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If you are in any doubt as to any aspect of this circular or as to the action to be taken, you should consult your licensed securities dealer, bank manager, solicitor, professional accountant or other professional adviser.

If you have sold or transferred all your securities in China Evergrande Group (中國恒大集團), you should at once hand this circular and the accompanying form of proxy to the purchaser or transferee or to the bank, licensed securities dealer, or other agent through whom the sale or transfer was effected for onward transmission to the purchaser or the transferee.

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**DISCLOSEABLE AND CONNECTED TRANSACTION
FURTHER CAPITAL INCREASE TO HENGDA REAL ESTATE**

**Independent Financial Adviser to
the Independent Board Committee and the Independent Shareholders**



A letter from the Independent Board Committee is set out on pages 22 to 23 of this circular. A letter from Gram Capital containing its advice to the Independent Board Committee and the Independent Shareholders is set out on pages 24 to 34 of this circular.

A notice convening the EGM to be held at Salon 5, JW Ballroom, 3/F, JW Marriott Hotel Hong Kong, Pacific Place, 88 Queensway, Hong Kong on Thursday, 23 November 2017 at 10:00 a.m. is set out on pages EGM-1 to EGM-2 of this circular. If you are not able to attend the EGM in person, you are requested to complete and return the enclosed form of proxy in accordance with the instructions printed thereon and deposit it with the Company's branch registrar and transfer office in Hong Kong, Computershare Hong Kong Investor Services Limited, at Shops 1712-1716, 17th Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong as soon as possible and in any event not less than 48 hours before the time appointed for holding the EGM or any adjournment thereof. Completion and return of the form of proxy will not preclude you from attending and voting in person at the EGM or any adjournment thereof if you so wish.

8 November 2017

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DEFINITIONS

In this circular, the following expressions shall have the following meanings unless the context indicates otherwise:

“Board”	the board of directors of the Company;
“Company”	China Evergrande Group, a company with limited liability incorporated in the Cayman Islands, the shares of which are listed on the main board of the Stock Exchange;
“connected person”	has the meaning ascribed to it under the Listing Rules;
“CSRC”	the China Securities Regulatory Commission;
“Ding Xiang Sichuan”	四川鼎祥股權投資基金有限公司 (Ding Xiang Sichuan Equity Investment Fund Limited);
“Ding Xiang Sichuan Investment Agreement”	the investment agreement (as supplemented) dated 6 November 2017 entered into between Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and Ding Xiang Sichuan in relation to Ding Xiang Sichuan investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
“Director(s)”	the director(s) of the Company;
“EGM”	the extraordinary general meeting to be held on 23 November 2017 to consider and approve the Third Round Capital Increase;
“First Round Capital Increase”	the investment made by the First Round Investors to Hengda Real Estate pursuant to the terms of the First Round Investment Agreements in the aggregate amount of RMB30.5 billion;
“First Round Investors”	the investors referred to in the First Round Investment Agreements;
“First Round Investment Agreements”	the investment agreements dated 30 December 2016 and as supplemented on 31 March 2017 between Kailong Real Estate, Hengda Real Estate and the First Round Investors in relation to the First Round Capital Increase in the aggregate amount of RMB30.5 billion;
“First Performance Undertaking Period”	the three financial years ending 31 December 2017, 2018 and 2019;

DEFINITIONS

“Gram Capital”	Gram Capital Limited, a licensed corporation to carry out Type 6 (advising on corporate finance) regulated activity under the SFO, being the independent financial adviser to advise the Independent Board Committee and the Independent Shareholders in respect of the repurchase provisions under the Third Round Capital Increase;
“Group”	the Company and its subsidiaries;
“Guangzhou Yehoo”	廣州逸合投資有限公司 (Guangzhou Yehoo Investment Co., Ltd);
“Guangzhou Yehoo Investment Agreement”	the investment agreement (as supplemented) dated 6 November 2017 entered into between Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and Guangzhou Yehoo in relation to Guangzhou Yehoo investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
“Hengda Real Estate”	恒大地產集團有限公司 (Hengda Real Estate Group Company Limited), a limited liability company established in the PRC which is a non-wholly owned subsidiary of the Company;
“Hong Kong”	the Hong Kong Special Administrative Region of the People’s Republic of China;
“Independent Board Committee”	the independent committee of the Board;
“Independent Shareholders”	Shareholders other than Mr. Hui Ka Yan and his associates;
“Investment Agreements”	the First Round Investment Agreements, the Second Round Investment Agreements and the Third Round Investment Agreements, and “Investment Agreement” shall mean any of them;
“Investors”	the First Round Investors, the Second Round Investors and the Third Round Investors;
“Jiayu”	Jiayu Vehicle Accessories Ningxia LLP (嘉寓汽車配件寧夏(有限合夥));
“Jiayu Investment Agreement”	the investment agreement (as supplemented) dated 6 November 2017 entered into between Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and Jiayu in relation to Jiayu investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;

DEFINITIONS

“Kailong Real Estate”	廣州市凱隆置業有限公司 (Guangzhou Kailong Real Estate Company Limited), a limited liability company established in the PRC, a wholly-owned subsidiary of the Company;
“Latest Practicable Date”	6 November 2017, being the latest practicable date prior to the dispatch of this circular for ascertaining certain information for inclusion in this circular;
“Listing Rules”	the Rules Governing the Listing of Securities on the Stock Exchange;
“Nanjing Runheng”	Nanjing Runheng Enterprise Management Co., Ltd. (南京潤恒企業管理有限公司);
“net profit”	the net profits attributable to the holding company after deducting extraordinary profits and losses;
“Performance Undertaking Amount”	the minimum amount of net profits after deducting the non-recurring gains and losses of Hengda Real Estate for the Performance Undertaking Period undertaken by Kailong Real Estate and Hengda Real Estate under the Investment Agreements;
“PRC”	the People’s Republic of China and, for the purpose of this circular, excludes Hong Kong, Taiwan and the Macau Special Administration Region;
“Proposed Reorganisation”	the proposed major assets reorganisation of Shenzhen Real Estate where Shenzhen Real Estate will by way of issue of Renminbi ordinary shares (A shares) and/or the payment of cash consideration, acquire 100% of the equity interest in Hengda Real Estate from Kailong Real Estate, which will result in Kailong Real Estate becoming the controlling shareholder of Shenzhen Real Estate;
“Reorganisation Agreement”	the agreement in relation to the Proposed Reorganisation;
“RMB”	Renminbi, the lawful currency of the PRC;
“Second Performance Undertaking Period”	the three financial years ending 31 December 2018, 2019 and 2020;

DEFINITIONS

“Second Round Capital Increase”	the investment of an aggregate of RMB39.5 billion in the capital of Hengda Real Estate by the Second Round Investors pursuant to the terms of the Second Round Investment Agreements;
“Second Round Investment Agreements”	the investment agreements dated 31 May 2017 entered into between Kailong Real Estate, Hengda Real Estate and the Second Round Investors in relation to the Second Round Capital Increase with an aggregate amount of RMB39.5 billion;
“Second Round Investors”	the investors referred to in the Second Round Investment Agreements;
“SFO”	Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong);
“Shandong Highway Group”	山東高速集團有限公司 (Shandong Highway Group Co., Ltd.);
“Shandong Highway Group Investment Agreement”	the investment agreement (as supplemented) dated 6 November 2017 entered into between, Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and the Shandong Highway companies in relation to such Shandong Highway companies investing an amount of RMB20,000,000,000 in the capital of Hengda Real Estate in the Third Round Capital Increase;
“Shareholder(s)”	shareholder(s) of the Company;
“Shares”	ordinary shares of US\$0.01 in the share capital of the Company;
“Shenzhen Amer”	深圳正威(集團)有限公司 (Shenzhen Amer International Co., Ltd.);
“Shenzhen Amer Investment Agreement”	the investment agreement (as supplemented) dated 6 November 2017 entered into between Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and Shenzhen Amer in relation to Shenzhen Zhengwei investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;

DEFINITIONS

“Shenzhen Real Estate”	深圳經濟特區房地產(集團)股份有限公司 (Shenzhen Special Economic Zone Real Estate & Properties (Group) Co., Ltd.), a joint stock company established in the PRC, the shares of which are listed on the Shenzhen Stock Exchange (Shenzhen Stock Exchange A share stock code: 000029, B share stock code: 200029);
“Stock Exchange”	The Stock Exchange of Hong Kong Limited;
“Suning Holdings Group”	蘇寧控股集團有限公司 (Suning Holdings Co., Ltd.);
“Suning Electrical Appliances Group Investment Agreement”	the investment agreement (as supplemented) dated 6 November 2017 entered into between, Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and Nanjing Runheng in relation to investing an amount of RMB20,000,000,000 in the capital of Hengda Real Estate;
“Third Round Capital Increase”	the investment of an aggregate of RMB60 billion in the capital of Hengda Real Estate by the Third Round Investors pursuant to the terms of the Third Round Investment Agreements;
“Third Round Investment Agreements”	the investment agreements dated 6 November 2017 entered into between Kailong Real Estate, Hengda Real Estate, Mr. Hui Ka Yan and the Third Round Investors in relation to the Third Round Capital Increase with an aggregate amount of RMB60 billion;
“Third Round Investors”	the investors referred to in the Third Round Investment Agreements; and
“%”	per cent.



CHINA EVERGRANDE GROUP

中國恒大集團

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 3333)

Executive Directors:

Mr. Hui Ka Yan (*Chairman*)
Mr. Xia Haijun (*Vice Chairman and President*)
Ms. He Miaoling
Mr. Shi Junping
Mr. Pan Darong
Mr. Huang Xiangui

Independent Non-executive Directors:

Mr. Chau Shing Yim, David
Mr. He Qi
Ms. Xie Hongxi

Registered Office:

P.O. Box 309
Ugland House
Grand Cayman, KY1-1104
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*Principal place of business
in the PRC:*

No. 1126, Haide 3rd Road
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Shenzhen
Guangdong Province 518054
the PRC

*Principal place of business
in Hong Kong:*

Suites 1501–1507
One Pacific Place
88 Queensway,
Hong Kong

8 November 2017

To the Shareholders

Dear Sir or Madam,

**DISCLOSEABLE AND CONNECTED TRANSACTION
FURTHER CAPITAL INCREASE TO HENDA REAL ESTATE**

INTRODUCTION

Reference is made to the disclosures of the Company in relation to the First Round Capital Increase and the Second Round Capital Increase.

LETTER FROM THE BOARD

On 6 November 2017, Kailong Real Estate and Hengda Real Estate, both being subsidiaries of the Company, together with Mr. Hui Ka Yan, the controlling shareholder of the Company, entered into the Third Round Investment Agreements with the Third Round Investors, pursuant to which, the Third Round Investors have agreed to subscribe RMB60.0 billion for new capital in Hengda Real Estate based on a pre-capital increase consideration for Hengda Real Estate of RMB365.19 billion, representing approximately 14.11% of the enlarged equity of Hengda Real Estate.

The purpose of this circular is to provide you with information in respect of, among other things, the details of the Third Round Capital Increase.

THE THIRD ROUND CAPITAL INCREASE

(1) Shandong Highway Group Investment Agreement

Date

6 November 2017

Parties to the Shandong Highway Group Investment Agreement

- (1) Kailong Real Estate;
- (2) Hengda Real Estate;
- (3) Mr. Hui Ka Yan; and
- (4) 山東高速投資控股有限公司 (Shandong Highway Investment Group Co., Ltd.), 山東高速地產集團有限公司 (Shandong Highway Property Group Co., Ltd.) and 濟南暢贏金程股權投資合夥企業(有限合夥) (Jinan Changying Jincheng Equity Investment LLP) (together with 山東鐵路發展基金有限公司 (Shandong Railway Development Fund Co., Ltd.), an investor in the First Round Capital Increase, the “Shandong Highway Companies”).

Shandong Highway Investment Group Co., Ltd. and Shandong Highway Property Group Co., Ltd. are subsidiaries of Shandong Highway Group, and Jinan Changying Jincheng Equity Investment LLP is an affiliate of Shandong Highway Group.

In accordance with the disclosure in its website, Shandong Highway Group is principally engaged in the investment, construction and operation of highways, bridges, railways, airports and the provision of logistics services. It is a large-scale state-owned conglomerate group. To the best knowledge of the Directors, having made all reasonable enquiries, the Shandong Highway Companies and their respective ultimate beneficial owners are independent of and not connected with the Company or its connected persons.

LETTER FROM THE BOARD

Amount of capital to be contributed under the Shandong Highway Group Investment Agreement

Pursuant to the terms of the Shandong Highway Group Investment Agreement, the Shandong Highway Companies involved in the Shandong Highway Group Investment Agreement will subscribe for new capital in Hengda Real Estate for RMB20,000,000,000, which together with the First Round Capital Increase, the Shandong Highway Companies will invest in aggregate RMB23,000,000,000 into the capital of Hengda Real Estate, representing approximately 5.6652% of the enlarged equity interest of Hengda Real Estate upon completion of the Capital Increase.

(2) Suning Electrical Appliances Group Investment Agreement

Date

6 November 2017

Parties to the Suning Electrical Appliances Group Investment Agreement

- (1) Kailong Real Estate;
- (2) Hengda Real Estate;
- (3) Mr. Hui Ka Yan; and
- (4) 南京潤恒企業管理有限公司(Nanjing Runheng Enterprise Management Co., Ltd.).

Nanjing Runheng is a wholly-owned subsidiary of Suning Electrical Appliances Group Co., Ltd., a subsidiary of Suning Holdings Group. Suning Holdings Group is a diversified business holding company, with businesses covering retail, real estate, hotels, property management and other industries. To the best knowledge of the Directors, having made all reasonable enquiries, Nanjing Runheng and its ultimate beneficial owners are independent of and not connected with the Company or its connected persons.

Amount of capital to be contributed under the Suning Electrical Appliances Group Investment Agreement

Pursuant to the terms of the Suning Electrical Appliances Investment Agreement, Nanjing Runheng will subscribe for new capital in Hengda Real Estate for RMB20,000,000,000, representing approximately 4.7038% of the enlarged equity interest of Hengda Real Estate upon completion of the capital increase.

LETTER FROM THE BOARD

(3) Shenzhen Amer Investment Agreement

Date

6 November 2017

Parties to the Shenzhen Amer Investment Agreement

- (1) Kailong Real Estate;
- (2) Hengda Real Estate;
- (3) Mr. Hui Ka Yan; and
- (4) 深圳正威(集團)有限公司 (Shenzhen Amer International Co., Ltd.).

Shenzhen Amer is principally engaged in development, production and sale of new materials and is a Global Fortune 500 company. To the best knowledge of the Directors, having made all reasonable enquiries, Shenzhen Amer and its ultimate beneficial owners are independent of and not connected with the Company or its connected persons.

Amount of capital to be contributed under the Shenzhen Amer Investment Agreement

Pursuant to the terms of the Shenzhen Amer Investment Agreement, Shenzhen Amer will subscribe for new capital in Hengda Real Estate for RMB 5,000,000,000, representing approximately 1.1759% of the enlarged equity interest of Hengda Real Estate upon completion of the capital increase.

(4) Jiayu Investment Agreement

Date

6 November 2017

Parties to the Jiayu Investment Agreement

- (1) Kailong Real Estate;
- (2) Hengda Real Estate;
- (3) Mr. Hui Ka Yan; and
- (4) Jiayu Vehicle Accessories Ningxia LLP (嘉寓汽車配件寧夏(有限合夥)).

LETTER FROM THE BOARD

Jiayu is a limited liability partnership engaged in the trading of vehicles and vehicle parts, and equity investment. To the best knowledge of the Directors, having made all reasonable enquiries, Jiayu and its ultimate beneficial owners are independent of and not connected with the Company or its connected persons.

Amount of capital to be contributed under the Jiayu Investment Agreement

Pursuant to the terms of the Jiayu Investment Agreement, Jiayu will subscribe for new capital in Hengda Real Estate for RMB5,000,000,000 in the Third Round Capital Increase, which together with the Second Round Capital Increase, Jiayu will invest in aggregate RMB7,000,000,000 into the capital of Hengda Real Estate, representing approximately 1.8169% of the enlarged equity interest of Hengda Real Estate upon completion of the Capital Increase.

(5) Guangzhou Yehoo Investment Agreement

Date

6 November 2017

Parties to the Guangzhou Yehoo Investment Agreement

- (1) Kailong Real Estate;
- (2) Hengda Real Estate;
- (3) Mr. Hui Ka Yan; and
- (4) 廣州逸合投資有限公司 (Guangzhou Yehoo Investment Co., Ltd.).

Guangzhou Yehoo is principally engaged in investment management. To the best knowledge of the Directors, having made all reasonable enquiries, Guangzhou Yehoo and its ultimate beneficial owners are independent of and not connected with the Company or its connected persons.

Amount of capital to be contributed under the Guangzhou Yehoo Investment Agreement

Pursuant to the terms of the Guangzhou Yehoo Investment Agreement, Guangzhou Yehoo will subscribe for new capital in Hengda Real Estate for RMB5,000,000,000, representing approximately 1.1759% of the enlarged equity interest of Hengda Real Estate upon completion of the Capital Increase.

(6) Ding Xiang Sichuan Investment Agreement

Date

6 November 2017

LETTER FROM THE BOARD

Parties to the Ding Xiang Sichuan Investment Agreement

- (1) Kailong Real Estate;
- (2) Hengda Real Estate;
- (3) Mr. Hui Ka Yan; and
- (4) 四川鼎祥股權投資基金有限公司 (Ding Xiang Sichuan Equity Investment Fund Co., Ltd.).

Ding Xiang Sichuan is principally engaged in equity investment and related consulting services. To the best knowledge of the Directors, having made all reasonable enquiries, Ding Xiang Sichuan and its ultimate beneficial owners are independent of and not connected with the Company or its connected persons.

Amount of capital to be contributed under the Ding Xiang Sichuan Investment Agreement

Pursuant to the terms of the Ding Xiang Sichuan Investment Agreement, Ding Xiang Sichuan will subscribe for new capital in Hengda Real Estate for RMB 5,000,000,000, representing approximately 1.1759% of the enlarged equity interest of Hengda Real Estate upon completion of the capital increase.

OTHER TERMS OF THE THIRD ROUND INVESTMENT AGREEMENTS

Conditions

The Third Round Capital Increase is conditional upon the satisfaction and/or waiver of the following conditions:

- (a) the Third Round Investors having received approvals from its board of directors/ executive directors, shareholders (if necessary) or similar authorised organisations;
- (b) if the Third Round Investor is a State-owned enterprise, an approval from the State-owned Assets Administration Bureau or its authorised departments;
- (c) other approvals from the supervisory departments of the Third Round Investors;
- (d) the shareholders of Hengda Real Estate having approved the Third Round Capital Increase and the amendments to the articles of association of Hengda Real Estate; and
- (e) the Board and the Independent Shareholders having approved the Third Round Capital Increase.

As at the Latest Practicable Date, conditions (a), (b) and (c) to the Third Round Capital Increase have been fulfilled.

LETTER FROM THE BOARD

Basis of determining the equity interest attributable to the Third Round Investors

Hengda Real Estate implemented the First Round Capital Increase financing and the Second Round Capital Increase financing in early and mid this year. The basis of determining the equity interest attributable to the Third Round Investors was determined after arm's length negotiations at the consideration of RMB365.19 billion for Hengda Real Estate by reference to, among others, the net asset value of Hengda Real Estate as at 30 June 2017, the land reserves of Hengda Real Estate and their values, the contracted sales performance of Hengda Real Estate and market conditions, and the development strategy of Hengda Real Estate and potential synergy and benefits of the Proposed Reorganisation.

The aggregate amount of the Third Round Capital Increase is RMB60 billion, representing approximately 14.11% in the enlarged equity of Hengda Real Estate. Upon completion of the three rounds of capital increase, the Investors will have contributed RMB130 billion to the capital of Hengda Real Estate in exchange for approximately 36.54% in the enlarged equity of Hengda Real Estate. Kailong Real Estate will hold approximately 63.46% in the enlarged equity of Hengda Real Estate and Hengda Real Estate will remain a subsidiary of the Group.

Timing for the contribution

The Third Round Capital Increase amount is payable by the relevant Third Round Investors within the deadline pursuant to the relevant Third Round Investment Agreement. The parties agreed to complete the capital verification procedures and process the registration of the Third Round Capital Increase with the relevant administrative authorities for industrial and commerce within 20 business days from the receipt of the Third Round Capital Increase amount by Hengda Real Estate.

Performance undertaking and indemnity

Performance undertaking of the Third Round Capital Increase

Similar to the First Round Investment Agreements and the Second Round Investment Agreements (which covers the First Performance Undertaking Period as previously disclosed), Kailong Real Estate and Hengda Real Estate have under the terms of the Third Round Investment Agreements undertaken to the Third Round Investors that the net profit of Hengda Real Estate after deducting the non-recurring gains and losses for the three financial years of 2018, 2019 and 2020, shall not be less than RMB50.0 billion, RMB55.0 billion and RMB60.0 billion, respectively.

Amendments to the Performance undertaking of the First Round Capital Increase and the Second Round Capital Increase

On the basis of the Third Round Investment Agreements, Kailong Real Estate and Hengda Real Estate have entered into amendment agreements with the respective First Round Investors and the Second Round Investors to amend the terms of the performance undertakings during the First Performance Undertaking Period so that Kailong Real Estate and Hengda Real Estate have undertaken instead that the net profit of Hengda Real Estate during the First Performance

LETTER FROM THE BOARD

Undertaking Period for the three financial years of 2017, 2018 and 2019 shall not be less than RMB24.3 billion, RMB50 billion and RMB55 billion, respectively (as compared to RMB24.3 billion, RMB30.8 billion and RMB33.7 billion in the original undertakings), which is consistent with the net profit after deducting the non-recurring gains and losses of Hengda Real Estate for the two financial years of 2018 and 2019 under the Second Performance Undertaking Period.

The amendment agreements to the First Round Investment Agreements and the Second Round Investment Agreements will only amend the Performance Undertaking Amount for the two financial years of 2018 and 2019 under the First Performance Undertaking Period. Save for such amendments to the Performance Undertaking Amount, the terms of the First Round Investment Agreements and the Second Round Investment Agreements will remain unchanged.

As the terms of the First Round Investment Agreements and the Second Round Investment Agreements will not be changed, the Directors are of the view that the amendment is insignificant to the substance of the transactions contemplated under the First Round Investment Agreements and the Second Round Investment Agreements.

Dividend payment

The parties agreed that prior to the entering into of the Reorganisation Agreement and subject to the dividend payment not adversely affecting the ability of Hengda Real Estate to continue to operate, Hengda Real Estate will distribute at least 68% of its net profit for each of the financial years under the Performance Undertaking Period to its respective shareholders.

If the net profit of Hengda Real Estate for a financial year in the Performance Undertaking Period is less than the Performance Undertaking Amount for that financial year, the proportional dividend to be paid by Hengda Real Estate to the Investors will be adjusted upward by using the following formula:

$$\begin{array}{l} \text{Percentage ratio of the} \\ \text{proportional dividend} \\ \text{payable to the Investors} \end{array} = \frac{\text{Percentage of equity interest held by the Investors}}{\text{(actual net profit of Hengda Real Estate for that} \\ \text{financial year/the Performance Undertaking Amount} \\ \text{for that year)}}$$

If the percentage ratio calculated by the above formula is greater than 100%, then the distribution to the Investors will be based on 100%.

The above dividend payment arrangement will lapse upon the execution of the Reorganisation Agreement. Upon the execution of the Reorganisation Agreement, dividend payment will be in accordance with the applicable requirements of the CSRC and the terms of the Reorganisation Agreement.

LETTER FROM THE BOARD

If, for any reasons, the Reorganisation Agreement is terminated after its execution, Hengda Real Estate will make up for any shortfall in dividend paid to the Investors during the period between the execution of the Reorganisation Agreement and its termination in accordance with the terms of the Investment Agreements as if the Reorganisation Agreement has not been entered into.

Upon the completion of the Proposed Reorganisation, Hengda Real Estate shall distribute dividend payment in accordance with the relevant regulations of the CSRC, the Stock Exchange and the articles of association for listed companies. After completion of the Proposed Reorganisation and subject to the dividend payment not adversely affecting the ability of Shenzhen Real Estate to continue to operate and without breaching relevant PRC laws and the articles of association of Shenzhen Real Estate, Kailong Real Estate will, after the end of each financial year, procure Shenzhen Real Estate to distribute at least 68% of its net profit for each of the financial years under the Performance Undertaking Period to its shareholders and will vote in favour for the proposed dividend payment policy at the shareholders' meeting of Shenzhen Real Estate.

Repurchase obligation or compensation

If the Proposed Reorganisation as contemplated under the Reorganisation Agreement is not completed by 31 January 2021 and the failure to complete is not attributable to any Third Round Investor, the relevant Third Round Investor will have the right within two months of the expiry of such deadline to request Kailong Real Estate to either:

- (i) repurchase the equity interest held by the relevant Third Round Investor at its original investment cost; or
- (ii) transfer shares in Hengda Real Estate to the relevant Third Round Investor without consideration in accordance with the following formula as compensation:

$$\begin{array}{l} \text{Percentage of equity in} \\ \text{Hengda Real Estate to be} \\ \text{transferred by Kailong Real} \\ \text{Estate to the relevant} \\ \text{Third Round Investor as} \\ \text{compensation} \end{array} = \begin{array}{l} \text{Percentage interest in Hengda Real Estate} \\ \text{held by the relevant Third Round Investor} \\ \text{on the signing of the compensation} \\ \text{agreement (excluding any additional interest} \\ \text{acquired by the relevant Third Round} \\ \text{Investor after the date of the relevant Third} \\ \text{Round Investment Agreement)} \end{array} \times 50\%$$

If an Investor has requested Kailong Real Estate to repurchase its equity in Hengda Real Estate, Kailong Real Estate will have the option of electing not to repurchase such interest. In such an event, the Investor will have the right to request Mr. Hui Ka Yan to replace Kailong Real Estate to repurchase such equity interest in Hengda Real Estate from the Investor in accordance with the terms of the relevant Investment Agreement at the Investor's original investment cost.

The Company will comply with all applicable requirements under Chapter 14 and Chapter 14A of the Listing Rules at the time when Kailong Real Estate is required by the Investor(s) to repurchase their equity interests in Hengda Real Estate, regardless of whether the repurchase would

LETTER FROM THE BOARD

be conducted by Kailong Real Estate or Mr. Hui Ka Yan. In the event shareholders' approval is required for approving the repurchase, Mr. Hui Ka Yan and his associates will abstain from voting on all relevant shareholders' resolutions associated with such repurchase.

Undertaking of the Third Round Investors

Each of the Third Round Investors has undertaken to Kailong Real Estate and Hengda Real Estate that for a period of three years from completion of the Third Round Capital Increase or immediately prior to the completion of the Proposed Reorganisation (whichever is earlier), it will not transfer its interests in Hengda Real Estate or create any encumbrances over such interests without the consent of Kailong Real Estate. From the date of completion of the Third Round Capital Increase to completion of the Proposed Reorganisation, the Third Round Investor will not alter its direct or indirect interests in Hengda Real Estate or carry out any acts which would adversely affect the Proposed Reorganisation.

INFORMATION ABOUT HENGDA REAL ESTATE

Hengda Real Estate is a limited liability company established in the PRC and is principally engaged in the business of property development in the PRC.

According to the audited financial statements of Hengda Real Estate, the financial results of Hengda Real Estate for the two years ended 31 December 2015 and 2016 were as follows:

	For the year ended	
	31 December	
	2015	2016
	(audited)	(audited)
	<i>RMB'million</i>	<i>RMB'million</i>
Net profit before tax	29,284	26,510
Net profit after tax	21,484	17,701

The unaudited consolidated net asset value of Hengda Real Estate as at 30 June 2017 was RMB182,774 million.

INFORMATION ABOUT MR. HUI KA YAN

Mr. Hui Ka Yan is the founder, the controlling shareholder, an executive Director and the chairman of the Board of the Company. As at the Latest Practicable Date, Mr. Hui is interested in approximately 77.25% of the issued share capital of the Company.

LETTER FROM THE BOARD

Immediately following completion of the Third Round Capital Increase, the shareholding interests of Hengda Real Estate will be as follows:

Name of shareholder	Approximate percentage in the share capital of Hengda Real Estate held prior to the Third Round Capital Increase	Approximate percentage in the enlarged share capital of Hengda Real Estate held upon completion of the Third Round Capital Increase
1 Kailong Real Estate	77.8806%	63.4551%
2 Shandong Highway Companies	1.1194%	5.6652%
3 Nanjing Runheng	—	4.7038%
4 Suzhou Industrial Park Ruican Investment Enterprise LLP (蘇州工業園區睿燦投資企業(有限合夥))	2.4254%	2.0831%
5 Jiayu	0.7463%	1.8169%
6 Maanshan Maowen Technology Industrial Park Co., Ltd. (馬鞍山市茂文科技工業園有限公司)	2.0522%	1.7626%
7 CITIC Juheng (Shenzhen) Investment Holdings LLP (中信聚恒(深圳)投資控股中心(有限合夥))	1.8657%	1.6024%
8 Guangtian Investment Co., Ltd. (廣田投資有限公司)	1.8657%	1.6024%
9 Shenzhen Huajian Holdings Co., Ltd. (深圳市華建控股有限公司)	1.8657%	1.6024%
10 Shenzhen Baoxin Investment Co., Ltd. (深圳市寶信投資控股有限公司)	1.8657%	1.6024%
11 Jiangxi Huada Property Group Co., Ltd. (江西省華達置業集團有限公司)	1.8657%	1.6024%
12 Shenzhen Qixiang Investment Co., Ltd. (深圳市麒翔投資有限公司)	1.8657%	1.6024%
13 Guangzhou Yehoo	—	1.1759%
14 Shenzhen Amer	—	1.1759%
15 Ding Xiang Sichuan	—	1.1759%
16 Shenzhen Meitou Buyang Investment LLP (深圳市美投步陽投資合夥企業(有限合夥))	1.3060%	1.1217%
17 Shenzhen Jiancheng Investment Co., Ltd. (深圳市鍵誠投資有限公司)	1.3060%	1.1217%
18 Shenzhen Zhongrong Dingxing Investment LLP (深圳市中融鼎興投資合夥企業(有限合夥))	1.1194%	0.9614%
19 Guangdong Weimei Mingzhu Investment Co., Ltd. (廣東唯美明珠投資有限公司)	1.1194%	0.9614%
20 Ningbo Minyin Jintou Hongda No. 3 Investment Management LLP (寧波民銀金投鴻達三號投資管理合夥企業(有限合夥))	1.1194%	0.9614%
21 Jiaxing Yumin No. 5 Investment LLP (嘉興宇民伍號投資合夥企業(有限合夥))	0.7463%	0.6410%
22 Weifang Golden Orange Hongyuan Investment Management LLP (濰坊金橙宏源投資管理合夥企業(有限合夥))	0.7463%	0.6410%
23 Shenzhen Qianhai Zhongyi Holding Co., Ltd. (深圳市中意前海控股有限公司)	0.3731%	0.3205%
24 Shanghai Haoren Property Management Co., Ltd. (上海豪仁物業管理有限公司)	0.3731%	0.3205%
25 Qingdao Yonghe Jinfeng Group Co., Ltd. (青島永合金豐集團有限公司)	0.3731%	0.3205%
Total	100.0000	100.0000

LETTER FROM THE BOARD

Immediately following completion of the Third Round Capital Increase, the effective shareholding of the Company in Hengda Real Estate will be diluted from the current 73.88% to approximately 63.46%. Notwithstanding such dilution, Hengda Real Estate will remain a non-wholly owned subsidiary of the Company and its financial results, assets, liabilities and cash flows will continue to be consolidated into the Company's consolidated financial statements in accordance with the Hong Kong Financial Reporting Standards.

The Directors currently intend to apply the proceeds from the Third Round Capital Increase for the repayment of certain indebtedness of the Group and future project developments of the Group. Details on the application of the proceeds from the Third Round Capital Increase are set out below:

Purpose	Amount RMB'million	Approximate % of the proceeds	Timing
(i) Repayment of indebtedness of Hengda Real Estate	36,000	60	Within 12 months of completion of the Capital Increase
(ii) Acquisition of new projects	24,000	40	Within 12 months of completion of the Capital Increase
Total	<u>60,000</u>	<u>100</u>	

The above schedule may be subject to change depending on the operational requirements of the Group.

BASES AND ASSUMPTIONS OF THE PERFORMANCE UNDERTAKING AND INDEMNITY

The bases and assumptions in arriving at the performance undertaking and indemnity of Hengda Real Estate for the three financial years of 2018, 2019 and 2020 were as follows:

General market assumptions

- There will be no material changes to the relevant current national laws, regulations and policies and national macroeconomic conditions which would adversely affect the operations of Hengda Real Estate;
- There will be no material changes to the political, economic and social environment under which Hengda Real Estate operates which would adversely affect the operations of Hengda Real Estate;

LETTER FROM THE BOARD

- There will be no material changes in the bank's interest rates and taxation policies;
- The supply of land for development will not differ materially from those of present or expected;
- The supply of building materials and labours for property development will not differ materially from those of present or expected;
- The increases in land costs, building and labour costs are at a level which is comparable to the average rate of increase in the past and there will not be any material fluctuation in land, building or labour costs which would adversely affect the operations of the property development industry.

