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**ANNOUNCEMENT**  
**UNAUDITED CONTRACTED SALES AND PRELIMINARY SALES**  
**STATISTICS FROM JANUARY TO OCTOBER 2011**

The board of directors (the “Board”) of Yuexiu Property Company Limited (the “Company”) is pleased to announce the unaudited contracted sales and preliminary sales statistics from January to October 2011, as follows:

**CONTRACTED SALES FROM JANUARY TO OCTOBER 2011 (UNAUDITED)**

In October 2011, the Company’s contracted sales GFA was 75,900 sq. m. and contracted sales value was approximately RMB1.817 billion, representing an increase of 13.1% and 109.3% year on year respectively, and a decrease of 11.1% and an increase of 45.6% month on month respectively. October saw a generally satisfactory sales performance, achieving a new high of monthly results in the last three years with the launch of four projects in September in Guangzhou city, being “Fortune Century Square”, a commercial project located in Zhujiang New Town that was not subject to purchase restrictions, ‘Starry Wenhua” and “Starry Golden Sands”, both premium residential projects, and the commercial podium portion of “Jiang Nan New Mansion” located in Haizhu District.

Particulars of the contracted sales in October are summarized below:

<b>Project Name</b>	<b>Contracted GFA (sq.m.)</b>	<b>Contracted Value (RMB million)</b>	<b>ASP (RMB/sq.m.)</b>	<b>Location</b>
Springland Garden	100	2	23,200	Haizhu, Guangzhou
Jiang Nan New Mansion	24,000	996	41,700	Haizhu, Guangzhou
Ling Nan Riverside	2,600	61	23,200	Liwan, Guangzhou

<b>Project Name</b>	<b>Contracted GFA (sq.m.)</b>	<b>Contracted Value (RMB million)</b>	<b>ASP (RMB/sq.m.)</b>	<b>Location</b>
Huadu Glade Greenland	1,700	13	7,600	Huadu, Guangzhou
Cong Hua Glade Village	300	2	8,000	Conghua, Guangzhou
Southern Le Sand	6,700	64	9,600	Nansha, Guangzhou
Fortune Century Square	6,400	181	28,200	Tianhe, Guangzhou
Starry Wenhua	11,900	255	21,400	Panyu, Guangzhou
Starry Golden Sands	12,200	167	13,600	Baiyun, Guangzhou
Jiangmen Starry Mountain	4,800	36	7,500	Beixin, Jiangmen
Yantai Starry Phoenix	3,700	25	6,900	Zhifu, Yantai
Shenyang Yuexiu Hill Lake (瀋陽越秀明湖郡)	1,100	11	9,800	Xinqu, Shenyang
Other Projects	500	4	8,000	Guangzhou
<b>Total</b>	<b>75,900</b>	<b>1,817</b>	<b>23,900</b>	

From January to October 2011, the Company's aggregated contracted sales GFA was 396,500 sq. m. and contracted sales value was RMB6.536 billion, representing a decrease of 18.3% and 14.9% year on year respectively, and accounting for 73.4% and 72.6% of the contracted sales target for 2011 of no less than 540,000 sq. m. and RMB9 billion respectively. The performance was within our expectation.

Particulars of the contracted sales from January to October are summarized below:

<b>Project Name</b>	<b>Contracted GFA (sq.m.)</b>	<b>Contracted Value (RMB million)</b>	<b>ASP (RMB/sq.m.)</b>	<b>Location</b>
Starry Winking	3,000	118	39,800	Tianhe, Guangzhou
Springland Garden	28,900	592	20,500	Haizhu, Guangzhou
Jiang Nan New Mansion	26,000	1,046	40,200	Haizhu, Guangzhou
Ling Nan Riverside	35,800	751	21,000	Liwan, Guangzhou

<b>Project Name</b>	<b>Contracted GFA (sq.m.)</b>	<b>Contracted Value (RMB million)</b>	<b>ASP (RMB/sq.m.)</b>	<b>Location</b>
Paradiso Homeland	9,400	233	24,600	Haizhu, Guangzhou
Huadu Glade Greenland	10,600	81	7,700	Huadu, Guangzhou
Cong Hua Glade Village	25,700	225	8,800	Conghua, Guangzhou
Southern Le Sand	101,100	896	8,900	Nansha, Guangzhou
Fortune Century Square	19,700	567	28,800	Tianhe, Guangzhou
Starry Wenhua	11,900	255	21,400	Panyu, Guangzhou
Starry Golden Sands	12,200	167	13,600	Baiyun, Guangzhou
Jiangmen Starry Mountain	19,200	142	7,400	Beixin, Jiangmen
Yantai Starry Phoenix	16,700	114	6,800	Zhifu, Yantai
Shenyang Yuexiu Hill Lake (瀋陽越秀明湖郡)	1,100	11	9,800	Xinqu, Shenyang
Other Projects	21,500	584	27,200	Guangzhou
Sub-total	342,800	5,782	16,900	
Investment Properties	53,700	754	14,000	Guangzhou
Total	396,500	6,536	16,500	

**CONTRACTED SALES AND PRELIMINARY SALES FROM JANUARY TO OCTOBER 2011 (UNAUDITED)**

From January to October 2011, the aggregated contracted sales and preliminary sales GFA (formal sales contracts expected to be signed shortly following preliminary sales) was 485,300 sq. m. in total, and the aggregated value was approximately RMB8.059 billion, accounting for 89.9% and 89.5% of the full year's target of not less than 540,000 sq. m. and RMB9 billion respectively.

The above-mentioned sales data are unaudited and are based on the summary of internal information of the Group, which may differ from figures to be disclosed in regular reports due to various uncertainties during the process of sales. As such, the above data are provided for investors' reference only. Shareholders and potential investors of the Company shall exercise caution when dealing in the shares of the Company and not to place undue reliance on such information.

By Order of the Board  
**Yuexiu Property Company Limited**  
**Yu Tat Fung**  
*Company Secretary*

Hong Kong, 7 November 2011

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

<i>Executive Directors:</i>	LU Zhifeng (Chairman), ZHANG Zhaoxing, LIANG Yi, TANG Shouchun, CHEN Zhihong and LAM Yau Fung Curt
<i>Independent Non-executive Directors:</i>	YU Lup Fat Joseph, LEE Ka Lun and LAU Hon Chuen Ambrose