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越秀地產股份有限公司

YUEXIU PROPERTY COMPANY LIMITED

(Incorporated in Hong Kong with limited liability)

(Stock code: 00123)

ANNOUNCEMENT

UNAUDITED SALES STATISTICS AS AT 30 JUNE 2022 AND NEW LAND ACQUISITION IN JUNE

The board of directors (“**Board**”) of Yuexiu Property Company Limited (“**Company**”) is pleased to announce the unaudited sales statistics as at 30 June 2022 and new land acquisition in June as follows:

MONTHLY AND AGGREGATE CONTRACTED SALES

In June 2022, the value of the Company’s contracted sales (including contracted sales by joint venture projects) amounted to approximately RMB14,299 million, representing a year-on-year increase of approximately 119%. The corresponding gross floor area (“**GFA**”) amounted to approximately 543,300 sq.m., representing a year-on-year increase of approximately 74%.

The value of the aggregate contracted sales (including contracted sales by joint venture projects) of the Company for the period from January to June 2022 (“**Accumulated Contracted Sales**”) amounted to approximately RMB48,914 million, representing a year-on-year increase of approximately 3%. The corresponding GFA of the Accumulated Contracted Sales amounted to approximately 1,777,700 sq.m., representing a year-on-year decrease of approximately 1%. The value of the Accumulated Contracted Sales accounted for approximately 40% of the 2022 contracted sales target of RMB123.5 billion.

NEW LAND ACQUISITION

In June 2022, the Company acquired an effective equity interest of 76.00% in relation to a land parcel in Zhengzhou by way of cooperation, with the cooperative partner as an independent third party. The land parcel is located in Jinshui District, Zhengzhou and the GFA of the land parcel is approximately 112,000 sq.m.. It is planned for development of residential land use. The amount of land premium attributable to the effective interest of the Company was approximately RMB422 million.

The above-mentioned data are unaudited and are based on the summary of internal information of the Company, which may differ from the figures to be disclosed in the audited or unaudited financial statements to be published by the Company on an annual or semi-annual basis due to various uncertainties during the process of collection and collating of such information. As such, the above data are provided for investors' reference only. Investors are advised to exercise caution and not to place undue reliance on such information when dealing in the securities of the Company. When in doubt, investors are advised to seek professional advice from professional or financial advisers.

By Order of the Board
Yuexiu Property Company Limited
Yu Tat Fung
Company Secretary

Hong Kong, 5 July 2022

As at the date of this announcement, the Board comprises:

Executive Directors: LIN Zhaoyuan (Chairman), LIN Feng, LI Feng, CHEN Jing and LIU Yan

Non-Executive Director: ZHANG Yibing

Independent Non-executive Directors: YU Lup Fat Joseph, LEE Ka Lun and LAU Hon Chuen Ambrose