Transaction specific assumptions

- Hengda Real Estate will continue to operate as a going concern and the core operation of Hengda Real Estate will not differ materially from those of present or expected;
- There are no actual or contingent assets or liabilities, no unusual obligations or substantial commitments, other than in the ordinary course of business, and there is no material litigation pending or threatened, which would have a material impact on the operations of Hengda Real Estate;
- The Performance Undertaking Amount of RMB165 billion was determined based on the sum of the estimated profit (after deducting the non-recurring gains and losses) attributable to the shareholders of Hengda Real Estate of RMB50 billion, RMB55 billion and RMB60 billion for the financial years of 2018, 2019 and 2020, respectively;
- The sales revenue is recognised upon delivery of properties which have been mainly contractually sold in the previous 1 to 2 years. The estimated contracted sales amounts of RMB500 billion, RMB580 billion and RMB620 billion for Hengda Real Estate for the financial years 2018, 2019 and 2020 respectively are derived based on the development plan of the existing land bank held by Hengda Real Estate as of 30 June 2017;
- The estimated sales revenue for 2018, 2019 and 2020 was calculated based on the actual areas of properties sold but not delivered as of 30 June 2017 and the construction and delivery plan of Hengda Real Estate for the second half of 2017, and the three years of 2018, 2019 and 2020. The estimated net profit after deducting non-recurring gains and losses for 2018, 2019 and 2020 was estimated with reference to the net profit margin of Hengda Real Estate for 2016 and the first half of 2017, after deducting non-recurring gains and losses for the same period.

The Company confirms that the Performance Undertaking Amount was determined based on the internal budget and work plans of the Company, and has been prepared on a reasonable basis that has been arrived at after due and careful consideration by the management of the Company.

LETTER FROM THE BOARD

REASONS FOR THE THIRD ROUND CAPITAL INCREASE

Earlier this year, the Company commenced its strategic transition, which proposed to firmly implement changes to the Company's development strategy and model. In its development strategy, the Company will shift from pursuing "scale" to pursuing "scale + profitability" and in its development model, the Company will change from the past high-debt, high-leverage, high-turnover and low-cost ("three-high and one-low") development model to the "three-low and one-high" model, i.e. low-debt, low-leverage, low-cost and high-turnover model. Benefiting from the three rounds of capital increase, the net debt ratio of Hengda Real Estate will be reduced significantly and its capital structure will be further improved. The capital and financial costs are expected to continue to decline. At the same time, the Company will continue to strengthen internal management and increase operation efficiencies to further reduce administrative and sales cost ratios, and continuously improve product quality and value, to deliver high quality growth, which will lay the foundation for accomplishing the performance undertaking and the continuous development of the Company.

Given that the Third Round Capital Increase was based on arm's length negotiations, and that the Third Round Investment Agreements were concluded based on similar terms as the First Round Investment Agreements and the Second Round Investment Agreements, which are normal commercial terms, the Directors (including the independent non-executive Directors) consider that the Third Round Capital Increase was based on normal commercial terms, the terms of which are fair and reasonable and in the interests of the Company and the Shareholders as a whole.

FINANCIAL EFFECTS TO THE GROUP AS A RESULT OF THE THIRD ROUND CAPITAL INCREASE

Immediately following the Capital Increase, the effective shareholding of the Company in Hengda Real Estate will be diluted from 73.88% to 63.46%. Notwithstanding such dilution, Hengda Real Estate will remain as a non-wholly owned subsidiary of the Company and its financial results, assets, liabilities and cash flows will continue to be consolidated into the Company's consolidated financial statements in accordance with the Hong Kong Financial Reporting Standards.

As at the Latest Practicable Date, the Company has no plan or intention to propose further capital increase in Hengda Real Estate.

GENERAL

The Group is principally engaged in the development of large scale residential properties and integrated commercial properties in the PRC.

LISTING RULES IMPLICATIONS

The Third Round Capital Increase constitutes a deemed disposal of the Company under Chapter 14 of the Listing Rules. As the applicable percentage ratios under Rule 14.07 of the Listing Rules in respect of the Third Round Capital Increase is more than 5% but less than 25%, the Third

LETTER FROM THE BOARD

Round Capital Increase constitutes a discloseable transaction for the Company. As Mr. Hui Ka Yan, the controlling shareholder and a connected person of the Company, may replace Kailong Real Estate to repurchase the investment of the Investors under the terms of the Third Round Investment Agreements, the repurchase provisions under the Third Round Capital Increase will constitute a connected transaction for the Company. The Third Round Capital Increase will be subject to the reporting, announcement and Independent Shareholders' approval requirements in accordance with Chapter 14A of the Listing Rules.

The Independent Board Committee comprising all the independent non-executive Directors has been established by the Company to advise the Independent Shareholders on the repurchase provisions under the Third Round Capital Increase. Gram Capital has been appointed as the independent financial adviser to advise the Independent Board Committee and the Independent Shareholders in this regard.

Mr. Hui Ka Yan, an executive Director and the controlling shareholder of the Company, is considered to be materially interested in the Third Round Capital Increase and has abstained from voting on the Board resolution in approving the Third Round Capital Increase.

EGM

The EGM will be convened to consider and approve the Third Round Capital Increase. A notice of the EGM is set out on pages EGM-1 to EGM-2 of this circular.

A form of proxy for use by the Shareholders at the EGM is enclosed. If you are not able to attend the EGM, you are requested to complete and return the enclosed form of proxy in accordance with the instructions printed thereon to the Company's branch registrar and transfer office in Hong Kong, Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong as soon as possible and in any event not less than 48 hours before the time appointed for holding the EGM or any adjournment thereof. Completion and return of the form of proxy will not preclude you from attending and voting in person at the EGM or any adjournment thereof if you so wish.

Any Shareholder with a material interest in the Third Round Capital Increase and his/her/its associate(s) are required to abstain from voting on the resolution approving the Third Round Capital Increase. Accordingly, Mr. Hui Ka Yan and his associates, who are interested in an aggregate of approximately 77.25% of the total number of Shares in issue as at the Latest Practicable Date, will abstain from voting for the resolutions proposed at the EGM.

RECOMMENDATIONS

Your attention is drawn to the letter from the Independent Board Committee set out on pages 22 to 23 of this circular and the letter of advice from Gram Capital to the Independent Board Committee and the Independent Shareholders in connection with the repurchase provisions under the Third Round Capital Increase.

LETTER FROM THE BOARD

The Board (including the independent non-executive Directors whose views are set out on pages 22 to 23 of this circular having taken into account the opinion and advice of Gram Capital) considers that the terms of the Third Round Capital Increase are fair and reasonable so far as the Independent Shareholders are concerned, and the Third Round Investment Agreements are on normal commercial terms and in the ordinary and usual course of business of the Group, as well as in the interests of the Company and the Shareholders as a whole. Accordingly, the Board (including the independent non-executive Directors) recommends the Independent Shareholders to vote in favour of the resolution approving the Third Round Capital Increase at the EGM.

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

LETTER FROM THE INDEPENDENT BOARD COMMITTEE

The following is a full text of the letter from the Independent Board Committee prepared for the purpose of inclusion in this circular:



CHINA EVERGRANDE GROUP

中國恒大集團

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 3333)

8 November 2017

To the Independent Shareholders

Dear Sir or Madam,

DISCLOSEABLE AND CONNECTED TRANSACTION FURTHER CAPITAL INCREASE TO HENGDA REAL ESTATE

We refer to the circular issued by the Company to its Shareholders dated 8 November 2017 (the “**Circular**”) of which this letter forms part. Terms defined in the Circular have the same meanings when used in this letter unless the context otherwise requires.

We have been appointed by the Board to consider the repurchase provisions under the Third Round Capital Increase and to advise the Independent Shareholders in connection therewith and as to whether, in our opinion, the repurchase provisions under the Third Round Capital Increase are fair and reasonable, and whether the transactions contemplated thereunder are on normal commercial terms, in the ordinary and usual course of business of the Group and in the interests of the Company and the Shareholders as a whole. Gram Capital has been appointed as independent financial adviser to advise us in this respect.

We wish to draw your attention to the letter from the Board and the letter from Gram Capital as set out in the Circular. Having considered the principal factors and reasons considered by, and the opinion and advice of, Gram Capital as set out in its letter of advice, we consider that the repurchase provisions under the Third Round Capital Increase are fair and reasonable, on normal commercial terms, and in the ordinary and usual course of business of the Group. In view of the

LETTER FROM THE INDEPENDENT BOARD COMMITTEE

above, we consider that the Third Round capital Increase are in the interests of the Company and the Shareholders as a whole. Accordingly, we recommend the Independent Shareholders to vote in favour of the resolution approving the Third Round Capital Increase (including the repurchase provisions) at the EGM.

Yours faithfully,

For and on behalf of the Independent Board Committee of

China Evergrande Group

Mr. Chau Shing Yim, David

Mr. He Qi

Ms. Xie Hongxi

Independent Non-executive Directors

LETTER FROM GRAM CAPITAL

Set out below is the text of a letter received from Gram Capital, the Independent Financial Adviser to the Independent Board Committee and the Independent Shareholders in respect of the Repurchase Provisions for the purpose of inclusion in this circular.



Room 1209, 12/F.
Nan Fung Tower
88 Connaught Road Central/
173 Des Voeux Road Central
Hong Kong

8 November 2017

*To: The independent board committee and the independent shareholders
of China Evergrande Group*

Dear Sir/Madam,

REPURCHASE PROVISIONS UNDER DISCLOSEABLE AND CONNECTED TRANSACTION

INTRODUCTION

We refer to our appointment as the Independent Financial Adviser to advise the Independent Board Committee and the Independent Shareholders in respect of the repurchase provisions under the Third Round Capital Increase (the “**Repurchase Provisions**”), details of which are set out in the letter from the Board (the “**Board Letter**”) contained in the circular dated 8 November 2017 issued by the Company to the Shareholders (the “**Circular**”), of which this letter forms part. Terms used in this letter shall have the same meanings as defined in the Circular unless the context requires otherwise.

On 6 November 2017, Kailong Real Estate and Hengda Real Estate, both being subsidiaries of the Company, together with Mr. Hui Ka Yan, the controlling shareholder of the Company, entered into the Third Round Investment Agreements with the Third Round Investors, pursuant to which, the Third Round Investors have agreed to subscribe RMB60 billion for new capital in Hengda Real Estate based on a pre-capital increase consideration for Hengda Real Estate of RMB365.19 billion, representing approximately 14.11% of the enlarged equity of Hengda Real Estate.

Upon completion of the three rounds of capital increase, the Investors will have contributed RMB130 billion to the capital of Hengda Real Estate in exchange for approximately 36.54% in the enlarged equity of Hengda Real Estate. Kailong Real Estate will hold approximately 63.46% in the enlarged equity of Hengda Real Estate and Hengda Real Estate will remain a subsidiary of the Group.

LETTER FROM GRAM CAPITAL

With reference to the Board Letter, the Third Round Capital Increase constitutes a deemed disposal of the Company under Chapter 14 of the Listing Rules. The applicable percentage ratios under Rule 14.07 of the Listing Rules in respect of the Third Round Capital Increase is more than 5% but less than 25%, the Third Round Capital Increase constitutes a discloseable transaction for the Company. As Mr. Hui Ka Yan is the controlling shareholder and a connected person of the Company, the Repurchase Provisions under the Third Round Investment Agreements where Mr. Hui Ka Yan may replace Kailong Real Estate to repurchase the investment of the Investors will constitute a connected transaction for the Company. The Third Round Capital Increase will be subject to the reporting, announcement and Independent Shareholders' approval requirements in accordance with Chapter 14A of the Listing Rules.

The Independent Board Committee comprising Mr. Chau Shing Yim, David, Mr. He Qi and Ms. Xie Hongxi (all being independent non-executive Directors) has been established to advise the Independent Shareholders on (i) whether the terms of the Repurchase Provisions are on normal commercial terms and are fair and reasonable so far as the Independent Shareholders are concerned; (ii) whether the Repurchase Provisions are in the interests of the Company and the Shareholders as a whole; and (iii) how the Independent Shareholders should vote in respect of the resolution(s) to approve the Repurchase Provisions and the transactions contemplated thereunder at the EGM. We, Gram Capital Limited, have been appointed as the Independent Financial Adviser to advise the Independent Board Committee and the Independent Shareholders in this respect.

BASIS OF OUR OPINION

In formulating our opinion to the Independent Board Committee and the Independent Shareholders, we have relied on the statements, information, opinions and representations contained or referred to in the Circular and the information and representations as provided to us by the Directors. We have assumed that all information and representations that have been provided by the Directors, for which they are solely and wholly responsible, are true and accurate at the time when they were made and continue to be so as at the Latest Practicable Date. We have also assumed that all statements of belief, opinion, expectation and intention made by the Directors in the Circular were reasonably made after due enquiry and careful consideration. We have no reason to suspect that any material facts or information have been withheld or to doubt the truth, accuracy and completeness of the information and facts contained in the Circular, or the reasonableness of the opinions expressed by the Company, its advisers and/or the Directors, which have been provided to us. Our opinion is based on the Directors' representation and confirmation that there is no undisclosed private agreement/arrangement or implied understanding with anyone concerning the Repurchase Provisions. We consider that we have taken sufficient and necessary steps on which to form a reasonable basis and an informed view for our opinion in compliance with Rule 13.80 of the Listing Rules.

The Circular, for which the Directors, collectively and individually accept full responsibility, includes particulars given in compliance with the Listing Rules for the purpose of giving information with regard to the Group. The Directors, having made all reasonable enquiries, confirm that to the best of their knowledge and belief the information contained in the Circular is accurate

LETTER FROM GRAM CAPITAL

and complete in all material respects and not misleading or deceptive, and there are no other matters the omission of which would make any statement herein or the Circular misleading. We, as the Independent Financial Adviser, take no responsibility for the contents of any part of the Circular, save and except for this letter of advice.

We consider that we have been provided with sufficient information to reach an informed view and to provide a reasonable basis for our opinion. We have not, however, conducted any independent in-depth investigation into the business and affairs of the Company, Kailong Real Estate, Hengda Real Estate, parties to the Third Round Capital Increase or their respective subsidiaries or associates, nor have we considered the taxation implication of the Repurchase Provisions on the Group. Our opinion is necessarily based on the financial, economic, market and other conditions in effect and the information made available to us as at the Latest Practicable Date. If there is any material change before EGM, Shareholders will be notified as soon as possible.

Lastly, where information in this letter has been extracted from published or otherwise publicly available sources, it is the responsibility of Gram Capital to ensure that such information has been correctly extracted from the relevant sources while we are not obligated to conduct any independent in-depth investigation into the accuracy and completeness of those information.

PRINCIPAL FACTORS AND REASONS CONSIDERED

In arriving at our opinion in respect of the Repurchase Provisions, we have taken into consideration the following principal factors and reasons:

1. Background of and reasons for the Repurchase Provisions

Business overview of the Group

The Group is principally engaged in the development of large scale residential properties and integrated commercial properties in the PRC.

LETTER FROM GRAM CAPITAL

Set out below are the financial information of the Group for (i) the two years ended 31 December 2016 as extracted from the annual report of the Company for the year ended 31 December 2016 (the “**2016 Annual Report**”); and (ii) the six months ended 30 June 2017 (with comparative figures) as extracted from the interim report of the Company for the six months ended 30 June 2017 (the “**2017 Interim Report**”):

	For the year ended 31 December 2016 (“FY2016”) RMB in million (audited)	For the year ended 31 December 2015 (“FY2015”) RMB in million (audited)	Change from 2015 to 2016 %
Revenue	211,444	133,130	58.83
— <i>Property development</i>	203,890	126,449	61.24
— <i>Property investment</i>	647	241	168.46
— <i>Property management services</i>	1,948	1,318	47.80
— <i>Other businesses</i>	4,959	5,122	(3.18)
Gross profit	59,422	37,413	58.83
Profit for the year	17,617	17,340	1.60
	For the six months ended 30 June 2017 (“1H2017”) RMB in million (unaudited)	For the six months ended 30 June 2016 (“1H2016”) RMB in million (unaudited)	Change from 1H2016 to 1H2017 %
Revenue	187,981	87,498	114.84
— <i>Property development</i>	183,364	83,738	118.97
— <i>Property investment</i>	328	258	27.13
— <i>Property management services</i>	1,301	693	87.73
— <i>Other businesses</i>	2,988	2,809	6.37
Gross profit	67,304	24,770	171.72
Profit for the period	23,127	7,127	224.50

As illustrated in the above tables, the Group’s revenue increased substantially by approximately 58.83% from FY2015 to FY2016. Despite the increase in the Group’s revenue, the Group’s profit for FY2016 remained at the similar level as FY2015.

With reference to the 2016 Annual Report and as confirmed by the Directors, the Group’s contract sales increased in FY2016 as compared to FY2015, which was mainly attributable to the Group’s far-sighted optimization of the regional layout of its projects, upgrading of decoration and facilities among other product value additions, as well as its

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flexible and practical sales strategy and selling price. The increase in the Group's revenue in FY2016 as compared to FY2015 was mainly due to increased property area of recognised sales and the average selling price of the properties.

As illustrated in the above tables, the Group's revenue and profit increased substantially by approximately 114.84% and 224.50% respectively from 1H2016 to 1H2017.

With reference to the 2017 Interim Report and as confirmed by the Directors, the Group's contract sales increased from 1H2016 to 1H2017, which was mainly attributable to the Group's large scale of operations and large number of available projects for sale, the Group's strong ability to continuously enhance the value-add features of its product, as well as its flexible and practical sales strategy and marketing model. The number of new projects launched for sale also contributed to the growth in contracted sales. The increase in the Group's revenue from 1H2016 to 1H2017 was mainly due to increased property area of recognised sales and the average selling price of the properties.

Information on Hengda Real Estate

Hengda Real Estate is a limited liability company established in the PRC and is principally engaged in the business of property development in the PRC. The effective shareholding of the Company in Hengda Real Estate will be diluted from approximately 73.88% to approximately 63.46% upon completion of the Third Round Capital Increase. Notwithstanding such dilution, Hengda Real Estate will remain as a non-wholly owned subsidiary of the Company and its financial results, assets, liabilities and cash flows will continue to be consolidated into the Company's consolidated financial statements in accordance with the Hong Kong Financial Reporting Standards.

Information on Mr. Hui Ka Yan

Mr. Hui Ka Yan is the founder, the controlling shareholder, an executive Director and the chairman of the Board of the Company. As at the Latest Practicable Date, Mr. Hui is interested in approximately 77.25% of the issued share capital of the Company.

Reasons for the Repurchase Provisions

The Company announced on 3 October 2016 that Kailong Real Estate and Hengda Real Estate have entered into a cooperation agreement with Shenzhen Real Estate and Shenzhen Investment Holding Co. Ltd. pursuant to which the parties agreed to work towards the entering into of the Reorganisation Agreement with regard to the Proposed Reorganisation. Under the Proposed Reorganisation, Shenzhen Real Estate will, by way of issue of Renminbi ordinary shares (A shares) and/or payment of cash consideration, acquire all of the interest in Hengda Real Estate from Kailong Real Estate. Upon completion of the Proposed Reorganisation, Kailong Real Estate will become the controlling shareholder of Shenzhen Real Estate and the Proposed Reorganisation will enable the Company to effectively list the real estate related assets on the Shenzhen Stock Exchange A-share market.

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Hengda Real Estate announced the First Round Capital Increase and the Second Round Capital Increase in December 2016 and May 2017. The Third Round Capital Increase involves fund of RMB60 billion. The three rounds of capital increases have raised fund with an aggregate amount of RMB130 billion.

There is repurchase obligation or compensation provision under the Third Round Investment Agreements. If the Proposed Reorganisation as contemplated under the Reorganisation Agreement is not completed by 31 January 2021 and the failure to complete is not attributable to any Third Round Investor, the relevant Third Round Investor will have the right within two months of the expiry of such deadline to request Kailong Real Estate to either: (i) repurchase the equity interest held by the relevant Third Round Investor at its original investment cost; or (ii) transfer shares in Hengda Real Estate to the relevant Third Round Investor without consideration in accordance with a specific formula as compensation.

If an Investor has requested Kailong Real Estate (the “**Request**”) to repurchase its equity in Hengda Real Estate, Kailong Real Estate will have the option of electing not to repurchase such interest. In such an event, the Investor will have the right to request Mr. Hui Ka Yan to replace Kailong Real Estate to repurchase such equity interest in Hengda Real Estate from the Investor in accordance with the terms of the relevant Investment Agreement at the Investor’s original investment cost (i.e. the Repurchase Provision).

Upon our enquiry, the Directors advised us that the Repurchase Provisions can further protect the Third Round Investors and may release the Group from the burden of repurchasing the investment of the Third Round Investors. Under the Repurchase Provisions, Kailong Real Estate will have the option of electing not to repurchase the equity in Hengda Real Estate when an Investor makes the Request. This flexibility allows the Group to evaluate whether such repurchase is in the interests of the Group at the time when the Investor makes Request. If the Group considers that it is not in the interests of the Group to repurchase the equity in Hengda Real Estate (for example, the then valuation of Hengda Real Estate is lower than the original investment cost, the then cash position of the Group is not suitable for conducting the repurchase or there is better alternative use of the Group’s cash as compared to the repurchase), the Group can opt not to do so.

In addition, the Directors advised us that upon receiving the Request by Kailong Real Estate, the Company will convene an extraordinary general meeting for Shareholders to vote as to whether the Group shall take up its obligation under the Request (any Shareholder who has material interests, in particular, Mr. Hui Ka Yan and his associates will abstain from voting).

With reference to the Board Letter, the Company will comply with all applicable requirements under Chapter 14 and Chapter 14A of the Listing Rules at the time when Kailong Real Estate is required by the Investor(s) to repurchase their equity interests in Hengda Real Estate, regardless of whether the repurchase would be conducted by Kailong

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Real Estate or Mr. Hui Ka Yan. In the event shareholders' approval is required for approving the repurchase, Mr. Hui Ka Yan and his associates will abstain from voting on all relevant shareholders' resolutions associated with such repurchase.

In light of the above, we concur with the Directors that the Repurchase Provisions, which provide flexibility to the Group, is in the interests of the Company and the Shareholders as a whole.

Principal terms of the Repurchase Provisions

Details of the Third Round Investment Agreements are set out under the sections headed "THE THIRD ROUND CAPITAL INCREASE" and "OTHER TERMS OF THE THIRD ROUND INVESTMENT AGREEMENTS" of the Board Letter.

Amount of capital to be contributed

With reference to the Board Letter, the Third Round Capital Increase involves fund of RMB 60 billion (the "**Third Round Capital Contribution**"). The Third Round Investors will in return obtain an aggregate of approximately 14.11% of the enlarged equity interest of Hengda Real Estate (the "**Third Round Equity Interest**").

For the purpose of assessing the fairness and reasonableness of the Third Round Capital Contribution, we performed the price to book ratio ("**PBR**") and the price to earnings ratio ("**PER**") which are commonly adopted price multiples analysis. We searched for Hong Kong or PRC listed companies which (i) have market capitalisation of over HK\$100 billion (or equivalent RMB) based on their closing prices as at 6 November 2017, being the date of the Third Round Investment Agreements; and (ii) are engaged in similar line of business as Hengda Real Estate, being property development in the PRC and derive a majority of their turnover from such business based on their respective latest published financial information (the "**Selection Criteria**"), (the "**Market Comparables**") for comparison. To the best of our knowledge and endeavour, we found eight listed companies which met the Selection Criteria and they are exhaustive as far as we are aware of. Shareholders should note that the businesses, operations and prospects of Hengda Real Estate may not be the same as the Market Comparables.

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Set out below are the PERs and PBRs of the Market Comparables based on their closing prices as at 6 November 2017, being the date of the Third Round Investment Agreements, and their latest published financial information:

Company name (Stock code)	Year-end date	PER (times) (Note 1)	PBR (times) (Note 1)
China Overseas Land & Investment Ltd. (HK688)	31 December 2016	7.34	1.12
Country Garden Holdings Co. Ltd. (HK2007)	31 December 2016	18.84	2.77
China Resources Land Ltd. (HK1109)	31 December 2016	8.25	1.32
Sunac China Holdings Ltd. (HK1918)	31 December 2016	49.37	5.23
Longfor Properties Co. Ltd. (HK960)	31 December 2016	10.13	1.46
China Vanke Co., Ltd. (HK2202 & SZ000002)	31 December 2016	12.48	2.25
Poly Real Estate Group Co., Ltd. (SH600048)	31 December 2016	9.91	1.31
China Fortune Land Co., Ltd. (SH600340)	31 December 2016	13.90	2.41
Maximum		49.37	5.23
Minimum		7.34	1.12
Average		16.28	2.23
Third Round Capital Increase		26.84	3.06
		<i>(Note 2)</i>	<i>(Note 3)</i>

Notes:

- The PERs of the Company Comparables were calculated based on their respective latest published annual results and the PBRs of the Company Comparables were calculated based on their respective latest published interim/quarterly results.
- The implied PER of the Third Round Capital Increase was calculated based on (i) the Third Round Capital Contribution of RMB60 billion in aggregate; (ii) the Third Round Equity Interest of approximately 14.11% in aggregate; and (iii) the consolidated profit attributable to the owners of Hengda Real Estate for the year ended 31 December 2016 which amounted to RMB15,840,000,000.
- The implied PBR of the Third Round Capital Increase was calculated based on (i) the Third Round Capital Contribution of RMB60 billion in aggregate; (ii) the Third Round Equity Interest of approximately 14.11% in aggregate; and (iii) the consolidated equity attributable to the owners of Hengda Real Estate as at 30 June 2017 which amounted to RMB139,082,000,000.

We noticed from the above table that the PERs of the Market Comparables ranged from approximately 7.34 times to 49.37 times, with an average of approximately 16.28 times. The implied PER of the Third Round Capital Increase is within the said PER range of the Market Comparables.

In addition, the PBRs of the Market Comparables ranged from approximately 1.12 times to 5.23 times, with an average of approximately 2.23 times. The implied PBR of the Third Round Capital Increase is also within the said PBR range of the Market Comparables.

LETTER FROM GRAM CAPITAL

Having considered the above, we are of the view that the amount of the Third Round Capital Contribution, which allows Third Round Investors to obtain an aggregate of approximately 14.11% of the enlarged equity interest of Hengda Real Estate in return, is fair and reasonable so far as the Independent Shareholders are concerned.

Repurchase obligation or compensation

If the Proposed Reorganisation as contemplated under the Reorganisation Agreement is not completed by 31 January 2021 (the “**Reorganisation Deadline**”) and the failure to complete is not attributable to any Third Round Investor, the relevant Third Round Investor will have the right within two months of the expiry of such deadline to request Kailong Real Estate to either:

- (i) repurchase the equity interest held by the relevant Third Round Investor at its original investment cost; or
- (ii) transfer shares in Hengda Real Estate to the relevant Third Round Investor without consideration in accordance with the following formula as compensation:

$$\begin{array}{l} \text{Percentage of equity in Hengda} \\ \text{Real Estate to be transferred by} \\ \text{Kailong Real Estate to the} \\ \text{relevant Third Round Investor as} \\ \text{compensation} \end{array} = \begin{array}{l} \text{Percentage interest in Hengda Real Estate held by} \\ \text{the relevant Investor on the signing of the} \\ \text{compensation agreement (excluding any additional} \\ \text{interest acquired by the relevant Third Round} \\ \text{Investor after the date of the relevant Third Round} \\ \text{Investment Agreement)} \end{array} \times 50\%$$

If an Investor has requested Kailong Real Estate to repurchase its equity in Hengda Real Estate, Kailong Real Estate will have the option of electing not to repurchase such interest. In such an event, the Investor will have the right to request Mr. Hui Ka Yan to replace Kailong Real Estate to repurchase such equity interest in Hengda Real Estate from the Investor in accordance with the terms of the relevant Investment Agreement at the Investor’s original investment cost.

We enquired into the Directors and were advised that upon receiving the Request by Kailong Real Estate, the Company will (i) publish an announcement to inform the public and the Shareholders regarding the Request; (ii) despatch a circular which contains full details of the Request, including but not limited to the terms of the Request and relevant repurchase, the latest development and operation of Hengda Real Estate, the financial information of Hengda Real Estate, valuation of Hengda Real Estate (if required under the Listing Rules); and (iii) convene an extraordinary general meeting for Shareholders to vote as to whether the Group shall take up its obligation under the Request (any Shareholder who has material interests, in particular, Mr. Hui Ka Yan and his associates will abstain from voting).

LETTER FROM GRAM CAPITAL

Given the above, the Shareholders can, with the information provided in the aforesaid circular, consider the following factors:

- (i) whether the cost of repurchase is justify for the then valuation of Hengda Real Estate;
- (ii) whether the then cash position of the Group is suitable for conducting the repurchase;
- (iii) whether there is better alternative use of the Group's cash as compared to the repurchase; and
- (iv) whether the repurchase is in the interests of the Company and the Shareholders as a whole.

We also noted that the “repurchase obligation or compensation” provisions under the First Round Investment Agreements and the Second Round Investment Agreements are in line with the Repurchase Provisions under the Third Round Investment Agreements (save as and except for that the Reorganisation Deadline is 31 January 2020 under the First Round Investment Agreements and the Second Round Investment Agreements).

Having considered that (i) the Repurchase Provisions give rights but no obligation to the Group (i.e. if the repurchase is considered not to be in the interests of the Company and the Shareholders as a whole, the Group can opt not to proceed with the repurchase); (ii) the Shareholders will be given sufficient information and an opportunity to vote at an extraordinary general meeting as to whether the Group shall take up its obligation under the Request; and (iii) the “repurchase obligation or compensation” provisions under the First Round Investment Agreements and the Second Round Investment Agreements are in line with the Repurchase Provisions under the Third Round Investment Agreements, we consider that the terms of Repurchase Provisions are on normal commercial terms and fair and reasonable so far as the Independent Shareholders are concerned.

LETTER FROM GRAM CAPITAL

RECOMMENDATION

Having taken into consideration the factors and reasons as stated above, we are of the opinion that (i) the terms of the Repurchase Provisions are on normal commercial terms and are fair and reasonable so far as the Independent Shareholders are concerned; and (ii) the Repurchase Provisions are in the interests of the Company and the Shareholders as a whole. Accordingly, we recommend the Independent Board Committee to advise the Independent Shareholders to vote in favour of the resolution(s) to be proposed at the EGM to approve the Repurchase Provisions and we recommend the Independent Shareholders to vote in favour of the resolution(s) in this regard.

Yours faithfully,
For and on behalf of
Gram Capital Limited
Graham Lam
Managing Director

The following is the text of a letter with the summary of values received from CBRE Limited, prepared for the purpose of incorporation in the circular, in connection with their valuation as of 31 August 2017 of certain properties of the Group.

CBRE

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地產代理 (公司) 牌照號碼
Estate Agent's Licence No: C-004065

6 November 2017

China Evergrande Group

Suite 1501–1507,
One Pacific Place,
88 Queensway,
Hong Kong

Dear Sirs,

In accordance with instructions from China Evergrande Group (the “Company”) to value the certain properties in which Hengda Real Estate Group and its subsidiaries (collectively referred to as “the Group”) have interests in the People’s Republic of China (the “PRC”) and Hong Kong, we confirm that we have carried out inspections, made relevant enquiries, and obtained such further information as we consider necessary for the purpose of providing you with our opinion of the market value of such properties as of 31 August 2017 (the “Valuation Date”).

Valuation Basis, Assumptions and Methodology

Our valuation is prepared in accordance with “The HKIS Valuation Standards (2012 Edition)” (“the Standards”) published by The Hong Kong Institute of Surveyors (“the HKIS”), the RICS Valuation — Professional Standards of Royal Institution of Chartered Surveyors and is complied with International Valuation Standards (IVS).

Our valuation is made on the basis of market value which is defined by the International Valuation Standards and followed by the HKIS as “the estimated amount for which an asset or liability should exchange on the Valuation Date between a willing buyer and a willing seller in an arm’s-length transaction after proper marketing and where the parties had each acted knowledgeably, prudently and without compulsion.”

We have also complied with all the requirements contained in the Companies Ordinance, Chapter 5, Practice Note 12 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “Listing Rules”).

Our valuation has been made on the assumption that the owner sells the property on the open market without the benefit or burden of a deferred term contract, leaseback, joint venture, management agreement or any similar arrangement, which would serve to affect the values of the properties.

No allowance has been made in our valuation for any charges, mortgages or amounts owing neither on the property nor for any expenses or taxation which may be incurred in effecting sale. Unless otherwise stated, it is assumed that the properties were free from encumbrances, restrictions and outgoings of an onerous nature which could affect their values.

