

## INTRODUCTION

In May, **Greentown China Holdings Limited** (stock code: 3900.hk) ("Greentown", together with its subsidiaries the "Group") continued to increase its land bank in Zhejiang Province, the wealthiest province in China with the highest disposal income per capital, for future development.

## LAND BANK REPLENISHMENT – 417,752 sq.m GFA added

### Land in Zhoushan, Island Resort City

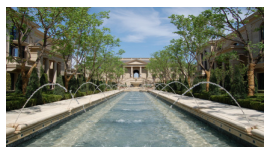
On May 16, Greentown have added approximately 120,952 sq.m GFA to its land bank for composite residential-commercial use in Dinghai District of Zhoushan, a well-known resort island in Zhejiang Province. Total consideration amounted to approximately RMB 460 million. This land is adjacent to comprehensive facilities such as supermarket, park, city hospital and school. The Group expects the construction to be completed in 2011 and plans to offer 14 high-rise residential buildings and 3,500 sq.m retail space for use at that time.

### Land in Qianjiang New City, CBD of Hangzhou

On May 30, Greentown have acquired a plot of plan approximately 296,800 sq.m GFA in Qianjiang CBD, the new city centre of Hangzhou where the Hangzhou Municipal Government will be relocated. Total consideration amounted to approximately RMB 3.49 billion. The Group plans to develop high rise residential apartments measuring 200,000 sq.m and a high-end hotel with GFA of 50,000 sq.m. Construction is expected to commence before June 2008.

## PROJECTS UPDATE

11 projects with various main sizes were launched in May and achieved satisfactory pre-sale rate.



*Beijing Yuyuan 1*



*Shanghai Rose Garden*



*Beijing Yuyuan 2*

Project	Unit	Main Sized (sq.m)	Sales Price (RMB/sq.m)	Pre-sale Rate
Hefei Guihua Garden Phase 4	178	88 -110	4200	47%
Tulip Bank Phase 1	90	106 - 160	5700	66%
Jade City Phase 2	80	130	7100	63%
Zhoushan Guihua City Phase 2	134	140	5700	53%
Beijing Baihe Apartment Phase 5	96	130	4600	68%
Changsha Guihua City Phase 2	48	140	4500	79%
Shanghai Greentown Phase 3	82	170 - 190	21000	56%
Ningbo Green Garden	131	160 - 190	12500	73%
Beijing Yuyuan Phase 1	67	330 - 440	33500	40%
Shanghai Rose Garden Phase 1	26	750 - 1600	25 million/unit	62%
Changsha Qingzhu Garden North Phase 1	16	600 - 650	7 million/unit	64%

## MARKET FACTS

HKEx: 3900

Share Price: HK\$ 16.24\*

Range Since Debut:

Low  
 HK\$ 8.37 (2 Aug 2006)  
 High  
 HK\$ 17.00 (3 May 2007)

Shares Outstanding:  
 1,522M

Market Cap: HK\$ 24,717M\*

\* As at 15 June 2007

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