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*(Incorporated in Hong Kong with limited liability)*

**(Stock code: 00123)**

## **ANNOUNCEMENT**

### **UNAUDITED SALES STATISTICS AS AT 31 JULY 2021 AND NEW LAND ACQUISITION IN JULY**

The board of directors (“**Board**”) of Yuexiu Property Company Limited (“**Company**”) is pleased to announce the unaudited sales statistics as at 31 July 2021 and new land acquisition in July as follows:

In July 2021, the value of the Company’s contracted sales (including contracted sales by joint venture projects) amounted to approximately RMB5,133 million, representing a year-on-year decrease of approximately 20%. The corresponding gross floor area (“**GFA**”) amounted to approximately 196,600 sq.m., representing a year-on-year decrease of approximately 25%.

The value of the aggregate contracted sales (including contracted sales by joint venture projects) of the Company for the period from January to July 2021 (“**Accumulated Contracted Sales**”) amounted to approximately RMB52,516 million, representing a year-on-year increase of approximately 19%. The corresponding GFA of the Accumulated Contracted Sales amounted to approximately 1,988,200 sq.m., representing a year-on-year increase of approximately 12%. The value of the Accumulated Contracted Sales accounted for approximately 47% of the 2021 contracted sales target of RMB112.2 billion.

#### **NEW LAND ACQUISITION IN JULY**

In July 2021, the Company acquired a land parcel in Nantong by way of cooperation. The land parcel is located in Zhongchuang District, Nantong and the GFA of the land parcel is approximately 167,574 sq.m.. It is planned for residential land use. The amount of land premium was approximately RMB2,096 million.

In July 2021, the Company acquired an effective equity interest of 100% in relation to a land parcel in Chenzhou by way of land auction. The land parcel is located at the gateway area in the west of Chenzhou and the GFA of the land parcel is approximately 807,033 sq.m.. It is planned for commercial and residential land uses. The amount of land premium attributable to the effective interest of the Company was approximately RMB894 million. Under the “residential + supplementary construction” model, the project company is required to carry out supplementary road construction, bridge construction, greening project, construction of park, square and primary school, which is separated from the land parcel. Upon completion, the supplementary construction will be transferred to the designated department of the Chenzhou Municipal Government at nil consideration. The cost of the supplementary construction attributable to the effective interest of the Company is estimated to be approximately RMB438 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, 6 August 2021

*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 Directors:*                *OUYANG Changcheng*

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