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中國海外宏洋集團有限公司
CHINA OVERSEAS GRAND OCEANS GROUP LTD.

(incorporated in Hong Kong with limited liability)
(Stock Code: 81)

UNAUDITED OPERATING STATISTICS FOR OCTOBER 2024

The board of directors (the “**Board**”) of China Overseas Grand Oceans Group Limited (the “**Company**”) is pleased to announce certain unaudited operating statistics of the Company and its subsidiaries (the “**Group**”) and its associates and joint ventures (collectively, the “**China Overseas Grand Oceans Series of Companies**”) as follows:

For October 2024, the property contracted sales of the China Overseas Grand Oceans Series of Companies amounted to RMB5,050,000,000 and the contracted GFA reached 430,900 square meters, with a year-on-year increase of 57.9% and 58.5%, respectively. From January to October 2024, the total property contracted sales amounted to RMB31,456,000,000 and the total contracted GFA reached 2,758,600 square meters, with a year-on-year decrease of 16.4% and 12.0%, respectively. As at the end of October 2024, the property subscription sales amounted to RMB892,000,000 and the subscription GFA reached 71,700 square meters.

The Group did not acquire any land parcel in October 2024. From 1 January to 31 October 2024, the Group newly acquired a total GFA of 607,106 square meters with the total land cost of RMB2,832,710,000, details of which are set out in the following:

No.	Date	City	Name of Project	Attributable Interest	Land Area (m ²)	Total GFA (m ²)	Attributable GFA (m ²)	Total Land Cost (RMB mn)
1	22/03/2024	Yinchuan	Jinfeng District Project #1	100%	35,778.00	87,659.00	87,659.00	220.05
2	27/06/2024	Xuzhou	Quanshan District Project	100%	17,767.00	61,494.00	61,494.00	369.50
3	27/06/2024	Hefei	Baohe District Project	100%	30,203.00	97,708.00	97,708.00	795.09
4	31/07/2024	Yinchuan	Jinfeng District Project #2	100%	92,808.00	178,466.00	178,466.00	723.90
5	25/09/2024	Ganzhou	Zhangjiang New Area Project	100%	77,978.00	181,779.00	181,779.00	724.17
Total:					254,534.00	607,106.00	607,106.00	2,832.71

The above-mentioned operating data 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 collating such operating information. As such, the above data is provided for investors' reference only. **Shareholders and 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, shareholders and investors are advised to seek professional advice from professional or financial advisers.

For and on behalf of
China Overseas Grand Oceans Group Limited
Zhuang Yong
Chairman and Executive Director

Hong Kong, 6 November 2024

As at the date of this announcement, the Board comprises eight directors, of which three are executive directors, namely Mr. Zhuang Yong, Mr. Yang Lin and Mr. Zhou Hancheng; two are non-executive directors, namely Mr. Billy Yung Kwok Kee and Ms. Liu Ping; and three are independent non-executive directors, namely Dr. Timpson Chung Shui Ming, Mr. Jeffrey Lam Kin Fung and Mr. Andrew Fan Chun Wah.