



**YANLORD 2Q 2018 PROFIT ATTRIBUTABLE TO OWNERS OF THE COMPANY  
SURGED 219.6% TO RMB1.478 BILLION**

- Underscored by healthy contribution across the Group's core markets, revenue in 2Q 2018 and 1H 2018 rose 125.9% and 59.0% to RMB9.663 billion and RMB16.851 billion, while profit attributable to owners of the Company in 2Q 2018 and 1H 2018 rose 219.6% and 62.9% to RMB1.478 billion and RMB2.275 billion respectively.
- The Group's pre-sales accumulation continued to be driven by healthy market demand for its projects in the PRC. Accumulated pre-sales pending recognition as at 30 June 2018 was RMB14.199 billion with advances received for pre-sale properties of RMB11.522 billion.
- The Group continues to maintain a healthy financial position with cash and cash equivalents position of RMB11.807 billion as at 30 June 2018. Fully diluted earnings per share in 1H 2018 rose 63.5% to 117.80 Renminbi cents.

	1H 2018	1H 2017	Change (%)
ASP (RMB / sqm)	35,868	33,940	5.7
GFA Delivered (sqm)	447,438	286,329	56.3
Revenue (RMB mil)	16,851.1	10,598.4	59.0
Gross Profit (RMB mil)	7,835.3	4,943.1	58.5
Gross Profit Margin (%)	46.5	46.6	(0.1) ppt
Profit for the period (RMB mil)	3,814.8	2,115.5	80.3
Profit Attributable to Owners of the Company (RMB mil)	2,275.3	1,396.6	62.9
Net Attributable Profit Margin (%)	13.5	13.2	0.3 ppt
Earnings per share (RMB cents) <sup>1</sup>	117.80	72.05	63.5

<sup>1</sup> Based on a fully diluted basis of 1,931,535,376 and 1,938,392,937 shares respectively

**Singapore/Hong Kong – 14 August 2018** – Singapore Exchange (“SGX”) listed **Yanlord Land Group Limited** (“Yanlord” or the “Company”, and together with its subsidiaries, the “Group”), a real estate developer focused on developing high-end integrated commercial and residential property projects in strategically selected high-growth cities in the People’s Republic of China (“PRC”), announced its results for the period of January to June 2018 (“1H 2018”).

## **2Q 2018**

Underscored by healthy market demand for the Group’s quality developments in the PRC, recognised revenue for the period increased 125.9% or RMB5.386 billion to RMB9.663 billion in 2Q 2018 from RMB4.277 billion in 2Q 2017. The growth in revenue was attributable to a significant increase in gross floor area (“GFA”) delivered to customers to 363,572 square metre (“sqm”) in 2Q 2018 from 127,951 sqm in 2Q 2017.

In-line with the greater recognised revenue of the Group, gross profit rose 110.8% or RMB2.014 billion to RMB3.831 billion in 2Q 2018 as compared to RMB1.817 billion in 2Q 2017. Profit attributable to owners of the Company similarly rose approximately 219.6% to RMB1.478 billion in 2Q 2018 from RMB462.5 million in 2Q 2017.

On the back of healthy market demand in the PRC property sector, total investment in residential development rose 13.6% for the first half of 2018 to RMB3.899 trillion based on data released by the PRC National Bureau of Statistics. Supported by this healthy demand, accumulated pre-sales pending recognition as at 30 June 2018 was RMB14.199 billion and will be progressively recognised as revenue in subsequent financial periods. As at 30 June 2018, the Group has received RMB11.522 billion as advances for pre-sale properties.

## **1H 2018**

Recognised revenue in 1H 2018 rose 59.0% to RMB16.851 billion from RMB10.598 billion in 1H 2017. The increase in revenue was attributable to higher average selling price (“ASP”) achieved and GFA delivered to customers in 1H 2018 over the same period in 2017. Delivery of projects namely, Oasis New Island Gardens (Phase 3) (绿洲新岛花园三期) in Nanjing, Yanlord on the Park (仁恒世纪公寓) in Shanghai and Tianjin Jinnan Land (Phase 3) (景新花园三期) accounted for 15.0%, 34.2% and 21.9% of the Group’s gross revenue on sales of properties in 1H 2018 respectively. Gross profit in 1H 2018 rose 58.5% to RMB7.835 billion while gross profit margin remained at approximately 46.5% in 1H 2018 as compared to 46.6% in 1H 2017.

