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seazen

新城发展

SEAZEN GROUP LIMITED

新城發展控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 1030)

UNAUDITED OPERATING STATISTICS FOR NOVEMBER 2023

CONTRACTED SALES

The board (the “**Board**”) of directors (the “**Directors**”) of Seazen Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) is pleased to announce that in November 2023, the Group achieved contracted sales of approximately RMB5.003 billion, and contracted sales area of approximately 688,400 sq.m..

Between January and November 2023, the aggregated contracted sales amounted to approximately RMB71.227 billion, and the aggregated sales area amounted to approximately 9,027,400 sq.m..

PROPERTY LEASES

In November 2023, the Group had a total of 158 properties for lease, with a total gross floor area of approximately 14,731,600 sq.m.. The rental income* for November 2023 amounted to approximately RMB0.960 billion, and commercial operating income** for November 2023 amounted to approximately RMB1.029 billion (i.e. tax-included rental income).

Between January and November 2023, the aggregated rental income* amounted to approximately RMB9.514 billion, and the aggregated commercial operating income** amounted to approximately RMB10.191 billion (i.e. tax-included rental income).

*: *Rental income includes rentals, management fee, carpark, various operation and other sporadic management income.*

** : *Commercial operating income represents tax-included rental income.*

The sales data and property lease data as disclosed above are unaudited and are based on preliminary internal information of the Group, which may differ from figures to be disclosed in the audited or unaudited consolidated financial statements to be published by the Company on an annual or half-yearly basis due to various uncertainties during the process of collecting such information. As such, the above data is provided for the reference of shareholders and potential investors of the Company only. Shareholders and potential investors of the Company are advised to exercise caution and not to place undue reliance on such information when dealing in the securities of the Company. When in doubt, shareholders and potential investors of the Company are advised to seek professional advice from professionals or financial advisers.

By order of the Board
Seazen Group Limited
Wang Xiaosong
Chairman

The PRC, 8 December 2023

As at the date of this announcement, the Directors are Mr. Lv Xiaoping and Mr. Lu Zhongming as executive Directors, Mr. Wang Xiaosong and Mr. Zhang Shengman as non-executive Directors, and Mr. Chen Huakang, Mr. Zhu Zengjin and Mr. Zhong Wei as independent non-executive Directors.