

Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.

This announcement appears for information purposes only and does not constitute an invitation or offer to acquire, purchase or subscribe for 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 jurisdiction in which such offer, solicitation or sale would be unlawful prior to registration or qualification under the securities law of any such jurisdiction. No securities may be offered or sold in the United States absent registration or an applicable exemption from registration requirements. Any public offering of securities to be made in the United States will be made by means of a prospectus. Such prospectus will contain detailed information about the company making the offer, its management, as well as financial statements. The Company does not intend to register any part of the offering in the United States or to conduct a public offering of securities in the United States.



CHINA EVERGRANDE GROUP

中國恒大集團

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 3333)

**PROPOSED SPIN-OFF AND SEPARATE LISTING OF
EVERGRANDE PROPERTY SERVICES
ON THE MAIN BOARD OF THE STOCK EXCHANGE**

**LISTING OF EVERGRANDE PROPERTY SERVICES AND
COMMENCEMENT OF DEALINGS IN
THE EVERGRANDE PROPERTY SERVICES SHARES**

The Board is pleased to announce that following the completion of the Global Offering, listing of Evergrande Property Services on the Main Board of the Stock Exchange took place on 2 December 2020 and dealings in the Evergrande Property Services Shares on the Main Board of the Stock Exchange commenced at 9:00 a.m. on 2 December 2020.

INTRODUCTION

References are made to the previous announcements of the Company (the “**Announcements**”) in relation to the Proposed Spin-off. Unless otherwise defined, capitalised terms used in this announcement shall have the same meanings as those defined in the Announcements.

LISTING OF EVERGRANDE PROPERTY SERVICES AND COMMENCEMENT OF DEALINGS IN THE EVERGRANDE PROPERTY SERVICES SHARES

The Stock Exchange has granted approval for the listing of, and permission to deal in, the Evergrande Property Services Shares on the Main Board of the Stock Exchange.

Following the completion of the Global Offering (including the Preferential Offering), (i) listing of Evergrande Property Services on the Main Board of the Stock Exchange took place on 2 December 2020 and (ii) dealings in the Evergrande Property Services Shares on the Main Board of the Stock Exchange commenced at 9:00 a.m. on 2 December 2020. The Evergrande Property Services Shares are traded in board lots of 500 shares each and the stock code is 6666.

Upon completion of the Global Offering (including the Preferential Offering), the Company, through its wholly owned subsidiaries, indirectly controls in aggregate approximately 59.04% of the total issued share capital of Evergrande Property Services.

By order of the Board
China Evergrande Group
Hui Ka Yan
Chairman

Hong Kong, 2 December 2020

As at the date of this announcement, the executive directors of the Company are Mr. Hui Ka Yan, Mr. Xia Haijun, Mr. Shi Junping, Mr. Pan Darong, Mr. Huang Xiangui and Mr. Lai Lixin, and the independent non-executive directors are Mr. Chau Shing Yim, David, Mr. He Qi and Ms. Xie Hongxi.