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遠洋集團

UNAUDITED OPERATING STATISTICS

The Board of Directors (the “**Board**”) of Sino-Ocean Group Holding Limited (the “**Company**”) is pleased to announce certain unaudited operating statistics of the Company and its subsidiaries (the “**Group**”) for the month of November 2016 as follows:

Contracted Sales

The contracted sales of the Company, together with its subsidiaries, joint ventures and associates for November of 2016 amounted to approximately RMB7.97 billion, representing year-on-year increase of 31%; contracted sales GFA amounted to approximately 372,000 sq.m., representing year-on-year decrease of 25%; contracted average selling price was approximately RMB21,400/sq.m., representing year-on-year increase of 75%.

The accumulated contracted sales from January to November 2016 amounted to approximately RMB46.26 billion; accumulated contracted sales GFA amounted to approximately 2,689,000 sq.m.; contracted average selling price was approximately RMB17,200/sq.m..

Land Parcels Acquired

The Group acquired 2 land parcels in November 2016:

Project	Planned GFA <i>(approximately sq.m.)</i>	Use	Total consideration attributable to the Group <i>(RMB million)</i> <i>(Note)</i>	Channel	Attributable interest
Yizhuang Motor Tower Project, Beijing	67,000	Apartments and Commercial	878	Acquisition	90%
Haihe Jiaoyuyuan Plot 13, Tianjin	226,900	Residential and Commercial	268	Acquisition	34%

Note: Total consideration attributable to the Group included deed tax.

Sino-Ocean Group Holding Limited

(Incorporated in Hong Kong with limited liability under the Hong Kong Companies Ordinance)

Stock Code : 03377

The above-mentioned operating data is unaudited and is based on preliminary internal information of the Group, 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 half-yearly basis due to various uncertainties during the process of collating such operating information. As such, the above data is provided for reference only. **Shareholders and investors are advised to exercise caution and not to place undue reliance on such information when dealing in the securities of the Company.** When in doubt, shareholders and investors are advised to seek professional advice from professional or financial advisers.

By order of the Board
Sino-Ocean Group Holding Limited
CHUNG Kai Cheong
Company Secretary

Hong Kong, 2 December 2016

As at the date of this announcement, the directors of the Company comprise:

Executive directors:

Mr. LI Ming
Mr. LI Hu
Mr. WANG Yeyi
Mr. SUM Pui Ying
Mr. WEN Haicheng
Mr. LI Hongbo

Non-executive directors:

Mr. ZHAO Lijun
Mr. YAO Dafeng
Mr. FANG Jun
Ms. SHANGGUAN Qing

Independent non-executive directors:

Mr. TSANG Hing Lun
Mr. HAN Xiaojing
Mr. WANG Zhifeng
Mr. SUEN Man Tak
Mr. JIN Qingjun

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