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**Maoye International Holdings Limited**

**茂業國際控股有限公司**

*(Incorporated in Cayman Islands with limited liability)*

**(Stock Code: 848)**

This is a voluntary announcement of the Company.

The Company is pleased to announce that People's Department Store, a subsidiary of Chengshang, has entered into a lease agreement with Guangcheng Zhiheng, Xinglong Company and the Longquanyi Owners' Incorporation. People's Department Store will rent the first to third floor of Subtropical Commercial City and the related facilities (approximately 8,373 square metres) located on 102 Longping Road, Longquan Town, Longquanyi District, Chengdu. This will be the first department store of Chengshang in Longquanyi District and the fifth department store in Chengdu.

Pursuant to the lease agreement, Guangcheng Zhiheng will rent the first to third floor of Subtropical Commercial City and the related facilities to People's Department Store. Rental period is from 14 September 2009 to 28 February 2010 with a 50-day rental holiday period from 14 September 2009 to 2 November 2009; the rental and facilities fee during the period from 3 November 2009 to 28 February 2010 will be RMB1,011,027 (RMB21.95 per month per sq.m.).

Xinglong Company, which is the owner of the first floor of Subtropical Commercial City, will rent the first floor (approximately 1,060.75 square metres) of "Subtropical Commercial City" and the related facilities to People's Department Store. The rental period will be 20 years, which is from 1 March 2010 to 28 February 2030. The total rental fee for the first year will be RMB737,760. The rental fee will increase every year between 1 March 2010 and 28 February 2020. The increment will be 3.5% of the rental fee in the previous year for the first 10 years and 5% for the second 10 years. The equipment fee is RMB29,307 per month from 1 March 2010 to 4 November 2021. The rental and equipment fee is to be paid quarterly.

With the legal authorization from a total of 146 owners, the Longquanyi Owners' Incorporation will rent the second and third floor of Subtropical Commercial City (7,312.68 square metres) to People's Department Store. The rental period will be 20 years, which is from 1 March 2010 to 28 February 2030. The rental fee for the first year is approximately RMB1,603,949. The rental fee will increase every year and the increment will be 3% of the rental fee in the previous year. The rental fee is to be paid quarterly. The total rental fee of the

first to third floor for the first year (from 1 March 2010 to 1 March 2011) is approximately RMB 2,341,709 (RMB23.30 per month per sq.m.).

The opening of the new department store at Longquanyi District is in line with the Company's long term strategic goals. It will enhance the Group's business development in Chengdu, increase the operation size of its core business and further consolidate the Group's market position in Chengdu area.

## DEFINITIONS

“Chengshang”	Chengshang Group Co., Ltd (成商集團股份有限公司), a subsidiary of the Company and a joint stock limited company established in the PRC and listed on the Shanghai Stock Exchange (stock code: 600828). The Company currently holds 135,645,819 shares in Chengshang through Maoye Shangsha, representing approximately 66.77% of its issued share capital;
“Company”	Maoye International Holdings Limited;
“Group”	the Company and its subsidiaries;
“Guangcheng Zhiheng”	Chengdu Guangcheng Zhiheng Corporation Management Company Limited( 成都廣成智恒企業經營管理有限公司), a company incorporated in the People's Republic of China;
“Longquanyi Owners' Incorporation”	Owners' Incorporation of Subtropical Commercial City in Longquanyi District;
“People's Department Store”	Chengshang Group Chengdu People's Department Store Co., Ltd. ( 成商集團成都人民商場有限公司), a company incorporated in the People's Republic of China and a wholly owned subsidiary of Chengshang;
“Xinglong Company”	Chengdu Xinglong Construction and Development Company Limited (成都興龍建設開發公司), a company incorporated in the People's Republic of China.

By Order of the Board  
**Maoye International Holdings Limited**  
**Mr. Huang Mao Ru**  
*Chairman*

16 September 2009, Hong Kong

*As at the date of this announcement, the executive Directors are Mr. HUANG Mao Ru, Mr. ZOU Minggui, Mr. WANG Guisheng and Ms. WANG Fuqin. The non-executive Directors are Mr. ZHONG Pengyi and Mrs. HUANG Jingzhang. The independent non-executive Directors are Mr. CHOW Chan Lum, Mr. PAO Ping Wing, and Mr. LEUNG Hon Chuen.*