



Yanlord Land Group Limited

Press Release – YANLORD ACQUIRES STRATEGIC 65% STAKE IN A PRIME 55,000 SQM GFA REDEVELOPMENT SITE IN SHENZHEN LUOHU DISTRICT FOR RMB563 MILLION

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- Yanlord is set to develop a prime 55,000 square metre (“sqm”) gross floor area (“GFA”) commercial redevelopment site in Shenzhen, LuoHu district via the strategic acquisition of a 65% interest for RMB95 million and a guaranteed profit of RMB468 million.
- Ideally situated within Shenzhen’s key shopping and commercial district, the site is well connected via key thoroughfares and two stations from the No.2 metro line.
- Latest acquisition reinforces strategic focus to extend footprint within the greater Shenzhen real estate market which continues to witness strong demand for high quality both commercial and residential developments.

Singapore/Hong Kong – 19 December 2017 – 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 Yanlord (Shenzhen) Investment Management Co., Ltd. (仁恒(深圳)投资实业有限公司) acquired a strategic 65% stake in Shenzhen Dongguan Shengtai Investment Co., Ltd. (深圳市东关盛泰投资有限公司), a company that holds the development rights to a prime 55,000 sqm GFA redevelopment site namely, Gongfang Dasha (工纺大厦) in Shenzhen, LuoHu district for about RMB563 million.

Nestled within LuoHu district, the key shopping and commercial district of the Shenzhen Special Economic Zone, the site enjoys excellent connectivity via key thoroughfares running through the city and its close proximity to two metro stations, HuangBeiLing station (黄贝岭站) and LuoBaoXianHuBei station (罗宝线湖贝站), from the city’s No.2 metro line. Future owners and tenants of the project will also benefit from a comprehensive and mature suite of business

and lifestyle amenities such as hospitals, proximity to key government offices and natural parks as well as schools from the primary-school to high-school levels.

Commenting on the latest acquisition, Mr. Zhong Sheng Jian, Yanlord's Chairman and Chief Executive Officer, said, "This latest acquisition provides us with a unique opportunity to expand our prime development landbank within LuoHu district, the traditional heart of Shenzhen's commercial and business developments, and reflects our commitment to the Shenzhen real estate market as well as the Group's confidence in the continued development of the Pearl River Delta Region. Looking ahead, we will, in accordance to our financial ability, continue to explore opportunities to further extend our footprints within Shenzhen as well as the rapidly expanding Pearl River Delta Region."

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About Yanlord Land Group Limited:

(Co. Reg. No. 200601911K)

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 14 key high-growth cities within the six major economic regions of the PRC, namely, (i) Yangtze River Delta – Shanghai, Nanjing, Suzhou, Nantong and Hangzhou (ii) Western China – Chengdu; (iii) Bohai Rim – Tianjin, Tangshan and Jinan; (iv) Southern China – Shenzhen, Zhuhai and Zhongshan; (v) Hainan – Sanya; and (vi) Central China – Wuhan.

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