Reflecting the increase in 1H 2018 revenue, profit attributable to owners of the Company

similarly rose 62.9% to RMB2.275 billion in 1H 2018 as compared to RMB1.397 billion in 1H 2017, while earnings per share on a fully diluted basis rose 63.5% to 117.80 Renminbi cents in 1H 2018 as compared to 72.05 Renminbi cents in 1H 2017.

Attributable to the Group's prudent financial policies, Yanlord remains in a healthy financial position with cash and cash equivalents of RMB11.807 billion as at 30 June 2018.

The Group continues to actively pursue opportunities to expand its prime land bank holdings. Subsequent to the end of the period, the Group announced in July that it has acquired a 154,500 sqm prime residential development site within Xihu District in Hangzhou, Zhejiang Province through a public land auction for a consideration of approximately RMB2.94 billion. Ideally situated for the development of a prime residential development, the site benefits from its close proximity to the campuses of renown institutes, provincial-level museums and technology hubs which are the designated campuses for renowned technology, media and telecommunication companies such as Alibaba Cloud. Underscored by the Group's land acquisition strategy in 1H 2018, net debt to total equity gearing ratio stood at 78.3% as at 30 June 2018.

Moving forward, the Group will continue to launch new projects and new batches of its existing projects in 3Q 2018 namely, Nanjing Daji Land Parcels (Phase 1) (南京大吉別墅項目一期) and Yanlord Taoyuan Gardens (桃園世紀華庭) in Nanjing, Yanlord Eastern Gardens (仁恒東邑雅苑) in Shanghai, Riverbay Gardens (江灣雅園) in Suzhou, Tangshan Nanhu Eco-City - Land Parcel A8 (唐山南湖生態城 A8 地塊) in Tangshan and The Mansion In Park (Phase 1) (仁恒公園世紀一期) in Tianjin.

Commenting on the Group's financial performance, Mr. Zhong Sheng Jian, Yanlord Chairman and Chief Executive Officer, said, "The healthy growth in net profit for the Group in 1H 2018 was underlined by sustainable home buyers' interest for our high-quality developments in the PRC. While near term volatilities arising from austerity measures may persist, our quality developments continue to attract the attention of home buyers. Looking ahead we will continue to proactively seek out opportunities to augment our prime land bank holdings and build on our business strategies and advantages in quality residential development to drive the sustainable development of our core business segments."

##End##

*Issued on behalf of Yanlord Land Group Limited*

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**About Yanlord Land Group Limited:**

**(Co. Reg. No. 200601911K)**

Yanlord Land Group Limited (Z25.SI) is a real estate developer based in the PRC focusing on the development of high-end fully-fitted residential, commercial and integrated property projects in strategically selected key and high-growth cities in the PRC. Yanlord Land Group Limited was listed in June 2006 on the Mainboard of the Singapore Stock Exchange.

Since Yanlord's foray into the PRC market in 1993, it has successfully developed a number of large-scale residential property developments in Shanghai and Nanjing with international communities of residents, such as Yanlord Gardens, Yanlord Riverside Gardens and Yanlord Riverside City in Shanghai and Orchid Mansions, Bamboo Gardens and Yanlord International Apartments in Nanjing. The "Yanlord" name has been developed into a premium brand, synonymous with quality, within the property development industry of PRC. Currently, the Group has an established presence in 15 key high-growth cities within the six major economic regions of the PRC, namely, (i) Yangtze River Delta – Shanghai, Nanjing, Suzhou, Hangzhou and Nantong (ii) Western China – Chengdu; (iii) Bohai Rim – Tianjin, Tangshan and Jinan; (iv) Southern China – Shenzhen, Zhuhai and Zhongshan; (v) Hainan – Haikou and Sanya; and (vi) Central China – Wuhan.

Yanlord has proactively extended its commercial property development projects, acquired a considerable number of land parcels for commercial use and has completed construction of retail malls, offices, hotels and serviced residence developments. These projects are expected to generate a stable rental income and increase the asset value for Yanlord.

*For additional information pertaining to Yanlord Land Group Limited's 2Q/1H 2018 financial statements, please refer to the Group's website, [www.yanlordland.com](http://www.yanlordland.com)*