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越 秀 投 資 有 限 公 司

GUANGZHOU INVESTMENT COMPANY LIMITED

(Incorporated in Hong Kong with limited liability)

(Stock code: 123)

**VOLUNTARY ANNOUNCEMENT
ENTRY INTO KEY AGREEMENTS REGARDING GUANGZHOU IFC**

SUMMARY

On 4 August 2009, the Company, through its subsidiary, entered into the Hotel Management Agreement and the Ancillary Agreements with members of the Four Seasons Group pursuant to which certain portion of the Guangzhou IFC will be developed and operated as a world class luxury hotel in the name of Four Seasons Hotel Guangzhou (廣州四季酒店).

Moreover, on 4 August 2009, the Company, through its subsidiary, also entered into the Property Management Joint Venture Agreement with Jones Lang LaSalle pursuant to which the Property Management JV Company will be established to, among other things, provide comprehensive property management services to Guangzhou IFC as a premium landmark commercial centre.

Furthermore, on 4 August 2009, the Company, through its subsidiary, also entered into the Leasing Agent Agreement with CB Richard Ellis pursuant to which CB Richard Ellis has been engaged to, among other things, promote Guangzhou IFC and source tenants from leading international corporations, including world top 500 enterprises, for the office premises of Guangzhou IFC.

INTRODUCTION

This is a voluntary announcement made by the Company.

Further to the successful topping out of the 432-meter Guangzhou IFC in December 2008, the Board is pleased to announce that on 4 August 2009, the Company, through its subsidiaries, has entered into the Key Agreements with members of the Four Seasons Group, Jones Lang LaSalle and CB Richard Ellis, being a world class luxury hotel group, professional property manager and international leasing agent, respectively, to enhance the development and operation of Guangzhou IFC as a premium landmark commercial centre.

Brief summary of the Key Agreements is as follows:

HOTEL MANAGEMENT AGREEMENT AND ANCILLARY AGREEMENTS

Agreement: Hotel Management Agreement

Date: 4 August 2009

Parties: (1) Guangzhou IFC Project Company
(2) FS Guangzhou B.V.

Guangzhou IFC Project Company is a subsidiary of the Company.

FS Guangzhou B.V. is a member of the Four Seasons Group.

In addition, Guangzhou IFC Project Company and/or other subsidiary(ies) of the Company on one hand and member(s) of the Four Seasons Group on the other have entered or will shortly enter into the Ancillary Agreements as contemplated under the Hotel Management Agreement.

To the best of the Directors' knowledge, information and belief having made all reasonable enquiry, members of the Four Seasons Group and their respective ultimate beneficial owner(s) are not connected persons of the Company and are third parties not connected with any Director, chief executive or substantial shareholder of the Company or any of its subsidiaries or their respective associates according to the Listing Rules.

Term: Terminating on the last day of the 15th full fiscal year after the date of actual opening of the Four Seasons Hotel Guangzhou for guest occupancy and, subject to the terms of the Hotel Management Agreement, renewable for further term(s).

Management: Pursuant to the Hotel Management Agreement and the Ancillary Agreements, Guangzhou IFC Project Company intends to engage Four Seasons Group in providing hotel management and advisory services to the Four Seasons Hotel Guangzhou. Four Seasons Group shall manage and operate the Four Seasons Hotel Guangzhou at all times as a hotel under the "Four Seasons" brand in accordance with the provisions of the Hotel Management Agreement and the Ancillary Agreements.

PROPERTY MANAGEMENT JOINT VENTURE AGREEMENT

Agreement: Property Management Joint Venture Agreement

Date: 4 August 2009

Parties: (1) Guangzhou Construction Company
(2) Jones Lang LaSalle

Guangzhou Construction Company is a subsidiary of the Company.

To the best of the Directors' knowledge, information and belief having made all reasonable enquiry, Jones Lang LaSalle and its ultimate beneficial owner(s) are not connected persons of the Company and are third parties not connected with any Director, chief executive or substantial shareholder of the Company or any of its subsidiaries or their respective associates according to the Listing Rules.

Term: 10 years from the establishment of the Property Management JV Company.

Capital: The total registered capital of the Property Management JV Company will be RMB5 millions (approximately HK\$5.673 millions), RMB3 millions (approximately HK\$3.404 millions) (60%) of which will be contributed by Guangzhou Construction Company and RMB 2 millions (approximately HK\$2.269 millions) (40%) of which will be contributed by Jones Lang LaSalle, in each case in cash.

Scope: The Property Management JV Company will apply top tier property management standards to provide comprehensive property management services to Guangzhou IFC as a premium landmark commercial centre and, potentially, serve other properties owned by the Company.

LEASING AGENT AGREEMENT

Agreement: Leasing Agent Agreement

Date: 4 August 2009

Parties: (1) Guangzhou IFC Project Company
(2) CB Richard Ellis

To the best of the Directors' knowledge, information and belief having made all reasonable enquiry, CB Richard Ellis and its ultimate beneficial owner(s) are not connected persons of the Company and are third parties not connected with any Director, chief executive or substantial shareholder of the Company or any of its subsidiaries or their respective associates according to the Listing Rules.

Term: 1 October 2009 to 30 September 2010.

Services: CB Richard Ellis has been engaged by Guangzhou IFC Project Company to promote Guangzhou IFC and source tenants from leading international corporations, including world top 500 enterprises, for the office premises of Guangzhou IFC. In addition, CB Richard Ellis is also engaged to provide a wide range of leasing support services, such as reporting on market conditions, devising promotional strategies and attending to property hand-over procedures etc.

