



Yuexiu Property Monthly Update

Issue 4, 2016

I. Operating Data (Unaudited)

Contracted Sales Value Reached RMB 4.26 billion in March 2016 With 207% Year-on-Year Growth

Yuexiu Property Company Limited (“Yuexiu Property” or the “Company”) (HKEx Stock Code: 00123) announced its unaudited contracted sales (“contracted sales” include contracted sales by joint venture projects) as at 31 March 2016. For the month of March 2016, the Company registered contracted sales value of approximately RMB4.26 billion, representing a year-on-year increase of 207%. The corresponding gross floor area (“GFA”) sold amounted to approximately 415,000 sq.m., representing a year-on-year increase of 206%.

The value of the aggregate contracted sales of the Company for the period from January to March 2016 amounted to approximately RMB8.69 billion, representing a year-on-year increase of approximately 123%. The corresponding GFA of aggregate contracted sales amounted to approximately 874,000 sq.m., representing a year-on-year increase of approximately 140%. The value of the aggregate contracted sales accounted for approximately 34% of the 2016 contracted sales target of RMB25.8 billion.

As at 31 March 2016, the value of preliminary sales (the formal sales contracts to be entered into soon) was approximately RMB1.01 billion and the GFA of the preliminary sales was approximately 109,000 sq.m. If the contracted sales are aggregated with the preliminary sales, the total value of sales and the total corresponding GFA sold was approximately RMB9.70 billion and approximately 983,000 sq.m. respectively.

II. Other News

Sales Center of Guangzhou Yuexiu Starry Haizhu Bay Opened

The sales center of Guangzhou Yuexiu Starry Haizhu Bay (廣州越秀星匯海珠灣) had a grand opening in March and it aroused high interest from the community. The project is expected to launch its sales soon. Guangzhou Yuexiu Starry Haizhu Bay is located at Guangzhi Area, West Haizhu District. The project is built near the bank of the Pearl River and thus enjoys good river views. This, coupled with the comprehensive services and facilities in the surrounding areas, make an excellent living environment.

Contracted Sales Value Rose by 207% y-o-y in March



Guangzhou Yuexiu Starry Haizhu Bay



The property project will also benefit from convenient transportation as it is close to the Yangang Station on the Guangzhou-Foshan Metro Line Phase 2, which is under construction, and the Nanshi Lu Station on Metro Line 11 which is being planned. The project has a GFA of around 770,000 sq.m. The first phase is comprised of seven high-rise residential buildings and two buildings of boutique apartments, including flats of 75-110 sq.m. with two to four rooms and river views and 5-metre tall loft apartments of 40-50 sq.m. to cater for the various needs of home buyers who desire Guangdong style of living. The project will also include an integrated commercial complex, a river-side water theme shopping centre and a commercial street area that will feature an industrial culture.

The region where the project is situated has been positioned as the "Engine of Haizhu West, and the Harbour of Vitality in Guangzhou and Foshan". The region shall be developed to become a key production area in Guangzhou, a promenade for quality living in Guangzhou and Foshan, and key service centre in the western coast of Pearl River Delta. Given the apparent locational advantages, there is great development potential.

III. Project Introduction

Wuhan International Financial City

Wuhan International Financial City (武漢國際金融匯) is located at the center of Wuhan City, Hubei Province, which is surrounded by Jiefang Avenue, Xinhua Road, Jingwu 4th Road, Jingwu East Road, Jiangnan North Road and Jingwu 1st Road. The business circle in which the project located is in the traditional commercial core zone of Wuhan, and is surrounded by premium office buildings and retail shopping mall complexes, creating a bustling business atmosphere. Meanwhile, it is in close proximity to the Zhongshan Park and Xunli Men stations of the Wuhan Metro Line No.2, and is also near Zhongshan Park and Sports Centre, with well-equipped facilities. It plans to construct a city complex mainly housing the commercial streets, luxury hotels, high-end office buildings and residential units, aiming to become a new landmark of premium properties in Wuhan.

Kunshan Paradiso Pavilion

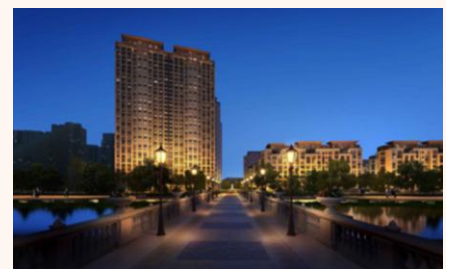
Kunshan Paradiso Pavilion (蘇州可逸蘭亭) is located in the Huaqiao Economic Development Zone of Kunshan in Suzhou City, Jiangsu Province. Conveniently situated at the junction of Shanghai and Suzhou, the project is only a 5-minute drive from the city center of Kunshan and the Huaqiao Station of Line 11 of 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.



Wuhan International
Financial City



Kunshan Paradiso Pavilion



IV. Recent Recent Research Reports on Yuexiu Property

Date of Report	Broker	Date of Report	Broker
2016-04-11	BOCOM	2016-03-01	Citi
2016-03-29	BOCI	2016-03-01	UOB Kay Hian
2016-03-10	DBS Vickers	2016-02-29	Mizuho
2016-03-01	Macquarie	2016-02-29	Morgan Stanley

V. Recent Investor and Media Events

Event	Date	Location
Yuexiu Property 2015 Annual Results Roadshow	2016-04-12	Shanghai
Morgan Stanley Hong Kong Investor Summit	2016-03-17	Hong Kong
Yuexiu Property 2015 Annual Results Roadshow	2016-03-01~04	Hong Kong, Singapore
Yuexiu Property 2015 Annual Results Announcement	2016-02-29	Hong Kong

VI. Upcoming Investor and Media Events

Event	Date	Location
DBSV Pulse of Asia Conference	2016-04-21	Hong Kong
dbAccess Asia Conference	2016-05-23~24	Singapore
J.P. Morgan Global China Summit	2016-06-13~14	Beijing

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 and investment with its operations mainly concentrated in the Guangzhou area. It is gradually expanding its business to Pearl River Delta, and branching out to select locations in the Yangtze River Delta, Bohai Rim Economic Zone and Central Region. As of 31 December 2015, the company's combined GFA of properties under development and undeveloped properties was approximately 13.69 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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