We have valued the properties in Group I which are held by the Group for sale, properties in Group II which are held by the Group for owner occupation, and properties in Group V which are held by the Group for future development by the Direct Comparison Approach on the assumption that each property can be sold in their existing state. Comparison is based on prices realized on actual transactions and/or asking prices of comparable properties. Comparable properties with similar sizes, characteristics and locations are analyzed, and carefully weighed against all respective advantages and disadvantages of each property in order to arrive at a fair comparison of value.

We have valued portions of the properties in Group II which are held and operated by the Group as hotel, by Discounted Cash Flow Approach and analysed the long term return that is likely to be derived from a property with a combination of both income and capital growth over an assumed investment horizon. In undertaking this analysis, a wide range of assumptions are made including a target or pre-selected internal rate of return, net property income, income growth, potential capital expenditure, costs associated with the initial purchase of the property and also its disposal at the end of the investment period.

For the completed properties in Group III and Group VII which are held by the Group for investment, all the properties are valued by Direct Comparison Approach assuming sale of each of these properties in its existing state by making references to comparable sale transactions and/or asking prices of comparable properties in the relevant markets. Where appropriate, we have also valued the properties using the Income Capitalization Approach by capitalization of the net rental income derived from the existing tenancies with due allowance for the reversionary income potential of the property.

In valuing the portion of the properties in Group III and properties in Group IV which are under development, we have assumed that they will be developed and completed in accordance with the latest development proposal provided to us by the Group. In arriving at our opinion of value, we have adopted the comparison approach by making reference to comparable sales evidence as available in the relevant market and have also taken into account the accrued construction cost and professional fees relevant to the stage of construction as at the valuation date and the remainder of the cost and fees that are expected to be incurred for completing the development. We have relied on the accrued construction cost and professional fees information provided by the Group according to the different stages of construction of the subject properties as at the valuation date and we did not find any material inconsistency from those of other similar developments.

For the properties in Group VI which are contracted to be held by the Group, as for which the Group has entered into agreements with relevant owner of the property or government authority or entered into share transfer agreements, but for which the Group has not yet obtained the State-owned Land Use Rights Certificates and/or the payment of the land premium has not yet been fully settled as of the Valuation Date, we have attributed no commercial value to such properties.

Source of Information

We have relied on information provided by the Group, in particular, but not limited to the sales records, planning approvals, statutory notices, easements, development scheme, construction costs, development time schedules, site area and floor area, tenancy schedules, interests attributable to the Group and other relevant information. No on-site measurement has been taken. Dimensions, measurements and areas included in the property summaries are only approximations. We have taken every reasonable care both during reviewing the information provided to us and in making relevant enquiries. We have no reason to doubt the truth and accuracy of the information provided to us by the Group, which is material to the valuation. We were also advised by the Group that no material facts have been omitted from the information provided to us.

In the course of our valuation for the properties in the PRC, we have relied on the legal opinion provided by the Group's PRC legal advisor, King & Wood Mallesons (the "PRC Legal Opinion"). We have been provided with extracts from title documents relating to such properties. We have not, however, inspected the original documents to verify ownership or any amendment which did not appear on the copies handed to us. All documents have been used for reference only. Unless otherwise stated, in valuing the Properties, we have prepared our valuation on the basis that the owners have proper title to the properties and have free and uninterrupted rights to use, occupy or assign the properties for the whole of the unexpired terms as granted.

We have had no reason to doubt the truth and accuracy of the information provided to us by the Group. We have also sought confirmation from the Group that no material factors have been omitted from the information supplied. We consider that we have been provided with sufficient information to arrive an informed view, and we have no reason to suspect that any material information has been withheld.

Property Inspection

We made inspection of the properties for this valuation. In the course of our inspection, we did not notice any serious defects. However, we have not carried out any structural survey nor any tests were made on the building services. Therefore, we are not able to report whether the properties are free of rot, infestation, or any other structural defects. During our inspection, we have not carried our investigations on the site to determine the suitability of the ground conditions and the services for any future development.

We have not carried out site measurements to verify the correctness of the areas of the properties. We have assumed that the areas shown on the documents and official site plan are correct. Our valuation is on the basis that these aspects are satisfactory. All documents and contracts have been used as reference only and all dimensions, measurements and areas are approximations.

Inspection of the properties was carried out in the period between November 2016 and October 2017 by our technical staff including Ms. Jennifer Ip, Mr. Edmond Wong, Ms. Joey Gong, Mr. Kaiser Lo, Mr. Bill Zhang, Mr. Denis Fung, Mr. Timothy Yim, Ms. Helena Xing, Mr. Stephen Du, Ms. Coco Zhu, Ms. Clara Shi, Ms. Jessica Chen, Ms. Mao Yan, etc. They are Chartered Surveyors/China Real Estate Appraisers and/or have more than 2 to 5 years' experience in the valuation of properties in the PRC and possess academic background in subjects relating to real estate valuation.

Currency

Unless otherwise stated, all monetary figures stated in this report are in Renminbi (RMB) or in Hong Kong Dollars (HKD), the official currency of the PRC and Hong Kong in relation to the properties in the PRC and Hong Kong respectively.

Summary Disclosure

In accordance with the requirements in rule 5.02B of Chapter 5 of the Rules Governing the Listing of Securities issued by The Stock Exchange of Hong Kong Limited, as the values of the property interests as at the valuation date are less than 5% of the total property interests, we present the property information and valuation in the format of summary disclosure.

We enclose herewith our summary of values.

Yours faithfully,
For and on behalf of
CBRE Limited
Daniel Mohr
MRICS
Executive Director
Valuation & Advisory Services

Note: Mr. Daniel Mohr is a member of Royal Institution of Chartered Surveyors. He has over 15 years of valuation experience in the PRC and Hong Kong, as well as relevant experience in the Asia-Pacific region.

Property Group (Group I — Group V)	No. of Properties	Market Value in existing state as at Valuation Date (RMB million)	Market Value Attributable to the Group as at Valuation Date (RMB million)
Group I — Properties held by the Group for Sale in the PRC	469	133,560.60	121,528.18
Group II — Properties held by the Group for Occupation/ Operation in the PRC	116	13,199.60	12,982.95
Group III-A — Properties held by the Group for Investment in the PRC (Completed)	323	106,378.23	101,418.14
Group III-B — Properties held by the Group for Investment in the PRC (Under Development)	85	20,139.00	17,620.47
Group IV — Properties held by the Group Under Development in the PRC	662	619,009.20	548,816.82
Group V — Properties held by the Group for Future Development in the PRC	104	73,865.50	66,180.77
Sub-Total	1,759	966,152.13	868,547.33
Property Group (Group VI)	No. of Properties		Market Value Attributable to the Group as at Valuation Date (RMB million)
Group VI — Properties contracted to be acquired by the Group in the PRC	49		No Commercial Value
Property Group (Group VII)	No. of Properties	Market Value in existing state as at Valuation Date (HKD million)	Market Value Attributable to the Group as at Valuation Date (HKD million)
Group VII — Properties held by the Group for Investments in Hong Kong	2	11,010.30	11,010.30

PROPERTIES IN THE PRC

Group I — Properties held by the Group for Sale in the PRC

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale ⁽¹⁾ GFA (sq.m.)	Pre-Sale CPS	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest in Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-1	Portion of Evergrande Oasis Anqing	Anqing Hengyuan Property Company Limited	Anqing	Residential, Commercial	30 May 2053 to 30 Nov 2083	Residential	51,577	—	2016	50,900	—	299.02	304.20	100.0%	304.20
I-2	Portion of Evergrande Emerald Court Bengbu	Bengbu Hengyuan Property Company Limited	Bengbu	Residential, Commercial	27 Dec 2054 to 27 Dec 2084	Residential	14,570	—	2016	14,570	—	91.26	91.30	100.0%	91.30
I-3	Portion of Evergrande Royal Scenic Bay Bengbu	Bengbu Hengtong Property Company Limited	Bengbu	Residential, Commercial	29 Jun 2052 to 29 Jun 2082	Residential	3,092	—	2016	3,092	—	11.93	11.90	100.0%	11.90
I-4	Portion of Evergrande City Bozhou	Bozhou Hengda Property Company Limited	Bozhou	Residential, Commercial	29 Jul 2051 to 14 Sep 2081	Residential	56,952	—	2016	24,530	—	125.52	346.00	100.0%	346.00
I-5	Portion of Evergrande Royal View Garden Chaohu	Anhui Lilong Property Company Limited	Chaohu	Residential, Public Facility	29 Sep 2050 to 29 Sep 2080	Residential	36,939	—	2016	36,220	—	218.94	225.10	100.0%	225.10
I-6	Portion of Evergrande Oasis Chuzhou	Chuzhou Yuetong Property Company Limited	Chuzhou	Residential, Commercial	14 Sep 2083	Residential	3,160	—	2016	3,160	—	14.18	14.20	100.0%	14.20
I-7	Portion of Evergrande Metropolis Chuzhou	Chuzhou Hengda Property Company Limited	Chuzhou	Residential, Commercial	20 May 2083	Residential	496	—	2016	—	—	—	3.50	100.0%	3.50
I-8	Portion of Evergrande Royal View Garden Chuzhou	Chuzhou Hengtong Property Company Limited	Chuzhou	Residential, Commercial	14 Jul 2083	Residential	37,139	—	2017	34,952	—	199.77	214.60	88.0%	188.85
I-9	Portion of Evergrande Oasis Feidong	Yueheng (Hefei) Property Company Limited	Feidong	Residential, Commercial	20 Aug 2055 to 20 Aug 2085	Residential	616	—	2016	616	—	2.87	2.90	65.0%	1.89
I-10	Portion of Evergrande Oasis Fuyang	Fuyang Yuetong Property Company Limited	Fuyang	Residential, Commercial	12 Jan 2056 to 12 Jan 2086	Residential	3,920	—	2016	1,271	—	8.53	28.90	70.0%	20.23

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale ⁽¹⁾ GFA (sq.m.)	Pre-Sale CPS	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest in Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-11	Portion of Evergrande City Hefei	Anhui Sanlin Property Company Limited	Hefei	Residential	16 Aug 2074	Residential	2,298	—	2016	—	—	—	27.60	100.0%	27.60
I-12	Portion of Evergrande Royal View Garden Hefei	Yuetong (Hefei) Property Company Limited	Hefei	Residential, Commercial	24 Aug 2051 to 24 Aug 2081	Residential, Commercial, Office	31,570	—	2016	27,313	—	188.92	226.60	100.0%	226.60
I-13	Portion of Evergrande Plaza Hefei	Yuecheng (Hefei) Property Company Limited	Hefei	Residential, Commercial	10 Sep 2053 to 10 Sep 2083	Residential	32,428	—	2016	19,302	—	202.81	419.40	100.0%	419.40
I-14	Portion of Evergrande Palace Hefei	Qijia (Hefei) Property Company Limited	Hefei	Residential	Jun 2079 to Jan 2080	Residential, Other	3,402	—	2011	—	—	—	13.40	100.0%	13.40
I-15	Portion of Evergrande International Center Hefei	Yuetai (Hefei) Property Company Limited	Hefei	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Residential	230	—	2016	—	—	—	3.30	100.0%	3.30
I-16	Portion of Evergrande Metropolis Huabei	Huabei Yuetong Property Company Limited	Huabei	Residential, Commercial	08 Oct 2050 to 23 Dec 2080	Residential	42,020	—	2016	42,020	—	194.69	194.70	100.0%	194.70
I-17	Portion of Evergrande Atrium Huabei	Huabei Hengtong Property Company Limited	Huabei	Residential, Commercial	21 Oct 2051 to 19 Jun 2082	Residential	896	—	2016	896	—	4.77	4.80	100.0%	4.80
I-18	Portion of Evergrande Oasis Huainan	Huainan Hengda Tianheng Property Company Limited	Huainan	Residential	02 May 2081 to 03 May 2081	Residential	20,038	—	2016	19,406	—	115.65	120.10	60.0%	72.06
I-19	Portion of Evergrande Royal Scenic Bay Lu'an	Lu'an Yue Tong Property Company Limited	Lu'an	Residential, Commercial	27 Dec 2051 to 28 Dec 2081	Residential	11,889	—	2016	273	—	1.65	80.60	100.0%	80.60
I-20	Portion of Evergrande Royal Scenic Bay Ma'anshan	Ma'anshan Hengda Anliang Property Company Limited	Ma'anshan	Residential	11 Jun 2082	Residential	8,249	—	2016	8,016	—	28.43	30.00	60.0%	18.00
I-21	Portion of Evergrande Oasis Tongling	Tongling Hengda Property Company Limited	Tongling	Residential, Commercial	20 Dec 2050 to 20 Dec 2080	Residential	47,204	—	2016	47,204	—	245.00	245.00	100.0%	245.00

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale ⁽¹⁾ GFA (sq.m.)	Pre-Sale CPS	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-22	Portion of Evergrande Palace Wuhu	Wuhu Hengda Property Company Limited	Wuhu	Residential	19 May 2081 to 20 May 2081	Residential	3,558	—	2016	2,887	—	14.13	20.80	100.0%	20.80
I-23	Portion of Evergrande Metropolis Suzhou	Suzhou Heng Ding Property Company Limited	Suzhou	Residential, Commercial	Jul 2054 to Jul 2084	Residential	29,573	—	2016	29,518	—	155.74	156.10	65.0%	101.47
I-24	Portion of Evergrande Royal Scenic Bay Suzhou	Suzhou Hengda Property Company Limited	Suzhou	Residential, Commercial	Nov 2053 to 30 Oct 2085	Residential	36,277	—	2016	32,983	—	209.29	230.40	100.0%	230.40
I-25	Portion of Evergrande Crystal International Square Hefei Plot A and C	Anhui Zhonghui Guoyin Deyuan Property Company Limited	Hefei	Residential, Commercial	18 May 2055 to 18 May 2085	Residential	7,728	—	2017	101	—	1.54	153.30	50.4%	77.26
I-26	Portion of Evergrande Real Estate Group Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	21 May 2048 to 22 May 2078	Residential	93,786	—	2016	1,071	—	6.86	702.20	100.0%	702.20
I-27	Portion of Evergrande Metropolis Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	28 Feb 2051 to 29 Sep 2086	Residential	72,136	—	2016	71,810	—	344.10	346.30	100.0%	346.30
I-28	Portion of Evergrande Beijing	Shahe Hengda (Beijing) Property Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite, Storage	23 Jul 2053 to 23 Jul 2083	Other	77,117	—	2016	52,327	—	682.92	1,006.20	100.0%	1,006.20
I-29	Portion of Evergrande Culture Tourist City Beijing	Hualilai Hengda Real Estate Development Company Limited	Beijing	Residential, Commercial	04 Jul 2056 to 04 Jul 2086	Residential	23,131	—	2017	1,231	—	20.20	315.30	100.0%	315.30
I-30	Portion of Evergrande Scenic Bay Beijing	Hengda (Beijing) Real Estate Group Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite, Underground Storage	29 Sep 2053 to 29 Sep 2083	Residential, Other	20,054	—	2017	205	—	6.85	471.80	100.0%	471.80

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale GFA (sq.m.)	Pre-Sale CPS (%)	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest in Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-31	Portion of Evergrande Elite Shadow Creek Beijing	Beijing Lilai Real Estate Development Company Limited	Beijing	Residential, Commercial, Office, Underground Storage	31 Dec 2035 to 31 Dec 2065	Residential	12,963	—	2015	8,311	—	458.72	819.30	100.0%	819.30
I-32	Portion of Evergrande City Cangzhou	Hebei Longwei Real Estate Development Company Limited	Cangzhou	Residential, Commercial	03 Sep 2052 to 03 Sep 2082	Residential	972	—	2015	146	—	1.07	9.70	100.0%	9.70
I-33	Portion of Evergrande Emerald Court Handan	Handan Hengting Real Estate Development Company Limited	Handan	Residential	09 Jan 2087	Residential, Commercial, Other	22,620	—	2017	22,620	—	215.95	216.00	51.0%	110.16
I-34	Portion of Evergrande Metropolis Handan	Handan Daye Real Estate Development Company Limited	Handan	Residential, Office	14 Mar 2051 to 14 Mar 2081	Commercial, Other, Carpark	2,928	1,009	2016	2,928	1,009	140.33	140.30	90.0%	126.27
I-35	Portion of Evergrande City Hengshui	Hengshui Shengyu Real Estate Development Company Limited	Hengshui	Residential, Commercial	15 May 2053 to 29 Sep 2084	Commercial	28,974	—	2016	28,974	—	145.64	145.60	70.0%	101.92
I-36	Portion of Evergrande Oasis Hengshui	Hengshui Longze Real Estate Development Company Limited	Hengshui	Residential, Commercial	17 May 2051 to 17 May 2081	Residential	5,616	—	2017	5,405	—	45.88	47.50	60.0%	28.50
I-37	Portion of Evergrande Palace Hohhot	Hengda (Huhehaote) Real Estate Group Company Limited	Hohhot	Residential, Commercial	29 Sep 2056 to 29 Sep 2086	Residential	71,911	—	2016	71,911	—	630.01	630.00	100.0%	630.00
I-38	Portion of Evergrande Metropolis Hohhot	Hengda (Huhehaote) Real Estate Group Company Limited	Hohhot	Residential	24 Jul 2083	Residential	2,756	—	2016	2,756	—	20.91	20.90	100.0%	20.90
I-39	Portion of Evergrande Atrium Hohhot	Inner Mongolia Changshengtai Real Estate Company Limited	Hohhot	Residential, Commercial, Office	15 Mar 2051 to 15 Mar 2081	Residential, Commercial	49,876	—	2016	28,690	—	149.90	344.00	74.0%	254.56
I-40	Portion of Evergrande Emerald Court Langfang	Langfang Feicui Huating Real Estate Development Company Limited	Langfang	Residential, Commercial	12 Oct 2053 to 12 Oct 2083	Residential, Commercial, Carpark	11,567	84	2016	7,505	84	71.52	134.10	100.0%	134.10

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I-41	Portion of Evergrande Metropolis Langfang	Hengda Langfang Real Estate Development Company Limited	Langfang	Residential, Commercial	07 Oct 2053 to 07 Oct 2083	Residential, Commercial, Carpark	2,364	223	2016	2,364	223	22.17	22.20	100.0%	22.20
I-42	Portion of Evergrande City Shijiazhuang	Hengda (Shijiazhuang) Real Estate Group Company Limited	Shijiazhuang	Residential, Commercial, Office	18 Aug 2049 to 18 Aug 2079	Residential, Commercial, Other, Carpark	7,610	342	2015	740	201	36.51	92.40	100.0%	92.40
I-43	Portion of Evergrande Linxi Town Shijiazhuang	Shijiazhuang Wei Xuan Real Estate Development Company Limited	Shijiazhuang	Residential	11 Mar 2083 to 01 Sep 2085	Residential	8,493	—	2016	6,482	—	51.42	79.00	63.0%	49.77
I-44	Portion of Evergrande Oasis Shijiazhuang	Shijiazhuang Shengyu Real Estate Development Company Limited	Shijiazhuang	Residential	19 Mar 2079	Residential	22,999	—	2012	22,999	—	123.39	123.40	100.0%	123.40
I-45	Portion of Evergrande Metropolis Shijiazhuang	Hebei Longhai Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial	24 Nov 2051 to 24 Nov 2081	Carpark	—	10	2014	—	10	1.17	1.20	90.0%	1.08
I-46	Portion of Evergrande Atrium Shijiazhuang	Hebei Gaojie Shi Real Estate Development Company Limited	Shijiazhuang	Residential	19 May 2081	Residential	132	—	2015	98	—	0.66	1.10	100.0%	1.10
I-47	Portion of Evergrande Royal Scenic Peninsula Shijiazhuang	Shijiazhuang Diyijia Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial, Office	05 Sep 2052 to 14 Feb 2087	Residential	11,222	—	2015	11,222	—	154.89	154.90	70.0%	108.43
I-48	Portion of Evergrande Palace Tangshan	Tangshan Zhaonui Investment Company Limited	Tangshan	Residential, Commercial	25 Mar 2053 to 22 Oct 2083	Residential	3,271	—	2016	3,226	—	16.12	16.50	60.0%	9.90
I-49	Portion of Evergrande Academician Tangshan	Tangshan Fujia Real Estate Development Company Limited	Tangshan	Residential, Commercial, Education	09 Feb 2054 to 09 Feb 2084	Residential, Commercial, Carpark	34,285	213	2017	34,285	213	336.02	336.00	51.0%	171.36
I-50	Portion of Evergrande Royal View Garden Tianjin	Tianjin Dijing Real Estate Development Limited	Tianjin	Residential, Commercial, Education	24 Apr 2054 to 24 Apr 2084	Residential	1,969	—	2017	1,838	—	72.64	79.00	100.0%	79.00

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I-51	Portion of Evergrande Splendor Tianjin	Hengda (Tianjin Jixian) Real Estate Group Company Limited	Tianjin	Residential, Commercial	12 Feb 2047 to 23 Sep 2079	Residential	6,660	—	2013	—	—	—	96.30	100.0%	96.30
I-52	Portion of Evergrande Oasis Tianjin	Tianjin Jin Li Hu Investment Company Limited	Tianjin	Residential	23 Mar 2080 to 07 Jun 2080	Residential	801	—	2016	801	—	6.87	6.90	100.0%	6.90
I-53	Portion of Evergrande Oasis Tianjin	Tianjin Yifan Chuangzhan Property Company Limited	Tianjin	Residential, Commercial	23 Mar 2050 to 07 Jun 2080	Residential	1,070	—	2016	—	—	—	13.70	100.0%	13.70
I-54	Portion of Evergrande Metropolis Tianjin	Tianjin Binqiao Investment Company Limited	Tianjin	Residential	28 Nov 2077	Residential	48,767	—	2016	22,179	—	354.89	855.80	100.0%	855.80
I-55	Portion of Evergrande Scenic Garden Tianjin	Tianjin Shanshui Cheng Investment Company Limited	Tianjin	Residential, Commercial	17 Nov 2056 to 17 Nov 2086	Residential	13,808	—	2015	13,808	—	134.50	134.50	100.0%	134.50
I-56	Portion of Evergrande Royal Scenic Peninsula Tianjin	Tianjin Yujing Bando Investment Company Limited	Tianjin	Residential	07 Jun 2081 to 10 Jun 2081	Residential	1,603	—	2016	1,603	—	11.56	11.60	100.0%	11.60
I-57	Portion of Evergrande City Qinhuangdao	Hengda Real Estate Group Qinhuangdao Hengdacheng Real Estate Development Company Limited	Qinhuangdao	Residential, Commercial	26 Nov 2050 to 14 Aug 2085	Residential, Commercial, Carpark	74,546	413	2016	74,546	413	473.44	473.40	100.0%	473.40
I-58	Portion of Evergrande Oasis Wuhai	Wuhai Junjing Real Estate Development Company Limited	Wuhai	Residential	13 Jun 2082	Residential, Composite	28,829	—	2016	22,999	—	81.58	107.90	100.0%	107.90
I-59	Portion of Evergrande City Xingtai	Xingtai Shuangda Real Estate Development Company Limited	Xingtai	Residential, Commercial	16 Oct 2052 to 16 Oct 2082	Residential	103,623	—	2016	97,182	—	464.92	511.30	72.0%	368.14
I-60	Portion of Evergrande Royal View Garden Xingtai	Xingtai Chengjia Real Estate Development Company Limited	Xingtai	Residential, Commercial	16 Oct 2052 to 16 Oct 2082	Residential, Carpark	1,348	121	2016	1,348	76	11.11	16.40	72.0%	11.81

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I-61	Portion of Evergrande Metropolis Xingtai	Xingtai Xiangheng Real Estate Development Company Limited	Xingtai	Residential	20 Jul 2082	Residential, Carpark	623	158	2016	623	158	19.76	19.80	100.0%	19.80
I-62	Portion of Evergrande Scenic Garden Xingtai	Xingtai Henghao Real Estate Development Company Limited	Xingtai	Residential, Commercial, Office, Accommodation and Catering	05 Jan 2056 to 26 Feb 2087	Residential, Commercial	30,126	—	2017	11,734	—	82.18	208.10	58.0%	120.70
I-63	Portion of Evergrande Royal Scenic Anxi	Quanzhou Zuanshi Investment Development Company Limited	Anxi	Residential, Commercial	14 Sep 2047 to 03 May 2086	Residential	2,802	—	2017	2,708	—	21.36	22.10	100.0%	22.10
I-64	Portion of Evergrande Scenic Garden Fuzhou	Fuzhou Jin'an Real Estate Development Company Limited	Fuzhou	Residential	03 Dec 2083 to 01 Jun 2085	Residential	29,200	—	2017	27,955	—	220.13	231.10	100.0%	231.10
I-65	Portion of Evergrande Oasis Longyan	Longyan Hengda Property Company Limited	Longyan	Residential	18 Sep 2086	Residential	32,861	—	2017	30,128	—	216.64	238.50	100.0%	238.50
I-66	Portion of Evergrande Royal Scenic Peninsula Putian	Putian Jinbi Property Company Limited	Putian	Residential, Commercial	08 Sep 2055 to 07 Sep 2085	Residential	11,090	—	2017	10,018	—	143.32	159.20	51.0%	81.19
I-67	Portion of Evergrande Emerald Court Quanzhou	Quanzhou Ansheng Property Company Limited	Quanzhou	Residential, Commercial	19 Jan 2054 to 19 Jan 2084	Residential, Commercial	25,336	—	2015	14,520	—	100.45	212.60	100.0%	212.60
I-68	Portion of Evergrande Emerald Dragon Court Quanzhou	Quanzhou Ansheng Property Company Limited	Quanzhou	Residential, Commercial	09 Oct 2053 to 09 Oct 2083	Residential	6,599	—	2017	6,460	—	41.51	42.70	100.0%	42.70
I-69	Portion of Evergrande Royal Scenic Bay Quanzhou	Jinjiang Jinbi Property Company Limited	Quanzhou	Residential, Commercial	08 Mar 2055 to 08 Mar 2085	Residential	11,275	—	2017	10,364	—	93.87	103.30	100.0%	103.30
I-70	Portion of Evergrande Royal View Garden Xiamen	Xiamen Hengda Property Company Limited	Xiamen	Residential, Commercial	04 Jun 2055 to 04 Jun 2085	Residential	11,341	—	2016	3,969	—	87.86	342.90	100.0%	342.90

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I-71	Portion of Evergrande Metropolis Shishi	Shishi Jimbi Property Company Limited	Shishi	Residential, Commercial	16 Feb 2054 to 16 Feb 2084	Residential	33,544	—	2016	29,107	—	155.31	192.60	100.0%	192.60
I-72	Portion of Evergrande First Palace Shishi	Shishi Hengda Property Company Limited	Shishi	Residential, Commercial	11 Oct 2056 to 11 Oct 2086	Residential	29,077	—	2017	8,991	—	75.22	268.00	100.0%	268.00
I-73	Portion of Evergrande Royal Scenic Peninsula Zhangzhou	Zhangzhou Xincheng Real Estate Development Company Limited	Zhangzhou	Residential, Commercial	24 Sep 2054 to 24 Sep 2084	Residential	1,406	—	2016	1,370	—	21.34	22.00	100.0%	22.00
I-74	Portion of Evergrande Royal View Garden Lanzhou	Gansu Hengyuan Real Estate Development Company Limited	Lanzhou	Residential, Commercial	10 Aug 2057 to 10 Aug 2087	Residential, Commercial, Carpark	55,648	2,522	2017	52,935	—	560.13	998.10	100.0%	998.10
I-75	Portion of Evergrande City Plaza Lanzhou	Gansu Shengda Real Estate Development Company Limited	Lanzhou	Residential	30 Aug 2054	Residential, Commercial, Carpark	15,397	87	2016	5,561	—	54.36	163.50	70.0%	114.45
I-76	Portion of Evergrande Emerald Court Lanzhou	Yuzhong Junxing Real Estate Development Company Limited	Lanzhou	Residential, Commercial	01 Nov 2055 to 01 Nov 2085	Residential, Commercial, Carpark	32,264	1,685	2017	30,858	—	226.09	441.40	100.0%	441.40
I-77	Portion of Evergrande Oasis Lanzhou	Hengda Real Estate Group Lanzhou Property Company Limited	Lanzhou	Residential, Commercial	13 Feb 2051 to 13 Feb 2081	Residential, Commercial	19,704	—	2016	1,404	—	7.54	174.10	100.0%	174.10
I-78	Portion of Evergrande Metropolis Lanzhou	Gansu Yusheng Real Estate Development Company Limited	Lanzhou	Residential, Commercial	02 Jul 2046 to 02 Jul 2076	Residential, Commercial, Other, Carpark	4,665	1	2015	1,026	1	8.80	48.00	100.0%	48.00
I-79	Portion of Evergrande Scenic Garden Lanzhou	Lanzhou Shenjun Property Company Limited	Lanzhou	Residential, Commercial	29 Dec 2080	Residential, Commercial, Carpark	13,322	82	2016	2,028	82	25.28	111.20	100.0%	111.20
I-80	Portion of Evergrande Oasis Shizuishan	Hengda (Shizuishan) Real Estate Group Company Limited	Shizuishan	Residential, Commercial	27 Sep 2050 to 27 Sep 2080	Residential, Commercial, Carpark	22,422	214	2015	22,219	—	62.51	84.00	100.0%	84.00

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I-81	Portion of Evergrande Metropolis Wuzhong	Ningxia Jinbai Property Company Limited	Wuzhong	Residential	14 Aug 2079	Residential	4,548	—	2016	—	—	—	23.20	100.0%	23.20
I-82	Portion of Evergrande Oasis Wuwei	Wuwei Hengda Real Estate Development Company Limited	Wuwei	Residential	25 Jul 2082	Residential, Commercial, Carpark	21,673	281	2016	18,765	—	89.50	140.80	100.0%	140.80
I-83	Portion of Evergrande Metropolis Xining	Xining Hengda Real Estate Development Company Limited	Xining	Residential, Commercial	24 Mar 2051 to 24 Mar 2081	Residential, Commercial, Carpark	17,101	477	2017	15,482	54	102.87	173.50	100.0%	173.50
I-84	Portion of Evergrande Royal View Garden Yinchuan	Ningxia Jin Honghai Property Company Limited	Yinchuan	Residential, Commercial	16 Aug 2056 to 16 Aug 2086	Residential	51,851	—	2017	6,977	—	42.27	369.90	100.0%	369.90
I-85	Portion of Evergrande Metropolis Yinchuan	Hengda (Yinchuan) Real Estate Group Company Limited	Yinchuan	Residential	07 Apr 2081 to 01 Sep 2081	Residential	5,069	—	2016	4,625	—	25.28	28.20	100.0%	28.20
I-86	Portion of Evergrande Royal Scenic Yinchuan	Ningxia Haotian Real Estate Development Company Limited	Yinchuan	Residential, Commercial	29 Nov 2053 to 29 Nov 2083	Residential, Commercial	21,743	—	2016	6,322	—	33.42	154.30	100.0%	154.30
I-87	Portion of Evergrande City Chaozhou	Chaozhou Hengda Property Company Limited	Chaozhou	Residential, Public Facility, Green Space	11 Aug 2082	Residential, Commercial, Composite	37,026	—	2015	33,334	—	255.11	282.80	100.0%	282.80
I-88	Portion of Evergrande Scenic Garden Chaozhou	Chaozhou Hengxin Real Estate Development Company Limited	Chaozhou	Residential, Commercial, Accommodation and Catering	10 Jan 2055 to 11 Jan 2085	Residential, Commercial	21,172	—	2016	20,618	—	136.39	140.70	100.0%	140.70
I-89	Portion of The Second Jinbi Garden Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Public Facility	14 Jul 2038 to 19 Aug 2042	Residential, Commercial	22,082	—	2000	424	—	2.63	641.50	100.0%	641.50
I-90	Portion of The First Jinbi Garden Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Public Facility	22 Jul 2037 to 20 Apr 2049	Residential	945	—	2000	—	—	—	27.40	100.0%	27.40
I-91	Portion of Evergrande Royal View Garden Dongguan	Dongguan Shenjian Real Estate Company Limited	Dongguan	Residential	21 Sep 2081	Residential	356	—	2016	356	—	4.01	4.00	100.0%	4.00

