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越秀房地產投資信託基金

YUEXIU REAL ESTATE INVESTMENT TRUST

(A Hong Kong collective investment scheme authorised under section 104 of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong))

(Stock code: 00405)

Managed by



越秀房託資產管理有限公司

YUEXIU REIT ASSET MANAGEMENT LIMITED

ANNOUNCEMENT

COMPLETION OF CONNECTED PARTY TRANSACTIONS RELATING TO THE ACQUISITION OF CARPARK SPACES

The Manager is pleased to announce that Acquisition Completion of the City Development Plaza Carpark Spaces and the Fortune Plaza Carpark Spaces took place on the Completion Date (being 19 November 2019). On the Completion Date, the total sum of approximately HKD109,544,942 (being the HKD equivalent of RMB98,000,000 based on the Specified Exchange Rate) was settled by Purchaser Entities in accordance with the Sale and Purchase Agreements.

HKD122,622,390 was drawn down under the New Bank Facility to finance the consideration for the Acquisitions and related One-Off Fees and Charges.

Reference is made to Yuexiu REIT's announcement dated 13 November 2019 regarding the connected party acquisitions of the Carpark Spaces by Yuexiu REIT (the "**Acquisition Announcement**"). Unless the context requires otherwise, capitalised terms used in this announcement shall have the same meanings as those defined in the Acquisition Announcement.

ACQUISITION COMPLETION

The Manager is pleased to announce that Acquisition Completion took place on 19 November 2019 ("**Completion Date**") following the satisfaction of all conditions under the Sale and Purchase Agreements. On the Completion Date, the total sum of approximately HKD109,544,942 (being the HKD equivalent of RMB98,000,000 based on the Specified Exchange Rate) was settled by the Purchaser in accordance with the Sale and Purchase Agreements.

Registration of the Carpark Spaces in the name of the relevant Purchaser Entity is expected to be completed within three months from the Completion Date. Immediately after registration of the Carpark Spaces, Yuexiu REIT will, through the Purchaser Entities, hold good and marketable legal and beneficial title in the Carpark Spaces.

DRAWDOWN UNDER THE NEW BANK FACILITY

HKD122,622,390 was drawn down under the New Bank Facility to finance the consideration for the Acquisitions and related One-Off Fees and Charges.

GENERAL

Further announcement(s) in relation to the Acquisitions will be made by the Manager in accordance with all applicable requirements of the REIT Code as and when appropriate, including as soon as practicable following completion of the registration of the Carpark Spaces in the name of the relevant Purchaser Entity.

By order of the board of directors of
Yuexiu REIT Asset Management Limited
(as manager of Yuexiu Real Estate Investment Trust)
YU Tat Fung
Company Secretary

Hong Kong, 19 November 2019

As at the date of this announcement, the board of directors of the Manager is comprised as follows:

Executive Directors: Mr. LIN Deliang (Chairman) and Mr. CHENG Jiuzhou

Non-executive Directors: Mr. LI Feng and Mr. LIANG Danqing

Independent Non-executive Directors: Mr. CHAN Chi On, Derek, Mr. CHAN Chi Fai, Brian, Mr. CHEUNG Yuk Tong and Mr. CHEN Xiaoou