking into account all of the above, for the six months ended 30 June 2022, Greentown Group recorded a total saleable area of approximately 5,390,000 sqm, with a total contracted sales of approximately RMB112.8 billion.

\* Monthly sales included contracted sales and subscription sales of the month.

\*\* All figures in this newsletter are unaudited.

### Share Information

Stock Code:

03900.HK

FYE: 31 Dec

Share Price :

HK\$17.04\*

Shares Outstanding:

2,510M

52-week Share Price:

HK\$8.16 – HK\$17.20

Market Cap:

HK\$42,779M\*



## Other Highlights

### CICC Initiates Research Coverage on Greentown China with “Outperform” Rating

- On July 1, CICC issued its initiating coverage report on Greentown China titled “All-round real estate firm and leader in product quality, with solid performance” with an “Outperform” rating. It acknowledges the Company’s product quality and the background of its shareholders, and considers the sustainability and visibility of the Company’s sales and earnings growth as to be exceeding market expectations.

### CCB International Initiates Research Coverage on Greentown China with “Outperform” Rating

- On June 29, CCB International issued its initiating coverage report on Greentown China with an “Outperform” rating, indicating that the Company has solid financial position and SOE shareholder background. The Company is the best candidate as a market recovery play as it maintains its scale growth while maintains its quality.

### Greentown Real Estate Completes Issuance of RMB2 billion Medium-Term Notes

- On June 21, Greentown China’s wholly owned subsidiary, Greentown Real Estate Group Co., Ltd., successfully issued a tranche of medium-term notes. Details of the issuance are as follows:

Issue Amount	Tenor	Coupon Rate	Notes Rating
RMB2 bn	3 years	3.8%	AAA

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