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I-92	Portion of Evergrande Emerald Court Dongguan	Dongguan Huawei Real Estate Development Company Limited	Dongguan	Residential, Commercial	13 May 2063 to 15 May 2063	Residential, Commercial	5,428	—	2017	2,311	—	28.55	72.50	100.0%	72.50
I-93	Portion of Evergrande Palace Dongguan	Dongguan Chengbang Real Estate Development Company Limited	Dongguan	Residential	16 Apr 2078	Residential, Commercial	6,153	—	2016	—	—	—	108.20	100.0%	108.20
I-94	Portion of Evergrande Atrium Dongguan (Phase III)	Dongguan Shenjian Real Estate Company Limited	Dongguan	Residential	19 May 2074	Residential	487	—	2015	131	—	2.08	8.00	100.0%	8.00
I-95	Portion of Evergrande Royal Scenic Peninsula Dongguan	Dongguan Qingpengxinyi Real Estate Development Company Limited	Dongguan	Residential	30 Apr 2080 to 30 Sep 2080	Residential	7,819	—	2017	5,954	—	108.57	148.40	100.0%	148.40
I-96	Portion of Evergrande Royal Scenic Dongguan	Hongjun (Dongguan) Property Company Limited	Dongguan	Residential, Commercial	18 Mar 2053 to 18 Mar 2083	Residential, Commercial	310	—	2016	310	—	4.44	4.40	100.0%	4.40
I-97	Portion of Evergrande Spring City Enping	Hengda (Enping) Real Estate Group Company Limited	Enping	Residential, Commercial, Tourism	13 Mar 2052 to 13 Mar 2082	Residential	71,646	—	2016	47,771	—	250.11	400.50	100.0%	400.50
I-98	Portion of Evergrande City Foshan	Foshan Nanhai Outai Property Company Limited	Foshan	Residential, Commercial	23 Dec 2052 to 23 Dec 2082	Residential	22,576	—	2017	20,258	—	262.04	292.70	90.0%	263.43
I-99	Portion of Evergrande Emerald Court Foshan	Foshan Nanhai Outai Property Company Limited	Foshan	Residential, Commercial	17 May 2052 to 17 May 2082	Residential, Commercial	14,065	—	2016	11,655	—	108.08	144.20	90.0%	129.78
I-100	Portion of Evergrande Cruise City Foshan	Foshan Nanhai Juncheng Real Estate Development Company Limited	Foshan	Residential	31 Jul 2062 to 11 Aug 2064	Residential, Commercial, Other Composite	161,615	—	2015	151,544	—	2,518.91	2,645.40	100.0%	2,645.40
I-101	Portion of Evergrande Azure Lake Grand City Foshan	Foshan Nanhai Junkai Real Estate Development Company Limited	Foshan	Residential, Commercial, Office, Accommodation and Catering	12 May 2056 to 12 May 2086	Residential	15,982	—	2017	14,450	—	114.13	138.10	100.0%	138.10

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I-102	Portion of Evergrande Royal Scenic Foshan	Foshan Changxin Honglong Real Estate Company Limited	Foshan	Residential, Commercial, Office, Accommodation and Catering, Public Facility	22 Aug 2053 to 22 Aug 2083	Residential	12,107	—	2016	10,660	—	82.18	102.40	100.0%	102.40
I-103	Portion of Evergrande Royal Scenic Peninsula Foshan	Foshan Nanhai Xinzhongjian Real Estate Development Company Limited	Foshan	Residential, Commercial, Education	27 Oct 2063	Residential	15,582	—	2009	744	—	14.17	594.40	100.0%	594.40
I-104	Portion of Evergrande Royal Scenic Bay Foshan	Foshan Nanhai Yingyu Real Estate Development Company Limited	Foshan	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Residential	3,225	—	2016	2,351	—	39.46	65.30	100.0%	65.30
I-105	Portion of Evergrande Scenic Palace Foshan	Foshan Shanshui Nengran Real Estate Development Company Limited	Foshan	Residential, Commercial, Office	20 Mar 2047 to 20 Mar 2077	Residential	1,652	—	2015	—	—	—	16.70	100.0%	16.70
I-106	Portion of Evergrande Oasis Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Residential, Commercial, Public Facility, Carpark	12 Sep 2058	Residential	1,717	—	2012	—	—	—	49.70	100.0%	49.70
I-107	Portion of Evergrande Royal Palace Guangzhou	Guangzhou Xincheng Property Company Limited	Guangzhou	Residential	17 Dec 2083	Residential	37,733	—	2016	3,395	—	148.70	2,037.30	100.0%	2,037.30
I-108	Portion of Evergrande Metropolis Heyuan	Hengda (Heyuan) Real Estate Group Company Limited	Heyuan	Residential, Commercial	01 Jul 2053 to 01 Jul 2083	Residential	94,872	—	2016	93,563	—	556.73	566.60	100.0%	566.60
I-109	Portion of Evergrande Emerald Court Guangzhou Jinbi	Guangzhou Tongruida Real Estate Property Company Limited	Guangzhou	Commercial, Office, Public Facility, Underground Carpark	03 Jul 2040 to 03 Jul 2050	Commercial, Carpark	1,858	2	2010	—	2	1.29	117.60	100.0%	117.60
I-110	Portion of Jinbi Junhong Garden Guangzhou	Guangzhou Junhong Real Estate Development Company Limited	Guangzhou	Commercial, Underground Carpark	10 Jan 2056	Office	601	—	2010	—	—	—	8.20	100.0%	8.20

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I-111	Portion of Jinbi Century Garden Guangzhou	Guangzhou Junhui Real Estate Development Company Limited	Guangzhou	Commercial, Underground Carpark	15 Feb 2043	Commercial, Carpark	52	124	2010	—	107	17.42	23.60	100.0%	23.60
I-112	Portion of Evergrande Atrium Guangzhou Jinbi	Guangzhou Tongruda Real Estate Property Company Limited	Guangzhou	Commercial, Office, Composite, Underground Carpark	21 Jul 2044 to 21 Jul 2074	Composite, Carpark	2,278	77	2012	—	77	29.21	45.20	100.0%	45.20
I-113	Portion of Evergrande Royal Scenic Peninsula Meizhou	Meizhou Dabaihui Brand Industrial Park Company Limited	Meizhou	Residential, Commercial	08 Oct 2053 to 25 Nov 2085	Residential	29,882	—	2012	29,882	—	158.64	158.60	80.0%	126.88
I-114	Portion of Evergrande Splendor Qingyuan	Hengda Shengyu (Qingxin) Property Company Limited	Qingyuan	Residential, Composite	08 Jan 2057 to 24 Feb 2081	Residential	83,218	—	2016	75,217	—	321.19	379.60	100.0%	379.60
I-115	Portion of Evergrande Silverlake City Qingyuan	Qingyuan Yinhuocheng Investment Company Limited	Qingyuan	Residential	17 Sep 2080 to 18 Oct 2080	Residential	80,366	—	2016	80,366	—	614.52	614.50	100.0%	614.50
I-116	Portion of Evergrande Royal Scenic Bay Shantou	Shantou Hengyue Property Company Limited	Shantou	Residential, Public Facility, Other	13 Mar 2056 to 13 Mar 2086	Residential, Commercial, Carpark	55,407	20	2016	52,501	20	317.87	341.10	100.0%	341.10
I-117	Portion of Evergrande City Shaoguan	Hengda (Shaoguan) Real Estate Group Company Limited	Shaoguan	Residential, Commercial	16 Jul 2054 to 15 Sep 2086	Residential, Commercial	74,020	—	2016	69,286	—	403.31	435.00	100.0%	435.00
I-118	Portion of Evergrande Royal View Garden Shunde	Foshan Shunde District Shunya Fangzhou Real Estate Company Limited	Foshan	Residential, Commercial	19 Feb 2053 to 11 Jan 2075	Residential	10,803	—	2012	9,830	—	149.04	166.50	100.0%	166.50
I-119	Portion of Evergrande Hawaii on the Sea Yangjiang	Yangjiang Yifeng Property Company Limited	Yangjiang	Residential, Accommodation and Catering, Cultural and Sport	12 Jan 2044 to 17 Aug 2083	Residential	22,319	—	2016	20,881	—	131.62	143.50	100.0%	143.50
I-120	Portion of Evergrande Metropolis Yangjiang	Hengda (Yangjiang) Real Estate Group Company Limited	Yangjiang	Residential, Commercial	04 Feb 2055 to 04 Feb 2085	Residential	27,054	—	2017	22,760	—	165.40	199.10	100.0%	199.10

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I-121	Portion of Evergrande City Yunfu	Hengda (Yunfu) Real Estate Group Company Limited	Yunfu	Residential, Commercial	28 Dec 2052 to 28 Dec 2082	Residential	33,135	—	2016	31,294	—	165.65	176.90	51.0%	90.22
I-122	Portion of Evergrande Scenic Garden Guangzhou Zengcheng	Guangzhou Hengda (Zengcheng) Real Estate Development Company Limited	Guangzhou	Residential, Commercial	19 Apr 2047 to 08 Jun 2076	Residential	1,299	—	2004	—	—	—	20.80	100.0%	20.80
I-123	Portion of Evergrande Oasis Zhanjiang	Hengda Real Estate Group Zhanjiang Yujing Property Company Limited	Zhanjiang	Residential, Commercial	16 Jul 2053 to 16 Jul 2083	Residential	6,456	—	2016	6,332	—	34.76	35.80	100.0%	35.80
I-124	Portion of Evergrande Oasis Zhongshan	Hengda (Zhongshan) Real Estate Group Company Limited	Zhongshan	Residential	19 Dec 2063 to 19 Dec 2066	Residential	47,332	—	2016	13,295	—	187.87	698.40	100.0%	698.40
I-125	Portion of Evergrande Metropolis Zhongshan	Zhongshan Changxin Hongzhan Real Estate Company Limited	Zhongshan	Residential	21 Oct 2083	Residential	12,104	—	2016	4,939	—	39.06	143.70	100.0%	143.70
I-126	Portion of Evergrande Royal Coast Beihai	Beihai Junhai Tourism Culture Company Limited	Beihai	Residential, Commercial, Accommodation and Catering, Cultural	20 Jul 2056 to 20 Jul 2086	Residential, Commercial	27,082	—	2017	25,078	—	257.81	281.40	100.0%	281.40
I-127	Portion of Evergrande Metropolis Beihai	Beihai Jijiang Real Estate Development Company Limited	Beihai	Residential, Commercial	06 Jun 2053 to 06 Jun 2083	Residential, Commercial	5,183	—	2016	1,850	—	14.95	51.70	100.0%	51.70
I-128	Portion of Evergrande Scenic Peninsula Beihai	Beihai Nanguo Tiantang Real Estate Development Company Limited	Beihai	Residential, Commercial, Accommodation and Catering, Park, Green Space	01 Jan 2046 to 20 Dec 2084	Residential, Commercial	44,232	—	2016	41,786	—	289.22	320.00	100.0%	320.00
I-129	Portion of Evergrande Royal Scenic Bay Fangchenggang	Hengda (Fangchenggang) Real Estate Group Company Limited	Fangchenggang	Residential, Commercial	01 Aug 2082	Residential, Commercial	45,101	—	2016	44,665	—	200.86	203.60	100.0%	203.60

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I-130	Portion of Evergrande Plaza Guilin	Guilin Guijia Real Estate Company Limited	Guilin	Commercial, Composite	28 Sep 2048 to 29 Nov 2049	Residential, Commercial	91,843	—	2016	73,727	—	263.69	558.10	51.0%	284.63
I-131	Portion of Evergrande Bay Guilin	Guilin Hengda Real Estate Development Company Limited	Guilin	Residential, Commercial	15 Apr 2056 to 15 Apr 2086	Residential, Commercial	12,209	—	2017	11,510	—	89.51	97.00	100.0%	97.00
I-132	Portion of Evergrande City Liuzhou	Liuzhou Hengda Real Estate Development Company Limited	Liuzhou	Residential, Commercial	03 Apr 2055 to 03 Apr 2085	Residential, Commercial	5,257	—	2016	4,608	—	32.08	37.30	100.0%	37.30
I-133	Portion of Evergrande City Liuzhou (Phase III)	Liuzhou Yaoshi Hengda Real Estate Development Company Limited	Liuzhou	Residential, Commercial, Green Space, Roadway	16 Feb 2056 to 16 Feb 2086	Residential, Commercial	40,754	—	2017	8,258	—	61.79	349.20	100.0%	349.20
I-134	Portion of Evergrande Emerald Court Liuzhou	Liuzhou Hengda Jinbi Property Company Limited	Liuzhou	Residential, Commercial	15 Jan 2054 to 15 Jan 2084	Residential	4,940	—	2016	4,564	—	40.50	44.70	100.0%	44.70
I-135	Portion of Evergrande Palace Liuzhou	Liuzhou Zhaofu Property Company Limited	Liuzhou	Residential, Commercial	22 Jan 2054 to 25 Sep 2085	Residential, Commercial	17,575	—	2016	15,114	—	161.89	190.40	51.0%	97.10
I-136	Portion of Evergrande City Nanning	Nanning Jinbi Hengda Property Company Limited	Nanning	Residential, Commercial	19 May 2055 to 19 May 2085	Residential	7,273	—	2016	1,899	—	16.09	62.80	100.0%	62.80
I-137	Portion of Evergrande Royal View Garden Nanning	Guangxi Honghao Huihuang Real Estate Development Company Limited	Nanning	Residential, Commercial	29 Apr 2054 to 29 Apr 2084	Residential, Commercial	20,461	—	2016	20,461	—	116.47	116.50	100.0%	116.50
I-138	Portion of Evergrande Palace Nanning	Nanning Yaoshi Longting Real Estate Development Company Limited	Nanning	Residential, Commercial	01 Dec 2055 to 01 Dec 2085	Residential, Commercial	48,064	—	2017	45,078	—	405.22	438.10	100.0%	438.10
I-139	Portion of Evergrande Oasis Nanning	Nanning Yinxiang Real Estate Development Company Limited	Nanning	Residential, Commercial	14 Oct 2047 to 14 Oct 2077	Residential, Commercial	39,608	—	2016	39,217	—	331.32	334.80	100.0%	334.80

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I-140	Portion of Evergrande Metropolis Nanning	Nanning Shengshi Hengda Real Estate Development Company Limited	Nanning	Residential, Commercial	29 Jun 2055 to 29 Jun 2085	Residential	6,792	—	2016	6,408	—	61.29	64.90	100.0%	64.90
I-141	Portion of Evergrande Atrium Nanning	Nanning Chengxin Yayuan Real Estate Development Company Limited	Nanning	Residential, Commercial	24 Mar 2056 to 24 Mar 2086	Residential, Commercial	8,401	—	2017	8,102	—	61.45	64.40	100.0%	64.40
I-142	Portion of Evergrande Scenic View Garden Nanning	Nanning Jinhua Yufu Real Estate Development Company Limited	Nanning	Residential, Commercial	15 Apr 2056 to 15 Apr 2086	Residential	39,305	—	2017	26,066	—	222.15	345.30	100.0%	345.30
I-143	Portion of Evergrande Oasis Qinzhou	Qinzhou Qinlian Hengda Property Investment Company Limited	Qinzhou	Residential, Commercial	09 Feb 2050 to 09 Feb 2080	Residential, Commercial	23,645	—	2015	12,676	—	51.53	152.40	100.0%	152.40
I-144	Portion of Evergrande Royal Scenic Peninsula Qinzhou	Guangxi Binhui Property Company Limited	Qinzhou	Residential, Commercial	14 Jan 2049 to 14 Jan 2079	Residential, Commercial	14,455	—	2017	11,953	—	67.96	87.30	55.0%	48.02
I-145	Portion of Evergrande Scenic Garden Wuzhou	Guangxi Wuzhou Wanguo Real Estate Development Company Limited	Wuzhou	Residential, Commercial	09 Dec 2053 to 09 Dec 2083	Residential	63,951	—	2016	46,712	—	280.10	388.70	60.0%	233.22
I-146	Portion of Evergrande City Yulin	Yulin Hengda Jimbi Property Company Limited	Yulin	Residential	25 Feb 2086	Residential, Commercial	20,918	—	2017	15,132	—	99.50	136.00	60.0%	81.60
I-147	Portion of Evergrande City Guiyang	Guizhou Guangyuan Real Estate Development Company Limited	Guiyang	Residential, Commercial	11 Jun 2079	Residential, Commercial	96,294	—	2016	54,223	—	320.96	604.40	100.0%	604.40
I-148	Portion of Evergrande Royal Garden Guiyang	Guizhou Jicheng Real Estate Development Company Limited	Guiyang	Residential, Commercial	15 Feb 2054 to 15 Oct 2083	Residential	22,276	—	2016	22,147	—	133.01	134.00	100.0%	134.00

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I-149	Portion of Evergrande Emerald Court Guiyang	Guizhou Hengda Changji Real Estate Development Company Limited	Guiyang	Residential, Commercial	19 Jul 2053 to 19 Jul 2083	Residential	33,812	—	2016	33,688	—	223.63	224.60	100.0%	224.60
I-150	Portion of Evergrande New World Guiyang	Guiyang New World Real Estate Company Limited	Guiyang	Residential, Commercial, Office, Education, Park	19 May 2046 to 19 May 2076	Residential, Commercial	453,570	—	2015	452,807	—	2,742.53	2,755.10	100.0%	2,755.10
I-151	Portion of Evergrande Oasis Guiyang	Hengda Real Estate Group Guiyang Property Company Limited	Guiyang	Residential, Commercial	15 Nov 2046 to 05 Jan 2077	Residential	1,625	—	2016	—	—	—	12.20	100.0%	12.20
I-152	Portion of Evergrande Metropolis Guiyang	Guiyang Haiming Investment Construction Development Company Limited	Guiyang	Residential, Commercial	26 Oct 2060	Residential, Commercial	1,718	—	2016	1,136	—	5.26	9.60	98.8%	9.48
I-153	Portion of Evergrande Atrium Guiyang	Guiyang Jude Real Estate Development Company Limited	Guiyang	Residential, Commercial	27 Apr 2053 to 17 May 2085	Residential	68,896	—	2016	65,570	—	376.18	398.50	60.0%	239.10
I-154	Portion of Evergrande Central Park Guiyang	Guiyang Zhongyu Zhidi Real Estate Development Company Limited	Guiyang	Residential, Commercial	22 Apr 2051 to 22 Apr 2081	Residential	103,218	—	2016	79,615	—	476.29	692.60	100.0%	692.60
I-155	Portion of Evergrande Kaili	Guizhou Kaidi Property Company Limited	Kaili	Residential, Commercial	27 Jan 2054 to 27 Jul 2081	Residential, Commercial	6,338	—	2016	4,141	—	22.13	34.20	100.0%	34.20
I-156	Portion of Evergrande Zunyi	Zunyi Xingzhang Real Estate Development Company Limited	Zunyi	Residential	01 Jan 2080	Residential, Campark	11,583	81	2016	11,245	71	62.61	65.50	51.0%	33.41
I-157	Portion of Evergrande Qizi Bay Changjiang Gulf Pearl	Changjiang Guangyi Real Estate Development Company Limited	Changjiang	Office, Accommodation and Catering	15 Aug 2053	Residential	22,508	—	2016	21,756	—	134.73	144.40	100.0%	144.40

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I-158	Portion of Evergrande Splendor Danzhou	Danzhou Hengda Binhai Investment Company Limited	Danzhou	Residential, Commercial	30 Dec 2050 to 08 Sep 2085	Residential	31,298	—	2014	30,563	—	173.83	178.60	100.0%	178.60
I-159	Portion of Evergrande Metropolis Danzhou	Danzhou Hengda Binhai Investment Company Limited	Danzhou	Residential	23 Jul 2080	Commercial	446	—	2014	—	—	—	4.50	100.0%	4.50
I-160	Portion of Evergrande Elissa Haikou	New World China Real Estate (Haikou) Company Limited	Haikou	Residential, Commercial, Accommodation and Catering, Medical, Cultural and Entertainment, Education, Public Facility, Park and Green Space	14 Nov 2045 to 14 Nov 2075	Residential	134,099	—	2015	129,535	—	1,515.38	1,583.90	100.0%	1,583.90
I-161	Portion of Evergrande Bund Haikou	Haikou Waitan Cheng Real Estate Company Limited	Haikou	Residential, Accommodation and Catering	27 Jun 2048 to 27 Jun 2078	Residential	46,670	—	2016	40,533	—	478.71	565.20	100.0%	565.20
I-162	Portion of Evergrande Royal Scenic Bay Hainan	Hainan Minghao Property Company Limited	Chengmai	Residential	30 Dec 2068	Residential	16,998	—	2015	16,998	—	118.69	118.70	100.0%	118.70
I-163	Portion of Evergrande Bay Haikou	Hengda (Hainan) Real Estate Group Company Limited	Haikou	Residential, Commercial	27 Jun 2053 to 27 Jun 2083	Residential	25,299	—	2016	25,299	—	161.13	161.10	100.0%	161.10
I-164	Portion of Evergrande Culture Tourist City Haikou	Hainan Dongfangmingzhu Real Estate Company Limited	Haikou	Commercial	09 Nov 2063	Residential	108,491	—	2016	32,982	—	261.05	1,113.20	100.0%	1,113.20
I-165	Portion of Evergrande Royal Seaview Garden Sanya	Hainan Lingshui Zongjiqian Property Company Limited	Sanya	Residential, Commercial, Green Space	22 Mar 2052 to 22 Mar 2082	Residential	14,131	—	2016	14,032	—	179.55	181.00	100.0%	181.00
I-166	Portion of Evergrande Oasis Daqing	Daqing Hengda Yongsheng Real Estate Development Company Limited	Daqing	Residential, Commercial	21 Jul 2052 to 21 Jul 2082	Residential	29,008	—	2016	26,799	—	101.10	115.20	100.0%	115.20

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I-167	Portion of Evergrande City Xingye Real Estate Development	Harbin Hengda Xingye Real Estate Development Company Limited	Harbin	Residential, Commercial	16 May 2051 to 15 May 2082	Residential	53,559	—	2016	50,557	—	193.08	210.20	100.0%	210.20
I-168	Portion of Evergrande Royal View Garden Harbin	Harbin Mingye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility	02 Aug 2053 to 02 Aug 2083	Residential	7,181	—	2016	3,290	—	17.97	60.00	100.0%	60.00
I-169	Portion of Evergrande Lilac Manor Harbin	Harbin Kunye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility	19 Jul 2056 to 19 Jul 2086	Residential	52,854	—	2017	46,432	—	325.38	379.30	100.0%	379.30
I-170	Portion of Evergrande Emerald Court Harbin	Harbin Chiye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	09 Jul 2055 to 09 Jul 2085	Residential	1,872	—	2017	1,872	—	12.10	12.10	100.0%	12.10
I-171	Portion of Evergrande Flower Garden Harbin	Harbin Zhongcheng Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	31 Jul 2049 to 09 Jul 2080	Residential	32,897	—	2015	31,503	—	237.11	249.40	100.0%	249.40
I-172	Portion of Evergrande Jade Court Harbin	Harbin Jiaye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility	02 Feb 2056 to 02 Feb 2086	Residential	40,493	—	2017	40,493	—	452.03	452.00	100.0%	452.00
I-173	Portion of Evergrande Oasis Harbin	Harbin Hengda Weiyue Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	26 Feb 2052 to 26 Feb 2083	Residential	13,383	—	2016	12,774	—	54.81	59.70	100.0%	59.70
I-174	Portion of Evergrande Metropolis Harbin	Harbin Hengda Weiyue Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	28 May 2052 to 27 May 2083	Residential	113,625	—	2015	63,912	—	285.17	702.80	100.0%	702.80
I-175	Portion of Evergrande Grand Century Harbin	Harbin Gaodeng Property Company Limited	Harbin	Residential, Commercial, Other	29 Jun 2050 to 29 Jun 2080	Residential	772	—	2017	772	—	7.19	7.20	100.0%	7.20
I-176	Portion of Evergrande Peak Harbin	Harbin Xinye Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	20 Jul 2056 to 20 Jul 2086	Residential	2,851	—	2017	2,428	—	21.80	26.20	100.0%	26.20

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I-177	Portion of Evergrande Royal Scenic Bay Harbin	Harbin Chengye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	01 May 2053 to 01 May 2083	Residential, Other	13,817	—	2013	5,514	—	31.90	37.60	100.0%	37.60
I-178	Portion of Evergrande Emerald Court Mudanjiang	Mudanjiang Hengda Changjian Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	09 May 2052 to 09 May 2082	Residential	37,923	—	2016	21,093	—	113.98	236.80	100.0%	236.80
I-179	Portion of Evergrande Oasis Mudanjiang	Mudanjiang Hengda Yongtai Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	18 Jul 2052 to 08 Oct 2082	Residential	25,573	—	2016	25,573	—	93.18	93.20	100.0%	93.20
I-180	Portion of Evergrande Royal View Tsitsihar	Hengda Yonghua (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Commercial	25 Apr 2056 to 25 Apr 2086	Residential	27,206	—	2017	25,300	—	170.59	187.60	100.0%	187.60
I-181	Portion of Evergrande Emerald Court Tsitsihar	Hengda Yonghua (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Commercial, Other	29 Jun 2056 to 29 Jun 2086	Residential	13,281	—	2017	13,133	—	84.49	85.80	100.0%	85.80
I-182	Portion of Evergrande Emerald Court Tsitsihar	Hengda Yongxing (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Office, Other	28 Jun 2052 to 28 Jun 2082	Residential	10,556	—	2017	7,878	—	44.02	68.10	100.0%	68.10
I-183	Portion of Evergrande Metropolis Tsitsihar	Hengda Yongxing (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Office, Other	28 Jun 2052 to 29 Jul 2082	Residential	16,399	—	2016	14,861	—	85.36	96.30	100.0%	96.30
I-184	Portion of Evergrande Sky Capital Ezhou	Hubei Sanjiang Hangtian Commercial Management Company Limited	Ezhou	Residential, Commercial	24 Mar 2050 to 26 Dec 2081	Residential	991	—	2016	948	—	6.06	6.30	67.1%	4.23
I-185	Portion of Evergrande Splendor Ezhou	Ezhou Hengda Real Estate Development Company Limited	Ezhou	Residential, Commercial	20 Mar 2047 to 24 Nov 2080	Residential	112,691	—	2016	112,691	—	392.88	392.90	100.0%	392.90

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I-186	Portion of Evergrande Golden Metropolis Jingzhou	Jingzhou Hengda Real Estate Development Company Limited	Jingzhou	Residential	13 Jun 2086	Residential	11,955	—	2017	11,955	—	85.48	85.50	100.0%	85.50
I-187	Portion of Evergrande Metropolis Jingzhou	Jingzhou Hongxing Plaza Investment Company Limited	Jingzhou	Residential, Commercial	19 Feb 2054 to 19 Feb 2084	Residential	2,741	—	2016	1,637	—	12.64	19.20	100.0%	19.20
I-188	Portion of Evergrande Evergreen Garden Wuhan	Wuhan New World Kangju Development Company Limited	Wuhan	Residential, Commercial	08 Oct 2045 to 08 Oct 2075	Residential, Commercial, Other, Carpark	41,218	471	2016	3,244	—	85.37	934.60	60.0%	560.76
I-189	Portion of Evergrande City Wuhan	Hubei Yiqing Yazhu Real Estate Development Company Limited	Wuhan	Residential, Commercial	28 Apr 2047 to 11 Mar 2082	Residential	5,129	—	2016	5,129	—	50.81	50.80	100.0%	50.80
I-190	Portion of Evergrande Emerald Court Wuhan	Wuhan Jinbi Feicui Real Estate Development Company Limited	Wuhan	Residential, Commercial	28 Sep 2056 to 28 Sep 2086	Residential	10,563	—	2017	10,548	—	147.43	147.60	100.0%	147.60
I-191	Portion of Evergrande Dragon City Wuhan	Wuhan Sanjiang Hangtian Panlongcheng Real Estate Development Company Limited	Wuhan	Residential, Commercial	29 Oct 2047 to 29 Oct 2077	Residential	61,771	—	2016	61,771	—	552.67	552.70	67.1%	370.75
I-192	Portion of Evergrande Palace Wuhan	Wuhan Donghu Hengda Real Estate Development Company Limited	Wuhan	Residential, Commercial, Office	29 Dec 2046 to 29 Dec 2076	Residential, Commercial, Composite, Other, Carpark	10,414	233	2012	—	162	18.41	127.40	100.0%	127.40
I-193	Portion of Evergrande Rainbow Town Wuhan	Wuhan Sanjiang Hangtian Jiayuan Real Estate Development Company Limited	Wuhan	Residential, Commercial	26 Dec 2046 to 26 Dec 2076	Residential	27,332	—	2014	21,773	—	232.19	297.20	67.1%	199.36
I-194	Portion of Evergrande Oasis Wuhan	Wuhan Jinbi Lvzhou Real Estate Development Company Limited	Wuhan	Residential, Commercial	30 May 2047 to 26 Jan 2078	Residential	29,741	—	2016	—	—	—	254.30	100.0%	254.30

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I-195	Portion of Evergrande Metropolis Wuhan	Wuhan Huaili Property Company Limited	Wuhan	Residential	30 Apr 2077 to 12 May 2080	Residential	13,593	—	2016	621	—	3.49	126.70	100.0%	126.70
I-196	Portion of Evergrande Capital Wuhan	Wuhan Sanjiang Hangtian Investment Development Company Limited	Wuhan	Residential, Commercial	09 Aug 2050 to 09 Aug 2080	Residential	6,216	—	2016	5,091	—	122.24	148.30	67.1%	99.48
I-197	Portion of Evergrande Royal Palace Wuhan	Wuhan Hengda Dushi Real Estate Development Company Limited	Wuhan	Residential, Park and Green Space	19 Oct 2065 to 19 Oct 2085	Residential	8,072	—	2016	5,452	—	76.10	112.80	60.0%	67.68
I-198	Portion of Evergrande Royal Scenic Bay Wuhan	Wuhan Hengda Chutian Real Estate Development Company Limited	Wuhan	Residential, Commercial	27 Mar 2054 to 24 Sep 2084	Residential, Office	52,427	—	2016	37,684	—	367.93	521.90	60.0%	313.14
I-199	Portion of Evergrande Royal Garden Wuhan	Wuhan Hengda Jinbi Real Estate Development Company Limited	Wuhan	Residential, Commercial	11 Oct 2053 to 11 Oct 2083	Residential	3,587	—	2016	—	—	—	68.20	67.1%	45.75
I-200	Portion of Evergrande Metropolis Xiangyang	Xiangyang Hengda Real Estate Development Company Limited	Xiangyang	Residential, Accommodation and Catering, Public Facility	23 Mar 2051 to 23 Mar 2081	Residential, Commercial	7,383	—	2016	—	—	—	70.30	100.0%	70.30
I-201	Portion of Evergrande First Palace Xiaogan	Xiaogan Sanjiang Hangtian Real Estate Development Company Limited	Xiaogan	Residential	09 Aug 2077	Residential, Commercial, Carpark	5,769	73	2016	4,830	—	23.84	41.30	67.1%	27.70
I-202	Portion of Evergrande Royal View Garden Yichang	Yichang Chutian Hengda Real Estate Development Company Limited	Yichang	Residential, Commercial	30 Jun 2054 to 30 Jun 2084	Residential	7,362	—	2015	7,362	—	46.31	46.30	60.0%	27.78
I-203	Portion of Evergrande Oasis Yichang	Yichang Meiziya Market Construction Kaifa Company Limited	Yichang	Residential, Commercial, Accommodation and Catering	28 Dec 2048 to 28 Dec 2078	Residential, Commercial	38,525	—	2015	20,763	—	113.32	220.80	100.0%	220.80

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I-204	Portion of Evergrande Scenic Garden Yichang	Yichang Chutian Hengda Real Estate Development Company Limited	Yichang	Residential	30 Dec 2084	Residential	68,527	—	2017	57,480	—	353.60	430.90	60.0%	258.54
I-205	Portion of Yichang Commercial Pedestrian Street	Yichang Suijiang Hangtian Real Estate Development Company Limited	Yichang	Commercial, Education, Public Facility	23 Mar 2044	Commercial, Office	25,318	—	2016	—	—	—	352.90	63.7%	224.87
I-206	Portion of Evergrande Palace Changde	Changde Xinze Property Company Limited	Changde	Residential, Commercial	03 Aug 2053 to 03 Aug 2083	Residential, Commercial, Carpark	63,752	4	2016	55,448	4	424.10	488.90	60.0%	293.34
I-207	Portion of Evergrande Royal View Garden Chenzhou	Chenzhou City Wanxiangyuan Real Estate Development Company Limited	Chenzhou	Residential, Commercial	24 Feb 2053 to 24 Feb 2083	Residential, Commercial	34,540	—	2016	33,462	—	181.37	188.50	65.0%	122.53
I-208	Portion of Evergrande Palace Chenzhou	Chenzhou Jinbi Property Company Limited	Chenzhou	Residential, Commercial	25 Oct 2050 to 16 Oct 2081	Residential	1,468	—	2016	642	—	2.59	8.70	100.0%	8.70
I-209	Portion of Evergrande Oasis Hengyang	Hengyang Baorui Property Company Limited	Hengyang	Residential, Commercial	31 Dec 2051 to 31 Dec 2081	Residential	22,562	—	2016	21,037	—	105.58	115.30	69.5%	80.13
I-210	Portion of Evergrande Palace Liuyang	Liuyang Jinbi Property Company Limited	Liuyang	Residential, Commercial	04 Aug 2050 to 11 Jun 2081	Residential	74,427	—	2013	71,636	—	318.02	333.40	100.0%	333.40
I-211	Portion of Evergrande Emerald Court Xiangtan	Human Zongheng Property Company Limited	Xiangtan	Residential, Commercial	31 Dec 2054 to 31 Dec 2085	Residential, Commercial	53,330	—	2016	49,713	—	292.91	316.80	60.0%	190.08
I-212	Portion of Evergrande Oasis Yiyang	Yiyang Hengrui Property Company Limited	Yiyang	Residential, Commercial	31 Mar 2053 to 31 Mar 2083	Residential, Commercial	65,086	—	2016	57,494	—	314.43	390.40	100.0%	390.40
I-213	Portion of Evergrande Oasis Yueyang	Yueyang Jintou Property Company Limited	Yueyang	Residential, Commercial	03 Jun 2056 to 03 Jun 2086	Residential	10,480	—	2017	10,480	—	68.89	68.90	65.0%	44.79