REASONS FOR THE ENTRY INTO THE KEY AGREEMENTS

The topping out of the 432-meter Guangzhou IFC in December 2008 was a significant milestone in the construction of the Company's flagship commercial project. As disclosed in the 2008 annual report of the Company, Guangzhou IFC is expected to be completed in 2010. Guangzhou IFC, once completed, is expected to be one of the landmark commercial centre in the region. By entering into the various Key Agreements with members of the Four Seasons Group, Jones Lang LaSalle and CB Richard Ellis, respectively, the Company believes that it can draw on the expertise and experience of professional property managers to provide premium commercial premises which, with the assistance of international leasing agent, will in turn help to attract top quality tenants from around the world. Moreover, the opening of Four Seasons Hotel Guangzhou will also satisfy the increasing demand for high-end hotel rooms from travellers around the world.

The respective terms of the Key Agreements were determined at arm's length negotiations between the respective parties to the Key Agreements. The Board considers that the respective terms of the Key Agreements and the transactions contemplated thereunder are on normal commercial terms and such terms are fair and reasonable and in the interests of the Company and its Shareholders as a whole.

LISTING RULE IMPLICATIONS

Each of the Key Agreements and the transactions contemplated thereunder does not constitute a notifiable transaction for the Company pursuant to the Listing Rules. Hence, the Board is making this announcement as a voluntary announcement to keep the Shareholders and the investing public informed of the development of Guangzhou IFC.

DEFINITIONS

In this announcement, unless otherwise defined, terms used herein shall have the following meanings:

“Ancillary Agreements”	certain ancillary agreements contemplated under, and entered into or will be entered into on or about the same time as, the Hotel Management Agreement, such as advisory agreement, license agreement, pre-opening purchasing services agreement, pre-opening services agreement, hotel services agreement, bank account agreement and financial statements agreement etc, between subsidiary(ies) of the Company and member(s) of the Four Seasons Group
“associate(s)”	has the meaning ascribed to such term under the Listing Rules
“Board”	the board of Directors
“CB Richard Ellis”	CB Richard Ellis (Beijing) Company Limited (Guangzhou Branch)* (北京世邦魏理仕物業管理服務有限公司廣州分公司)
“Company”	Guangzhou Investment Company Limited, a company incorporated in Hong Kong with limited liabilities, the shares of which are listed on the main board of The Stock Exchange of Hong Kong Limited
“connected person(s)”	has the meaning ascribed to such term under the Listing Rules
“Director(s)”	director(s), including independent non-executive director(s), of the Company

“Four Seasons Group”	the group of companies comprising Four Seasons Hotels Limited and “member(s) of the Four Seasons Group” shall be construed accordingly
“Guangzhou Construction Company”	Guangzhou City Construction & Development Co. Ltd. (廣州市城市建設開發有限公司) , a subsidiary of the Company
“Guangzhou IFC”	the property located in 5 Zhu Jiang Xi Road, Pearl River New City, Tianhe District, Guangzhou, the People’s Republic of China and known as Guangzhou International Finance Center, wholly-owned by Guangzhou IFC Project Company
“Guangzhou IFC Project Company”	Guangzhou YueXiu City Construction International Finance Center Company Limited* (廣州越秀城建國際金融中心有限公司), a subsidiary of the Company
“HK\$”	Hong Kong dollars, the lawful currency of Hong Kong
“Hong Kong”	the Hong Kong Special Administrative Region of the People’s Republic of China
“Hotel Management Agreement”	the hotel management agreement dated 4 August 2009 entered into between Guangzhou IFC Project Company and FS Guangzhou B.V.
“Jones Lang LaSalle”	Jones Lang LaSalle (Beijing) Property Management Company Limited* (北京仲量聯行物業管理服務有限公司)
“Key Agreements”	the Hotel Management Agreement (and the Ancillary Agreements), the Leasing Agent Agreement and the Property Management Joint Venture Agreement
“Leasing Agent Agreement”	the leasing agent agreement dated 4 August 2009 entered into between Guangzhou IFC Project Company and CB Richard Ellis
“Listing Rules”	the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited
“Property Management Joint Venture Agreement”	the property management joint venture agreement dated 4 August 2009 entered into between Guangzhou Construction Company and Jones Lang LaSalle

“Property Management JV Company” the joint venture company to be established pursuant to the Property Management Joint Venture Agreement

“RMB” Renminbi, the lawful currency of the People’s Republic of China

“Shareholder(s)” shareholder(s) of the Company

In this announcement, unless otherwise specified, amounts in RMB are converted to HK\$ at a conversion rate of HK\$1.00 = RMB0.8814 for illustration only. No representation is made that any amounts in RMB or HK\$ could have been or could be converted at such rate or any other rates.

By Order of the Board
Guangzhou Investment Company Limited
LU Zhifeng
Chairman

Hong Kong, 4 August 2009

As at the date of this announcement, the Board comprises:

Executive Directors: LU Zhifeng (Chairman), ZHANG Zhaoxing, LIANG Yi, TANG Shouchun, WANG Hongtao, ZHOU Jin, LI Xinmin and HE Zili

Independent Non-executive Directors: YU Lup Fat Joseph, LEE Ka Lun and LAU Hon Chuen Ambrose

** For identification purpose only.*