

[Immediate Release]



**Greentown China Further Issues  
US\$100 Million Senior Perpetual Capital Securities  
With Initial Distribution Rate Standing at 7.75%**

***Big Success in Issuing an Aggregate of US\$1,000 Million Senior Perpetual  
Capital Securities in No More Than Two Months***

(30 January 2019 – Hong Kong) **Greentown China Holdings Limited** (“Greentown China” or the “Company”; 3900.HK) is pleased to announce a further issuance of senior perpetual capital securities non-callable for three years in an aggregate amount of US\$100 million, which carries an initial distribution rate of 7.75%. This follows the issuance of three-year non-callable senior perpetual capital securities at an initial distribution rate of 8.125% dated 25 January. Upon obtaining the approval of the National Development and Reform Commission for the Company to issue foreign debts in US Dollar with a quota of 500 million, Greentown has swiftly captured the right windows in the market and completed two high-quality offshore issuances of USD denominated senior capital securities in two weeks.

In the light of a tight timeframe, the Company offered no Keepwell Deed as provided by China Communications Construction Group for this issuance. Nonetheless, the enthusiastic response Greentown China generated from the market and the investors alike in the last US\$400 million senior perpetual capital securities as well as the outstanding creditability of the Company have allowed the final pricing of the said issuance to be sealed at 7.75%, underlining an even lower transaction cost on the Company’s side. Greentown China has been enjoying a remarkable edge in the senior perpetual capital securities market these recent years. This not only stands as an eloquent testimony to the confidence the investment community has in Greentown China’s overall business strategy and solid operation in the long term, but also the top-rated financing capabilities that the Company has manifested in the capital markets overseas all along.

Credit Suisse and HSBC are the joint global coordinators, joint lead managers and joint bookrunners, while Guotian Junan International is the joint bookrunner for the said issuance.

Taking into consideration of the issuance size, the global coordinators have undertaken the deal by way of underwriting, effectively lowering the risks that might arise from the execution.

Since the second half of December 2018, Greentown China has successfully issued offshore senior perpetual capital securities totaling US\$1,000 million leveraging its market know-how and swift reactions. Be it the intensity or cost savings, the senior capital securities issuances by Greentown China showcase fully the Company's active management in debt architecture and the market endorsement it deserves in recognition of its development. This undoubtedly helps set a new benchmark for the Company's future debt financing in the capital markets as it advances ahead.

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#### **About Greentown China Holdings Limited**

As a leading property developer and integrated living service provider in China, Greentown China Holdings Limited commands a foremost position in the industry by leveraging its quality properties, unique architectural aesthetics and customer-centric residence services. Backed by the full support of state-owned enterprise CCCG and Hong Kong blue-chip enterprise Wharf, together with our founding shareholder Mr. Song Weiping and other substantial shareholders, Greentown China has insisted on taking advantage of the innovation and practice of mixed ownership striving to be the No.1 "Integrated Service Provider for an Ideal Life" in the country. Over 23 years of development, Greentown has evolved to engage in the businesses of property development, construction management, asset operation, town development and living services, and has been ranked among "Top 10 among 100 Chinese Real Estate Enterprises by Comprehensive Strength" and "Top 10 Chinese Real Estate Companies by Brand Value" for 15 consecutive years, as well as "Leading Chinese Real Estate Companies by Customer Satisfaction" for 6 consecutive years. To date, Greentown has over 300 member companies and its scope of business covers more than 20 provinces, autonomous regions and municipalities. It has presence in over 100 cities, having constructed more than 600 exquisite property complexes.

For further information about Greentown China, please visit the company website at [www.greentownchina.com](http://www.greentownchina.com).

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