

*Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.*



**建業地產股份有限公司 \***

**Central China Real Estate Limited**

*(Incorporated in the Cayman Islands with limited liability)*

(Stock Code: 0832)

**ANNOUNCEMENT  
UNAUDITED CONTRACTED SALES DATA  
FOR DECEMBER 2019**

This announcement is made by Central China Real Estate Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to the Inside Information Provisions (as defined under the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”)) under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) and Rule 13.09(2)(a) of the Listing Rules.

The board (the “**Board**”) of directors (the “**Directors**” and each a “**Director**”) of the Company hereby announces that, in the month of December 2019, the Group achieved property contracted sales of RMB19,484 million, representing a year-on-year increase of 55.3%, with a contracted sales gross floor area (“**GFA**”) of 2,832,908 square metres (“**sq.m.**”), representing a year-on-year increase of 46.1%. The average selling price per sq.m. for December 2019 amounted to RMB6,878, representing a year-on-year increase of 6.3%.

	<b>December</b>		
	<b>2019</b>	<b>2018</b>	<b>Year-on-year change</b>
<b>Contracted sales (RMB million)</b>			
Heavy assets	14,327	8,209	74.5%
Light assets	<u>5,157</u>	<u>4,334</u>	19.0%
Total	<u><u>19,484</u></u>	<u><u>12,543</u></u>	55.3%
<b>Contracted sales GFA (sq.m.)</b>			
Heavy assets	1,954,661	1,160,047	68.5%
Light assets	<u>878,247</u>	<u>778,891</u>	12.8%
Total	<u><u>2,832,908</u></u>	<u><u>1,938,938</u></u>	46.1%
<b>Average selling price per sq.m. (RMB)</b>			
Heavy assets	<u><u>7,330</u></u>	<u><u>7,076</u></u>	3.6%
Light assets	<u><u>5,872</u></u>	<u><u>5,564</u></u>	5.5%
Total	<u><u>6,878</u></u>	<u><u>6,469</u></u>	6.3%

For the twelve months ended 31 December 2019, the Group achieved total property contracted sales of RMB101,150 million, representing a year-on-year increase of 39.8%, with a total contracted sales GFA of 14,345,534 sq.m., representing a year-on-year increase of 30.1%. The average selling price per sq.m. for the twelve months ended 31 December 2019 amounted to RMB7,051, representing a year-on-year increase of 7.4%.

	<b>Twelve months ended</b>		
	<b>31 December</b>		<b>Year-on-</b>
	<b>2019</b>	<b>2018</b>	<b>year change</b>
<b>Contracted sales (RMB million)</b>			
Heavy assets	71,801	53,675	33.8%
Light assets	<u>29,349</u>	<u>18,690</u>	57.0%
Total	<u><u>101,150</u></u>	<u><u>72,365</u></u>	39.8%
<b>Contracted sales GFA (sq.m.)</b>			
Heavy assets	9,192,713	7,433,328	23.7%
Light assets	<u>5,152,821</u>	<u>3,590,871</u>	43.5%
Total	<u><u>14,345,534</u></u>	<u><u>11,024,199</u></u>	30.1%
<b>Average selling price per sq.m. (RMB)</b>			
Heavy assets	<u><u>7,811</u></u>	<u><u>7,221</u></u>	8.2%
Light assets	<u><u>5,696</u></u>	<u><u>5,205</u></u>	9.4%
Total	<u><u>7,051</u></u>	<u><u>6,564</u></u>	7.4%

## **DISCLAIMER**

In view of the presence of various uncertainties during the property sales process, the property sales data disclosed above are based on preliminary internal management records of the Group and are unaudited. The above data may differ from the data to be disclosed in the regular reports of the Company. Such data are provided for investors' reference only, and do not constitute, nor should they be construed as, an offer or solicitation to sell or buy any securities or financial products of the Company. They should not be used as a basis for research reports, and are not intended to, nor should they constitute any investment advice.

Shareholders of the Company and potential investors are advised to exercise caution when dealing in the shares of the Company, and should not place undue reliance on the data disclosed herein. When in doubt, investors are advised to seek professional advice from professional or financial advisers.

By Order of the Board  
**Central China Real Estate Limited**  
**Wu Po Sum**  
*Chairman*

Hong Kong, 7 January 2020

*As at the date of this announcement, the Board comprises nine Directors, of which Mr. Wu Po Sum, Mr. Liu Weixing, Mr. Wang Jun and Mr. Yuan Xujun are executive Directors, Mr. Lim Ming Yan and Ms. Wu Wallis (alias Li Hua) are non-executive Directors, Mr. Cheung Shek Lun, Mr. Xin Luo Lin and Dr. Sun Yuyang are independent non-executive Directors.*

\* *For identification purposes only*