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I-214	Portion of Evergrande Nanhu Peninsula Yueyang	Yueyang Jinrui Property Company Limited	Yueyang	Residential, Commercial	30 Dec 2057 to 30 Dec 2087	Residential	59,446	—	2016	51,233	—	359.65	427.00	64.0%	273.28
I-215	Portion of Evergrande City Changsha	Changsha Xinlin Property Company Limited	Changsha	Residential, Public Facility	04 Oct 2074 to 30 Oct 2076	Residential	5,820	—	2013	428	—	2.21	50.20	100.0%	50.20
I-216	Portion of Evergrande Emerald Court Changsha	Changsha Hengxi Property Company Limited	Changsha	Residential, Commercial	06 Feb 2052 to 06 Feb 2082	Residential	18,505	—	2015	18,505	—	105.43	105.40	100.0%	105.40
I-217	Portion of Evergrande Bay Changsha	Zhangsha Xinfu Property Company Limited	Changsha	Residential, Commercial	16 Apr 2053 to 16 Apr 2083	Residential, Commercial	99,406	—	2016	85,190	—	640.47	813.00	100.0%	813.00
I-218	Portion of Evergrande Oasis Changsha	Changsha Tianxi Property Company Limited	Changsha	Residential, Commercial	29 Jan 2047 to 29 Jan 2077	Residential, Carpark	15,992	1,367	2013	1,157	—	8.09	314.30	100.0%	314.30
I-219	Portion of Evergrande Metropolis Changsha	Hunan Shengji Property Company Limited	Changsha	Residential	21 Sep 2078	Residential, Commercial	1,435	—	2015	341	—	1.02	9.40	100.0%	9.40
I-220	Portion of Evergrande Atrium Changsha	Changsha Baorui Real Estate Development Company Limited	Changsha	Residential, Commercial, Industrial	24 Mar 2045 to 24 Mar 2075	Residential, Carpark	39,286	265	2016	4,895	265	58.47	426.80	100.0%	426.80
I-221	Portion of Evergrande Scenic Peninsula Changsha	Changsha Jinxia Development Construction Company Limited	Changsha	Residential, Commercial	03 Sep 2050 to 03 Sep 2080	Residential	29,556	—	2016	2,517	—	26.34	405.50	51.0%	206.81
I-222	Portion of Evergrande Royal Scenic Land Changsha	Changsha Xiangliang Mingyuan Real Estate Company Limited	Changsha	Residential, Commercial	03 Feb 2077	Residential	760	—	2017	126	—	0.69	8.00	51.0%	4.08
I-223	Portion of Evergrande Royal Scenic Bay Changsha	Changsha Ruixi Property Company Limited	Changsha	Residential, Commercial	26 Jul 2052 to 26 Jul 2082	Residential, Commercial, Carpark	2,814	132	2015	2,814	74	34.85	41.90	100.0%	41.90

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I-224	Portion of Evergrande Centuried Financial Square	Hunan Xiangtian Real Estate Development Company Limited	Changsha	Residential, Commercial	25 May 2052 to 25 May 2082	Residential, Commercial	23,301	—	2016	23,301	—	125.12	125.10	60.0%	75.06
I-225	Portion of Evergrande Palace Zhuzhou	Zhuzhou Xiangyu Real Estate Development Company Limited	Zhuzhou	Residential, Commercial	10 Jun 2049 to 24 Oct 2080	Residential, Commercial	40,239	—	2017	11,321	—	74.26	299.80	60.0%	179.88
I-226	Portion of Evergrande Metropolis Zhuzhou	Zhuzhou Jimbi Property Company Limited	Zhuzhou	Residential, Commercial	01 Apr 2051 to 01 Apr 2081	Residential, Commercial	94	90	2015	94	59	6.03	9.40	100.0%	9.40
I-227	Portion of Evergrande Emerald Court Changzhou	Changzhou Haijia Property Company Limited	Changzhou	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Residential, Office	1,301	—	2016	—	—	—	12.60	65.0%	8.19
I-228	Portion of Evergrande Danyang	Danyang Mingyuan Real Estate Development Company Limited	Danyang	Residential, Commercial	12 Nov 2052 to 12 Nov 2082	Residential	79,101	—	2015	79,101	—	232.72	232.70	100.0%	232.70
I-229	Portion of Evergrande Metropolis Danyang	Danyang Hengda Property Company Limited	Danyang	Residential	01 Apr 2081 to 25 Sep 2081	Residential	184,787	—	2016	89,294	—	434.71	1,198.70	100.0%	1,198.70
I-230	Portion of Evergrande Scenic Haiyan	Haiyan Shengjian Property Company Limited	Haiyan	Residential	10 Sep 2082 to 28 Feb 2083	Residential	6,149	—	2016	6,131	—	25.80	25.90	100.0%	25.90
I-231	Portion of Evergrande View Garden Hangzhou	Hangzhou Suihua Property Company Limited	Hangzhou	Residential	14 Feb 2084	Residential	43,394	—	2016	42,112	—	730.24	755.60	100.0%	755.60
I-232	Portion of Evergrande Crystal International Plaza Hangzhou	Hangzhou Jingli Property Company Limited	Hangzhou	Residential, Commercial, Education	17 Nov 2054 to 17 Nov 2084	Residential, Commercial	6,945	—	2016	3,407	—	73.52	192.00	100.0%	192.00
I-233	Portion of Evergrande Metropolis Huai'an	Huai'an Hengda Fufeng Real Estate Development Company Limited	Huai'an	Residential	20 Jul 2080 to 14 Aug 2084	Residential, Commercial	81,278	—	2016	38,380	—	191.02	491.30	100.0%	491.30

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I-234	Portion of Evergrande Oasis View Garden Jiaxing	Jiaxing Hengda Property Company Limited	Jiaxing	Residential, Commercial	01 Feb 2052 to 01 Feb 2082	Residential	4,570	—	2015	868	—	3.81	29.00	100.0%	29.00
I-235	Portion of Evergrande Royal View Garden Jiangyin	Jiangyin Yasheng Hengtai Property Company Limited	Jiangyin	Residential, Commercial	23 Aug 2053 to 23 Aug 2083	Residential	20,630	—	2017	19,134	—	175.09	195.40	100.0%	195.40
I-236	Portion of Evergrande Royal Scenic Jiangyin	Jiangyin Shengjian Property Company Limited	Jiangyin	Residential, Commercial	22 Aug 2053 to 22 Aug 2083	Residential	23,732	—	2016	7,291	—	51.85	260.60	51.0%	132.91
I-237	Portion of Evergrande Metropolis Lianyungang	Lianyungang Hengda Mingdu Property Company Limited	Lianyungang	Residential, Commercial	26 Oct 2051 to 26 Oct 2081	Residential	5,815	—	2016	3,553	—	14.36	34.30	100.0%	34.30
I-238	Portion of Evergrande Riverside Nanjing	Nanjing Linjiang Yujing Real Estate Development Company Limited	Nanjing	Residential, Commercial, Office, Cultural and Entertainment	11 Jan 2046 to 21 Nov 2081	Residential	12,928	—	2017	7,401	—	240.74	437.50	52.0%	227.41
I-239	Portion of Evergrande Emerald Court Nanjing	Nanjing Meixu Real Estate Development Company Limited	Nanjing	Residential, Commercial, Education	16 Apr 2054 to 16 Apr 2084	Residential	502	—	2016	—	—	—	17.30	100.0%	17.30
I-240	Portion of Evergrande Palace Nanjing	Nanjing Xutai Real Estate Development Company Limited	Nanjing	Residential	05 May 2085	Residential	12,145	—	2016	11,395	—	334.48	359.00	100.0%	359.00
I-241	Portion of Evergrande Splendor Nanjing	Nanjing Hengda Futeng Property Company Limited	Nanjing	Residential, Accommodation and Catering	30 May 2047 to 30 May 2077	Residential	36,232	—	2016	19,322	—	262.29	424.10	100.0%	424.10
I-242	Portion of Evergrande Dragon Court Nanjing	Nanjing Hengyu Real Estate Development Company Limited	Nanjing	Residential	07 May 2086	Residential	21,624	—	2017	20,633	—	453.16	480.20	100.0%	480.20
I-243	Portion of Evergrande Oasis Nanjing	Nanjing Handian Real Estate Development Company Limited	Nanjing	Residential	20 Dec 2076 to 22 Jan 2078	Residential	8,456	—	2016	—	—	—	225.80	100.0%	225.80

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I-244	Portion of Evergrande Atrium Nanjing Jurong	Jurong Tiangong Property Company Limited	Nanjing	Residential, Commercial	05 Mar 2050 to 06 Feb 2083	Residential	12,616	—	2016	11,095	—	109.21	126.70	100.0%	126.70
I-245	Portion of Evergrande City Lights Ningbo	Chengbo (Ningbo) Property Company Limited	Ningbo	Residential, Office, Cultural and Entertainment	23 Dec 2050 to 23 Dec 2080	Residential	16,078	—	2016	6,968	—	90.97	262.00	100.0%	262.00
I-246	Portion of Evergrande Scenic Garden Ningbo	Ningbo Yucheng Property Company Limited	Ningbo	Residential, Commercial	15 Oct 2052 to 02 Apr 2084	Residential	142,440	—	2016	42,638	—	293.02	1,112.40	100.0%	1,112.40
I-247	Portion of Evergrande Peninsula On The Sea Ningbo	Ningbo Sanli Yongheng Property Company Limited	Ningbo	Residential, Commercial, Accommodation and Catering	29 Jul 2050 to 18 Jan 2085	Residential	38,550	—	2017	14,522	—	94.15	293.90	100.0%	293.90
I-248	Portion of Evergrande Metropolis Pinghu	Pinghu Hengda Mingda Property Company Limited	Pinghu	Residential, Commercial	14 Feb 2053 to 14 Feb 2083	Residential	3,983	—	2016	3,983	—	22.50	22.50	100.0%	22.50
I-249	Portion of Evergrande Royal Scenic Peninsula Quzhou	Quzhou Hengda Shengjian Property Company Limited	Quzhou	Residential, Commercial	09 Sep 2053 to 09 Jan 2084	Residential	8,090	—	2016	8,090	—	69.36	69.40	100.0%	69.40
I-250	Portion of Evergrande Royal View Garden Shanghai	Shanghai Songyu Property Company Limited	Shanghai	Residential	17 Jan 2084	Residential	17,636	—	2016	6,275	—	177.59	663.80	100.0%	663.80
I-251	Portion of Evergrande Metropolis Shanghai	Shanghai Yue'an Property Company Limited	Shanghai	Residential	24 Feb 2084	Residential	1,973	—	2016	1,973	—	32.42	32.40	100.0%	32.40
I-252	Portion of Evergrande First Palace Sheshan Shanghai	Shanghai Rongshan Property Company Limited	Shanghai	Residential	17 Jan 2084	Residential	6,092	—	2016	2,947	—	74.45	184.50	100.0%	184.50
I-253	Portion of Evergrande Royal Scenic Bay Shanghai	Shanghai Jinbi Property Company Limited	Shanghai	Residential	24 May 2084	Residential	7,339	—	2016	1,387	—	29.52	318.60	100.0%	318.60
I-254	Portion of Evergrande Royal Seaview Garden Shanghai	Shanghai Fengtao Property Company Limited	Shanghai	Residential	12 Nov 2075	Residential	21,902	—	2017	3,664	—	112.47	741.70	90.0%	667.53

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I-255	Portion of Evergrande City Wuxi	Wuxi Hengda Real Estate Development Company Limited	Wuxi	Residential, Commercial	05 Oct 2052 to 05 Mar 2083	Residential, Carpark	32,002	2	2016	31,290	2	197.30	205.50	100.0%	205.50
I-256	Portion of Evergrande Oasis Wuxi	Wuxi Shengdong Real Estate Development Company Limited	Wuxi	Residential, Commercial, Office, Education	10 Mar 2051 to 04 Feb 2083	Residential	16,198	—	2016	5,544	—	61.63	221.40	100.0%	221.40
I-257	Portion of Evergrande Grand Bay Wuxi	Wuxi Yunsha Property Company Limited	Wuxi	Residential, Commercial	27 Jul 2051 to 29 Jun 2082	Residential	60,936	—	2017	49,616	—	330.32	486.40	65.0%	316.16
I-258	Portion of Evergrande Emerald Court Suqian	Suqian Hengda Lzzhou Real Estate Development Company Limited	Suqian	Residential	23 Jun 2086	Residential	63,067	—	2017	23,836	—	154.67	448.90	100.0%	448.90
I-259	Portion of Evergrande Palace Suqian	Suqian Hengda Huaifu Property Company Limited	Suqian	Residential	20 Jun 2081	Residential	45,273	—	2016	45,273	—	195.74	195.70	100.0%	195.70
I-260	Portion of Evergrande Oasis Suqian	Suqian Hengda Lzzhou Real Estate Development Company Limited	Suqian	Residential	26 Jun 2081	Residential	758	—	2016	758	—	2.28	2.30	100.0%	2.30
I-261	Portion of Evergrande Left Riverbank Xuzhou	Xuzhou Runyang Weiye Property Company Limited	Xuzhou	Residential, Commercial	29 Jul 2054 to 29 Jul 2084	Residential	7,402	—	2017	2,705	—	22.25	69.20	99.2%	68.64
I-262	Portion of Evergrande Royal View Garden Yancheng	Hengda Real Estate Group Yancheng Chengnan Property Company Limited	Yancheng	Residential, Commercial	02 Jun 2056 to 05 Mar 2087	Residential	125,148	—	2017	95,859	—	644.95	1,033.40	75.0%	775.05
I-263	Portion of Evergrande Metropolis Yancheng	Hengda (Yancheng) Real Estate Group Company Limited	Yancheng	Residential, Commercial	30 May 2052 to 30 May 2082	Residential	79,581	—	2016	41,191	—	205.12	519.90	100.0%	519.90
I-264	Portion of Evergrande Royal Scenic Yangzhou	Yangzhou Honghai Real Estate Development Company Limited	Yangzhou	Residential, Office	10 Jul 2052 to 10 Jul 2082	Residential, Carpark	14,064	35	2016	13,317	35	80.49	89.10	100.0%	89.10

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I-265	Portion of Evergrande Greenview Villa Zhangjiagang	Zhangjiagang Shengjian Property Company Limited	Zhangjiagang	Residential, Commercial	24 Sep 2055 to 07 Sep 2086	Residential, Other	14,631	—	2001	9,406	—	76.15	76.10	90.0%	68.49
I-266	Portion of Evergrande Oasis Zhengjiang	Zhenjiang Jia Qi Property Company Limited	Zhenjiang	Residential, Commercial, Office, Public Facility	21 Dec 2051 to 21 Dec 2081	Residential	16,319	—	2015	3,047	—	10.08	107.00	100.0%	107.00
I-267	Portion of Evergrande Royal Scenic Bay Zhoushan	Zhoushan Jingshun Real Estate Development Company Limited	Zhoushan	Residential, Commercial	22 Nov 2056 to 22 Nov 2086	Residential	32,557	—	2017	27,847	—	311.21	370.60	100.0%	370.60
I-268	Portion of Evergrande Palace Jilin	Jilin Hengda Yongsheng Real Estate Development Company Limited	Jilin	Residential, Commercial	11 Nov 2050 to 11 Nov 2080	Residential	42,806	—	2016	16,777	—	67.89	242.30	100.0%	242.30
I-269	Portion of Evergrande Royal Scenic Bay Songyuan	Songyuan Hengda Yusheng Real Estate Development Company Limited	Songyuan	Residential, Commercial	25 Oct 2052 to 28 Jan 2084	Residential, Commercial, Carpark	56,487	2,093	2016	56,487	38	164.34	452.00	100.0%	452.00
I-270	Portion of Evergrande Oasis Ulanhot	Wulanhaote Hengda Shengye Real Estate Development Company Limited	Ulanhot	Residential	15 Jun 2081	Residential	57,041	—	2014	57,041	—	120.25	120.30	100.0%	120.30
I-271	Portion of Evergrande City Changchun	Shengji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	02 Nov 2050 to 02 Nov 2080	Residential	86,212	—	2016	8,013	—	49.67	698.70	100.0%	698.70
I-272	Portion of Evergrande Royal View Garden Changchun	Zetao (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 Jun 2054 to 12 Jun 2084	Residential	57,089	—	2016	18,055	—	105.80	449.30	100.0%	449.30
I-273	Portion of Evergrande City Plaza Changchun	Yongji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Mar 2053 to 13 Mar 2083	Residential, Carpark	33,635	222	2016	2,146	58	22.65	341.70	100.0%	341.70
I-274	Portion of Evergrande Emerald Court Changchun	Jilin Wancheng Real Estate Development Company Limited	Changchun	Residential, Commercial	27 Jan 2051 to 27 Jan 2081	Residential	92	—	2016	92	—	0.35	0.40	100.0%	0.40

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I-275	Portion of Evergrande Bay Changchun	Jitao (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 Feb 2055 to 12 Feb 2085	Residential, Commercial, Carpark	37,907	6	2017	9,472	6	48.67	284.80	100.0%	284.80
I-276	Portion of Evergrande Moon Residence Changchun	Jilin Nuoda Real Estate Development Company Limited	Changchun	Residential, Commercial	11 Dec 2053 to 11 Dec 2083	Residential, Commercial	24,410	—	2017	16,037	—	145.72	249.50	80.0%	199.60
I-277	Portion of Evergrande Oasis Changchun	Longji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	24 May 2060	Residential, Carpark	6,867	6	2016	6,158	6	21.81	27.80	100.0%	27.80
I-278	Portion of Evergrande Metropolis Changchun	Xinji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 May 2051 to 12 May 2081	Residential, Commercial, Carpark	38,318	153	2016	18,432	151	94.45	292.00	100.0%	292.00
I-279	Portion of Evergrande First Palace Changchun	Hongji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	06 Apr 2056 to 06 Apr 2086	Residential, Commercial	25,743	—	2017	6,824	—	55.58	216.40	100.0%	216.40
I-280	Portion of Evergrande Royal Summit Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	11 Dec 2053 to 11 Dec 2083	Residential, Commercial	32,519	—	2016	31,615	—	176.24	184.50	100.0%	184.50
I-281	Portion of Evergrande Royal Summit Changchun (Phase II)	Guangji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	11 Dec 2053 to 11 Dec 2083	Residential	27,413	—	2017	13,476	—	89.69	223.50	100.0%	223.50
I-282	Portion of Evergrande Scenic View Garden Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Jan 2051 to 13 Jan 2081	Residential, Commercial	30,947	—	2016	5,515	—	34.61	314.40	100.0%	314.40
I-283	Portion of Evergrande Emerald Court Ganzhou	Hengda (Ganzhou) Real Estate Company Limited	Ganzhou	Residential, Commercial	07 Jun 2055 to 11 Dec 2086	Residential, Commercial	9,197	—	2016	2,272	—	24.63	106.20	100.0%	106.20
I-284	Portion of Evergrande Metropolis Ganzhou	Jiangxi Xingyu Property Development Company Limited	Ganzhou	Residential, Commercial	22 May 2048 to 22 May 2078	Residential, Commercial	6,653	—	2016	3,472	—	34.50	60.60	51.0%	30.91
I-285	Portion of Evergrande Royal View Garden Ji'an	Hengda (Ji'an) Real Estate Group Company Limited	Ji'an	Residential	27 Jun 2083	Residential	13,731	—	2016	13,731	—	87.31	87.30	100.0%	87.30

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale ⁽¹⁾ GFA (sq.m.)	Pre-Sale CPS	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest in Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-286	Portion of Evergrande Metropolis Jingdezhen	Hengda (Jingdezhen) Real Estate Group Company Limited	Jingdezhen	Residential, Commercial	27 Jun 2050 to 02 Mar 2081	Residential	22,057	—	2016	18,416	—	81.38	108.30	100.0%	108.30
I-287	Portion of Evergrande Royal Scenic Jingdezhen	Hengda (Jingdezhen) Real Estate Group Company Limited	Jingdezhen	Residential, Office	20 Oct 2055 to 20 Oct 2085	Residential	23,979	—	2016	23,979	—	156.20	156.20	100.0%	156.20
I-288	Portion of Evergrande Bay Jiujiang	Jiangxi Huashang Ronghe Property Company Limited	Jiujiang	Residential, Commercial	02 Dec 2052 to 02 Dec 2082	Residential	49,197	—	2017	42,815	—	270.05	318.60	54.6%	173.80
I-289	Portion of Evergrande Royal Scenic Jiujiang	Hengda (Jiujiang) Real Estate Group Company Limited	Jiujiang	Residential, Commercial	05 Mar 2053 to 05 Mar 2083	Residential	8,784	—	2016	2,008	—	14.90	67.80	100.0%	67.80
I-290	Portion of Evergrande City Nanchang	Jiangxi Hongji Investment Company Limited	Nanchang	Residential, Commercial	01 Jun 2051 to 01 Jun 2081	Residential	110,591	—	2016	42,440	—	375.16	1,070.30	88.9%	951.50
I-291	Portion of Evergrande Emerald Court Nanchang	Jiangxi Jigan Property Company Limited	Nanchang	Residential	26 Jan 2085	Residential	10,465	—	2017	1,922	—	21.51	145.60	95.0%	138.32
I-292	Portion of Evergrande Oasis Nanchang	Jiangxi Cuijin Shanzhuang Company Limited	Nanchang	Residential, Commercial, Sports and Leisure	24 Nov 2043 to 24 Nov 2077	Residential, Other	21,927	—	2016	5,615	—	43.39	259.50	100.0%	259.50
I-293	Portion of Evergrande Metropolis Nanchang	Nanchang Zhongdiantou Gaoxin Property Company Limited	Nanchang	Residential, Commercial	29 Dec 2050 to 29 Dec 2080	Residential	20,776	—	2016	20,201	—	107.61	113.30	100.0%	113.30
I-294	Portion of Evergrande Royal Scenic Nanchang	Nanchang Zhongdiantou Gaoxin Property Company Limited	Nanchang	Residential	17 Mar 2084	Residential, Commercial	26,627	—	2017	20,088	—	226.58	326.90	100.0%	326.90
I-295	Portion of Evergrande Oasis Urumchi	Wulumuqi Shengshi Junxing Real Estate Development Company Limited	Urumqi	Residential, Commercial	14 May 2056 to 14 May 2066	Residential, Commercial	48,058	—	2017	18,059	—	180.99	480.00	100.0%	480.00

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I-296	Portion of Evergrande Splendor Wujiaqu	Wujiaqu Zhuoyue Real Estate Development Company Limited	Wujiaqu	Residential, Commercial	12 May 2051 to 29 Nov 2082	Residential	101,654	—	2016	35,595	—	125.50	495.40	100.0%	495.40
I-297	Portion of Evergrande City Xinyu	Xinyu Xingwang Real Estate Development Company Limited	Xinyu	Residential, Commercial	28 Feb 2050 to 28 Feb 2080	Residential	24,723	—	2016	23,889	—	91.06	95.80	100.0%	95.80
I-298	Portion of Evergrande Atrium Xinyu	Xinyu Zhongchen Property Development Company Limited	Xinyu	Residential, Commercial	13 Sep 2045 to 13 Sep 2075	Residential	121,838	—	2016	37,670	—	118.13	555.80	100.0%	555.80
I-299	Portion of Evergrande Oasis Yining	Yining Jmbi Real Estate Development Company Limited	Yining	Residential, Commercial	27 Apr 2052 to 27 Apr 2082	Residential	51,128	—	2016	24,886	—	103.07	239.50	100.0%	239.50
I-300	Portion of Evergrande Atrium Yining	Yining Hengda Yayuan Real Estate Development Company Limited	Yining	Residential, Commercial	27 Apr 2052 to 27 Apr 2082	Residential	74,826	—	2015	12,099	—	57.55	402.60	100.0%	402.60
I-301	Portion of Evergrande Oasis Yichun	Jiangxi Jimin Kexin Real Estate Development Company Limited	Yichun	Residential	16 Jan 2077	Residential	28,917	—	2016	1,829	—	13.79	206.10	100.0%	206.10
I-302	Portion of Evergrande Oasis Yingtian	Hengda Real Estate Yingtian Company Limited	Yingtian	Residential, Commercial, Office	28 Jan 2051 to 28 Feb 2087	Residential	33,031	—	2016	19,877	—	90.61	169.50	100.0%	169.50
I-303	Portion of Evergrande Royal Scenic Yingtian	Hengda Real Estate Yingtian Company Limited	Yingtian	Residential	28 Jan 2085 to 29 Jan 2085	Residential	41,448	—	2016	34,150	—	188.74	235.60	100.0%	235.60
I-304	Portion of Evergrande Oasis Anshan	Anshan Jiarui Property Company Limited	Anshan	Residential, Commercial	09 Jul 2050 to 28 Feb 2083	Residential, Campark	115,419	15	2016	61,138	15	141.38	418.20	100.0%	418.20
I-305	Portion of Evergrande Metropolis Anshan	Anshan Jiayu Property Company Limited	Anshan	Residential	31 Aug 2081	Residential	54,176	—	2016	23,021	—	83.43	252.60	100.0%	252.60

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I-306	Portion of Evergrande Oasis Benxi	Benxi Jiayi Property Company Limited	Benxi	Residential, Commercial	28 Sep 2051 to 28 Sep 2081	Residential, Carpark	49,986	18	2016	32,133	18	100.70	191.80	100.0%	191.80
I-307	Portion of Evergrande Royal View Garden Dalian	Dalian Hengcheng Real Estate Company Limited	Dalian	Residential, Commercial	21 Apr 2054 to 21 Apr 2084	Residential, Commercial	40,345	—	2016	19,950	—	248.98	610.20	100.0%	610.20
I-308	Portion of Evergrande Harbor City Dalian	Dalian Hengke Real Estate Company Limited	Dalian	Residential	31 May 2085	Residential	51,298	—	2017	14,800	—	118.69	483.70	100.0%	483.70
I-309	Portion of Evergrande Seasons Dalian	Dalian Dongfang Shengdu Land Company Limited	Dalian	Residential	15 Jul 2080	Residential	29,788	—	2017	29,788	—	517.26	517.30	100.0%	517.30
I-310	Portion of Evergrande Tansujun Dalian	Dalian Xicheng Real Estate Company Limited	Dalian	Residential, Commercial	30 Jan 2082	Residential	2,058	—	2016	1,817	—	12.68	15.50	100.0%	15.50
I-311	Portion of Evergrande Royal Scenic Bay Dalian	Dalian Shicheng Real Estate Company Limited	Dalian	Residential	30 Aug 2083	Residential	6,143	—	2016	4,047	—	48.81	77.90	60.0%	46.74
I-312	Portion of Evergrande Palace Fushun	Fushun Jiaxin Property Company Limited	Fushun	Residential, Commercial	29 Aug 2051 to 29 Aug 2081	Residential	90,114	—	2016	35,713	—	136.44	452.00	100.0%	452.00
I-313	Portion of Evergrande Royal Scenic Bay Huludao	Huludao Jia Shan Property Company Limited	Huludao	Residential, Commercial	08 Jun 2051 to 29 May 2084	Residential, Commercial	137,534	—	2016	90,524	—	243.64	528.10	100.0%	528.10
I-314	Portion of Evergrande Oasis Liaoyang	Liaoyang Hengsheng Property Company Limited	Liaoyang	Residential, Commercial	20 Jun 2050 to 20 Jun 2080	Residential	72,510	—	2016	45,687	—	152.39	294.50	100.0%	294.50
I-315	Portion of Evergrande Palace Panjin	Panjin Jinding Property Company Limited	Panjin	Residential, Commercial	28 Jan 2051 to 29 Mar 2081	Residential	103,549	—	2015	54,124	—	147.90	434.60	100.0%	434.60
I-316	Portion of Evergrande Left Riverbank Shenyang	Shenyang Jiaxing Property Company Limited	Shenyang	Residential, Commercial	20 Mar 2087	Residential	78,344	—	2017	36,255	—	238.73	596.50	100.0%	596.50

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I-317	Portion of Evergrande City Shenyang	Hengda Xinyuan (Shenyang) Property Company Limited	Shenyang	Residential	07 Jun 2057 to 31 Mar 2061	Residential, Carpark	2,957	288	2016	2,820	137	19.37	40.40	100.0%	40.40
I-318	Portion of Evergrande Emerald Court Shenyang	Shenyang Jiahui Property Company Limited	Shenyang	Residential, Commercial	29 May 2053 to 19 Jun 2083	Residential	29,342	—	2016	29,284	—	186.97	187.50	100.0%	187.50
I-319	Portion of Evergrande Palace Shenyang	Shenyang Jiaqi Property Company Limited	Shenyang	Residential	24 May 2060	Residential	26,177	—	2015	15,603	—	74.08	177.70	100.0%	177.70
I-320	Portion of Evergrande Bay Shenyang	Shenyang Jiakai Property Company Limited	Shenyang	Residential	27 May 2060	Residential, Commercial	56,622	—	2016	46,296	—	208.49	311.80	100.0%	311.80
I-321	Portion of Evergrande Oasis Shenyang	Hengda Changji (Shenyang) Property Company Limited	Shenyang	Residential	31 Dec 2056 to 31 Oct 2064	Residential	163,357	—	2016	36,364	—	213.64	1,178.80	100.0%	1,178.80
I-322	Portion of Evergrande Metropolis Shenyang	Shenyang Yue Tong Property Company Limited	Shenyang	Residential, Commercial	19 Oct 2050 to 19 Oct 2080	Residential	58,322	—	2016	47,441	—	191.83	266.90	100.0%	266.90
I-323	Portion of Evergrande Atrium Shenyang	Shenyang Jiajun Property Company Limited	Shenyang	Residential, Commercial	03 Apr 2052 to 20 Apr 2082	Residential	104,755	—	2016	70,295	—	340.37	585.10	100.0%	585.10
I-324	Portion of Evergrande Royal Scenic Bay Shenyang	Shenyang Jiaze Property Company Limited	Shenyang	Residential, Commercial	29 Nov 2053 to 29 Nov 2083	Residential	37,278	—	2016	28,935	—	174.64	241.40	100.0%	241.40
I-325	Portion of Evergrande City Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	17 Jul 2051 to 17 Jul 2081	Residential	73,903	—	2015	27,569	—	75.48	311.80	100.0%	311.80
I-326	Portion of Evergrande Oasis Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	29 Jul 2054 to 29 Jul 2084	Residential	105,712	—	2015	57,786	—	198.25	442.70	100.0%	442.70
I-327	Portion of Evergrande Huang He Sheng Tai Cheng Dongying	Dongying Hengda Huatu Property Company Limited	Dongying	Residential, Commercial, Accommodation and Catering	25 Jan 2051 to 25 Jan 2081	Residential	125,144	—	2015	72,218	—	290.95	645.60	100.0%	645.60

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I-328	Portion of Evergrande Palm Islands Dongying	Dongying Yijing Property Company Limited	Dongying	Residential, Accommodation and Catering	12 Sep 2052 to 12 Sep 2082	Residential	33,451	—	2016	25,732	—	101.40	156.80	100.0%	156.80
I-329	Portion of Evergrande Longao East New Metropolis Jinan	Jinan Dongjin Fengshan Property Company Limited	Jinan	Residential	07 Jul 2085	Residential	6,947	—	2016	2,196	—	27.30	100.00	100.0%	100.00
I-330	Portion of Evergrande Left Riverbank Jinan	Jinan Yuanhao Property Company Limited	Jinan	Residential, Commercial	18 Dec 2052 to 09 Aug 2085	Residential, Commercial	108,095	—	2017	82,573	—	613.80	1,086.00	100.0%	1,086.00
I-331	Portion of Evergrande City Jinan	Jinan Hengda Jimbi Real Estate Development Company Limited	Jinan	Residential, Office	13 Apr 2051 to 13 Jun 2084	Residential	70,729	—	2016	61,423	—	302.43	428.00	100.0%	428.00
I-332	Portion of Evergrande Royal View Garden Jinan	Jinan Hengda Feicui Huating Property Company Limited	Jinan	Residential, Office	19 Oct 2052 to 19 Oct 2082	Residential	36,204	—	2016	9,978	—	114.08	638.60	100.0%	638.60
I-333	Portion of Evergrande Emerald Court Jinan	Jinan Huanfu Property Company Limited	Jinan	Residential, Office	19 Oct 2052 to 19 Oct 2082	Residential	6,153	—	2016	3,950	—	30.62	56.20	100.0%	56.20
I-334	Portion of Evergrande Emerald Court Jinan	Jinan Xichuang Property Company Limited	Jinan	Residential	29 Apr 2084 to 30 Apr 2084	Residential	93,670	—	2017	93,670	—	710.49	710.50	100.0%	710.50
I-335	Portion of Evergrande Palace Jinan	Jinan Xishi Property Company Limited	Jinan	Residential, Commercial	30 Apr 2054 to 23 Mar 2084	Residential	15,884	—	2017	14,344	—	107.08	123.90	100.0%	123.90
I-336	Portion of Evergrande Jimbi New Town Jinan	Jinan Xiye Property Company Limited	Jinan	Residential, Commercial	30 Apr 2054 to 21 Jan 2084	Residential	38,766	—	2017	37,306	—	228.39	245.20	100.0%	245.20
I-337	Portion of Evergrande Longao Regency Jinan	Jinan Dongjin Longqing Property Company Limited	Jinan	Residential	30 Dec 2084	Residential	39,038	—	2016	33,554	—	631.25	770.00	100.0%	770.00
I-338	Portion of Evergrande Oasis Jinan	Jinan Hengda Lvzhou Property Company Limited	Jinan	Residential	05 Apr 2080 to 07 Sep 2080	Residential	74,695	—	2016	21,818	—	130.12	510.80	100.0%	510.80

