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*(A Hong Kong collective investment scheme authorised under section 104 of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong))*  
**(Stock code: 00405)**

Managed by



## **ANNOUNCEMENT IN RELATION TO DECLARATION OF SPECIAL DISTRIBUTION**

Reference is made to: (a) the joint announcements of Yuexiu Real Estate Investment Trust (the “**REIT**”) and Yuexiu Property Company Limited (“**Yuexiu Property**”) dated 28 May 2012 and 29 June 2012; (b) the circular of the REIT (the “**Circular**”) dated 30 June 2012; (c) the announcement of the REIT dated 27 September 2012 (the “**Launch Announcement**”); and (d) the announcement of the REIT dated 8 October 2012 (the “**Completion Announcement**”). Unless the context requires otherwise, terms used in this announcement shall have the same meaning as those defined in the Circular.

As stated in the Circular, the REIT Manager intended to declare a Special Distribution of RMB43 million, or RMB0.0635 per Unit, to the Qualifying Unitholders (i.e., Unitholders whose names appear on the register of unitholders of the REIT and any person holding Units through CCASS at 5:00p.m. on 26 July 2012, being the Distribution Record Date), conditional upon Completion. As Completion occurred on 8 October 2012, the REIT Manager is now pleased to declare a Special Distribution of approximately HK\$52.8 million, or HK\$0.0780 per Unit, to be paid on 6 November 2012 (being the date that falls 20 Business Days after Completion, as contemplated in the Circular).

The amount of the Special Distribution has been calculated by converting the RMB amount stated above at the mid-point exchange rate for RMB to HK\$ as announced by the People's Bank of China on its website at 9:25a.m. on 22 October 2012, being the latest practicable date for making such conversion to allow payment of the Special Distribution on 6 November 2012.

Pursuant to Shareholders' approval obtained at the Yuexiu Property EGM, the members of the Yuexiu Group who are Unitholders and Yue Xiu will waive their rights to receive its pro-rata portion of the Special Distribution.

By order of the board of directors of  
**Yuexiu REIT Asset Management Limited**  
(as manager of Yuexiu Real Estate Investment Trust)  
**YU Tat Fung**  
*Company Secretary*

Hong Kong, 22 October 2012

*As at the date of this announcement, the REIT Manager Board comprises:*

*Executive Directors: Messrs. LIANG Ningguang (Chairman) and LIU Yongjie*

*Non-executive Director: Mr. LI Feng*

*Independent Non-executive Directors: Messrs. CHAN Chi On Derek, LEE Kwan Hung Eddie and CHAN Chi Fai Brian*