This announcement is for information purposes only, and does not constitute an invitation or an offer to acquire, purchase, subscribe for or sell any securities. This announcement does not constitute an offer to sell or the solicitation of an offer to buy any securities in the United States or any other jurisdiction in which such offer, solicitation or sale would be unlawful prior to the registration or qualification under the securities law of any such jurisdiction. The Singapore Exchange Securities Trading Limited ("SGX-ST") assumes no responsibility for the contents of this announcement, makes no representation as to the correctness of any of the statements or opinions made or reports contained in this announcement.

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XINYUAN REAL ESTATE

XINYUAN REAL ESTATE CO., LTD.
(incorporated in the Cayman Islands with limited liability)
(the "**Company**")

of its 14.0% Senior Notes due 2024 (the "**2024 Notes**")
(ISIN: XS2290806954) and
14.5% Senior Notes due 2023 (the "**2023 Notes**", and together with the 2024 Notes, the "**Notes**")
(ISIN: XS2176792658)

The Company announces that it has not made payments in interest for the Notes. The total amount of interest due and payable (interests) under the Notes is approximately US$37.2 million. The Company further announces that a principal amount of approximately US$229.6 million became due and payable under the 2023 Notes owing to its holders' exercise of their right to require the Company to repurchase the 2023 Notes in accordance with the indenture dated September 17, 2020. The Company has been negotiating with the major holders of the Notes to resolve the matter. The Company has also engaged Alvarez & Marsal Corporate Finance Limited and Latham & Watkins LLP to advise on its related debt matters.

The Notes were offered outside the United States pursuant to Regulation S under the Securities Act of 1933, as amended (the "Securities Act"). The Notes have not been registered under the Securities Act and may not be offered or sold in the United States absent registration or applicable exemption from the registration requirements. This announcement does not constitute an offer to sell the Notes, nor a solicitation for an offer to purchase the Notes in the U.S. or any other jurisdiction.

Dated: Oct 7, 2022