



Yanlord Land Group Limited

***Press Release - YANLORD ACQUIRES TWO PRIME DEVELOPMENT SITES WITH
TOTAL GFA OF 106,232 SQM IN SUZHOU FOR RMB3.693 BILLION***

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- Yanlord acquires two prime development sites with approximate gross floor area (“GFA”) of 106,232 square metre (“sqm”) in the historic Suzhou city for RMB3.693 billion.
- Ideally situated for prime integrated developments, these two sites are respectively situated in Suzhou city’s administrative district and Suzhou’s Gao Xin district and are well connected via key thoroughfares and stations from the city’s key metro lines.
- Suzhou continues to be a healthy market for high-quality residential developments. The inaugural launch of apartments at its development Riverbay Gardens (江湾雅园), Suzhou saw strong buyer support with approximately 94% of the 265 units launched sold during the opening weekend garnering over 1.264 billion in new pre-sales.

Singapore/Hong Kong – 26 September 2016 – Singapore Exchange listed **Yanlord Land Group Limited** (“Yanlord” or the “Company”, and together with its subsidiaries, the “Group”), a real estate developer focusing on developing high-end integrated commercial and residential property projects in strategically selected high-growth cities in the People’s Republic of China, announced today that it has through its wholly-owned subsidiary, Nanjing Renyuan Investment Co., Ltd., successfully acquired two separate prime development sites with a total GFA of 106,232 sqm in the historic Suzhou city for RMB3.693 billion in two public land auctions.

Ideally situated within Suzhou’s Gusu District (姑苏区) which is the city’s administrative district, the site (WG-46) has a GFA of approximately 53,863 sqm and enjoys excellent connectivity via key thoroughfares and the city’s metro line route 1. Future residents of the project will also benefit from the comprehensive and mature suite of lifestyle amenities such as shopping malls, hospitals, libraries and schools available to cater to their lifestyle needs. The development is sited near the Group’s latest development Riverbay Gardens (江湾雅园), Suzhou and was acquired for approximately RMB2.067 billion.

On 24 September 2016, the Group launched the inaugural batch of apartment units at Riverbay Gardens (江湾雅园), Suzhou to strong demand from home buyers. Garnering over 1.264 billion in pre-sales, Yanlord sold approximately 94% or 248 of the 265 units launched on the opening weekend.

The second site (WG-63), is situated within Suzhou Gao Xin District (苏州高新区). Nestled within the picturesque Suzhou city, the site is surrounded by lush natural features such as the idyllic Suzhou Grand Canal (京杭运河) to the east and the HengShan Park (横山公园) to the northwest. Well connected via key thoroughfares running through the city, the site resides within Suzhou's focal school district and further benefits from its close proximity to stations of the upcoming No.3 and No.5 metro lines as well as the comprehensive suite of business and lifestyle amenities found in the area. The development which has a GFA of approximately 52,369 sqm, is sited near the Group's 173,000 sqm GFA Tang Yue Bay Gardens (棠悦湾花园) development which has seen approximately 1,158 of the 1,366 total available units sold since the inaugural launch in April 2015.

Commenting on the latest acquisition, Mr. Zhong Sheng Jian, Yanlord's Chairman and Chief Executive Officer, said, "Scarcity of high quality residential developments within the core areas of Suzhou city continues to drive home buyer demand. Capitalising on our track record for developing prime residential developments, these latest acquisitions provides a unique opportunity for Yanlord to augment our existing initiatives within the Suzhou real estate market and further expand our prime development landbank within the core region of Suzhou city."

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Yanlord Land Group Limited (Z25.SI) is a real estate developer based in the People's Republic of China, with a focus on the development of high-end fully-fitted residential, commercial and integrated property projects in strategically selected key and high-growth cities in the PRC. Yanlord Land Group Limited was listed in June 2006 on the Mainboard of the Singapore Stock Exchange.

Since Yanlord's foray into the PRC market in 1993, it has successfully developed a number of large-scale residential property developments in Shanghai and Nanjing with international communities of residents, such as Yanlord Gardens, Yanlord Riverside Gardens and Yanlord Riverside City in Shanghai and Orchid Mansions, Bamboo Gardens and Yanlord International Apartments in Nanjing. The "Yanlord" name has been developed into a premium brand, synonymous with quality, within the property development industry of PRC. Currently, the Group has an established presence in 10 key high-growth cities within the five major economic regions of the PRC, namely, (i) Yangtze River Delta – Shanghai, Nanjing, Suzhou and Nantong (ii) Western China – Chengdu; (iii) Bohai Rim – Tianjin and Tangshan; (iv) Southern China – Zhuhai and Shenzhen; and (v) Hainan – Sanya.

Yanlord has proactively extended its commercial property development projects, acquired a considerable number of land parcels for commercial use and has completed construction of retail malls, offices, hotels and serviced residence developments. These projects are expected to generate a stable rental income and increase the asset value for Yanlord.

For additional information pertaining to Yanlord Land Group Limited, please refer to the Group's website, www.yanlordland.com.