LVGEM

綠景（中國）地產投資有限公司
LVGEM (CHINA) REAL ESTATE INVESTMENT COMPANY LIMITED
(Incorporated in the Cayman Islands with limited liability)
(HKSE Stock Code: 95)

INSIDE INFORMATION - POSITIVE PROFIT ALERT

This announcement is made by LVGEM (China) Real Estate Investment Company Limited ("**Company**", together with its subsidiaries, the "**Group**") pursuant to the Inside Information Provisions under Part XIVA of the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong) (the "**SFO**") and Rule 13.09(2) of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited ("**Listing Rules**").

The board of directors ("**Board**") of the Company wishes to inform the shareholders of the Company and potential investors that based on the preliminary assessments of the unaudited consolidated management accounts of the Group for the six months ended 30 June 2016, it is noted that the Group may record a profit attributable to the owners of the Company for the six months ended 30 June 2016 as compared to a loss of approximately RMB8.5 million (equivalent to approximately HK$9.9 million) attributable to the owners of the Company for the six months ended 30 June 2015. The improvement is mainly due to a significant increase in sales as a result of the recognition of the sales of the properties at the Hongwan Garden in Futian District, Shenzhen, the People's Republic of China with revenue in the amount of approximately RMB3.4 billion (equivalent to approximately HK$3.9 billion) in the first half of 2016. Therefore, the Company expects that it will record an unaudited consolidated net profit in excess of RMB400 million (equivalent to approximately HK$468 million) for the six months ended 30 June 2016.

The information contained in this announcement is only based on the preliminary assessments by the management of the Company with reference to the information currently available to the Group, which have not been audited or reviewed by the auditor of the Company and the actual results for the Group may be different from those disclosed in this announcement. Detailed financial information of the Company will be disclosed in the results announcement of the Company for the six months ended 30 June 2016, which is expected to be published in August 2016.

Shareholders of the Company and potential investors are advised to exercise caution when dealing in the securities of the Company.

By order of the Board
LVGEM (China) Real Estate Investment Company Limited
HUANG Jingshu
Chairman

Hong Kong, 14 July 2016

As at the date of this announcement, the executive directors of the Company are Miss HUANG Jingshu (Chairman), Mr. TANG Shouchun (Chief Executive Officer), Mr. YE Xingan, Mr. CHEN Tieshen and Ms. DENG Chengying; and the independent non-executive directors of the Company are Mr. ZHU Jiusheng, Mr. WANG Jing and Ms. HU Gin Ing.