



Pre-sales Overview

In August 2024, the Greentown Group (including Greentown China Holdings Limited and its subsidiaries, together with its joint ventures and associates) launched 15 new self-investment projects in whole or in phases, with a total saleable area of approximately 130,000 sqm.

Greentown Group sold 2,915 units of self-investment projects with a sales area of approximately 270,000 sqm in August 2024. Monthly sales* reached approximately RMB8.3 billion, with an approximate average selling price of RMB31,067 per sqm. From January to August 2024, Greentown Group recorded a sales area of approximately 3,490,000 sqm, with a contracted sales amounting to approximately RMB104.5 billion; of which approximately RMB74.0 billion was attributable to Greentown Group. As at 31 August 2024, in addition to contracted sales, Greentown Group recorded subscription sales of approximately RMB4.2 billion, of which approximately RMB2.6 billion was attributable to Greentown Group.

In August 2024, the sales 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 750,000 sqm, with a total contracted sales amount of approximately RMB10.0 billion. From January to August 2024, the total contracted sales of the projects under project management reached approximately RMB61.1 billion, with a total sales area of approximately 4,590,000 sqm.

Taking into account all of the above, for the eight months ended 31 August 2024, Greentown Group recorded a total sales area of approximately 8,080,000 sqm, with a total contracted sales of approximately RMB165.6 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\$6.56*

Shares Outstanding:

2,532 M

52-week Share Price:

HK\$4.94 - HK\$10.30

Market Cap:

HK\$ 16,610 M*



Other Highlights

In August 2024, the Group acquired 5 new plots of land with a total GFA of approximately 670,000 sqm. The costs attributable to the Group are expected to amount to approximately RMB9.5 billion. (Note: The data of this newly added land bank may differ from figures to be disclosed in the audited or unaudited consolidated financial statements to be published by the Company on an annual or half yearly basis due to various uncertainties during the process of collating such data. As such, the above data are for temporary reference only.)

Greentown China Announces 2024 Interim Results

- On 23 August, Greentown China announced its 2024 interim results. The Group generated revenue of RMB69,562 million, representing a 22.1% yoy increase; profit attributable to owners of the Company was RMB2,045 million; and core net profit attributable to shareholders was RMB4,949 million, representing a 27.5% yoy increase.

Greentown Real Estate Successfully Issues RMB1 bn Green Medium-Term Notes Series 1 for the Year 2024

- On 16 August, Greentown Real Estate Group Co., Ltd., a wholly-owned subsidiary of Greentown China, completed the issuance of RMB1 bn Green Medium-Term Notes Series 1 for the Year 2024. The issuance was well-received by investors. Details of the issuance are as follows:

Amount Issued	Tenure	Coupon Rate	Notes Rating
RMB1 bn	2 years	3.4%	AAA

Greentown China Receives Various Awards in Recognition of its Market Standing

- On 14 August, Greentown China was honored with the "2024 Influential Real Estate Enterprises" and "2024 Real Estate Enterprises with Investment Value" awards by Guandian.
- On 15 August, Greentown China was recognized by EH Consulting, securing a spot among the "Top 5 of China's Real Estate Companies in terms of Brand Value 2024".