



Yuexiu Property Monthly Update

Issue 4 2014

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I. Operating Data (Unaudited)

Contracted Sales Value Grew 69% Year-on-Year to RMB1.179 billion in April 2014

Aggregate Contracted Sales Value Reached RMB5.539 billion from January to April 2014

For the month of April 2014, Yuexiu Property Company Limited (“Yuexiu Property” or the “Company”) (HKEx Stock Code: 00123) registered contracted sales value of approximately RMB1.179 billion, representing year-on-year growth of 69%. The corresponding contracted sales gross floor area (“GFA”) amounted to approximately 75,000 sq.m., representing year-on-year increase of 52%.

For January to April 2014, the aggregate contracted sales value amounted to approximately RMB5.539 billion, while the contracted sales GFA amounted to 428,100 sq.m., representing year-on-year decreases of 14% and 2%, respectively. The aggregate contracted sales value accounted for approximately 25% of the 2014 sales target of RMB22 billion.

In January to April 2014, the aggregate value of contracted sales and preliminary sales (formal sales contracts which are expected to be entered into soon) was approximately RMB6.868 billion and the GFA of contracted sales and preliminary sales totaled approximately 539,200 sq.m..

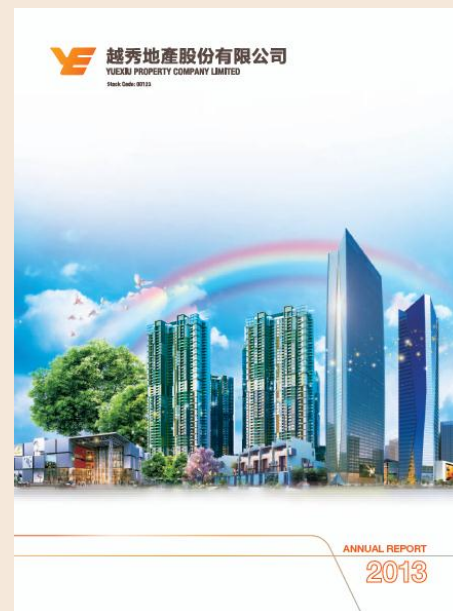
According to the Company’s project launch schedule for 2014, the contracted sales performance for the period from January to April 2014 was in line with the expectation of the management.

II. Other News

Notice of Annual General Meeting

Yuexiu Property will hold its Annual General Meeting on 29 May 2014 (Thursday) 11:00am at Plaza III & IV, Lower Lobby, Novotel Century Hong Kong, 238 Jaffe Road, Wanchai, Hong Kong. Please refer to the Hong Kong Stock Exchange website for the announcement.

**Yuexiu Property’s
2013 Annual Report has been
Published on the HKEx Website**



Yuexiu Property Publishes 2013 Corporate Social Responsibility Report

Yuexiu Property published its 2013 Corporate Social Responsibility (“CSR”) Report recently. The Company takes the performance of social responsibilities as one of the fundamental principles of corporate development and fulfills its corporate mission of “Bringing Returns to Shareholders, Staff and Society”. In 2013, Yuexiu Property continued to innovate and further incorporated its corporate social responsibilities into its operations and corporate culture to promote the construction of its corporate social responsibility system, which achieved significant results.

After the occurrence of an earthquake with a magnitude of 7.0 in Lushan County, Ya’an City, Sichuan Province in April 2013, Yuexiu Property quickly provided assistance and donated relief funds to the earthquake-stricken area. Meanwhile, Yuexiu Property made a volunteer action proposal to the owners of properties nationwide and all the staff, to raise funds and supplies and sent them to the earthquake-stricken area of Ya’an. The aggregate amount of social donations made by Yuexiu Property in 2013 amounted to approximately RMB9 million.

Property projects of Yuexiu Property also actively fulfilled their social responsibilities jointly with customers. For example, the management team of Guangzhou Fortune World Plaza, a large theme mall, cooperated with merchants in the mall to organise a charitable shoes auction activity named “Warming Foot (暖足行动)”, the proceeds of which would be fully used for purchase of shoes to be donated to poor pupils, which gave rise to positive social responses.

III. Project Introduction

Zhongshan Paradiso Jardin

Located in Dongsheng Town of Zhongshan City, Guangdong Province, Zhongshan Paradiso Jardin (previously known as Zhongshan Dongsheng Town Project) is another major project developed by Yuexiu Property in the city. The project has a GFA of approximately 430,000 sq.m., and is next to Zhongshan’s arterial road – the National Highway 105. Modelled on a royal garden, the spacious project is equipped with amenities, including a swimming pool, a fitness club, other leisure facilities and shops which fully satisfy residential, lifestyle, shopping, leisure and entertainment needs. Zhongshan Paradiso Jardin is aimed at bringing quality living to people, and is scheduled to be launched in the first half of 2014.

