



CHINA AOYUAN PROPERTY GROUP LIMITED

中國奧園地產集團股份有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 3883)

APPOINTMENT OF ALTERNATE DIRECTOR

The board of directors (the “Board”) of China Aoyuan Property Group Limited (the “Company”) announces that Mr. Paul Steven Wolansky (“Mr. Wolansky”), an existing non-executive director, has appointed Mr. Leung Ping Chung, Hermann (“Mr. Leung”), another existing non-executive director, as his alternate director with effect from 20 March 2008.

Mr. Leung, aged 51, is an existing non-executive Director of the Company nominated by Cathay Sino Property Ltd. He is also member of the Nomination Committee and the Remuneration Committee of the Company. He graduated from the Chinese University of Hong Kong (香港中文大學) with a bachelor’s degree in social sciences in 1979. He graduated from the Chinese University of Hong Kong with a master’s degree in 1982. He is an executive director of New China Capital Management (HK) Ltd. He is a non-executive director of Wuxi Little Swan Company Limited (無錫小天鵝股份有限公司), a PRC listed company, which shares are listed on the Shenzhen Stock Exchange. He was an alternate non-executive director of Warderly International Holdings Limited (匯多利國際控股有限公司), a Hong Kong listed company, until May 2007. Mr. Leung is also currently a non-executive director of Centron Telecom International Holdings Limited (星辰通信國際控股有限公司) and Vinda International Holdings Limited (維達國際控股有限公司), companies whose shares are listed on the Main Board of The Stock Exchange of Hong Kong Limited. Save as disclosed above, Mr. Leung did not hold any other directorships in listed public companies during the past three years.

Pursuant to the Company’s Articles of Association (“Articles”), the appointment of Mr. Leung as an alternate director to Mr. Wolansky shall remain effective until Mr. Wolansky ceases to be a director of the Company or Mr. Leung’s appointment has been revoked by Mr. Wolansky, whichever is earlier. Pursuant to the Articles, Mr. Leung shall not be entitled to receive any remuneration from the Company in respect of his appointment as an alternate director.

The interests of Mr. Leung in the issued share capital of the Company (within the meaning of Part XV of the Securities and Futures Ordinance), as at the date of this announcement are set out below:

	No. of Share	No. of Share options held	Total	% of the issued share capital
Mr. Leung	293,175,000 <i>(Note)</i>	4,581,000	297,756,000	13.22%

Note: Shares are held by Cathay Sino Property Ltd. which is wholly-owned by Cathay Capital Holdings L.P.. Mr. Leung is a limited partner of Cathay Capital Holdings L.P.

Mr. Leung is the director of one subsidiary of the Company. Save as disclosed above, he is not related to the directors, senior management, substantial or controlling shareholders of the Company, nor does he hold any other positions with the Company or any of its subsidiaries.

The Board is not aware of any other matters or information that need to be brought to the attention of the shareholders of the Company or to be disclosed pursuant to Rule 13.51(2)(h) to 13.51(2)(v) in relation to the aforesaid appointment of alternate director.

By order of the Board
China Aoyuan Property Group Limited
Guo Zi Wen
Chairman

Hong Kong, 2 April 2008

As at the date hereof, the directors comprising of (1) the Executive Directors namely Mr. Guo Zi Wen, Mr. Guo Zi Ning and Mr. Zheng Jian Jun; (2) the Non-executive Directors namely Mr. Paul Steven Wolansky and Mr. Leung Ping Chung, Hermann (Mr. Leung Ping Chung, Hermann is also the alternate director of Mr. Paul Steven Wolansky); (3) the Independent Non-executive Directors namely Mr. Song Xian Zhong, Mr. Ma Kwai Yuen, Mr. Tsui King Fai.