

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.



LONGFOR GROUP HOLDINGS LIMITED

龍湖集團控股有限公司

(incorporated in the Cayman Islands with limited liability)
(Stock Code: 960)

UNAUDITED OPERATING STATISTICS AND LAND PLOTS ACQUIRED IN NOVEMBER 2023

The board of directors (the “Board”) of Longfor Group Holdings Limited (the “Company”, together with its subsidiaries, the “Group”) hereby announces that, as at the end of November 2023, the Group achieved aggregated contracted sales of RMB162.18 billion with contracted sales in terms of GFA amounted to 9,830,000 sqm. In November 2023, the Group recorded total contracted sales of RMB10.51 billion with contracted sales in terms of GFA amounting to 727,000 sqm. In November 2023, the Group recorded contracted sales attributable to the shareholders of the Company of RMB6.95 billion, with contracted sales in terms of GFA attributable to the shareholders of the Company amounting to 491,000 sqm.

Regional breakdown of total contracted sales in November 2023:

(RMB bn)	Western China	Pan Bohai Rim	Yangtze River Delta	Central China	Southern China
Contracted Sales	3.16	2.00	2.77	1.03	1.55

The Group has acquired three new land plots in November 2023, covering a total GFA of 208,577 sqm with attributable GFA of 179,801 sqm and cost of acquisition on attributable basis amounting to RMB1.38 billion.

Details of the land plots acquired by the Group in November 2023:

Projects	Location	Attributable Interest (%)	Site Area	Total GFA	Attributable GFA	Attributable Consideration	Average Cost	
			(sqm)	(sqm)	(sqm)	(RMB mn)	(RMB/sqm)	
1	Jinjiang P2023-33 Plot	Quanzhou	100%	31,030	83,781	83,781	561	6,696
2	Esports town New Plot	Guiyang	90%	17,325	43,313	38,982	133	3,400
3	Jinniu 49 Mu Plot	Chengdu	70%	32,594	81,483	57,038	682	11,950
November Total			80,949	208,577	179,801	1,376	7,653	

As of the end of November 2023, the Group’s aggregated recurring income was approximately RMB22.56 billion (RMB24.05 billion before tax); among them, the operating income was approximately RMB11.72 billion (RMB12.55 billion before tax), the service income was approximately RMB10.84 billion (RMB11.50 billion before tax).

The data as disclosed above is unaudited and is based on preliminary internal information of the Group, which may differ from figures to be disclosed in the audited or unaudited consolidated financial statements to be published by the Company on an annual or half-yearly basis due to various uncertainties during the process of collecting such information. As such, the above data is provided for investors’ reference only. Investors are advised to exercise caution and not to place undue reliance on such information when dealing in the securities of the Company. When in doubt, investors are advised to seek professional advice from professional or financial advisers.

By Order of the Board
Longfor Group Holdings Limited
Chen Xuping
Chairman

Hong Kong, 8 December 2023

As at the date of this announcement, the Board comprises nine members: Mr. Chen Xuping, Mr. Zhao Yi, Mr. Zhang Xuzhong and Ms. Shen Ying who are executive directors; Mr. Xia Yunpeng who is non-executive director; and Mr. Frederick Peter Churchouse, Mr. Chan Chi On, Derek, Mr. Xiang Bing and Mr. Leong Chong who are independent non-executive directors.