

OCT
2010
NEWSLETTER

綠城中國控股有限公司

Greentown
China Holdings Limited



Market Facts

HKEx: 3900

Share Price: HK\$8.45
* As at 11 October 2010

52-week Share Price Range :

Low: HK\$6.92
High: HK\$14.63

Shares Outstanding:
1,637 million

Market Cap: HK\$13.8 billion

FYE: 31 Dec

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Pre-sale Overview

In September 2010, the Greentown Group launched 26 new projects or phases of projects with total saleable area of approximately 410,000 sq.m. In September, the pre-sale rate of the newly launched projects was 61%.

Sales performance of main newly launched projects:

Project	Category	GFA launched (sq.m)	GFA sold (sq.m)	Sales amount (RMB million)	sales rate (GFA)	ASP (RMB/sq.m)
Hangzhou Aesthetic Garden	Apartment	16,084	14,219	656	88%	46,128
Hangzhou Jade Garden	Apartment	45,035	26,584	545	59%	20,501
Shaoxing Lily Garden	Apartment	47,671	26,659	518	56%	19,418
Wenzhou Lucheng Plaza	Shop	5,616	5,616	350	100%	62,318
Xinjiang Lily Apartment	Mansion	44,534	24,828	290	56%	11,662
Taizhou Yulan Plaza Qionghua Yuan	Apartment	15,215	11,664	274	77%	23,492
Beijing Sincere Garden	Apartment	6,192	4,167	209	67%	50,288
Hangzhou Taohuayuan South	Villa	8,094	8,094	187	100%	23,104
Taizhou Rose Garden	Town house	11,002	7,524	186	68%	24,731
Cixi Rose Garden	Mansion	9,080	7,310	183	81%	25,100
Haining Lily New Town	Mansion	11,829	8,273	158	70%	19,011
Others		187,887	105,977	2,195	56%	20,717
Total		408,239	250,915	5,751	61%	22,920

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In September 2010, the Greentown Group recorded total sales of 1,864 units, with a total saleable area of approximately 300,000 sq.m, and total sales proceeds of RMB7.1 billion, representing a YoY increase of 35%. As at 30 September 2010, the Greentown Group achieved YTD sales of RMB35.9 billion, of which RMB23.0 billion was attributable to the Group.

Honor

■ Greentown's 2009 annual report achieved sweeping success in the 24th International Annual Report Competition Awards. The Group is the first Chinese property developer to win 3 gold prizes in the competition.

Greentown won a total of 7 awards in the competition as listed below:

- 1) *The 2010 Best of Category Grand Winners, Best of Interior Design (Hong Kong)*
- 2) *Gold Award: Overall Annual Report – Real Estate Development/Services-Variou s & Multi-Use*
- 3) *Gold Award: Overall Annual Report - Residential Business*
- 4) *Gold Award: Interior Design - Residential Business*
- 5) *Silver Award: Interior Design: Real Estate Development / Service: Various & Multi-Use*
- 6) *Bronze Award: Cover Photo / Design - Real Estate Development / Service: Various & Multi-Use*
- 7) *Honors Award: Illustrations - Real Estate Development / Service: Residential Properties*



■ In the "2010 Top 100 China Real Estate Enterprises Brand Valuation" activity, the "Greentown Group" brand assessed value of RMB8.008 billion, ranked second among mixed ownership enterprises. Meanwhile, Greentown Real Estate Group won the "2010 China Real Estate Brand-effective model of creativity."

■ Shanghai Rose Garden won the "2010 Asia's Top 10 Luxury Residence Award", which was selected by World's Executive Digest Limited, and awarded by the Nobel Prize winner Professor Robert Mundell in Hong Kong. The project also won the "China Best Quality Villa Award" which was issued by "Robb Report".

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B E A U T I E S I N L I F E S T A R T W I T H A D R E A M

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