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China New City Commercial Development Limited

中國新城市商業發展有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock code: 1321)

INSIDE INFORMATION IN RELATION TO THE ANNUAL RESULTS OF THE COMPANY FOR THE YEAR ENDED 31 DECEMBER 2014

This announcement is made by China New City Commercial Development Limited (the “**Company**” and, together with its subsidiaries, the “**Group**”) pursuant to Rule 13.09(2)(a) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”) and the Inside Information Provisions (as defined under the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

The board of directors (the “**Board**”) of the Company wishes to inform the shareholders of the Company (the “**Shareholders**”) and potential investors that, based on the preliminary review on the draft unaudited consolidated management accounts of the Group for the year ended 31 December 2014 (the “**Year**”), the Group is expected to record a moderate increase in its profit attributable to the owners of the parent for the Year as compared with the year ended 31 December 2013 notwithstanding that the revenue and gross profit for the Year were significantly lower than that of the year ended 31 December 2013. The expected increase in the profit attributable to the owners of the parent for the Year is primarily due to, among other things, the increase in the fair value gain upon transfer of properties under development to investment properties under development for the Year.

The information in this announcement is only based on the preliminary review and assessment made by the Board with reference to the information currently available, including the unaudited consolidated management accounts of the Group for the Year, and fair value gain upon transfer of properties under development to investment properties under development for the Year, which is yet to be confirmed and finalized and has not yet been reviewed or audited by the Company’s independent auditors. As such, the magnitude of the expected increase in the Group’s profit attributable to the owners of the parent for the Year is yet to be ascertained and is subject to change and finalization. Shareholders and potential investors should read the Company’s annual results announcement for the Year carefully, which is expected to be published by the end of March 2015.

Shareholders and potential investors are advised to exercise caution when dealing in the shares of the Company.

By order of the Board
China New City Commercial Development Limited
中國新城市商業發展有限公司
Zhou Minghai
Co-Chairman

The PRC, 11 March 2015

As at the date of this announcement, the Board comprises Mr. Zhou Minghai, Mr. Shi Guoliang, Ms. Jin Ni, Mr. Li Chu and Ms. Tang Yiyang, as executive directors of the Company; Mr. Shi Kancheng, as a non-executive director of the Company; and Mr. Ng Sze Yuen, Terry, Mr. Xu Chengfa and Mr. Yim Chun Leung, as independent non-executive directors of the Company.