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I-339	Portion of Evergrande Metropolis Jinan	Jinan Mingdu Property Company Limited	Jinan	Residential	28 Apr 2080	Residential	2,143	—	2013	681	—	2.54	17.20	100.0%	17.20
I-340	Portion of Evergrande Bright City Jinan	Jinan Hongshulin Property Company Limited	Jinan	Residential	21 Aug 2085	Residential	40,494	—	2017	26,403	—	195.38	351.30	80.0%	281.04
I-341	Portion of Evergrande Century Square Jinan	Jinan Xikai Property Company Limited	Jinan	Residential	01 Apr 2084	Residential	151,625	—	2017	132,754	—	1,075.18	1,269.60	100.0%	1,269.60
I-342	Portion of Evergrande Atrium Jinan	Jinan Hengda Xiqu Property Company Limited	Jinan	Residential, Office	21 Oct 2052 to 21 Oct 2082	Residential	10,792	—	2016	1,610	—	7.67	105.00	60.0%	63.00
I-343	Portion of Evergrande Peak Jinan	Jinan Yufeng Property Company Limited	Jinan	Residential	20 Feb 2084	Residential	11,140	—	2017	11,140	—	92.96	93.00	100.0%	93.00
I-344	Portion of Evergrande Metropolis Jining	Jining Beihu Hengda Mingdu Property Company Limited	Jining	Residential, Office	19 Jan 2054 to 30 Jul 2084	Residential	118,479	—	2016	113,680	—	667.49	704.00	60.0%	422.40
I-345	Portion of Evergrande Splendor Laiwu	Laiwu Hengda Jinbi Tianxia Property Company Limited	Laiwu	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	19 Sep 2050 to 11 Sep 2083	Residential	67,920	—	2016	48,805	—	150.41	278.90	100.0%	278.90
I-346	Portion of Evergrande Metropolis Liaocheng	Liaocheng Nanjiao Mingdu Property Company Limited	Liaocheng	Residential	09 Dec 2082	Residential	11,064	—	2016	9,111	—	42.51	56.60	51.0%	28.87
I-347	Portion of Evergrande Palace Linyi	Linyi Huafu Property Company Limited	Linyi	Residential, Office	22 Sep 2051 to 22 Sep 2081	Residential	72,673	—	2016	24,185	—	118.08	394.30	100.0%	394.30
I-348	Portion of Evergrande Oasis Linyi	Linyi Lvzhou Property Company Limited	Linyi	Residential, Commercial	30 Dec 2051 to 30 Dec 2081	Residential	34,600	—	2016	—	—	—	186.80	100.0%	186.80

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I-349	Portion of Evergrande Oasis Linyi	Linyi Zhengsheng Property Company Limited	Linyi	Residential, Commercial	30 Dec 2051 to 30 Dec 2081	Residential	24,092	—	2016	9,355	—	36.84	116.40	51.0%	59.36
I-350	Portion of Evergrande Golden Sands Qingdao	Qingdao Jinwan Property Company Limited	Qingdao	Residential, Accommodation and Catering	16 Jan 2048 to 09 May 2057	Residential	15,605	—	2016	11,814	—	110.11	175.30	100.0%	175.30
I-351	Portion of Evergrande Royal Billow International Qingdao (Qimao)	Qingdao Zhongrunde Automobile Trading Company Limited	Qingdao	Commercial	27 Dec 2046	Office	33,326	—	2013	2,324	—	35.93	314.90	51.0%	160.60
I-352	Portion of Evergrande Royal Billow International Qingdao (Zhiye)	Qingdao Zhongrunde Property Company Limited	Qingdao	Commercial	04 Feb 2050	Office	17,013	—	2014	4,032	—	38.80	155.60	51.0%	79.36
I-353	Portion of Evergrande Yue Long Court Qingdao	Haizhou (Qingdao) Property Company Limited	Qingdao	Residential	04 Jul 2076	Residential, Composite	14,824	—	2013	—	—	—	149.30	99.0%	147.81
I-354	Portion of Evergrande City Tai'an	Tai'an Tianrun Renhe Property Company Limited	Tai'an	Residential	20 Aug 2080	Residential	39,372	—	2016	9,660	—	53.69	258.70	100.0%	258.70
I-355	Portion of Evergrande Emerald Court Weifang	Shandong Piyun Real Estate Development Company Limited	Weifang	Residential, Commercial	15 Feb 2052 to 19 Mar 2083	Residential	62,211	—	2016	24,245	—	95.06	300.10	100.0%	300.10
I-356	Portion of Evergrande Metropolis Weifang	Weifang Jimbi Property Company Limited	Weifang	Residential, Commercial	03 Mar 2052 to 03 Mar 2082	Residential	75,314	—	2016	72,666	—	381.95	398.40	100.0%	398.40
I-357	Portion of Evergrande Royal View Garden Zibo	Zibo Hengda Fanhua Property Company Limited	Zibo	Commercial	18 Apr 2053 to 10 Apr 2054	Residential	21,818	—	2016	21,171	—	132.21	138.20	100.0%	138.20
I-358	Portion of Evergrande Oasis Datong	Datong Junjing Real Estate Development Company Limited	Datong	Residential, Commercial	04 Jan 2052 to 04 Jan 2082	Residential	17,313	—	2015	17,118	—	80.02	81.20	100.0%	81.20

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I-359	Portion of Evergrande Palace Lintfen	Lintfen Zijing Real Estate Development Company Limited	Lintfen	Residential	21 Aug 2078 to 28 Mar 2080	Residential, Carpark	58,147	26	2014	31,760	—	193.49	389.20	95.0%	369.74
I-360	Portion of Evergrande Royal Scenic Lwliang	Lwliang Junhui Real Estate Development Company Limited	Lwliang	Residential, Commercial	09 Jun 2051 to 09 Jun 2081	Residential, Commercial, Carpark	65,686	293	2016	32,676	293	174.44	392.00	100.0%	392.00
I-361	Portion of Evergrande Left Bank Riverfront Taiyuan	Taiyuan Jinshiheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial	22 Apr 2055 to 22 Apr 2085	Residential	82,200	—	2016	8,667	—	97.58	980.00	100.0%	980.00
I-362	Portion of Evergrande Emerald Court Taiyuan	Taiyuan Shengshi Juntai Real Estate Development Company Limited	Taiyuan	Residential, Commercial	24 Mar 2055 to 24 Mar 2085	Residential	370	—	2016	—	—	—	4.20	70.0%	2.94
I-363	Portion of Evergrande Royal Palace Taiyuan	Taiyuan Junjing Real Estate Development Company Limited	Taiyuan	Residential, Commercial	06 Jul 2050 to 06 Jul 2060	Residential	67,608	—	2014–2016	51,417	—	342.59	528.80	65.6%	346.79
I-364	Portion of Evergrande Bay Taiyuan	Taiyuan Hengdelong Real Estate Development Company Limited	Taiyuan	Residential, Commercial	24 Feb 2053 to 24 Feb 2083	Residential	49,218	—	2017	6,277	—	75.98	634.20	80.0%	507.36
I-365	Portion of Evergrande Oasis Taiyuan	Hengda (Taiyuan) Real Estate Group Company Limited	Taiyuan	Residential, Commercial, Education, Public Facility	14 Nov 2047 to 14 Nov 2057	Residential, Commercial	6,605	—	2016	1,710	—	14.99	71.40	100.0%	71.40
I-366	Portion of Evergrande Metropolis Taiyuan	Taiyuan Mingdu Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	18 May 2049 to 18 May 2059	Commercial	513	—	2016	513	—	6.51	6.50	100.0%	6.50
I-367	Portion of Evergrande Scenic Garden Taiyuan	Taiyuan Deyi Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	18 May 2051 to 18 May 2061	Residential, Carpark	47,505	20	2016	31,120	20	159.79	313.80	100.0%	313.80

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I-368	Portion of Evergrande Atrium Taiyuan	Taiyuan Wanheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial	29 Jul 2055 to 29 Jul 2085	Residential	22,190	—	2016	2,671	—	24.31	254.60	100.0%	254.60
I-369	Portion of Evergrande Royal Scenic Bay Taiyuan	Taiyuan Junheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	17 Feb 2054 to 17 Feb 2084	Residential, Commercial, Carpark	42,942	416	2016	23,949	416	228.63	403.40	100.0%	403.40
I-370	Portion of Evergrande Royal View Garden Yangquan	Yangquan Shi Liaoyuan Real Estate Development Company Limited	Yangquan	Residential	09 Dec 2078	Residential	3,710	—	2016	—	—	—	24.10	64.0%	15.42
I-371	Portion of Evergrande Oasis Yuncheng	Yuncheng Jinheng Real Estate Development Company Limited	Yuncheng	Residential	30 Sep 2080	Residential, Commercial	5,047	—	2016	825	—	5.12	35.50	100.0%	35.50
I-372	Portion of Evergrande Oasis Yuncheng	Yuncheng Xinwanrui Real Estate Development Company Limited	Yuncheng	Residential	13 May 2078	Residential, Carpark	50,188	578	2016	39,884	578	194.57	254.30	100.0%	254.30
I-373	Portion of Evergrande Metropolis Yuncheng	Yuncheng Economic Development Zone Yijiyi Real Estate Development Company Limited	Yuncheng	Residential, Commercial	09 Mar 2049 to 09 Mar 2079	Residential, Commercial	53,350	—	2016	20,001	—	85.11	271.90	71.0%	193.05
I-374	Portion of Evergrande Oasis Dongguan	Zehe (Dongguan) Property Company Limited	Dongguan	Residential, Commercial	21 Aug 2054 to 21 Aug 2084	Residential, Commercial	11,978	—	2016	2,253	—	51.78	324.10	100.0%	324.10
I-375	Portion of Evergrande Gentleman Hill Emerald Court Shenzhen	Shenzhen Jishi Real Estate Development Company Limited	Shenzhen	Residential, Commercial	23 Aug 2082	Residential	1,923	—	2015	—	—	—	94.20	98.0%	92.32
I-376	Portion of Evergrande Gentleman Hill Garden Shenzhen	Shenzhen Shacun Real Estate Development Company Limited	Shenzhen	Residential	23 Aug 2082	Residential, Other	24,482	—	2015	761	—	25.98	799.40	98.0%	783.41

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I-377	Portion of Evergrande Caojiaxiang Plaza Chengdu	Chengdu Hengda Xinbeitong Property Company Limited	Chengdu	Residential, Commercial	31 Jul 2054 to 31 Jul 2084	Residential	15,075	—	2016	15,075	—	201.29	201.30	100.0%	201.30
I-378	Portion of Evergrande City Chengdu	Chengdu Wenjiang District Xinjinkang Property Company Limited	Chengdu	Residential, Commercial	31 Oct 2076	Residential	87,817	—	2016	86,169	—	428.82	442.30	100.0%	442.30
I-379	Portion of Evergrande Royal View Garden Chengdu	Chengdu Chenming Property Company Limited	Chengdu	Residential, Commercial	19 Dec 2050 to 19 Dec 2080	Residential	42,280	—	2016	38,237	—	101.70	121.90	100.0%	121.90
I-380	Portion of Evergrande Metropolis Court Chengdu	Aimeigao (Chengdu) Real Estate Company Limited	Chengdu	Residential, Commercial	09 Nov 2046 to 09 Nov 2076	Residential	238	—	2012	—	—	—	5.80	100.0%	5.80
I-381	Portion of Evergrande Oasis Chengdu	Chengdu Hengda Yinhe Xincheng Property Company Limited	Chengdu	Residential, Commercial, Office	18 Dec 2046 to 20 Aug 2077	Residential	219	—	2007	219	—	1.08	1.10	100.0%	1.10
I-382	Portion of Evergrande Royal City Chengdu	Sichuan Weian Health Products Company Limited	Chengdu	Residential, Commercial	14 Jun 2056 to 14 Jun 2086	Residential	68,896	—	2016	60,093	—	429.66	505.40	100.0%	505.40
I-383	Portion of Evergrande Royal Scenic Garden Chengdu	Hengda (Dayi) Real Estate Group Company Limited	Chengdu	Residential, Commercial	26 Jun 2053 to 22 Dec 2083	Residential	31,773	—	2015	14,121	—	41.60	144.00	100.0%	144.00
I-384	Portion of Evergrande Paradise Peninsula Chengdu	Chengdu Xinyi Real Estate Development Company Limited	Chengdu	Residential, Commercial	26 Jan 2046 to 26 Jan 2076	Residential	52,781	—	2012	49,211	—	356.58	400.20	100.0%	400.20
I-385	Portion of Evergrande River Palace Chengdu	Chengdu Shengshi Ruicheng Property Company Limited	Chengdu	Residential, Commercial	01 May 2054 to 01 May 2084	Residential	7,646	—	2016	7,418	—	114.23	118.10	100.0%	118.10
I-386	Portion of Evergrande West Jincheng Chengdu	Sichuan Aimeigao Real Estate Company Limited	Chengdu	Residential, Commercial	02 Nov 2046 to 02 Nov 2076	Residential, Carpark	3,888	16	2013	—	—	—	51.20	100.0%	51.20

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I-387	Portion of Evergrande New City Chengdu	Renji Hengye (Sichuan) Investment Company Limited	Chengdu	Residential, Commercial	20 Mar 2053 to 20 Mar 2083	Residential	54,060	—	2016	37,267	—	285.22	424.60	100.0%	424.60
I-388	Portion of Evergrande Royal Scenic Peninsula Chengdu	Chengdu Tianfu Shucheng Real Estate Development Company Limited	Chengdu	Residential, Commercial	22 Mar 2048 to 22 Mar 2078	Residential	150,358	—	2016	133,075	—	577.78	686.80	100.0%	686.80
I-389	Portion of Evergrande Central Square Chengdu	Chengdu Hengda Xindongcheng Property Company Limited	Chengdu	Residential, Commercial, Public Facility	26 Feb 2055 to 26 Feb 2085	Residential	24,741	—	2016	15,575	—	171.59	320.10	100.0%	320.10
I-390	Portion of Evergrande Duijiang Home Chengdu	Senxin (Sichuan) Property Company Limited	Chengdu	Residential, Commercial	16 Dec 2048 to 16 Dec 2078	Residential, Commercial, Carpark	7,257	31	2011	2,813	—	15.54	78.70	100.0%	78.70
I-391	Portion of Evergrande Royal Scenic Bay Luzhou	Hengda (Luzhou) South City Property Company Limited	Luzhou	Residential, Office	29 Apr 2055 to 29 Apr 2085	Residential	26,756	—	2016	10,307	—	66.00	200.90	52.4%	105.23
I-392	Portion of Evergrande Oasis Nanchong	Hengda (Nanchong) Real Estate Group Company Limited	Nanchong	Residential, Commercial, Education	21 Oct 2050 to 21 Oct 2080	Residential	2,454	—	2014	1,003	—	3.35	11.20	100.0%	11.20
I-393	Portion of Evergrande City Panzhihua	Panzhihua Hengda Real Estate Development Company Limited	Panzhihua	Residential, Commercial	02 Aug 2056 to 02 Aug 2086	Residential	42,306	—	2015	41,417	—	95.70	100.30	100.0%	100.30
I-394	Portion of Evergrande Splendor Chengdu	Hengda Xinfeng (Pengshan) Property Company Limited	Chengdu	Residential, Commercial	18 Jun 2047 to 06 Sep 2086	Residential	126,171	—	2014	124,569	—	529.10	537.90	100.0%	537.90
I-395	Portion of Evergrande Emerald Court Qionglai	Chengdu Qionglai Yiheng Property Company Limited	Qionglai	Commercial	07 Jun 2050	Residential	79,128	—	2014	—	—	—	443.10	100.0%	443.10
I-396	Portion of Evergrande Paradise Mansion Chengdu	Xinjin Hengda Xincheng Property Company Limited	Chengdu	Residential, Commercial	10 Aug 2056 to 11 Oct 2086	Residential	43,093	—	2016	31,395	—	194.55	264.70	100.0%	264.70
I-397	Portion of Evergrande City Ziyang	Ziyang Wancheng Property Company Limited	Ziyang	Residential, Commercial	12 Dec 2050 to 12 Dec 2080	Residential	33,975	—	2013	25,606	—	72.80	122.20	100.0%	122.20

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I-398	Portion of Evergrande Metropolis Ziyang	Sichuan Ruoyu Real Estate Development Company Limited	Ziyang	Residential, Commercial, Accommodation and Catering	23 Nov 2054 to 23 Nov 2084	Residential	61,300	—	2017	35,228	—	174.51	317.90	100.0%	317.90
I-399	Portion of Evergrande Splendor Kunming	Hengda Xinyuan (Kunming) Property Company Limited	Kunming	Residential, Commercial	26 Dec 2047 to 08 Oct 2081	Residential	127,596	—	2014	83,952	—	321.67	562.40	100.0%	562.40
I-400	Portion of Evergrande Metropolis Kunming	Kunming Heng Chang Property Company Limited	Kunming	Residential, Commercial, Office, Accommodation and Catering	09 Jun 2055 to 03 Jun 2085	Residential	40,459	—	2016	6,842	—	67.73	457.70	100.0%	457.70
I-401	Portion of Evergrande Atrium Kunming	Yunnan Hedong Real Estate Development Company Limited	Kunming	Residential	24 Apr 2078 to 17 Sep 2079	Residential	2,116	—	2016	2,116	—	15.51	15.50	100.0%	15.50
I-402	Portion of Evergrande Yunbao Palace Kunming	Yunnan Hengyun Property Company Limited	Kunming	Residential, Commercial, Education, Cultural and Entertainment	28 May 2055 to 28 May 2085	Residential, Commercial, Carpark	79,914	895	2016	53,273	895	592.05	999.70	51.0%	509.85
I-403	Portion of Evergrande Metropolis Qijing	Qijing Zhongxi Property Company Limited	Qijing	Residential, Commercial	11 Nov 2050 to 11 Nov 2080	Residential	24,377	—	2016	11,420	—	48.13	116.80	100.0%	116.80
I-404	Portion of Evergrande Oasis Anyang	Anyang Tongruida Real Estate Development Company Limited	Anyang	Residential, Commercial	19 Nov 2050 to 30 Dec 2083	Residential	110,605	—	2015	38,720	—	238.26	705.50	100.0%	705.50
I-405	Portion of Evergrande City Hanzhong	Hanzhong Huatian Property Company Limited	Hanzhong	Residential	29 Jul 2077 to 31 Oct 2080	Residential, Commercial, Carpark	30,824	10	2014	15,812	—	62.36	131.00	100.0%	131.00
I-406	Portion of Evergrande Royal View Garden Kaifeng	Kaifeng Jiancheng Real Estate Development Company Limited	Kaifeng	Residential, Commercial	25 May 2053 to 25 Mar 2083	Residential	2,992	—	2017	1,649	—	12.75	24.00	53.0%	12.72

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I-407	Portion of Evergrande Royal View Garden Kaifeng	Kaifeng Kaicheng Real Estate Development Company Limited	Kaifeng	Residential, Commercial	25 May 2053 to 25 Mar 2083	Residential	35,602	—	2017	33,669	—	242.18	258.80	53.0%	137.16
I-408	Portion of Evergrande Oasis Luoyang	Hengda (Luoyang) Real Estate Group Company Limited	Luoyang	Residential, Commercial	06 Jan 2048 to 06 Jan 2078	Residential	28,108	—	2016	—	—	—	222.10	100.0%	222.10
I-409	Portion of Evergrande Metropolis Luohe	Luohe Yusheng Real Estate Development Company Limited	Luohe	Residential, Commercial	18 Jun 2053 to 18 Jun 2083	Residential, Commercial	37,330	—	2016	7,624	—	46.87	242.90	100.0%	242.90
I-410	Portion of Evergrande Royal Scenic Luohe	Luohe Yusheng Real Estate Development Company Limited	Luohe	Residential, Commercial	18 Jun 2053 to 18 Jun 2083	Residential	80,637	—	2016	10,345	—	58.97	494.80	100.0%	494.80
I-411	Portion of Evergrande Royal View Garden Nanyang	Nanyang Hengda Property Company Limited	Nanyang	Residential, Commercial	18 Jan 2056 to 14 Apr 2086	Residential	53,587	—	2017	53,587	—	387.49	387.50	100.0%	387.50
I-412	Portion of Evergrande Royal Scenic Bay Nanyang	Nanyang Yi Hixin Real Estate Development Company Limited	Nanyang	Residential, Commercial, Office	24 Jan 2047 to 24 Jan 2077	Residential	25,763	—	2017	25,111	—	187.11	191.80	55.0%	105.49
I-413	Portion of Evergrande Metropolis Pingdingshan	Pingdingshan Hengrong Property Company Limited	Pingdingshan	Residential, Commercial	13 Aug 2053 to 13 Aug 2083	Residential	73,159	—	2016	10,527	—	59.05	453.60	57.0%	258.55
I-414	Portion of Evergrande Royal Scenic Peninsula Pingdingshan	Pingdingshan Yujing Bandao Property Company Limited	Pingdingshan	Residential, Commercial	24 Dec 2055 to 24 Dec 2085	Residential	17,646	—	2017	17,171	—	157.79	162.70	64.0%	104.13
I-415	Portion of Evergrande Yue Long Court Puyang	Puyang Yujing Property Company Limited	Puyang	Residential, Commercial	18 Aug 2056 to 18 Aug 2086	Residential	2,532	—	2017	1,642	—	13.60	20.40	100.0%	20.40
I-416	Portion of Evergrande Metropolis Shangqiu	Shangqiu Shitong Real Estate Development Company Limited	Shangqiu	Residential, Commercial	07 Jun 2054 to 07 Jun 2084	Residential	75,996	—	2016	57,727	—	257.31	390.00	100.0%	390.00

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I-417	Portion of Evergrande Palace Wugang	Wugang Hengda Property Company Limited	Wugang	Residential, Composite	10 Dec 2050 to 15 Oct 2052	Residential	4,045	—	2013	4,045	—	12.64	12.60	100.0%	12.60
I-418	Portion of Evergrande City Xi'an	Shaanxi Jimhong Investment Company Limited	Xi'an	Residential	30 Mar 2076	Residential, Commercial	125	—	2016	97	—	0.74	1.10	100.0%	1.10
I-419	Portion of Evergrande Royal View Garden Xi'an	Xi'an Jiazhi Property Company Limited	Xi'an	Residential, Commercial	22 Feb 2054 to 22 Feb 2084	Residential	3,787	—	2016	3,787	—	30.50	30.50	100.0%	30.50
I-420	Portion of Evergrande Royal View Garden Xi'an	Xi'an Yingyu Property Company Limited	Xi'an	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Residential	10,949	—	2016	10,949	—	82.21	82.20	100.0%	82.20
I-421	Portion of Evergrande City Plaza Xi'an	Xi'an Hengsheng Property Company Limited	Xi'an	Residential, Commercial	18 Sep 2056 to 18 Sep 2086	Residential	11,974	—	2017	10,715	—	84.09	95.40	100.0%	95.40
I-422	Portion of Evergrande Emerald Court Xi'an	Shaanxi Shuohua Property Company Limited	Xi'an	Residential, Commercial	27 Oct 2055 to 27 Oct 2085	Residential	4,608	—	2016	3,082	—	21.82	36.30	100.0%	36.30
I-423	Portion of Evergrande International Town Xi'an	Yuansheng (Xi'an) Company Limited	Xi'an	Residential, Commercial	31 Jan 2048 to 31 Jan 2078	Residential, Commercial, Carpark	50,039	35	2016	50,039	35	276.97	277.00	100.0%	277.00
I-424	Portion of Evergrande Bay Xi'an	Xi'an Hengying Property Company Limited	Xi'an	Residential, Commercial	14 Apr 2055 to 14 Dec 2085	Residential, Carpark	84,056	531	2016	78,710	531	546.59	605.60	100.0%	605.60
I-425	Portion of Evergrande Oasis Xi'an	Xi'an Qijiang Investment Construction Company Limited	Xi'an	Residential	25 Aug 2074 to 26 Aug 2074	Residential, Carpark	586	283	2015	—	183	10.89	26.70	100.0%	26.70
I-426	Portion of Evergrande Metropolis Xi'an	Xi'an Qiyun Property Company Limited	Xi'an	Residential	17 Aug 2076 to 18 Aug 2076	Residential	427	—	2016	241	—	1.03	2.40	100.0%	2.40
I-427	Portion of Evergrande Royal Scenic Xi'an	Xi'an Jintu Property Company Limited	Xi'an	Residential, Commercial, Education	14 Jan 2052 to 14 Jan 2082	Residential	32,686	—	2016	31,649	—	178.75	189.10	100.0%	189.10

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I-428	Portion of Evergrande Dragon Bay Xi'an	Xi'an Yongyuan Property Company Limited	Xi'an	Residential, Commercial	16 Feb 2055 to 16 Feb 2085	Residential	13,312	—	2017	8,455	—	65.96	117.90	90.0%	106.11
I-429	Portion of Evergrande Atrium Xixiang	Xixiang Mingdu Property Company Limited	Xixiang	Residential, Commercial	16 Jan 2051 to 16 Jan 2081	Residential, Commercial	2,540	—	2016	1,732	—	9.17	13.50	100.0%	13.50
I-430	Portion of Evergrande Royal Scenic Bay Xixiang	Xixiang Sunlian Property Company Limited	Xixiang	Residential, Commercial	14 May 2053 to 14 May 2083	Residential	22,536	—	2016	22,350	—	142.40	144.50	100.0%	144.50
I-431	Portion of Evergrande Royal Scenic Bay Xixiang	Xixiang Yujing Property Company Limited	Xixiang	Residential, Commercial	29 Jun 2055 to 29 Jun 2085	Residential	67,566	—	2017	44,007	—	336.70	529.20	100.0%	529.20
I-432	Portion of Evergrande Emerald Court Xinyang	Xinyang Junjing Real Estate Company Limited	Xinyang	Residential, Commercial, Office	13 Feb 2055 to 13 Feb 2085	Residential, Commercial	35,623	—	2016	34,674	—	187.43	193.60	55.0%	106.48
I-433	Portion of Evergrande Metropolis Xinyang	Henan Dayou Real Estate Development Company Limited	Xinyang	Residential, Commercial	31 Aug 2046 to 31 Aug 2076	Residential, Composite, Other	6,028	—	2016	626	—	3.07	28.80	100.0%	28.80
I-434	Portion of Evergrande Emerald Court Xuchang	Xuchang Pingshan Property Company Limited	Xuchang	Residential	30 Aug 2084	Residential	77,064	—	2017	77,064	—	492.22	492.20	100.0%	492.20
I-435	Portion of Evergrande Oasis Xuchang	Xuchang Dijing Property Company Limited	Xuchang	Residential, Office	29 Mar 2052 to 29 Mar 2083	Residential	8,413	—	2015	8,029	—	49.87	52.70	100.0%	52.70
I-436	Portion of Evergrande City Yangling	Shaanxi Yaوزه Shai Real Estate Development Company Limited	Yangling	Residential	30 Jul 2081	Residential, Commercial, Carpark	31,069	227	2016	15,899	227	90.73	171.10	100.0%	171.10
I-437	Portion of Evergrande Future City Zhengkai	Kaifeng Guoji Cheng Yihao Industrial Development Company Limited	Kaifeng	Residential	02 Mar 2051 to 02 Mar 2081	Residential	58,722	—	2016	58,722	—	431.64	431.60	51.0%	220.12

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I-438	Portion of Evergrande City Zhengzhou	Zhengzhou Juzhi Real Estate Development Company Limited	Zhengzhou	Residential	20 Sep 2086	Residential, Carpark	8,004	200	2017	5,053	—	69.02	138.10	51.0%	70.43
I-439	Portion of Evergrande Emerald Court Zhengzhou	Zhengzhou Huguang Property Company Limited	Zhengzhou	Residential	02 May 2085	Residential	8,663	—	2016	—	—	—	136.90	100.0%	136.90
I-440	Portion of Evergrande Splendor Zhengzhou	Xinxiang Yujing Property Company Limited	Zhengzhou	Residential, Commercial, Accommodation and Catering	19 Jul 2052 to 29 Jun 2086	Residential	45,606	—	2016	37,806	—	285.45	369.70	100.0%	369.70
I-441	Portion of Evergrande Oasis Zhengzhou	Zhengzhou Yubang Property Company Limited	Zhengzhou	Residential, Office	22 May 2053 to 22 May 2083	Residential	2,282	—	2016	2,282	—	26.75	26.70	100.0%	26.70
I-442	Portion of Evergrande Scenic Garden Zhengzhou	Zhengzhou Henglin Property Company Limited	Zhengzhou	Residential	03 Mar 2079 to 26 Jul 2085	Residential	101,811	—	2016	49,403	—	496.87	1,035.80	51.0%	528.26
I-443	Portion of Evergrande Atrium Zhengzhou	Zhenzhou Zhongkai Property Company Limited	Zhengzhou	Residential	Sep 2084	Residential	1,208	—	2017	1,208	—	12.26	12.30	100.0%	12.30
I-444	Portion of Evergrande Yue Long Court Zhengzhou	Henan Henglong Property Company Limited	Zhengzhou	Residential	03 May 2086	Residential	21,792	—	2017	21,792	—	684.94	684.90	100.0%	684.90
I-445	Portion of Evergrande Metropolis Zhoukou	Zhoukou Huayu Industry Company Limited	Zhoukou	Residential, Commercial	10 Apr 2084	Residential	26,094	—	2017	25,895	—	140.35	141.40	70.0%	98.98
I-446	Portion of Evergrande Metropolis Zhumadian	Zhumadian Kaifaqu Yucheng Real Estate Development Company Limited	Zhumadian	Residential, Commercial	Jun 2055 to 07 Nov 2086	Residential	37,753	—	2016	31,089	—	188.02	234.00	100.0%	234.00
I-447	Portion of Evergrande Scenic Garden Fuling	Chongqing Hengda Fucheng Real Estate Development Company Limited	Fuling	Residential, Office	12 Nov 2050 to 12 Nov 2060	Residential	42,341	—	2016	42,341	—	130.34	130.30	100.0%	130.30

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I-448	Portion of Evergrande City Chongqing	Chongqing Hengda Jiyu Property Company Limited	Chongqing	Residential, Commercial	10 Jul 2047 to 10 Jul 2057	Residential, Commercial	4,486	—	2014	—	—	—	40.70	100.0%	40.70
I-449	Portion of Evergrande Future City Chongqing (Plot 1-4)	Hengyang (Chongqing) Real Estate Development Company Limited	Chongqing	Residential, Office	29 Mar 2051 to 29 Mar 2061	Residential	73	—	2014	—	—	—	0.50	100.0%	0.50
I-450	Portion of Evergrande Future City Chongqing (Plot 7-9)	Kaiyang (Chongqing) Real Estate Development Company Limited	Chongqing	Residential	29 Dec 2061	Residential	13,338	—	2016	10,889	—	57.45	76.80	100.0%	76.80
I-451	Portion of Evergrande Atrium Chongqing	Chongqing Hengda Jun Xin Real Estate Development Company Limited	Chongqing	Residential, Commercial	01 Nov 2050 to 01 Nov 2060	Residential, Commercial	146,694	—	2016	117,416	—	512.62	735.30	100.0%	735.30
I-452	Portion of Evergrande Yudouhui Group A Chongqing	Chongqing Weigang Property Company Limited	Chongqing	Commercial	29 Jun 2063	Residential, Commercial, Carpark	13,192	250	2016	11,956	—	107.97	165.10	60.0%	99.06
I-453	Portion of Evergrande Scenic Bay Chongqing	Chongqing Hengda Xinding Property Company Limited	Chongqing	Residential, Commercial	24 Dec 2053 to 24 Dec 2063	Residential	43,186	—	2016	30,060	—	147.43	249.80	100.0%	249.80
I-454	Portion of Evergrande Land Plaza	Chongqing Zhongyu Property Development Company Limited	Chongqing	Commercial	25 May 2063	Residential, Commercial, Carpark	361,447	1,765	2014	41,876	—	471.82	6,778.90	60.0%	4,067.34
I-455	Portion of Evergrande Emerald Court Yongchuan	Chongqing Hengda Yongjun Real Estate Development Company Limited	Chongqing	Residential	30 Jun 2061	Residential, Commercial	1,096	—	2016	82	—	0.44	6.80	100.0%	6.80
I-456	Portion of Evergrande Royal View Garden Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial	31 Mar 2051 to 31 Mar 2061	Residential	2,276	—	2016	2,276	—	10.07	10.10	100.0%	10.10

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale ⁽¹⁾ GFA (sq.m.)	Pre-Sale CPS	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest in Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-457	Portion of Evergrande Emerald Court Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Residential, Commercial	37,128	—	2016	22,723	—	307.49	496.40	100.0%	496.40
I-458	Portion of Evergrande Palace Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Clubhouse	14 Feb 2047 to 14 Feb 2057	Residential, Commercial, Carpark	1,236	170	2011	—	—	—	45.40	100.0%	45.40
I-459	Portion of Evergrande Splendor Chongqing	Hengda (Jiangjin) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	28 Dec 2046 to 18 Sep 2066	Residential	76,184	—	2016	33,959	—	151.05	476.80	100.0%	476.80
I-460	Portion of Evergrande Oasis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education, Carpark	17 Oct 2047 to 17 Oct 2057	Residential	1,447	—	2012	332	—	1.52	11.30	100.0%	11.30
I-461	Portion of Evergrande Metropolis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education	16 Oct 2047 to 17 Oct 2057	Residential	138	—	2014	—	—	—	1.40	100.0%	1.40
I-462	Portion of Evergrande Scenic Garden Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Residential	94,565	—	2016	94,565	—	912.71	912.70	100.0%	912.70
I-463	Portion of Evergrande Century City Chongqing	Chongqing Yongli Property Company Limited	Chongqing	Residential, Commercial	30 Dec 2054 to 30 Dec 2064	Residential	68,018	—	2016	56,400	—	562.58	728.70	51.0%	371.64
I-464	Portion of Evergrande Royal Scenic Peninsula Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Residential	22,770	—	2016	21,959	—	165.81	175.50	100.0%	175.50
I-465	Portion of Evergrande The Coronation Chongqing	Chongqing Jianzhi Real Estate Company Limited	Chongqing	Residential, Commercial, Education	02 Feb 2048 to 02 Feb 2058	Residential	42,461	—	2016	39,071	—	423.75	469.90	64.5%	303.18
I-466	Portion of Evergrande Central Plaza Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Nov 2055 to 30 Nov 2065	Residential	21,987	—	2016	18,202	—	169.49	214.90	100.0%	214.90

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Pre-Sale ⁽¹⁾ GFA (sq.m.)	Pre-Sale CPS	Pre-Sale Consideration (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
I-467	Portion of Evergrande Oasis Zigong	Hengda (Zigong) Real Estate Group Company Limited	Zigong	Residential, Commercial	20 Apr 2051 to 10 Dec 2083	Residential	96,492	—	2016	54,460	—	270.89	528.10	100.0%	528.10
I-468	Portion of Evergrande Metropolis Zigong	Zigong Ximiao Property Company Limited	Zigong	Residential, Commercial	28 Nov 2052 to 18 Jun 2083	Residential	19,957	—	2016	1,498	—	6.17	111.70	100.0%	111.70
I-469	Portion of Evergrande Palm Island Huizhou	Guangsheng Huaqiao (Dayawan) Real Estate Development Company Limited	Huizhou	Residential, Commercial	19 Nov 2055 to 10 Apr 2087	Residential	8,573	—	2014	8,573	—	139.11	139.10	100.0%	139.10

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.

