



CHINA VANKE CO., LTD
ANNOUNCEMENT REGARDING SALES IN AUGUST 2010 AND NEWLY
ADDED DEVELOPMENT PROJECTS

In August 2010, the Company realized a sales area of 915,000 sq m, with a sales amount of RMB11.99 billion, representing increases of 84.7% and 149.0% from those in the same period of 2009 respectively. From January to August 2010, the accumulated area sold by the Company amounted to 4,875,000 sq m, with a total sales amount of RMB57.21 billion. In view of the presence of various uncertainties during the sales process, there may be a discrepancy between the above-mentioned sales figures and the figures disclosed in regular reports. As such, the related statistics are periodical figures for investors' reference only.

In addition, the Company has acquired 10 new projects since the disclosure of the sales report for July 2010. Details of the projects are as follows:

1. Redevelopment Project of Nanyuan New Village, Shenzhen. The project is located at the south of Taoyuan Road and to the west of Xihaimingzhu, Nanshan District, Shenzhen. The net site area of the project is approximately 83,000 sq m, with a plot ratio of 7.04, and a plot ratio GFA of approximately 584,000 sq m. China Vanke holds 80% equity interest in the project. It is expected that the total redevelopment cost will be approximately RMB3,700 million.
2. Redevelopment Project of Yuyi Village, Shenzhen. The project is located at the east of Wansha Road and the north of Huaguo Road, Nanshan District, Shenzhen. The net site area of the project is approximately 19,000 sq m, with a plot ratio of 7.3, and a plot ratio GFA of approximately 142,000 sq m. China Vanke holds 80% equity interest in the project. It is expected that the total redevelopment cost will be approximately RMB660 million.
3. Jinjiang Project, Changsha. The project is located to the west of Xiaoxiang Road, Yuelu University Town, Yuelu District, Changsha. The net site area of the project is approximately 44,000 sq m, with a plot ratio of 3.0, and a plot ratio GFA of approximately 131,000 sq m. China Vanke holds 78% equity interest in the project and is subject to a land premium payment of RMB190 million.
4. Redevelopment Project of Nan Village, Foshan. The project is located to the north of Zumiao Street of Jihua Fifth Road and west of Lingnan Road, Chancheng District, Foshan. The net site area of the project is 114,000 sq m, with a plot ratio of 4.93, and a plot ratio GFA of approximately 565,000 sq m. China Vanke holds 57% equity interest in the project. It is expected that the total redevelopment cost will be approximately RMB710 million.
5. Land Lots B8 and B10 in Minjiang North, Fuzhou. The project is located to the west of Marine Building, CBD, northern shore of Minjiang, Taijiang District, Fuzhou. The net site area of the project is approximately 25,000 sq m, with a plot ratio of 5.15, and a plot ratio GFA of approximately 131,000 sq m. China Vanke holds 100% equity interest in the project and is subject to a land premium payment of RMB653 million.

6. Jida Project, Zhuhai. The project is located in Jida Zone, Xiangzhou District, Zhuhai. The net site area of the project is approximately 76,000 sq m, with a plot ratio of 2.7, and a plot ratio GFA of approximately 205,000 sq m. China Vanke holds 40% equity interest in the project and is subject to a land premium payment of approximately RMB530 million.
7. Backyard Project, Qingyuan. The project is located to the west of Dakeng Reservoir, Shijiao Town, Qingxin County, Qingyuan. The net site area of the project is 689,000 sq m, with a plot ratio of 2.0, and a plot ratio GFA of approximately 1,378,000 sq m. China Vanke holds 100% equity interest in the project and is subject to a land premium payment of RMB330 million.
8. Dayu Road East Project, Shenyang. The project is located to the east of Dingxiang Lake, Yuhong District, Shenyang. The net site area of the project is approximately 190,000 sq m, with a plot ratio of 1.8, and a plot ratio GFA of approximately 342,000 sq m. China Vanke holds 49% equity interest in the project and is subject to a land premium payment of RMB280 million.
9. Land Lots No. 621 and 623 of Pingshanxiang, Shugang, Weiyang District, Yangzhou. The project is located to the west of Shouxi Lake Scenic Area, Pingshanxiang, Shugang, Weiyang District, Yangzhou. The net site area of the project is approximately 297,000 sq m, with a plot ratio of 1.1, and a plot ratio GFA of approximately 314,000 sq m. China Vanke holds 65% equity interest in the project and is subject to a land premium payment of RMB630 million.
10. Land Lot No. 622 of Pingshanxiang, Shugang, Weiyang District, Yangzhou. The project is located to the west of Shouxi Lake Scenic Area, Pingshanxiang, Shugang, Weiyang District, Yangzhou. The net site area of the project is approximately 127,000 sq m, with a plot ratio of 0.9, and a plot ratio GFA of approximately 109,000 sq m. China Vanke holds 51% equity interest in the project and is subject to a land premium payment of RMB150 million.

In addition, the Company has been actively involved in the construction of low income housing and participated in the development of three low income housing projects respectively in Shenzhen, Beijing and Nanjing through bidding for the construction projects. Details are as follows:

1. Low income housing project in Land Lot No. 0008, Longhua Extended Area, Shenzhen. The project is located in Second Ring Extended Area of Longhua Road and to the east of Yulong Road, and to the south of Bailong Road, Baoan District, Shenzhen. The net site area of the project is approximately 50,000 sq m, with a plot ratio of 3.5, and a plot ratio GFA of approximately 175,000 sq m.
2. Ban Bu Qiao and Xi Hong Men Public housing project, Beijing. The project is located at Banbu Bridge, Xuanwu District and Xihongmen Road, Daxing District, Beijing. The site area of the Banbu Bridge land lot is 9,000 sq m, with a plot ratio of 2.58, and a plot ratio GFA of 23,000 sq m, while the site area of the Xihongmen land lot is 42,000 sq m, with a plot ratio of 2.51, and a plot ratio GFA of 105,000 sq m.
3. Low income housing project in Shangfang, Jiangning, Nanjing. The project is located to the southeast of Yunliang River, and the west of Dongqi Road, Jiangning District, Nanjing. The net site area of the project is approximately 697,000 sq m, with a plot ratio of approximately 2.0, and a plot ratio GFA of approximately 1,328,000 sq m.

Board of Directors
China Vanke Co., Ltd.
3 rd September 2010