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SHIMAO PROPERTY HOLDINGS LIMITED

世茂房地產控股有限公司

(Incorporated in the Cayman Islands with limited liability)

(Stock code: 813)

COMPLETION OF REDEMPTION OF SENIOR NOTES DUE 2021

Reference is made to the announcement of Shimao Property Holdings Limited (the “**Company**”) dated 22 December 2017 (the “**Announcement**”) in relation to the Company informing the Trustee and holders of the 2021 Notes of its intention to redeem an aggregate principal amount of US\$600,000,000 of all outstanding 2021 Notes on 22 January 2018. Unless otherwise defined, capitalized terms used herein shall have the same meanings as defined in the Announcement.

The Company has redeemed an aggregate principal amount of US\$600,000,000 of all outstanding 2021 Notes on the Redemption Date (the “**Redemption**”) at the Redemption Price equal to 104.063% of the principal amount thereof, being US\$624,378,000, plus accrued and unpaid interest of US\$24,375,000 to the Redemption Date. The total Redemption Price paid by the Company on the Redemption Date is US\$648,753,000.

The Company considers that there will be no material impact on its financial position as a result of the Redemption. Upon completion of the Redemption, the 2021 Notes will be cancelled and delisted from the official list of Singapore Exchange Securities Trading Limited.

On behalf of the Board
Shimao Property Holdings Limited
Hui Wing Mau
Chairman

Hong Kong, 22 January 2018

As at the date of this announcement, the Board comprises four Executive Directors, namely, Mr. Hui Wing Mau (Chairman), Mr. Hui Sai Tan, Jason (Vice Chairman), Ms. Tang Fei and Mr. Liao Lujiang; one Non-executive Director, namely, Mr. Liu Sai Fei; and three Independent Non-executive Directors, namely, Ms. Kan Lai Kuen, Alice, Mr. Lu Hong Bing and Mr. Lam Ching Kam.