



Yanlord Land Group Limited

(Company Registration Number 200601911K)

(Incorporated with limited liability in the Republic of Singapore)

YANLORD GARNERS RMB6.085 BILLION PRE-SALES FROM 100% SELLOUT AT ITS THIRD BATCH OF LAUNCH OF YANLORD ARCADIA IN SHANGHAI

Singapore/Hong Kong – 29 June 2022 – Yanlord Land Group Limited (Z25.SI) (“Yanlord” or “Company” and together with its subsidiaries, “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 that it had achieved a 100% sellout at its third batch of apartment launch at Yanlord Arcadia (仁恒海上源) in Shanghai, PRC.

Opening to strong response from the market with a total of 1,769 qualified customers registered to purchase this new batch of apartment launch on 28 and 29 June 2022, Yanlord sold all the 372 apartment units for a gross floor area (“GFA”) of 52,914 square metres (“sqm”) at an average selling price of approximately RMB115,000 per sqm. Total property contracted pre-sales derived from this third launch amounted to approximately RMB6.085 billion.

About Yanlord Arcadia (仁恒海上源) in Shanghai, PRC

Nestled in the heart of Jiangjiabang area in Yangpu District in Shanghai Puxi, within the inner ring road, in close proximity to Yangpu southern riverside, the site lies 2 kilometres (“km”) from North Bund and 4 km from Lujiazui financial centre. It enjoys excellent connectivity via inner ring key thoroughfares running through the city. The site is further benefited from its close proximity to the adjacent metro stations of the No. 8 and No. 12 metro lines. Future residents of the project will also benefit from a comprehensive and mature suite of business and lifestyle amenities to cater to their needs. This development occupies a site area of 69,400 sqm and has a GFA of 183,215 sqm, and it plans to build a total of 1,171 residential units in 16 towers.

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Disclaimer

The information in this announcement is unaudited and is based solely on internal data of the Group. The information in this announcement may differ from information to be disclosed in the unaudited and audited consolidated financial statements of the Group. The information provided in this announcement is for reference only.

This announcement may also contain forward-looking statements that involve assumptions, risks and uncertainties. These forward-looking statements are based on the Group's current intentions, plans, expectations, assumptions and views about certain future events and are subject to risks, uncertainties and other factors, many of which are not within the Group's control. Actual future performance and outcomes of certain events and results may differ materially from the Group's current intentions, plans, expectations, assumptions and views about the future. Examples of these factors include, inter alia, general industry and economic conditions, interest rate movements, cost of capital and capital availability, changes in operating expenses such as employee wages and benefits, governmental and public policy changes, changes to laws and regulations, acts of god and the prevailing global COVID-19 pandemic. Accordingly, forward-looking statements are not, and should not be construed as a representation as to the future performance of the Group. The past performance of the Group is not indicative of future performance as well.

While the Group has taken reasonable care to ensure the accuracy and completeness of the information provided in this announcement, neither the Group nor any of its affiliates, advisers or representatives shall be liable (in negligence or otherwise) for any loss or damage of any kind (whether direct, indirect or consequential losses or other economic loss of any kind) suffered due to any omission, error, inaccuracy, incompleteness, or otherwise, any reliance on such information contained in this announcement.

Shareholders, investors and potential investors are cautioned not to place undue reliance on the information contained in this announcement which is unaudited and is based solely on internal data of the Group and the forward-looking statements, which are based on current view of the Group on future events. Shareholders, investors and potential investors should consult their stockbrokers, bank managers, solicitors or other professional advisers if they have any doubt about the actions they should take.



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About Yanlord:

Yanlord 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 has been listed on the Mainboard of the Singapore Exchange since June 2006. As at 31 December 2021, the Group's total asset was approximately RMB154.448 billion.

Since Yanlord's foray into the PRC property market in 1993, it has successfully developed a number of large-scale residential property developments with international communities of residents. Building on its established track record for developing high-end residential property developments in prime locations within affluent cities of the PRC, the "Yanlord" name has been developed into a premium brand synonymous with quality within the property development industry of the PRC. Typically, Yanlord's residential property developments are characterised by large-scale, multi-phased projects designed and built by international architects, leading designers and reputable contractors. Currently, the Group has an established presence in 20 key high-growth cities within the six major economic regions of the PRC, namely:

- Yangtze River Delta – Shanghai, Nanjing, Suzhou, Hangzhou, Nantong, Yancheng, Taicang, Wuxi and Yangzhou;
- Western China – Chengdu;
- Bohai Rim – Tianjin, Tangshan, Jinan and Shenyang;
- Greater Bay Area – Shenzhen, Zhuhai and Zhongshan;
- Hainan – Haikou and Sanya; and
- Central China – Wuhan.

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

Since 2003, Yanlord has been developing high-quality commercial and integrated properties for long-term investment purpose, such as shopping malls, offices, serviced apartments and hotels. Currently, Yanlord holds a portfolio of core completed investment and hotel properties, including Yanlord Landmark and Hengye International Plaza in Chengdu; Yanlord Riverside Plaza in Tianjin; Yanlord Marina Centre in Zhuhai; Crowne Plaza Sanya Haitang Bay Resort in Sanya; and Yanlord Landmark in Nanjing, in the PRC. Through the acquisition of then another Singapore Exchange-listed company – United Engineers Limited, the Group holds a high-quality investment property portfolio and hotels in Singapore, including UE BizHub CITY (including Park Avenue Clemenceau), UE BizHub TOWER, UE BizHub WEST, Rochester Mall and Park Avenue Rochester and Park Avenue Robertson. These projects are generating a growing rental income and increase the asset value for the Group.

More information about Yanlord can be found on its corporate website at www.yanlordland.com.



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