



Yanlord Land Group Limited

(Company Registration Number 200601911K)

(Incorporated with limited liability in the Republic of Singapore)

UNAUDITED KEY OPERATING FIGURES FOR JANUARY 2021

Singapore/Hong Kong – 4 February 2021 – Yanlord Land Group Limited (Z25.SI) (“Yanlord” or the “Company” and together with its subsidiaries, the “Group”), a Singapore Exchange-listed 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 (“PRC”) and Singapore, today announced the unaudited key operating figures of (i) the Group together with its joint ventures and associates; and (ii) other property development projects under the Group’s project management business that bearing the “Yanlord” brand name, for the month of January 2021.

- In January 2021, the Group together with its joint ventures and associates’ total contracted pre-sales from residential and commercial units, and car parks amounted to approximately RMB5.224 billion on contracted gross floor area (“GFA”) of 159,718 square meters (“sqm”), an increase of 148.2% and 161.8% respectively compared to the corresponding period of 2020.
- In January 2021, the total contracted pre-sales of other property development projects under the Group’s project management business that bearing the “Yanlord” brand name was approximately RMB2.200 billion on contracted GFA of 52,472 sqm.
- In addition, a total of approximately RMB2.536 billion of subscription sales of the Group together with its joint ventures and associates was recorded as at 31 January 2021 and is expected to be subsequently turned into contracted pre-sales in the following months.



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Month Year	Contracted Pre-sales (RMB billion)	YoY ¹ Change	Total Contracted GFA (sqm)	YoY ¹ Change
Projects of the Group together with its joint ventures and associates				
January 2021	5.224	148.2%	159,718	161.8%
January 2020	2.105		61,018	
Other projects under the Group's project management business that bearing the "Yanlord" brand name				
January 2021	2.200	N/M ²	52,472	N/M ²
January 2020	0.003		493	

The following five cities were key contributors to contracted pre-sales of the Group together with its joint ventures and associates, and of other property development projects under the Group's project management business that bearing the "Yanlord" brand name, for the month of January 2021.

City	Contracted pre-sales of the Group together with its joint ventures and associates (RMB million)	Contribution %	Contracted pre-sales of other property development projects under the Group's project management business that bearing the "Yanlord" brand name (RMB million)	Contribution %
Nanjing	1,074	20.6%	1,792	81.4%
Suzhou	920	17.6%	393	17.9%
Shanghai	726	13.9%	14	0.6%
Hangzhou	606	11.6%	-	-
Nantong	506	9.7%	-	-

The aggregate contracted pre-sales in these five cities of approximately RMB3.832 billion, accounted for approximately 73.4% of the total contracted pre-sales of the Group together with its joint ventures and associates for the month of January 2021.

¹ Year-over-year (YoY)

² Not meaningful due to the insignificant amount for comparison.



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Disclaimer

The above-mentioned sales data 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 announced by the Company on a semi-annual basis. As such, the above data is provided for investors' reference only. Investors are advised to exercise care and not to place undue reliance on such data when dealing in the securities of the Company. In the event of any doubt, investors are advised to seek advice from professionals or financial consultants.

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About Yanlord Land Group Limited: (Co. Reg. No. 200601911K)

Yanlord Land Group Limited (Z25.SI) is a real estate developer focusing on developing high-end fully-fitted residential, commercial and integrated property projects in strategically selected key and high-growth cities in the PRC and Singapore. Yanlord Land Group Limited was listed in June 2006 on the Mainboard of the Singapore Exchange. As at 31 December 2019, the Group's total asset was approximately RMB129.9 billion.

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 the PRC. Currently, the Group has an established presence in 18 key high-growth cities within the six major economic regions of the PRC namely, (i) Yangtze River Delta – Shanghai, Nanjing, Suzhou, Hangzhou, Nantong, Taicang and Yancheng; (ii) Western China – Chengdu; (iii) Bohai Rim – Tianjin, Tangshan, Jinan and Shenyang; (iv) Greater Bay Area – Shenzhen, Zhuhai and Zhongshan; (v) Hainan – Haikou and Sanya; and (vi) Central China – Wuhan.

Since 2003, Yanlord has been developing high-quality commercial and integrated properties, such as shopping malls, offices, serviced apartments and hotels. Yanlord's core completed investment and hotel properties includes Yanlord Landmark, with a GFA of approximately 165,800 sqm, a premium commercial development comprised of an upmarket retail mall, an office building, a 360-room serviced apartment building operating under the name of InterContinental Residences in Chengdu, Yanlord Riverside Plaza with a GFA of approximately 159,800 sqm, a premium integrated commercial complex comprised of a retail mall, an office building and a commercial street in Tianjin, Yanlord Marina Centre with a GFA of approximately 103,400 sqm, a large-scale integrated development, comprised of a retail mall, office suites and a 324-room five-star hotel operating under the name of InterContinental Zhuhai, in close proximity to the entrance of the Hong Kong-Zhuhai-Macau Bridge in Zhuhai, Sanya Hai Tang Bay - Land Parcel 9, a 404-room five-star luxury hotel operating under the name of Crowne Plaza Sanya Haitang Bay Resort in Sanya, Yanlord International Apartments, Tower A, a 210-room serviced apartment tower operating under the name of Frasers Suites in Nanjing, and Hengye International Plaza, a four-story household products wholesale mall in Chengdu. The property portfolio is generating growing recurring income to the Group.



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The Group also strives to expand its businesses to diversify its asset base and income sources. In February 2020, Yanlord successfully completed the acquisition of then another Singapore Exchange listed company - United Engineers Limited (“UEL”), taking it private and integrating into the Group. UEL (founded in 1912) and its subsidiary, WBL Corporation Limited (founded in 1906), are companies with a history that extends more than a hundred years. UEL is one of Singapore’s pioneer companies and played an integral role in the country’s property development industry since the colonial period. UEL has developed numerous iconic buildings that define the Singapore landscape and holds a high-quality investment property portfolio in the country, including UE BizHub CITY, UE BizHub TOWER, UE BizHub WEST, Rochester Mall, Park Avenue Rochester and Park Avenue Robertson. In addition, UEL holds a number of property development and investment projects in Shanghai, Chengdu and Shenyang in the PRC. Besides the property investment, UEL has mining, agriculture, precision engineering and other businesses in Australia, the United States of America, the United Kingdom and other various countries. UEL has since been integrated into the Group, thereby expanding Yanlord’s international business platform.

Yanlord currently has two residential projects under development in Singapore, namely Leedon Green and Dairy Farm Residences.

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

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