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合 生 創 展 集 團 有 限 公 司*

HOPSON DEVELOPMENT HOLDINGS LIMITED

(Incorporated in Bermuda with limited liability)

(Stock Code: 754)

website: <http://www.irasia.com/listco/hk/hopson>

**UNAUDITED OPERATING STATISTICS
FOR THE SEVEN MONTHS ENDED 31 JULY 2023**

The board of directors of Hopson Development Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) (the “**Board**”) hereby announces that for the seven months ended 31 July 2023, the gross contracted sales of the Group and its joint ventures and associates in aggregate amounted to approximately RMB17,129 million, amongst which, property contracted sales amounted to approximately RMB16,553 million; and decoration contracted sales amounted to approximately RMB576 million. Solely for the month of July 2023, the gross contracted sales of the Group and its joint ventures and associates in aggregate amounted to approximately RMB1,067 million, amongst which, property contracted sales amounted to approximately RMB986 million; and decoration contracted sales amounted to approximately RMB81 million. For the seven months ended 31 July 2023, the Group and its joint ventures and associates recorded property contracted sales of approximately 477,538 square metres in gross floor area and an average property selling price of RMB34,662 per square metre.

In light of various uncertainties that may occur during the sales process, there may be variations between the above mentioned sales figures and the final figures disclosed in the Company’s periodical sales reports. As such, the statistics contained in this announcement are approximate figures for reference only. The operating statistics contained in this announcement have not been audited. Detailed financial information will be disclosed in the annual report of the Company for the year ending 31 December 2023. Shareholders and potential investors of the Company are advised to exercise caution when dealing in the securities of the Company.

By order of the Board
Hopson Development Holdings Limited
Chu Kut Yung
Chairman

Hong Kong, 9 August 2023

As at the date of this announcement, the Board comprises eight directors. The executive directors are Ms. Chu Kut Yung (Chairman), Mr. Zhang Fan (Co-president), Mr. Au Wai Kin, Mr. Xie Bao Xin and Mr. Bao Wenge; and the independent non-executive directors are Mr. Tan Leng Cheng, Aaron, Mr. Ching Yu Lung and Mr. Ip Wai Lun, William.

* *For identification purpose only*