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中國奧園地產集團股份有限公司
China Aoyuan Property Group Limited
(Incorporated in the Cayman Islands with limited liability)
(Stock Code: 3883)

VOLUNTARY ANNOUNCEMENT

**UNAUDITED CONTRACTED SALES PERFORMANCE
FOR FEBRUARY 2014**

This announcement is voluntarily made pursuant to the Rules Governing the Listing of Securities on the Stock Exchange of Hong Kong Limited (the “**Listing Rules**”).

The board of directors (the “**Directors**”) of China Aoyuan Property Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) is pleased to announce that, for the first two months ended 28 February 2014, the Group achieved unaudited contracted sales of approximately RMB1,382.9 million, representing an increase of approximately 146% over the same period when compared to 2013; sales of commercial properties contributed to approximately 69%.

The above-mentioned unaudited figures are based on the summary of internal information of the Company, which may differ from figures to be disclosed in the audited or unaudited consolidated financial statements to be published by the Company on an annual or interim basis due to various uncertainties during the process of collection and collating of such sales information. As such, the above figures are provided for reference only.

Shareholders of the Company and potential investors are advised to exercise due care when dealing in the shares of the Company. When in doubt, investors are advised to seek professional advice from professional or financial advisers.

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

Hong Kong, 3 March 2014

As at the date of this announcement, the executive directors of the Company are Mr. Guo Zi Wen, Mr. Guo Zi Ning, Mr. Yang Zhong, and Ms. Xin Zhu; the non-executive director of the Company is Mr. Paul Steven Wolansky; and the independent non-executive directors of the Company are Mr. Tsui King Fai, Mr. Cheung Kwok Keung and Mr. Hu Jiang.