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ANNOUNCEMENT
ADDITIONAL INFORMATION OF THE GROUP IN CONNECTION
WITH THE PROPOSED ISSUANCE BY A SUBSIDIARY OF
GUARANTEED CORPORATE BONDS IN THE PRC

This announcement is made by Yuexiu Property Company Limited (越秀地產股份有限公司) (the “**Company**”, and together with its subsidiaries, the “**Group**”) pursuant to Rule 13.09(2) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”) and the provisions under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong).

Reference is made to the announcement of the Company dated 15 December 2017 (the “**Announcement**”) in relation to the proposed public issuance of guaranteed interest-bearing bonds with an aggregate principal amount of up to RMB7,000,000,000 (the “**Corporate Bonds**”) by Guangzhou City Construction & Development Co. Ltd. (廣州市城市建設開發有限公司) (the “**Issuer**”), a 95%-owned subsidiary of the Company.

ADDITIONAL INFORMATION OF THE GROUP

In connection with the proposed issuance of the Corporate Bonds and in the interests of keeping the shareholders of the Company and the market informed, the Company would like to disclose the following information:

As at 30 June 2017, the statuses of the Issuer’s proposed projects and projects under development are as follows:

Location	Status	Total gross floor area (square metres)	Estimated total investment amount (RMB)	Investment amount injected (RMB)	Investment amount to be subsequently injected (RMB)	Estimated/commenced launch date of pre-sale
Guangzhou	Project under development (“PUD”)	1,974,503	22,228,274,000	14,351,110,000	7,931,630,000	September 2016-November 2017
	Proposed project (“PP”)	1,436,079	8,194,000,000	3,084,460,000	5,109,540,000	June 2019- September 2019
Foshan	PUD	248,167	3,408,070,000	1,444,170,000	1,963,900,000	February 2016-June 2017
Jiangmen	PUD	457,075	3,311,730,000	1,230,850,000	2,080,880,000	November 2016-November 2017
Zhongshan	PUD	390,566	2,667,850,000	911,020,000	1,756,830,000	August 2015-May 2018
Wuhan	PUD	113,600	1,393,980,000	1,148,770,000	245,210,000	August 2015
	PP	273,825	2,258,940,000	842,060,000	1,416,880,000	To be determined
Hangzhou	PUD	1,433,968	5,566,560,000	2,700,540,000	2,866,020,000	November 2016-December 2017
	PP	337,902	9,270,140,000	3,127,650,000	6,142,490,000	To be determined
Suzhou	PUD	91,042	1,057,230,000	576,760,000	480,470,000	September 2015
	PP	936,003	7,545,150,000	4,873,170,000	2,671,980,000	To be determined
Yantai	PUD	214,985	1,250,420,000	410,100,000	840,320,000	March 2017
Qingdao	PUD	138,122	666,090,000	260,230,000	405,860,000	March 2017
Shenyang	PUD	655,854	7,500,590,000	2,411,820,000	5,088,770,000	June 2015- December 2016
Haikou	PUD	677,999	4,071,320,000	3,455,590,000	615,730,000	March 2018
Total		9,379,690	80,444,810,000	40,828,290,000	39,616,530,000	—

In addition, with respect to the three years ended 31 December 2016 and the half-year ended 30 June 2017, the Issuer’s sell-through rates were 48.84%, 52.75%, 64.29% and 54.56% respectively, which were at normal industry levels.

As mentioned in the Announcement, further information in relation to the proposed issuance of the Corporate Bonds is published on the website of the SSE (<http://www.sse.com.cn>).

FURTHER ANNOUNCEMENTS

The Company will make further announcement(s) in respect of the issuance and listing of the Corporate Bonds as and when appropriate in compliance with Listing Rules.

As the issuance of the Corporate Bonds is subject to a number of conditions, including but not limited to approvals of the SSE and any other relevant governmental or regulatory authorities, it may or may not proceed. Shareholders and potential investors of the Company should exercise caution when dealing in the shares of the Company.

By Order of the Board
Yuexiu Property Company Limited
Yu Tat Fung
Company Secretary

Hong Kong, 18 December 2017

As at the date of this announcement, the Board comprises:

Executive Directors: *ZHANG Zhaoxing (Chairman), ZHU Chunxiu, LIN Zhaoyuan, LI Feng and CHEN Jing*

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