Group II — Properties held by the Group for Occupation/Operation in the PRC

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group %	Market Value ⁽³⁾ Attributable to the Group as at Valuation Date (RMB million)
II-1	Portion of Evergrande Emerald Court Bengbu	Bengbu Hengyuan Property Company Limited	Bengbu	Residential	27 Dec 2054 to 27 Dec 2084	Commercial	4,169	—	2017	52.10	100.0%	52.10
II-2	Portion of Evergrande Oasis Feidong	Yueheng (Hefei) Property Company Limited	Feidong	Residential, Commercial	20 Aug 2055 to 20 Aug 2085	Commercial	3,917	—	2016	54.80	65.0%	35.62
II-3	Portion of Evergrande Oasis Fuyang	Fuyang Yuetong Property Company Limited	Fuyang	Residential, Commercial	12 Jan 2056 to 12 Jan 2086	Commercial	3,050	—	2016	36.90	70.0%	25.83
II-4	Portion of Evergrande City Hefei	Anhui Sanlin Property Company Limited	Hefei	Residential	16 Aug 2074	Composite	5,255	—	2013	41.90	100.0%	41.90
II-5	Portion of Evergrande Palace Hefei	Qijia (Hefei) Property Company Limited	Hefei	Residential	Jun 2079 to Jan 2080	Composite	7,230	—	2013	104.80	100.0%	104.80
II-6	Portion of Evergrande International Center Hefei	Yuetai (Hefei) Property Company Limited	Hefei	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Commercial	2,968	—	2017	57.90	100.0%	57.90
II-7	Portion of Evergrande Royal Scenic Bay Lu'an	Lu'an Yue Tong Property Company Limited	Lu'an	Residential, Commercial	27 Dec 2051 to 28 Dec 2081	Composite	3,552	—	2016	21.00	100.0%	21.00
II-8	Portion of Evergrande Oasis Tongling	Tongling Hengda Property Company Limited	Tongling	Residential, Commercial	20 Dec 2050 to 20 Dec 2080	Commercial	4,693	—	2016	32.40	100.0%	32.40
II-9	Portion of Evergrande Palace Wuhu	Wuhu Hengda Property Company Limited	Wuhu	Residential	19 May 2081 to 20 May 2081	Commercial	4,663	—	2013	45.70	100.0%	45.70
II-10	Portion of Evergrande Palace Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	21 May 2048 to 22 May 2078	Composite	5,070	—	2009 to 2011	30.40	100.0%	30.40
II-11	Portion of Evergrande Metropolis Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	28 Feb 2051 to 28 Sep 2086	Composite	5,276	—	2014	28.70	100.0%	28.70
II-12	Portion of Evergrande Elite Shadow Creek Beijing	Beijing Lilai Real Estate Development Company Limited	Beijing	Residential, Commercial, Office, Underground Storage	31 Dec 2035 to 31 Dec 2065	Composite	15,574	—	2012	423.60	100.0%	423.60
II-13	Portion of Evergrande City Hengshui	Hengshui Shengyu Real Estate Development Company Limited	Hengshui	Residential, Commercial	15 May 2053 to 29 Sep 2084	Commercial	4,799	—	2017	51.40	70.0%	35.98
II-14	Portion of Evergrande Oasis Shijiazhuang	Shijiazhuang Shengyu Real Estate Development Company Limited	Shijiazhuang	Residential	19 Mar 2079	Commercial	4,724	—	2016	52.40	100.0%	52.40
II-15	Portion of Evergrande Atrium Shijiazhuang	Hebei Gaojie-Shi Real Estate Development Company Limited	Shijiazhuang	Residential	19 May 2081	Composite	4,924	—	2013	31.00	100.0%	31.00

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-16	Portion of Evergrande Splendor Tianjin	Hengda (Tianjin Jixian) Real Estate Group Company Limited	Tianjin	Residential, Commercial	12 Feb 2047 to 23 Sep 2079	Commercial, Composite, Hotel	49,677	293	2013 to 2015	481.20	100.0%	481.20
II-17	Portion of Evergrande Oasis Tianjin	Tianjin Yilian Chuangzhan Property Company Limited	Tianjin	Residential, Commercial	23 Mar 2050 to 07 Jun 2080	Commercial, Hotel	15,391	494	2015	509.10	100.0%	509.10
II-18	Portion of Evergrande Metropolis Tianjin	Tianjin Binqiao Investment Company Limited	Tianjin	Residential	28 Nov 2077	Commercial	2,080	—	2015	28.30	100.0%	28.30
II-19	Portion of Evergrande Scenic Garden Xingtai	Xingtai Henghao Real Estate Development Company Limited	Xingtai	Residential, Commercial, Office, Accommodation and Catering	05 Jan 2056 to 26 Feb 2087	Commercial	3,920	—	2016	33.30	58.0%	19.31
II-20	Portion of Evergrande Metropolis Wuzhong	Ningxia Jinhai Property Company Limited	Wuzhong	Residential	14 Aug 2079	Commercial	4,710	—	2015	50.90	100.0%	50.90
II-21	Portion of Evergrande City Chaozhou	Chaozhou Hengda Property Company Limited	Chaozhou	Residential, Public Facility, Green Space	11 Aug 2082	Commercial	5,755	—	2015	80.00	100.0%	80.00
II-22	Portion of Evergrande Royal Scenic Peninsula Foshan	Foshan Nanhai Xunzhongjian Real Estate Development Company Limited	Foshan	Residential, Commercial, Education	27 Oct 2063	Hotel	—	140	2008	235.00	100.0%	235.00
II-23	Portion of Evergrande Center	Guangzhou City Jiasui Property Company Limited	Guangzhou	Commercial, Office, Carpark	25 Jun 2056	Commercial, Office, Carpark	91,180	—	2010	3,308.30	100.0%	3,308.30
II-24	Portion of Nanguo Shangyuan	Hengda Real Estate Group Company Limited	Guangzhou	Residential	19 Aug 2077	Residential	13,624	—	2011	786.10	100.0%	786.10
II-25	Portion of Evergrande Splendor Qingyuan	Hengda Shengyu (Qingxin) Property Company Limited	Qingyuan	Residential, Composite	08 Jan 2057 to 24 Feb 2081	Commercial, Composite, Hotel	52,607	293	2016	521.90	100.0%	521.90
II-26	Portion of Evergrande Royal Scenic Bay Shantou	Shantou Hengyue Property Company Limited	Shantou	Residential, Public Facility, Other	13 Mar 2056 to 13 Mar 2086	Commercial	4,199	—	2017	33.80	100.0%	33.80
II-27	Portion of Evergrande Metropolis Yangjiang	Hengda (Yangjiang) Real Estate Group Company Limited	Yangjiang	Residential, Commercial	04 Feb 2055 to 04 Feb 2085	Commercial	4,465	—	2016	49.10	100.0%	49.10
II-28	Portion of Evergrande City Yunfu	Hengda (Yunfu) Real Estate Group Company Limited	Yunfu	Residential, Commercial	28 Dec 2052 to 28 Dec 2082	Commercial	3,555	—	2016	34.80	51.0%	17.75
II-29	Portion of Evergrande Scenic Garden Guangzhou Zengcheng	Guangzhou Hengda (Zengcheng) Real Estate Development Company Limited	Guangzhou	Residential, Commercial	19 Apr 2047 to 08 Jun 2076	Hotel	—	228	2012	74.50	100.0%	74.50
II-30	Portion of Evergrande Emerald Court Zhaoqing	Zhaoqing Guosheng Laser Technology Production Limited	Zhaoqing	Residential, Commercial	07 Nov 2056 to 07 Nov 2086	Composite	991	—	2017	5.60	100.0%	5.60
II-31	Portion of Evergrande Oasis Zhongshan	Hengda (Zhongshan) Real Estate Group Company Limited	Zhongshan	Residential	19 Dec 2063 to 19 Dec 2066	Commercial	3,137	—	2014	25.70	100.0%	25.70

Property No.	Property Name	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-32	Portion of Evergrande Plaza Guilin	Guilin Gujia Real Estate Company Limited	Guilin	Commercial, Composite	28 Sep 2048 to 29 Nov 2049	Commercial	4,094	—	2002	72.90	51.0%	37.18	
II-33	Portion of Evergrande Emerald Court Liuzhou	Liuzhou Hengda Jimbi Property Company Limited	Liuzhou	Residential, Commercial	15 Jan 2054 to 15 Jan 2084	Commercial	4,484	—	2017	81.60	100.0%	81.60	
II-34	Portion of Evergrande Oasis Qinzhou	Qinzhou Qianhan Hengda Property Investment Company Limited	Qinzhou	Residential, Commercial	09 Feb 2050 to 09 Feb 2080	Commercial	3,753	—	2015	36.40	100.0%	36.40	
II-35	Portion of Evergrande New World Guiyang	Guiyang New World Real Estate Company Limited	Guiyang	Residential, Commercial, Office, Education, Park	19 May 2046 to 19 May 2076	Composite, Hotel	3,249	306	2016	62.00	100.0%	62.00	
II-36	Portion of Evergrande Oasis Guiyang	Hengda Real Estate Group Guiyang Property Company Limited	Guiyang	Residential, Commercial	15 Nov 2046 to 05 Jan 2077	Composite	7,295	—	2010	42.70	100.0%	42.70	
II-37	Portion of Evergrande Metropolis Danzhou	Danzhou Hengda Binhai Investment Company Limited	Danzhou	Residential	23 Jul 2080	Commercial	3,483	—	2012	35.20	100.0%	35.20	
II-38	Portion of Evergrande Oasis Daqing	Daqing Hengda Yongseng Real Estate Development Company Limited	Daqing	Residential, Commercial	21 Jul 2052 to 21 Jun 2082	Commercial	4,563	—	2014	52.50	100.0%	52.50	
II-39	Portion of Evergrande City Harbin	Harbin Hengda Xingye Real Estate Development Company Limited	Harbin	Residential, Commercial	16 May 2051 to 15 May 2082	Commercial	4,997	—	2014	27.30	100.0%	27.30	
II-40	Portion of Evergrande Metropolis Harbin	Harbin Hengda Weiye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	28 May 2052 to 27 May 2083	Composite	4,752	—	2015	31.10	100.0%	31.10	
II-41	Portion of Evergrande Splendor Ezhou	Ezhou Hengda Real Estate Development Company Limited	Ezhou	Residential, Commercial	20 Mar 2047 to 24 Nov 2080	Composite, Hotel	1,360	310	2015 to 2016	177.10	100.0%	177.10	
II-42	Portion of Evergrande City Wuhan	Hubei Yiqing Yazhu Real Estate Development Company Limited	Wuhan	Residential, Commercial	28 Apr 2047 to 11 Mar 2082	Commercial, Composite	10,928	—	2010	94.60	100.0%	94.60	
II-43	Portion of Evergrande Dragon City Wuhan	Wuhan Sanjiang Haoguan Panlongsheng Real Estate Development Company Limited	Wuhan	Residential, Commercial	29 Oct 2047 to 29 Oct 2077	Commercial	3,694	—	2014	34.40	67.1%	23.08	
II-44	Portion of Evergrande Oasis Wuhan	Wuhan Jimbi Lvzhou Real Estate Development Company Limited	Wuhan	Residential, Commercial	30 May 2047 to 26 Jan 2078	Composite	7,275	—	2009	42.70	100.0%	42.70	
II-45	Portion of Evergrande Metropolis Wuhan	Wuhan Huai Property Company Limited	Wuhan	Residential	30 Apr 2077 to 12 May 2080	Composite	5,164	—	2013	31.00	100.0%	31.00	
II-46	Portion of Evergrande Royal Garden Wuhan	Wuhan Hengda Jimbi Real Estate Development Company Limited	Wuhan	Residential, Commercial	11 Oct 2053 to 11 Oct 2083	Commercial	1,333	—	2017	24.30	67.1%	16.30	
II-47	Portion of Evergrande Atrium Yichang	Yichang Chutian Hengda Real Estate Development Company Limited	Yichang	Residential	30 Dec 2084	Commercial	3,554	—	2016	29.50	60.0%	17.70	

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-48	Portion of Evergrande Palace Changde	Changde Xinze Property Company Limited	Changde	Residential, Commercial	03 Aug 2053 to 03 Aug 2083	Commercial	4,671	—	2016	48.10	60.0%	28.86
II-49	Portion of Evergrande Palace Chenzhou	Chenzhou Jinbi Property Company Limited	Chenzhou	Residential, Commercial	25 Oct 2050 to 16 Oct 2081	Commercial	3,468	—	2013	31.20	100.0%	31.20
II-50	Portion of Evergrande Oasis Hengyang	Hengyang Baorui Property Company Limited	Hengyang	Residential, Commercial	31 Dec 2051 to 31 Dec 2081	Composite	5,266	—	2015	36.90	69.5%	25.65
II-51	Portion of Evergrande Palace Liuyang	Liuyang Jinbi Property Company Limited	Liuyang	Residential, Commercial	04 Aug 2050 to 11 Jun 2081	Commercial	3,536	—	2013	31.50	100.0%	31.50
II-52	Portion of Evergrande Oasis Yiyang	Yiyang Hongrui Property Company Limited	Yiyang	Residential, Commercial	31 Mar 2053 to 31 Mar 2083	Commercial	4,295	—	2013	46.80	100.0%	46.80
II-53	Portion of Evergrande Oasis Yueyang	Yueyang Jintou Property Company Limited	Yueyang	Residential, Commercial	03 Jun 2056 to 03 Jun 2086	Commercial, Composite	4,214	—	2017	27.00	65.0%	17.55
II-54	Portion of Evergrande Metropolis Yueyang	Yueyang Jinbi Property Company Limited	Yueyang	Residential, Commercial	15 Jul 2051 to 26 Jul 2081	Composite	5,274	—	2015	31.60	100.0%	31.60
II-55	Portion of Evergrande Royal Scenic Bay Yueyang	Jinxi (Yueyang) Property Company Limited	Yueyang	Residential, Commercial	25 Mar 2054 to 25 Mar 2084	Composite	1,634	—	2017	9.70	65.0%	6.31
II-56	Portion of Evergrande City Changsha	Changsha Xinlin Property Company Limited	Changsha	Residential, Public Facility	04 Oct 2074 to 30 Oct 2076	Composite	5,213	—	2013	31.30	100.0%	31.30
II-57	Portion of Evergrande Emerald Court Changsha	Changsha Hengxi Property Company Limited	Changsha	Residential, Commercial	06 Feb 2052 to 06 Feb 2082	Commercial	4,122	—	2015	53.60	100.0%	53.60
II-58	Portion of Evergrande Palace Changsha	Hunan Xiangzhen Investment Company Limited	Changsha	Residential, Commercial	31 Aug 2044 to 31 Aug 2074	Composite, Other	10,504	—	2009	60.30	100.0%	60.30
II-59	Portion of Evergrande Oasis Changsha	Changsha Tianxi Property Company Limited	Changsha	Residential, Commercial	29 Jan 2047 to 29 Jan 2077	Composite	5,240	—	2012	40.50	100.0%	40.50
II-60	Portion of Evergrande Metropolis Changsha	Hunan Shengji Property Company Limited	Changsha	Residential	21 Sep 2078	Composite	5,253	—	2009	33.30	100.0%	33.30
II-61	Portion of Evergrande Metropolis Huai'an	Huai'an Hengda Fufeng Real Estate Development Company Limited	Huai'an	Residential	20 Jul 2080 to 14 Aug 2084	Commercial	5,212	—	2015	56.80	100.0%	56.80
II-62	Portion of Evergrande Splendor Nanjing	Nanjing Hengda Fufeng Property Company Limited	Nanjing	Residential, Accommodation and Catering	30 May 2047 to 30 May 2077	Commercial, Composite, Hotel, Carpark	62,069	310	2013 to 2015	744.10	100.0%	744.10
II-63	Portion of Evergrande Oasis Nanjing	Nanjing Handian Real Estate Development Company Limited	Nanjing	Residential	20 Dec 2076 to 22 Jan 2078	Composite	6,378	—	2010	67.90	100.0%	67.90

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-64	Portion of Evergrande Atrium Nanjing Jurong	Jurong Tiangang Property Company Limited	Nanjing	Residential, Commercial	05 Mar 2050 to 06 Feb 2083	Commercial	4,357	—	2014	43.60	100.0%	43.60
II-65	Portion of Evergrande Royal Scenic Bay Songyuan	Songyuan Hengda Yusheng Real Estate Development Company Limited	Songyuan	Residential, Commercial	25 Oct 2052 to 28 Jan 2084	Commercial	4,737	—	2015	31.70	100.0%	31.70
II-66	Portion of Evergrande Oasis Ulanhot	Wulanhaote Hengda Shengye Real Estate Development Company Limited	Ulanhot	Residential	15 Jun 2081	Commercial	4,625	—	2015	32.80	100.0%	32.80
II-67	Portion of Evergrande Scenic View Garden Changchun	Tajiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Jan 2051 to 13 Jan 2081	Commercial	4,215	—	2017	62.00	100.0%	62.00
II-68	Portion of Evergrande Royal View Garden Ji'an	Hengda (Ji'an) Real Estate Group Company Limited	Ji'an	Residential	27 Jun 2083	Commercial	3,459	—	2016	26.20	100.0%	26.20
II-69	Portion of Evergrande Oasis Nanchang	Jiangxi Culin Shanzhuang Company Limited	Nanchang	Residential, Commercial, Sports and Leisure	24 Nov 2043 to 24 Nov 2077	Composite	3,238	—	2011	18.40	100.0%	18.40
II-70	Portion of Evergrande Royal Scenic Nanchang	Nanchang Zhongdiantou Gaoxin Property Company Limited	Nanchang	Residential	17 Mar 2084	Other	1,895	—	2017	7.60	100.0%	7.60
II-71	Portion of Evergrande Oasis Yichun	Jiangxi Jimin Kexin Real Estate Development Company Limited	Yichun	Residential	16 Jan 2077	Composite	2,632	—	2017	11.30	100.0%	11.30
II-72	Portion of Evergrande Oasis Yingtan	Hengda Real Estate Yingtan Company Limited	Yingtan	Residential, Commercial, Office	28 Jan 2051 to 28 Feb 2087	Commercial	4,629	—	2014	43.10	100.0%	43.10
II-73	Portion of Evergrande Oasis Anshan	Anshan Jiarui Property Company Limited	Anshan	Residential, Commercial	09 Jul 2050 to 28 Feb 2083	Composite	5,560	—	2016	23.40	100.0%	23.40
II-74	Portion of Evergrande Metropolis Anshan	Anshan Jiayu Property Company Limited	Anshan	Residential	31 Aug 2081	Commercial	4,032	—	2016	35.90	100.0%	35.90
II-75	Portion of Evergrande Royal View Garden Dalian	Dalian Hengcheng Real Estate Company Limited	Dalian	Residential, Commercial	21 Apr 2054 to 21 Apr 2084	Commercial	3,242	—	2014	48.30	100.0%	48.30
II-76	Portion of Evergrande Harbor City Dalian	Dalian Hengke Real Estate Company Limited	Dalian	Residential	31 May 2085	Commercial	4,129	—	2015	53.30	100.0%	53.30
II-77	Portion of Evergrande Royal Scenic Bay Huludao	Huludao Jia Shan Property Company Limited	Huludao	Residential, Commercial	08 Jun 2051 to 29 May 2084	Commercial	4,120	—	2016	47.80	100.0%	47.80
II-78	Portion of Evergrande City Shenyang	Hengda Xinyuan (Shenyang) Property Company Limited	Shenyang	Residential	07 Jun 2057 to 31 Mar 2061	Composite	7,135	—	2009	51.60	100.0%	51.60
II-79	Portion of Evergrande Oasis Shenyang	Hengda Changji (Shenyang) Property Company Limited	Shenyang	Residential	31 Dec 2056 to 31 Oct 2064	Composite	7,278	—	2013	46.90	100.0%	46.90

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-80	Portion of Evergrande Huang He Sheng Tai Cheng Dongying	Dongying Hengda Huafu Property Company Limited	Dongying	Residential, Commercial, Accommodation and Catering	25 Jan 2051 to 25 Jan 2081	Commercial	5,165	—	2014	52.70	100.0%	52.70
II-81	Portion of Evergrande Oasis Jinan	Jinan Hengda Lvzhou Property Company Limited	Jinan	Residential	05 Apr 2080 to 07 Sep 2080	Commercial	4,886	—	2016	58.60	100.0%	58.60
II-82	Portion of Evergrande Metropolis Weifang	Weifang Jinhui Property Company Limited	Weifang	Residential, Commercial	03 Mar 2052 to 03 Mar 2082	Commercial	4,275	—	2016	39.80	100.0%	39.80
II-83	Portion of Evergrande Royal Scenic Lvlilang	Lvlilang Junhui Real Estate Development Company Limited	Lvlilang	Residential, Commercial	09 Jun 2051 to 09 Jun 2081	Commercial	4,584	—	2014	49.50	100.0%	49.50
II-84	Portion of Evergrande Oasis Taiyuan	Hengda (Taiyuan) Real Estate Group Company Limited	Taiyuan	Residential, Commercial, Education, Public Facility	14 Nov 2047 to 14 Nov 2057	Commercial, Composite	12,405	—	2009 to 2015	117.30	100.0%	117.30
II-85	Portion of Evergrande Royal View Garden Yangquan	Yangquan Shi Liaoyuan Real Estate Development Company Limited	Yangquan	Residential	09 Dec 2078	Commercial, Composite	4,998	—	2016	31.00	64.0%	19.84
II-86	Portion of Evergrande Oasis Yuncheng	Yuncheng Xianwanui Real Estate Development Company Limited	Yuncheng	Residential	13 May 2078	Commercial	3,571	—	2011	32.10	100.0%	32.10
II-87	Portion of Caiwuwei and Miscellaneous Project Shenzhen	Shenzhen Construction Group Corporation Limited	Shenzhen	Residential, Commercial, Office, Storage	11 Oct 2053 to 17 Jul 2071	Commercial	1,740	—	1996	112.70	100.0%	112.70
II-88	Portion of Evergrande City Chengdu	Chengdu Weijiang District Xijijikang Property Company Limited	Chengdu	Residential, Commercial	31 Oct 2076	Composite	7,277	—	2011	46.50	100.0%	46.50
II-89	Portion of Evergrande Huazhi Plaza Chengdu	Aineigao (Chengdu) Property Company Limited	Chengdu	Residential, Commercial	06 Mar 2047 to 06 Mar 2077	Hotel	—	279	2014	495.00	100.0%	495.00
II-90	Portion of Evergrande Oasis Chengdu	Chengdu Hengda Yinhe Xincheng Property Company Limited	Chengdu	Residential, Commercial, Office	18 Dec 2046 to 20 Aug 2077	Composite	7,196	—	2013	55.80	100.0%	55.80
II-91	Portion of Evergrande Paradise Peninsula Chengdu	Chengdu Xinyi Real Estate Development Company Limited	Chengdu	Residential, Commercial	26 Jan 2046 to 26 Jan 2076	Composite, Other	10,121	—	2012	62.80	100.0%	62.80
II-92	Portion of Evergrande Royal Scenic Peninsula Chengdu	Chengdu Tianfu Shuicheng Real Estate Development Company Limited	Chengdu	Residential, Commercial	22 Mar 2048 to 22 Mar 2078	Commercial	50,345	—	2013 to 2015	356.90	100.0%	356.90
II-93	Portion of Aiding Tibet Project Lintzi	Lintzi Hengda Tourism Development Company Limited	Nyingchi	Commercial	21 Oct 2053	Commercial, Hotel, Carpark	23,970	102	2016	285.30	100.0%	285.30
II-94	Portion of Evergrande Oasis Nanchong	Hengda (Nanchong) Real Estate Group Company Limited	Nanchong	Residential, Commercial, Education	21 Oct 2050 to 21 Oct 2080	Commercial	2,756	—	2016	30.60	100.0%	30.60
II-95	Portion of Evergrande Splendor Chengdu	Hengda Xinfeng (Pengshan) Property Company Limited	Chengdu	Residential, Commercial	18 Jun 2047 to 06 Sep 2086	Composite	5,294	—	2016	27.30	100.0%	27.30

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-96	Portion of Evergrande City Ziyang	Ziyang Wancheng Property Company Limited	Ziyang	Residential, Commercial	12 Dec 2050 to 12 Dec 2080	Commercial	5,272	—	2016	33.60	100.0%	33.60
II-97	Portion of Evergrande Splendor Kunming	Hengda Xiyuan (Kunming) Property Company Limited	Kunming	Residential, Commercial	26 Dec 2047 to 08 Oct 2081	Composite	12,000	—	2017	61.80	100.0%	61.80
II-98	Portion of Evergrande Oasis Anyang	Anyang Tongruida Real Estate Development Company Limited	Anyang	Residential, Commercial	19 Nov 2050 to 30 Dec 2083	Commercial	4,089	—	2015	42.10	100.0%	42.10
II-99	Portion of Evergrande Oasis Luoyang	Hengda (Luoyang) Real Estate Group Company Limited	Luoyang	Residential, Commercial	06 Jan 2048 to 06 Jan 2078	Composite	5,177	—	2010	27.00	100.0%	27.00
II-100	Portion of Evergrande City Xi'an	Shaanxi Jimhong Investment Company Limited	Xi'an	Residential	30 Mar 2076	Composite, Other	7,274	—	2012	44.10	100.0%	44.10
II-101	Portion of Evergrande Royal View Garden Xi'an	Xi'an Yingyu Property Company Limited	Xi'an	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Composite	2,602	—	2017	20.30	100.0%	20.30
II-102	Portion of Evergrande Oasis Xi'an	Xi'an Qujiang Investment Construction Company Limited	Xi'an	Residential	25 Aug 2074 to 26 Aug 2074	Composite	7,000	—	2015	44.10	100.0%	44.10
II-103	Portion of Evergrande Metropolis Xi'an	Xi'an Qiyun Property Company Limited	Xi'an	Residential	17 Aug 2076 to 18 Aug 2076	Composite	7,095	—	2009	49.70	100.0%	49.70
II-104	Portion of Evergrande Atrium Xinxiang	Xinxiang Mingdu Property Company Limited	Xinxiang	Residential, Commercial	16 Jan 2051 to 16 Jan 2081	Composite	4,596	—	2016	24.60	100.0%	24.60
II-105	Portion of Evergrande Emerald Court Xuchang	Xuchang Pingshan Property Company Limited	Xuchang	Residential	30 Aug 2084	Composite	1,146	—	2016	6.10	100.0%	6.10
II-106	Portion of Evergrande City Yangling	Shaanxi Yaoze Sihai Real Estate Development Company Limited	Yangling	Residential	30 Jul 2081	Commercial	5,596	—	2016	35.80	100.0%	35.80
II-107	Portion of Evergrande Metropolis Zhoukou	Zhoukou Huayu Industry Company Limited	Zhoukou	Residential, Commercial	10 Apr 2084	Composite, Other	6,258	—	2016	23.20	70.0%	16.24
II-108	Portion of Evergrande Scenic Garden Fuling	Chongying Hengda Fucheng Real Estate Development Company Limited	Fuling	Residential, Office	12 Nov 2050 to 12 Nov 2060	Composite	5,222	—	2015	27.20	100.0%	27.20
II-109	Portion of Evergrande City Chongqing	Chongying Hengda Jiyu Property Company Limited	Chongqing	Residential, Commercial	10 Jul 2047 to 10 Jul 2057	Composite	7,149	—	2014	46.00	100.0%	46.00
II-110	Portion of Evergrande C C Land Plaza	Chongying Zhongyu Property Development Company Limited	Chongqing	Commercial	25 May 2063	Composite	2,864	—	2003	29.10	60.0%	17.46
II-111	Portion of Evergrande Royal View Garden Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial	31 Mar 2051 to 31 Mar 2061	Commercial	4,313	—	2016	60.40	100.0%	60.40

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	GFA ⁽¹⁾ (sq.m.)	Number of Rooms	Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group %	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
II-112	Portion of Evergrande Palace Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Clubhouse	14 Feb 2047 to 14 Feb 2057	Composite	7,267	—	2009 to 2014	69.70	100.0%	69.70
II-113	Portion of Evergrande Splendor Chongqing	Hengda (Jiangjin) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	28 Dec 2046 to 18 Sep 2066	Commercial, Composite, Hotel, Other	47,821	293	2012	408.60	100.0%	408.60
II-114	Portion of Evergrande Oasis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education, Carpark	17 Oct 2047 to 17 Oct 2057	Composite	7,038	—	2014	52.80	100.0%	52.80
II-115	Portion of Evergrande Metropolis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education	16 Oct 2047 to 17 Oct 2057	Composite	5,243	—	2017	45.60	100.0%	45.60
II-116	Portion of Evergrande Oasis Zigong	Hengda (Zigong) Real Estate Group Company Limited	Zigong	Residential, Commercial	20 Apr 2051 to 10 Dec 2083	Commercial	5,000	—	2014	61.50	100.0%	61.50

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.