Kunshan Paradiso Pavilion

Kunshan Paradiso Pavilion (previously known as Kunshan Huaqiao Project) is located in the Huaqiao Economic Development Zone of Kunshan in Jiangsu Province. The project has total GFA of 550,000 sq.m.. Conveniently situated at the junction of Shanghai and Kunshan, the project is only a 5-minute drive from the city center of Kunshan and the Huaqiao Station of Line 11 of the Shanghai Metro. It is also close to the China National Highway 312, thus highly accessible to transportation. Lifestyle needs are also fully met by the nearby facilities including a unique commercial street. The project is jointly developed by Yuexiu Property and Guangzhou Guangdian Property Development Group Co., Ltd. Since the sales began in November 2013, the project has received overwhelming market response.

Yuexiu Property’s 2013 CSR Report



2013年度
企业社会责任报告 CSR

Zhongshan Paradiso Jardin



Guangzhou Lingnan Villas

Guangzhou Lingnan Villas is conveniently located in Guangzhou's Luogang district to the south of Kaiyuan Avenue, and only a 30-minute drive from the central business district of Zhujiang New Town. Surrounded by hills on three sides, the residential project enjoys a natural setting, fresh air and scenic views, making it an ideal place to live. The project has a GFA of approximately 330,000 sq.m. and consists of 15 buildings. Lifestyle needs are fully met by the project's comprehensive facilities including commercial street, kindergarten, swimming pool and tennis court. Since the sales began in November 2013, the project has received overwhelming market response.

IV. Latest Research Reports on Yuexiu Property

Date of Report	Broker
2014-03-25	Daiwa Securities
2014-03-24	Citi
2014-03-24	BOCOM
2014-03-24	CIMB
2014-03-24	Morgan Stanley
2014-03-24	Mizuho Securities
2014-03-24	DBS Vickers
2014-03-24	BOCI
2014-03-22	First Shanghai
2014-03-22	Standard Chartered
2014-03-10	First Shanghai
2014-03-06	Daiwa Securities
2014-02-24	UOB KayHian
2014-01-30	DBS Vickers
2014-01-29	BOCOM
2014-01-20	Mizuho Securities
2014-01-14	Citi
2014-01-06	BOCI
2013-12-12	Kim Eng
2013-12-06	Deutsche Bank
2013-11-25	Citi
2013-11-01	ICBC International

Guangzhou Lingnan Villas

Research Report on Yuexiu Property Issued by Daiwa Securities

V. Recent Investor and Media Events

Event	Date	Location
Morgan Stanley Fifth Annual HK Summit	2014-05-15	Hong Kong
DBSV Pulse of Asia Conference	2014-05-13	Hong Kong
Macquarie Greater China Conference	2014-05-07	Hong Kong
Yuexiu Property 2013 Annual Results Roadshow	2014-03	Hong Kong, Singapore, Beijing, Shanghai
Yuexiu Property 2013 Annual Results Announcement Conference	2014-03-21	Hong Kong
5th Annual Borrowers & Investors Forum, North Asia	2014-03-06	Hong Kong
Barclays China Property Day	2014-01-06	Hong Kong
HKIRA & HKEx Investor Relations Forum	2013-12-12	Hong Kong
<i>The Asset</i> "Corporate Governance Awards 2013" Award Ceremony	2013-12-10	Hong Kong
RHB OSK Securities Investor Luncheon	2013-12-10	Hong Kong
IR Magazine Greater China Investor Relations Forum	2013-12-05	Hong Kong
<i>The Hong Kong IFAPC</i> "Outstanding Listed Company Award" Award Ceremony	2013-11-28	Hong Kong
<i>Capital Weekly</i> "The Excellence of Listed Enterprise Award 2013" Award Ceremony	2013-11-18	Hong Kong
Morgan Stanley 12 th Annual Asia Pacific Summit	2013-11-14	Singapore
Citi China Investor Conference	2013-11-12	Macau

VI. Upcoming Investor and Media Events

Event	Date	Location
Barclays Asia Financial and Property Conference	2014-05-16	Hong Kong
DB Access Asia Conference	2014-05-19	Singapore
JP Morgan Global China Summit	2014-06-10	Beijing
Citi Asia Pacific Property Conference	2014-06-26	Hong Kong

About Yuexiu Property

Yuexiu Property Company Limited (HKEx Stock Code: 00123) was listed in Hong Kong in December 1992. The Company's main business is property development with its operations mainly concentrated in the Guangzhou area. Its business is gradually expanding to Pearl River Delta, and branching out to selective locations in the Yangtze River Delta, Bohai Rim Economic Zone and Central China. As of 31 December 2013, the Company's combined GFA of properties under development and undeveloped properties was approximately 15.26 million sq.m..

Disclaimer

The Company wishes to remind investors that the above operational statistics are based on the Group's internal records which are unaudited. Differences may arise between such statistics and the data disclosed in subsequent audited financial statements. Such statistics are provisional and for reference purposes only. Investors are cautioned not to rely unduly on such statistics.

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