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合 生 創 展 集 團 有 限 公 司\*

**HOPSON DEVELOPMENT HOLDINGS LIMITED**

*(Incorporated in Bermuda with limited liability)*

**(Stock Code: 754)**

*website: <http://www.irasia.com/listco/hk/hopson>*

**UNAUDITED OPERATING STATISTICS  
FOR THE ONE MONTH ENDED 31 JANUARY 2021**

The board of directors of Hopson Development Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) (the “**Board**”) hereby announces that the gross contracted sales of the Group and its joint ventures and associates in aggregate for the one month ended 31 January 2021 amounted to approximately RMB2,822 million, representing an increase of 367.2% as compared to approximately RMB604 million in the same period of 2020. Amongst which, property contracted sales amounted to approximately RMB2,726 million, representing an increase of 405.8%, compared to approximately RMB539 million in the same period in 2020; decoration contracted sales amounted to approximately RMB96 million, representing an increase of 45.5%, compared to approximately RMB66 million in the same period in 2020. For the one month ended 31 January 2021, the Group and its joint ventures and associates recorded property contracted sales of approximately 87,154 square metres in gross floor area and an average property selling price of RMB31,280 per square metre, representing an increase of 97.8%, compared to the average selling price of RMB15,815 per square metre in the same period in 2020.

In light of the various uncertainties that may occur during the sales process, there may be variations between the above mentioned sales figures and the final figures disclosed in the Company’s periodical sales reports. As such, the statistics contained in this announcement are approximate figures for reference only. The operating statistics contained in this announcement have not been audited. Detailed financial information will be disclosed in the half-yearly report of the Company for the six months ending 30 June 2021. Shareholders and potential investors of the Company are advised to exercise caution when dealing in the securities of the Company.

By order of the Board  
**Hopson Development Holdings Limited**  
**Chu Kut Yung**  
*Chairman*

Hong Kong, 5 February 2021

*As at the Announcement Date, the Board comprises eight Directors. The executive Directors are Ms. Chu Kut Yung (Chairman), Mr. Zhang Fan (Co-president), Mr. Au Wai Kin, Mr. Xie Bao Xin and Mr. Bao Wenge; and the independent non-executive Directors are Mr. Lee Tsung Hei, David, Mr. Tan Leng Cheng, Aaron and Mr. Ching Yu Lung.*

\* *For identification purpose only*