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LONGFOR GROUP HOLDINGS LIMITED

龍湖集團控股有限公司

(incorporated in the Cayman Islands with limited liability)
(Stock Code: 960)

UNAUDITED OPERATING STATISTICS AND LAND PLOTS ACQUIRED IN APRIL 2024

The board of directors (the “**Board**”) of Longfor Group Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) hereby announces that, as that the end of April 2024, the Group achieved aggregated contracted sales of RMB32.39 billion with contracted sales in terms of GFA amounted to 2,234,000 sqm. In April 2024, the Group recorded total contracted sales of RMB8.91 billion with contracted sales in terms of GFA amounting to 594,000 sqm. In April 2024, the Group recorded contracted sales attributable to the shareholders of the Company of RMB6.23 billion, with contracted sales in terms of GFA attributable to the shareholders of the Company amounting to 445,000 sqm.

Regional breakdown of total contracted sales in April 2024:

(RMB bn)	Western China	Pan Bohai Rim	Yangtze River Delta	Central China	Southern China
Contracted Sales	2.62	1.78	2.75	0.94	0.82

The Group has acquired 4 new land plots in April 2024, covering a total GFA of 271,003 sqm with attributable GFA of 199,165 sqm and cost of acquisition on attributable basis amounting to RMB4.44 billion.

Details of the land plots acquired by the Group in April 2024:

Projects	Location	Attributable Interest (%)	Site Area	Total GFA	Attributable GFA	Attributable Consideration	Average Cost
			(sqm)	(sqm)	(sqm)	(RMB mn)	(RMB/sqm)
Fengxian Paradise Walk East Plot	Shanghai	70%	38,060	83,732	58,612	1,076	18,360
Renbei 14 Mu Plot	Chengdu	100%	9,558	26,323	26,323	387	14,700
Changping Life Science Park Plot	Beijing	50%	41,314	93,436	46,718	1,547	33,108
Puyan 48 Plot	Hangzhou	100%	32,262	67,512	67,512	1,435	21,253
April Total			121,194	271,003	199,165	4,445	22,316

As of the end of April 2024, the Group’s aggregated recurring income was approximately RMB8.59 billion (RMB9.15 billion before tax); among them, the operating income was approximately RMB4.48 billion (RMB 4.79 billion before tax), and the service income was approximately RMB4.11 billion (RMB4.36 billion before tax).

The data as disclosed above is unaudited and is 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 investors’ reference only. Investors 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, investors are advised to seek professional advice from professional or financial advisers.

By Order of the Board
Longfor Group Holdings Limited
Chen Xuping
Chairman

Hong Kong, 10 May 2024

As at the date of this announcement, the Board comprises nine members: Mr. Chen Xuping, Mr. Zhao Yi, Mr. Zhang Xuzhong and Ms. Shen Ying who are executive directors; Mr. Xia Yunpeng who is non-executive director; and Mr. Frederick Peter Churchouse, Mr. Chan Chi On, Derek, Mr. Xiang Bing and Mr. Leong Chong who are independent non-executive directors.