

CHINA YUANBANG PROPERTY HOLDINGS LIMITED

(Incorporated in Bermuda)

(Co.Reg. No.: 39247)

PROFIT WARNING ANNOUNCEMENT FOR THE FINANCIAL PERIOD ENDED 30 SEPTEMBER 2014

The Board of Directors (the “**Board**”) of China Yuanbang Property Holdings Limited (the “**Company**” or together with its subsidiaries, the “**Group**”) wishes to advise the shareholders that the Group is expected to report a loss before tax for the financial period ended 30 September 2014 (“1QFY2015”), compared to a profit for the corresponding financial period ended 30 September 2013.

The expected loss is attributable mainly to the delay in the handover of the residential units under Xilang project, namely Ming Yue Shui An (明月水岸), pending completion of the necessary certification procedures in the People’s Republic of China.

Further details of the Group’s financial performance will be disclosed when the Company announces its unaudited financial results for 1QFY2015 in due course.

By Order of the Board

Stephen Chong Ching Hoi
Chief Financial Officer/Company Secretary

31 October 2014