

*Unless otherwise defined in this announcement, capitalised terms used in this announcement shall have the same meanings as those defined in the prospectus dated 25 September 2019 (the “Prospectus”) issued by Xinyuan Property Management Service (Cayman) Ltd. (the “Company”).*

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*Potential investors of the Offer Shares should note that the Joint Global Coordinators (for themselves and on behalf of the Hong Kong Public Offering Underwriters) have the absolute right in certain circumstances to terminate the Hong Kong Public Offering Underwriting Agreement upon giving notice in writing to the Company, the Controlling Shareholders and executive Directors if any of the events set out in the subsection headed “Underwriting – Underwriting Arrangements and Expenses – Hong Kong Public Offering – Grounds for Termination” in the Prospectus occurs at any time prior to 8:00 a.m. (Hong Kong time) on the Listing Date (which is currently expected to be on Friday, 11 October 2019).*

*Unless otherwise specified, all dates and time in this announcement refer to Hong Kong dates and time.*

**Xinyuan Property Management Service (Cayman) Ltd.**  
**鑫苑物業服務集團有限公司**  
*(incorporated in the Cayman Islands with limited liability)*

**GLOBAL OFFERING**

**Total number of Offer Shares : 125,000,000 Shares**  
**Number of Hong Kong Public : 12,500,000 Shares**  
**Offering Shares**  
**Number of International Placing Shares : 112,500,000 Shares**  
**Offer Price : HK\$2.08 per Offer Share plus brokerage of 1%, SFC transaction levy of 0.0027% and Stock Exchange trading fee of 0.005%**  
**Nominal value : HK\$0.00001 per Share**  
**Stock code : 1895**

**Sole Sponsor**



**Joint Global Coordinators, Joint Bookrunners and Joint Lead Managers**



**Joint Bookrunners and Joint Lead Managers**



**Joint Lead Managers**

