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*(Incorporated in Hong Kong with limited liability)*

**(Stock code: 00123)**

## **ANNOUNCEMENT**

### **UNAUDITED SALES STATISTICS AS AT 30 JUNE 2024 AND NEW LAND ACQUISITIONS IN JUNE**

The board of directors (“**Board**”) of Yuexiu Property Company Limited (“**Company**”) is pleased to announce the unaudited sales statistics as at 30 June 2024 and new land acquisitions in June as follows:

#### **MONTHLY CONTRACTED SALES**

In June 2024, the value of the Company’s contracted sales (including contracted sales of projects of joint ventures and associates) amounted to approximately RMB15,308 million, representing a year-on-year increase of approximately 8.5%. The corresponding gross floor area (“**GFA**”) of the contracted sales amounted to approximately 486,300 sq.m., representing a year-on-year increase of approximately 18.2%.

The value of the aggregate contracted sales (including contracted sales of projects of joint ventures and associates) of the Company for the period from January to June 2024 (“**Accumulated Contracted Sales**”) amounted to approximately RMB55,401 million, representing a year-on-year decrease of approximately 33.8%. The corresponding GFA of the Accumulated Contracted Sales amounted to approximately 1,879,500 sq.m., representing a year-on-year decrease of approximately 24.0%. The value of the Accumulated Contracted Sales accounted for approximately 37.7% of the 2024 contracted sales target of RMB147.0 billion.

#### **NEW LAND ACQUISITIONS**

In June 2024, the Company acquired an effective equity interest of approximately 99.17% in relation to a land parcel in Chengdu by way of land auction. The land parcel is located in Chenghua District, Chengdu and the total GFA of the land parcel is approximately 51,310 sq.m.. It is planned for development of commercial and residential land uses. The amount of land premium attributable to the effective equity interest of the Company was approximately RMB481 million.

In June 2024, the Company acquired an effective equity interest of approximately 27.73% in relation to a land parcel in Chengdu by way of land auction. The land parcel is located in Wuhou District, Chengdu and the total GFA of the land parcel is approximately 80,429 sq.m.. It is planned for development of residential land use. The amount of land premium attributable to the effective equity interest of the Company was approximately RMB256 million.

In June 2024, the Company acquired a 20% interest in a project company from its parent company, Yue Xiu Enterprises (Holdings) Limited. The project is located on the South side of Pazhou West District in the Haizhu District, Guangzhou with a site area of 166,331 sq.m. and a plot ratio accountable GFA of 419,462 sq.m. on which residential and commercial properties can be developed. The amount of total consideration was approximately RMB2,240 million. Please refer to the Company's circular dated 7 June 2024 for details.

In June 2024, the Company acquired an effective equity interest of approximately 32.84% in relation to a land parcel in Beijing by way of cooperation. The land parcel is located in Changping District, Beijing and the total GFA of the land parcel is approximately 213,291 sq.m.. It is planned for development of residential land use. The amount of land premium attributable to the effective equity interest of the Company was approximately RMB1,050 million.

In June 2024, the Company acquired an effective equity interest of approximately 31.04% in relation to a land parcel in Hangzhou by way of cooperation. The land parcel is located in Shangcheng District, Hangzhou and the total GFA of the land parcel is approximately 90,598 sq.m.. It is planned for development of residential land use. The amount of land premium attributable to the effective equity interest of the Company was approximately RMB759 million.

The above-mentioned data are unaudited and are based on the summary of internal information of the Company, which may differ from the figures to be disclosed in the audited or unaudited financial statements to be published by the Company on an annual or semi-annual basis due to various uncertainties during the process of collection and collating of such information. As such, the above data are 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  
**Yuexiu Property Company Limited**  
**Yu Tat Fung**  
*Company Secretary*

Hong Kong, 5 July 2024

*As at the date of this announcement, the Board comprises:*

*Executive Directors: LIN Zhaoyuan (Chairman), ZHU Huisong, HE Yuping, CHEN Jing and LIU Yan*

*Non-Executive Director: ZHANG Yibing*

*Independent Non-executive Directors: YU Lup Fat Joseph, LEE Ka Lun, LAU Hon Chuen Ambrose and CHEUNG Kin Sang*