



### UP TO 30 NOVEMBER, CONTRACT SALES REACHED RMB14 BILLION, DOUBLED THE AMOUNT OF 2006 AND 40% HIGHER THAN ANNUAL TARGET

Thanks to the strong demand in the local property market, the Company's November contract sales amounted to RMB 2,033 million, a 180% increase over corresponding period last year. Strong performance in November led to accumulated contract sales of RMB 14 billion, doubling the total amount of last year (2006: RMB 7,100 million).

### NANJING ROSE GARDEN PHASE I ACHIEVED 100% SALE RATE ON THE FIRST DAY LAUNCH

During the month, Greentown has launched 2 new projects in Hangzhou and Nanjing. Both are well received in the market. Nanjing Rose Garden phase I achieved 100% sale rate on the first day launch. Phase I was initially launched in mid November with 15 villas of a total GFA of 9,452 sqm. Average selling price is RMB10,670/sqm. Jiuxi Rose Garden Holiday Village in Hangzhou achieved 63% sale rate by the end of November with an average price of RMB 49,361/sqm.

### GRAND OPENING OF THE HANGZHOU ROSE GARDEN RESORT - THE COMPANY'S FIRST HOTEL IN HANGZHOU

Located in the Company's villa project - Jiuxi Rose Garden Holiday Village in Hangzhou, Hangzhou Rose Garden Resort is a complex which consists of hotel, health check centre and resort villa, with a total GFA of approximately 26,000 sqm. The main building, Hangzhou Rose Garden Resort Hotel was open in November 2007, with a total GFA of 17,514 sqm, comprising 51 guest rooms. Hotel facilities feature Chinese and European restaurants, bars, SPA centre with indoor and outdoor swimming pools, gymnasium (incl. table-tennis room, squash room), chess room, conference rooms, multi-function rooms, business centre, boutique, beauty salon, etc. The hotel is designed by Greentown Construction Design Company, interior design by HBA and landscape designed by Bensley Design Studio. It is the first high-end holiday resort hotel featuring catering, accommodation, entertainment, health check centre and SPA. The Hotel project are managed by Hangzhou Greentown Hotel Management Company.

### GREENTOWN JOINTLY DEVELOP THE 11TH NATIONAL GAMES PROJECT WITH HAIER GROUP IN JINAN CITY

In early November, the Company announced that it signed a strategic partnership agreement with Haier Group to jointly develop the National Games project in Jinan City, Shandong Province.

Total site area amounted to 873,900 sqm, with a total GFA of approximately 1.37 million sqm. Total consideration for the land amounted to RMB2.393 billion. The site is planned to be developed into a complex including five-star hotel, village for the athletes, commercial and office blocks as well as high end residential community. The project will become the core development in the east of Jinan City as it expands to the east. Construction is scheduled to commence before the end of this year and the first delivery is expected by the third quarter of 2009.

### MARKET FACTS

HKEx: 3900

Share Price: HK\$12.38 \*

Range Since Debut:  
Low  
HK\$ 8.37 (2 Aug 2006)  
High  
HK\$ 19.72 (24 July 2007)

Shares Outstanding: 1,537M

Market Cap: HK\$ 19,028M\*

\* As at 14 Dec 2007

### IR Contact

Tiffany Cheung  
Head, Investor Relations  
Tel: +852 2523 3138  
Fax: +852 2523 6608  
[tiffany@chinagreentown.com](mailto:tiffany@chinagreentown.com)

Frost Huang  
Deputy Manager, Investor Relations  
Tel: +86 571 8790 1697  
Fax: +86 571 8790 1717  
[huangweien@chinagreentown.com](mailto:huangweien@chinagreentown.com)

Audrey Wei  
Principal, Investor Relations  
Tel: +86 571 8790 2207  
Fax: +86 571 8790 1717  
[weiwei@chinagreentown.com](mailto:weiwei@chinagreentown.com)

Michelle Lau  
Officer, Investor Relations  
Tel: +852 2523 3137  
Fax: +852 2523 6608  
[michelle@chinagreentown.com](mailto:michelle@chinagreentown.com)