Group III-A — Properties held by the Group for Investment in the PRC (Completed)

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Occupancy as at Valuation Date (%)	Existing Monthly Rental (RMB)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-1	Portion of Evergrande Oasis Anqing	Anqing Hengyuan Property Company Limited	Anqing	Residential, Commercial	30 May 2053 to 30 Nov 2083	Commercial, Carpark	8,930	3,923	2016	19%	117,270	572.10	100.0%	572.10
III-2	Portion of Evergrande Emerald Court Bengbu	Bengbu Hengyuan Property Company Limited	Bengbu	Residential, Commercial	27 Dec 2054 to 27 Dec 2084	Commercial	2,461	—	2015	—	—	31.20	100.0%	31.20
III-3	Portion of Evergrande Royal Scenic Bay Bengbu	Bengbu Hengtong Property Company Limited	Bengbu	Residential, Commercial	29 Jun 2052 to 29 Jun 2082	Commercial	22,322	—	2014 to 2016	9%	100,277	266.20	100.0%	266.20
III-4	Portion of Evergrande Royal Bozhou	Bozhou Hengda Property Company Limited	Bozhou	Residential, Commercial	29 Jul 2051 to 14 Sep 2081	Commercial, Carpark	15,715	2,347	2014 to 2016	16%	112,934	444.00	100.0%	444.00
III-5	Portion of Evergrande Royal View Garden Chaozhou	Anhui Lilong Property Company Limited	Chaozhou	Residential, Public Facility	29 Sep 2050 to 29 Sep 2080	Commercial	2,799	—	2016	—	—	29.90	100.0%	29.90
III-6	Portion of Evergrande Oasis Chuzhou	Chuzhou Yuetong Property Company Limited	Chuzhou	Residential, Commercial	14 Sep 2083	Commercial, Carpark	2,821	1,424	2015 to 2016	—	—	187.90	100.0%	187.90
III-7	Portion of Evergrande Metropolis Chuzhou	Chuzhou Hengda Property Company Limited	Chuzhou	Residential, Commercial	20 May 2083	Commercial, Carpark	5,754	1,145	2016 to 2017	26%	54,103	183.40	100.0%	183.40
III-8	Portion of Evergrande Oasis Feidong	Yueheng (Hefei) Property Company Limited	Feidong	Residential, Commercial	20 Aug 2055 to 20 Aug 2085	Commercial	7,930	—	2017	—	—	84.80	65.0%	55.12
III-9	Portion of Evergrande Oasis Hefei	Anhui Sonlin Property Company Limited	Hefei	Residential	16 Aug 2074	Carpark	—	1,604	2013 to 2014	—	—	210.10	100.0%	210.10
III-10	Portion of Evergrande Royal View Garden Hefei	Yuetong (Hefei) Property Company Limited	Hefei	Residential, Commercial	24 Aug 2051 to 24 Aug 2081	Commercial, Carpark	15,429	5,886	2014 to 2016	7%	50,723	1,122.00	100.0%	1,122.00
III-11	Portion of Evergrande Plaza Hefei	Yuesheng (Hefei) Property Company Limited	Hefei	Residential, Commercial	10 Sep 2053 to 10 Sep 2083	Commercial	1,403	—	2016	—	—	28.50	100.0%	28.50
III-12	Portion of Evergrande Palace Hefei	Qijia (Hefei) Property Company Limited	Hefei	Residential	Jun 2079 to Jan 2080	Carpark	—	1,567	2010	—	—	213.00	100.0%	213.00
III-13	Portion of Evergrande International Center Hefei	Yuetai (Hefei) Property Company Limited	Hefei	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Commercial	88,534	—	2016	—	—	1,176.80	100.0%	1,176.80
III-14	Portion of Evergrande Metropolis Huaibei	Huaibei Yuetong Property Company Limited	Huaibei	Residential, Commercial	08 Oct 2050 to 23 Dec 2080	Commercial, Carpark	24,559	3,170	2014 to 2016	1%	7,623	652.40	100.0%	652.40

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Occupancy as at Valuation Date (%)	Existing Monthly Rental (RMB)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-15	Portion of Evergrande Atrium Huaibei	Huaibei Henglong Property Company Limited	Huaibei	Residential, Commercial	21 Oct 2051 to 19 Jun 2082	Commercial, Carpark	18,924	288	2015 to 2016	29%	64,006	289.40	100.0%	289.40
III-16	Portion of Evergrande Oasis Huinan	Huainan Hengda Tianheng Property Company Limited	Huainan	Residential	02 May 2081 to 03 May 2081	Commercial, Carpark	7,550	1,642	2015 to 2016	29%	64,006	233.40	60.0%	140.04
III-17	Portion of Evergrande Royal Scenic Bay Lu'an	Lu'an Yue Tong Property Company Limited	Lu'an	Residential, Commercial	27 Dec 2051 to 28 Dec 2081	Commercial, Carpark	64,176	2,291	2015 to 2016	5%	84,086	858.10	100.0%	858.10
III-18	Portion of Evergrande Royal Scenic Bay Ma'anshan	Ma'anshan Hengda Ailing Property Company Limited	Ma'anshan	Residential	11 Jun 2082	Commercial, Carpark	8,955	493	2014 to 2016	3%	11,656	149.10	60.0%	89.46
III-19	Portion of Evergrande Oasis Tongling	Tongling Hengda Property Company Limited	Tongling	Residential, Commercial	20 Dec 2050 to 20 Dec 2080	Commercial, Carpark	21,715	3,921	2015 to 2017	6%	37,029	741.60	100.0%	741.60
III-20	Portion of Evergrande Palace Wuhu	Wuhu Hengda Property Company Limited	Wuhu	Residential	19 May 2081 to 20 May 2081	Commercial, Carpark	9,482	2,574	2014 to 2016	22%	58,861	425.00	100.0%	425.00
III-21	Portion of Evergrande Metropolis Suzhou	Suzhou Heng Ding Property Company Limited	Suzhou	Residential, Commercial	Jul 2054 to Jul 2084	Commercial	15,152	—	2016	—	—	182.30	65.0%	118.50
III-22	Portion of Evergrande Royal Scenic Bay Suzhou	Suzhou Hengda Property Company Limited	Suzhou	Residential, Commercial	Nov 2053 to 30 Oct 2085	Carpark	—	1,390	2014	—	—	171.00	100.0%	171.00
III-23	Portion of Evergrande Palace Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	21 May 2048 to 22 May 2078	Commercial, Carpark	5,629	1,349	2013 to 2016	—	—	358.80	100.0%	358.80
III-24	Portion of Evergrande Metropolis Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	28 Feb 2051 to 29 Sep 2086	Commercial, Carpark	1,028	1,024	2012 to 2014	—	—	168.40	100.0%	168.40
III-25	Portion of Evergrande City Beijing	Shah Hengda (Beijing) Property Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite, Storage	23 Jul 2053 to 23 Jul 2083	Commercial	6,456	—	2016	5%	16,001	154.90	100.0%	154.90
III-26	Portion of Evergrande Royal Scenic Bay Beijing	Hengda (Beijing) Real Estate Group Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite, Storage	29 Sep 2053 to 29 Sep 2083	Commercial	10,641	—	2016	—	—	331.30	100.0%	331.30
III-27	Portion of Evergrande City Cangzhou	Hebei Longwei Real Estate Development Company Limited	Cangzhou	Residential, Commercial	03 Sep 2052 to 03 Sep 2082	Commercial, Carpark	18,434	353	2016	—	—	251.90	100.0%	251.90

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Occupancy as at Valuation Date (%)	Existing Monthly Rental (RMB)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ as at Valuation Date (RMB million)
III-28	Portion of Evergrande Metropolis Handan	Handan Daye Real Estate Development Company Limited	Handan	Residential, Office	14 Mar 2051 to 14 Mar 2081	Commercial	5,410	—	2016	—	79.60	90.0%	71.64	
III-29	Portion of Evergrande City Hengshui	Hengshui Shengyu Real Estate Development Company Limited	Hengshui	Residential, Commercial	15 May 2053 to 29 Sep 2084	Commercial	18,608	—	2016 to 2017	4%	42,192	225.10	70.0%	157.57
III-30	Portion of Evergrande Oasis Hengshui	Hengshui Longze Real Estate Development Company Limited	Hengshui	Residential, Commercial	17 May 2051 to 17 May 2081	Commercial	8,500	—	2016	3%	25,000	114.70	60.0%	68.82
III-31	Portion of Evergrande Metropolis Hohhot	Hengda (Huhehaote) Real Estate Group Company Limited	Hohhot	Residential	24 Jul 2083	Carpark	—	1,810	2013	—	—	287.80	100.0%	287.80
III-32	Portion of Evergrande Atrium Hohhot	Inner Mongolia Changshengtai Real Estate Company Limited	Hohhot	Residential, Commercial, Office	15 Mar 2051 to 15 Mar 2081	Commercial, Carpark	21,931	2,065	2014 to 2016	—	—	601.40	74.0%	445.04
III-33	Portion of Evergrande Emerald Court Langfang	Langfang Feicui Huating Real Estate Development Company Limited	Langfang	Residential, Commercial	12 Oct 2053 to 12 Oct 2083	Commercial	4,500	—	2016	3%	3,882	45.50	100.0%	45.50
III-34	Portion of Evergrande Metropolis Langfang	Hengda Langfang Real Estate Development Company Limited	Langfang	Residential, Commercial	07 Oct 2053 to 07 Oct 2083	Commercial	16,379	—	2016 to 2017	3%	16,481	159.80	100.0%	159.80
III-35	Portion of Evergrande Splendor Luquan	Hengda (Luquan) Real Estate Group Company Limited	Luquan	Residential, Accommodation and Catering	01 Jun 2051 to 01 Jun 2081	Commercial	6,659	—	2016	—	—	96.80	100.0%	96.80
III-36	Portion of Evergrande City Shijiazhuang	Hengda (Shijiazhuang) Real Estate Group Company Limited	Shijiazhuang	Residential, Commercial, Office	18 Aug 2049 to 18 Aug 2079	Carpark	—	246	2012	—	—	57.30	100.0%	57.30
III-37	Portion of Evergrande Oasis Shijiazhuang	Shijiazhuang Shengyu Real Estate Development Company Limited	Shijiazhuang	Residential	19 Mar 2079	Commercial	9,861	—	2012 to 2014	21%	48,272	99.80	100.0%	99.80
III-38	Portion of Evergrande Metropolis Shijiazhuang	Hebei Longhai Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial	24 Nov 2051 to 24 Nov 2081	Carpark	—	184	2014	—	—	32.80	90.0%	29.52
III-39	Portion of Evergrande Atrium Shijiazhuang	Hebei Gaojie Shi Real Estate Development Company Limited	Shijiazhuang	Residential	19 May 2081	Commercial, Carpark	12,364	1,406	2013 to 2014	—	—	374.90	100.0%	374.90

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Occupancy as at Valuation Date (%)	Existing Monthly Rental (RMB)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-40	Portion of Evergrande Royal Scenic Peninsula Shijiazhuang	Shijiazhuang Diyijin Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial, Office	05 Sep 2052 to 14 Feb 2087	Commercial, Office	71,035	—	2016 to 2017	—	598.30	70.0%	418.81	
III-41	Portion of Evergrande Palace Tangshan	Tangshan Zhaorui Investment Company Limited	Tangshan	Residential, Commercial	25 Mar 2053 to 22 Oct 2083	Carpark	—	411	2016	—	64.50	60.0%	38.70	
III-42	Portion of Evergrande Splendor Tianjin	Hengda (Tianjin Jixian) Real Estate Group Company Limited	Tianjin	Residential, Commercial	12 Feb 2047 to 23 Sep 2079	Commercial, Carpark	3,006	45	2013 to 2016	—	43.50	100.0%	43.50	
III-43	Portion of Evergrande Oasis Tianjin	Tianjin Jin Li Hu Investment Company Limited	Tianjin	Residential	23 Mar 2080 to 07 Jun 2080	Carpark	—	2,580	2016	—	433.40	100.0%	433.40	
III-44	Portion of Evergrande Oasis Tianjin	Tianjin Yilian Chuangzhan Property Company Limited	Tianjin	Residential, Commercial	23 Mar 2050 to 07 Jun 2080	Commercial, Carpark	3,771	1,515	2015 to 2016	98%	163,762	100.0%	309.90	
III-45	Portion of Evergrande Metropolis Tianjin	Tianjin Binqiao Investment Company Limited	Tianjin	Residential	28 Nov 2077	Commercial, Carpark	7,128	936	2016	10%	35,356	100.0%	249.60	
III-46	Portion of Evergrande Scenic Garden Tianjin	Tianjin Shanshui Cheng Investment Company Limited	Tianjin	Residential, Commercial	17 Nov 2056 to 17 Nov 2086	Commercial, Carpark	11,293	2,345	2011 to 2016	10%	31,469	100.0%	415.80	
III-47	Portion of Evergrande Royal Scenic Peninsula Tianjin	Tianjin Yujing Bandao Investment Company Limited	Tianjin	Residential	07 Jun 2081 to 10 Jun 2081	Commercial	12,723	—	2014 to 2015	10%	47,340	100.0%	153.30	
III-48	Portion of Evergrande City Qinhuangdao	Hengda Real Estate Group Qinhuangdao Hengdacheng Real Estate Development Company Limited	Qinhuangdao	Residential, Commercial	26 Nov 2050 to 14 Aug 2085	Commercial	5,524	—	2016	—	56.70	100.0%	56.70	
III-49	Portion of Evergrande Oasis Wuhai	Wuhai Junjing Real Estate Development Company Limited	Wuhai	Residential	13 Jun 2082	Commercial, Carpark	7,783	348	2016	—	96.80	100.0%	96.80	
III-50	Portion of Evergrande City Xingtai	Xingtai Shuangda Real Estate Development Company Limited	Xingtai	Residential, Commercial	16 Oct 2052 to 16 Oct 2082	Commercial	9,059	—	2016 to 2017	—	122.10	72.0%	87.91	
III-51	Portion of Evergrande Metropolis Xingtai	Xingtai Xiangheng Real Estate Development Company Limited	Xingtai	Residential	20 Jul 2082	Commercial, Carpark	13,760	781	2016	7%	23,001	100.0%	269.70	
III-52	Portion of Evergrande Emerald Court Quanzhou	Quanzhou Ansheng Property Company Limited	Quanzhou	Residential, Commercial	19 Jan 2054 to 19 Jan 2084	Carpark	—	296	2016	—	45.00	100.0%	45.00	

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Occupancy as at Valuation Date (%)	Existing Monthly Rental (RMB)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-53	Portion of Evergrande Emerald Dragon Court Quanzhou	Quanzhou Ansheng Property Company Limited	Quanzhou	Residential, Commercial	09 Oct 2053 to 09 Oct 2083	Commercial	7,148	—	2016	2%	1,750	94.70	100.0%	94.70
III-54	Portion of Evergrande Metropolis Shishi	Shishi Jimbi Property Company Limited	Shishi	Residential, Commercial	16 Feb 2054 to 16 Feb 2084	Commercial	11,270	—	2016	—	—	125.90	100.0%	125.90
III-55	Portion of Evergrande City Plaza Lanzhou	Gansu Shengda Real Estate Development Company Limited	Lanzhou	Residential	30 Aug 2054	Commercial, Carpark	7,490	659	2016 to 2019	—	—	185.40	70.0%	129.78
III-56	Portion of Evergrande Oasis Lanzhou	Hengda Real Estate Group Lanzhou Property Company Limited	Lanzhou	Residential, Commercial	13 Feb 2051 to 13 Feb 2081	Carpark	—	3,120	2017	—	—	464.90	100.0%	464.90
III-57	Portion of Evergrande Metropolis Lanzhou	Gansu Yusheng Real Estate Development Company Limited	Lanzhou	Residential, Commercial	02 Jul 2046 to 02 Jul 2076	Commercial, Carpark	6,937	777	2013 to 2014	17%	29,588	241.50	100.0%	241.50
III-58	Portion of Evergrande Scenic Garden Lanzhou	Lanzhou Shenjun Property Company Limited	Lanzhou	Residential, Commercial	29 Dec 2080	Commercial	3,710	—	2015	—	—	62.40	100.0%	62.40
III-59	Portion of Evergrande Oasis Shizuishan	Hengda (Shizuishan) Real Estate Group Company Limited	Shizuishan	Residential, Commercial	27 Sep 2050 to 27 Sep 2080	Carpark	—	577	2016	—	—	56.50	100.0%	56.50
III-60	Portion of Evergrande Metropolis Wuzhong	Ningxia Jinbat Property Company Limited	Wuzhong	Residential	14 Aug 2079	Commercial, Carpark	15,278	1,537	2015 to 2016	13%	30,780	382.20	100.0%	382.20
III-61	Portion of Evergrande Oasis Wuwei	Wuwei Hengda Real Estate Development Company Limited	Wuwei	Residential	25 Jul 2082	Commercial	11,824	—	2015	17%	53,294	123.50	100.0%	123.50
III-62	Portion of Evergrande Metropolis Xining	Xining Hengda Real Estate Development Company Limited	Xining	Residential, Commercial	24 Mar 2051 to 24 Mar 2081	Commercial, Carpark	2,904	422	2013 to 2016	—	—	107.00	100.0%	107.00
III-63	Portion of Evergrande Metropolis Yinchuan	Hengda (Yinchuan) Real Estate Group Company Limited	Yinchuan	Residential	07 Apr 2081 to 01 Sep 2081	Commercial, Carpark	5,442	1,654	2015	76%	139,866	283.28	100.0%	283.28
III-64	Portion of Evergrande Royal Scenic Yinchuan	Ningxia Haotian Real Estate Development Company Limited	Yinchuan	Residential, Commercial	29 Nov 2053 to 29 Nov 2083	Carpark	—	2,000	2015	—	—	296.40	100.0%	296.40

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III-65	Portion of Evergrande City Chaozhou	Chaozhou Hengda Property Company Limited	Chaozhou	Residential, Public Facility, Green Space	11 Aug 2082	Carpark	—	4,994	2016	—	—	839.00	100.0%	839.00
III-66	Portion of Evergrande Scenic Garden Chaozhou	Chaozhou Hengxin Real Estate Development Company Limited	Chaozhou	Residential, Commercial, Accommodation and Catering	10 Jan 2055 to 11 Jan 2085	Commercial	3,553	—	2016	—	—	65.60	100.0%	65.60
III-67	Portion of The Second Jinbi Garden Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Public Facility	14 Jul 2038 to 19 Aug 2042	Commercial, Carpark	901	88	2002	—	—	66.60	100.0%	66.60
III-68	Portion of The Third Jinbi Garden Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Public Facility	03 Mar 2043 to 03 Mar 2053	Commercial, Carpark	614	105	2004	—	—	63.50	100.0%	63.50
III-69	Portion of The First Jinbi Garden Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Public Facility	22 Jul 2037 to 20 Apr 2049	Commercial, Carpark	6,527	565	2000 to 2006	—	—	385.10	100.0%	385.10
III-70	Portion of Evergrande Royal View Garden Dongguan	Dongguan Shenjian Real Estate Company Limited	Dongguan	Residential	21 Sep 2081	Commercial, Carpark	11,305	509	2015 to 2016	15%	69,773	284.60	100.0%	284.60
III-71	Portion of Evergrande Palace Dongguan	Dongguan Chenghang Real Estate Development Company Limited	Dongguan	Residential	16 Apr 2078	Carpark	—	1,495	2016	—	—	272.10	100.0%	272.10
III-72	Portion of Evergrande Atrium Dongguan (Phase III)	Dongguan Shenjian Real Estate Company Limited	Dongguan	Residential	19 May 2074	Commercial, Carpark	445	1,433	2015	—	—	225.70	100.0%	225.70
III-73	Portion of Evergrande Spring City Enping	Hengda (Enping) Real Estate Group Company Limited	Enping	Residential, Commercial, Tourism	13 Mar 2052 to 13 Mar 2082	Commercial, Carpark	3,125	580	2012 to 2017	—	—	86.10	100.0%	86.10
III-74	Portion of Evergrande Royal Scenic Foshan	Foshan Changxin Honglong Real Estate Company Limited	Foshan	Residential, Commercial, Office, Accommodation and Catering, Public Facility	22 Aug 2053 to 22 Aug 2083	Commercial	12,420	—	2016	3%	16,569	219.70	100.0%	219.70
III-75	Portion of Evergrande Royal Scenic Peninsula Foshan	Foshan Nanhai Xinzhongjian Real Estate Development Company Limited	Foshan	Residential, Commercial, Education	27 Oct 2063	Carpark	—	5,572	2009 to 2014	—	—	1,738.50	100.0%	1,738.50
III-76	Portion of Evergrande Royal Scenic Bay Foshan	Foshan Nanhai Yingyu Real Estate Development Company Limited	Foshan	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Commercial, Carpark	2,266	1,828	2016	26%	55,009	615.90	100.0%	615.90

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III-77	Portion of Evergrande Oasis Palace Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Residential, Commercial, Public Facility, Carpark	12 Sep 2058	Commercial, Carpark	1,058	1,023	2010 to 2013	100.0%	383.00	100.0%	383.00	
III-78	Portion of Evergrande Royal Palace Guangzhou	Guangzhou Xincheng Property Company Limited	Guangzhou	Residential	17 Dec 2083	Commercial, Carpark	3,785	406	2016	100.0%	364.70	100.0%	364.70	
III-79	Portion of Evergrande Metropolis Heyuan	Hengda (Heyuan) Real Estate Group Company Limited	Heyuan	Residential, Commercial	01 Jul 2053 to 01 Jul 2083	Commercial	13,920	—	2015 to 2016	100.0%	168.40	100.0%	168.40	
III-80	Portion of Evergrande Center	Guangzhou City Jiasui Property Company Limited	Guangzhou	Commercial, Office, Carpark	25 Jun 2056	Commercial, Office, Carpark	7,639	348	2010	100%	505,615	100.0%	620.50	
III-81	Portion of Evergrande Emerald Court Guangzhou Jinbi	Guangzhou Tongruida Real Estate Property Company Limited	Guangzhou	Commercial, Office, Public Facility, Underground Carpark	03 Jul 2040 to 03 Jul 2050	Commercial, Office, Carpark	7,698	100	2006	100.0%	248.70	100.0%	248.70	
III-82	Portion of Jinbi Palace Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Underground Carpark	21 Jan 2041	Commercial, Carpark	75	90	2002	100.0%	41.70	100.0%	41.70	
III-83	Portion of Jinbi Junhong Garden Guangzhou	Guangzhou Junhong Real Estate Development Company Limited	Guangzhou	Commercial, Underground Carpark	10 Jan 2056	Commercial, Carpark	12,208	605	2007 to 2010	100.0%	395.10	100.0%	395.10	
III-84	Portion of Jinbi Century Garden Guangzhou	Guangzhou Junhui Real Estate Development Company Limited	Guangzhou	Commercial, Underground Carpark	15 Feb 2043	Commercial, Carpark	425	973	2004	100.0%	278.90	100.0%	278.90	
III-85	Portion of Jinbi Bay Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Residential, Underground Carpark	27 Apr 2043 to 27 Apr 2073	Carpark	—	9	2007	100.0%	—	100.0%	3.20	
III-86	Portion of Jinbi New City Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Composite, Underground Carpark	06 May 2053	Commercial, Carpark	671	843	2007	6%	2,300	100.0%	227.60	
III-87	Portion of Evergrande Atrium Guangzhou Jinbi	Guangzhou Tongruida Real Estate Property Company Limited	Guangzhou	Commercial, Office, Composite, Underground Carpark	21 Jul 2044 to 21 Jul 2074	Carpark	—	583	2005	100.0%	—	100.0%	145.80	

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III-88	Portion of Evergrande Splendor Qingyuan	Hengda Shengyu (Qingxin) Property Company Limited	Qingyuan	Residential, Composite	08 Jan 2057 to 24 Feb 2081	Commercial, Carpark	3,771	1,232	2016	33%	49,505	202.40	100.0%	202.40
III-89	Portion of Evergrande Silverlake City Qingyuan	Qingyuan Yinhuicheng Investment Company Limited	Qingyuan	Residential	17 Sep 2080 to 18 Oct 2080	Carpark	—	109	2015	—	—	13.60	100.0%	13.60
III-90	Portion of Evergrande City Shaoguan	Hengda (Shaoguan) Real Estate Group Company Limited	Shaoguan	Residential, Commercial	16 Jul 2054 to 15 Sep 2086	Commercial, Carpark	6,050	1,309	2014 to 2016	—	—	258.70	100.0%	258.70
III-91	Portion of Evergrande Hawaii on the Sea Yangjiang	Yangjiang Yifeng Property Company Limited	Yangjiang	Residential, Accommodation and Catering, Cultural and Sport	12 Jan 2044 to 17 Aug 2083	Commercial, Carpark	22,878	640	2014 to 2016	11%	97,921	341.10	100.0%	341.10
III-92	Portion of Evergrande Metropolis Yangjiang	Hengda (Yangjiang) Real Estate Group Company Limited	Yangjiang	Residential, Commercial	04 Feb 2055 to 04 Feb 2085	Commercial	7,851	—	2017	—	—	78.90	100.0%	78.90
III-93	Portion of Evergrande City Yunfu	Hengda (Yunfu) Real Estate Group Company Limited	Yunfu	Residential, Commercial	28 Dec 2052 to 28 Dec 2082	Commercial, Carpark	6,067	3,438	2015 to 2017	—	—	615.50	51.0%	313.91
III-94	Portion of Evergrande Scenic Garden Guangzhou Zengcheng (Phase 2 and 3)	Hengda Real Estate Group Company Limited	Guangzhou	Residential	08 Jun 2066	Commercial, Carpark	3,480	2,231	2013 to 2014	—	—	460.40	100.0%	460.40
III-95	Portion of Evergrande Scenic Garden Guangzhou Zengcheng	Guangzhou Hengda Estate Group (Zengcheng) Real Estate Development Company Limited	Guangzhou	Residential, Commercial	19 Apr 2047 to 08 Jun 2076	Carpark	—	1,338	2010	—	—	242.20	100.0%	242.20
III-96	Portion of Evergrande Oasis Zhanjiang	Hengda Real Estate Group Zhanjiang Yujing Property Company Limited	Zhanjiang	Residential, Commercial	16 Jul 2053 to 16 Jul 2083	Commercial, Carpark	14,014	624	2016 to 2017	6%	36,584	279.30	100.0%	279.30
III-97	Portion of Evergrande Oasis Zhongshan	Hengda (Zhongshan) Real Estate Group Company Limited	Zhongshan	Residential	19 Dec 2063 to 19 Dec 2066	Commercial, Carpark	8,769	5,355	2014 to 2016	—	—	1,078.90	100.0%	1,078.90
III-98	Portion of Evergrande Metropolis Zhongshan	Zhongshan Changxin Hongzhan Real Estate Company Limited	Zhongshan	Residential	21 Oct 2083	Commercial	950	—	2016	—	—	16.50	100.0%	16.50
III-99	Portion of Evergrande Metropolis Beihai	Beihai Jijiang Real Estate Development Company Limited	Beihai	Residential, Commercial	06 Jun 2053 to 06 Jun 2083	Commercial, Carpark	2,467	536	2016	—	—	102.80	100.0%	102.80

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III-100	Portion of Evergrande Royal Scenic Peninsula Behai	Beihai Nanguo Tiantang Real Estate Development Company Limited	Beihai	Residential, Commercial, Accommodation and Catering, Park, Green Space	01 Jan 2046 to 20 Dec 2084	Commercial	9,490	—	2016	35%	131,722	127.60	100.0%	127.60
III-101	Portion of Evergrande Royal Scenic Bay Fangchenggang	Hengda (Fangchenggang) Real Estate Group Company Limited	Fangchenggang	Residential	01 Aug 2082	Commercial	1,758	—	2015 to 2016	1%	1,600	21.30	100.0%	21.30
III-102	Portion of Evergrande Plaza Guilin	Guilin Guijia Real Estate Company Limited	Guilin	Commercial, Composite	28 Sep 2048 to 29 Nov 2049	Commercial, Office, Carpark	116,418	1,039	2016			1,446.80	51.0%	737.87
III-103	Portion of Evergrande Emerald Court Liuzhou	Liuzhou Hengda Jimbi Property Company Limited	Liuzhou	Residential, Commercial	15 Jan 2054 to 15 Jan 2084	Commercial	25,502	—	2016	21%	129,921	294.80	100.0%	294.80
III-104	Portion of Evergrande Palace Liuzhou	Liuzhou ZhaoFu Property Company Limited	Liuzhou	Residential, Commercial	22 Jan 2054 to 25 Sep 2085	Commercial	6,796	—	2016			113.50	51.0%	57.89
III-105	Portion of Evergrande City Nanning	Nanning Jimbi Hengda Property Company Limited	Nanning	Residential, Commercial	19 May 2055 to 19 May 2085	Commercial	10,993	—	2017			125.00	100.0%	125.00
III-106	Portion of Evergrande City Guiyang	Guizhou Guangyuan Real Estate Development Company Limited	Guiyang	Residential, Commercial	11 Jun 2079	Commercial, Carpark	1,300	2,260	2013 to 2016			294.20	100.0%	294.20
III-107	Portion of Evergrande Emerald Court Guiyang	Guizhou Hengda Changji Real Estate Development Company Limited	Guiyang	Residential, Commercial	19 Jul 2053 to 19 Jul 2083	Commercial, Office, Carpark	7,658	1,097	2016 to 2017			218.05	100.0%	218.05
III-108	Portion of Evergrande New World Guiyang	Guiyang New World Real Estate Company Limited	Guiyang	Residential, Commercial, Office, Education, Park	19 May 2046 to 19 May 2076	Commercial, Carpark	68,078	6,491	2010 to 2016			2,129.00	100.0%	2,129.00
III-109	Portion of Evergrande Oasis Guiyang	Hengda Real Estate Group Guiyang Property Company Limited	Guiyang	Residential, Commercial	15 Nov 2046 to 05 Jan 2077	Carpark	—	1,491	2011 to 2014			172.90	100.0%	172.90
III-110	Portion of Evergrande Metropolis Guiyang	Guiyang Haiming Investment Construction Development Company Limited	Guiyang	Residential, Commercial	26 Oct 2060	Commercial, Carpark	19,337	315	2013 to 2016			326.20	98.8%	322.25
III-111	Portion of Evergrande Atrium Guiyang	Guiyang Jiude Real Estate Development Company Limited	Guiyang	Residential, Commercial	27 Apr 2053 to 17 May 2085	Commercial	3,809	—	2016			49.80	60.0%	29.88

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III-112	Portion of Evergrande Central Park Guiyang	Guiyang Zhongyu Zhidi Real Estate Development Company Limited	Guiyang	Residential, Commercial	22 Apr 2051 to 22 Apr 2081	Commercial	87,910	—	2014	100.0%	1,072.90	100.0%	1,072.90	
III-113	Portion of Evergrande City Kaili	Guizhou Kaidi Property Company Limited	Kaili	Residential, Commercial	27 Jan 2054 to 27 Jul 2081	Commercial, Carpark	16,994	1,230	2016	100.0%	262.30	100.0%	262.30	
III-114	Portion of Evergrande City Zunyi	Zunyi Xinguang Real Estate Development Company Limited	Zunyi	Residential	01 Jan 2080	Commercial, Carpark	3,437	2,717	2016	51.0%	354.10	51.0%	180.59	
III-115	Portion of Evergrande Qizi Bay Changjiang Gulf Pearl	Changjiang Guangyi Real Estate Development Company Limited	Changjiang	Office, Accommodation and Catering	15 Aug 2053	Commercial	2,108	—	2015	100.0%	20.70	100.0%	20.70	
III-116	Portion of Evergrande Splendor Danzhou	Danzhou Hengda Binhai Investment Company Limited	Danzhou	Residential, Commercial	30 Dec 2050 to 08 Sep 2085	Commercial, Carpark	3,053	1,628	2016	100.0%	293.00	100.0%	293.00	
III-117	Portion of Evergrande Royal Scenic Bay Hainan	Hainan Minghao Property Company Limited	Chengmai	Residential	30 Dec 2068	Carpark	—	757	2015	100.0%	102.20	100.0%	102.20	
III-118	Portion of Evergrande Bay Haikou	Hengda (Hainan) Real Estate Group Company Limited	Haikou	Residential, Commercial	27 Jun 2053 to 27 Jun 2083	Carpark	—	473	2016	100.0%	79.00	100.0%	79.00	
III-119	Portion of Evergrande Culture Tourist City Haikou	Hainan Dongfangmingzhu Real Estate Company Limited	Haikou	Commercial	09 Nov 2063	Carpark	—	855	2016	100.0%	130.00	100.0%	130.00	
III-120	Portion of Evergrande Oasis Daqing	Daqing Hengda Yongsheng Real Estate Development Company Limited	Daqing	Residential, Commercial	21 Jul 2052 to 21 Jul 2082	Commercial, Carpark	25,395	1,397	2014 to 2016	100.0%	404.20	100.0%	404.20	
III-121	Portion of Evergrande City Harbin	Harbin Hengda Xingye Real Estate Development Company Limited	Harbin	Residential, Commercial	16 May 2051 to 15 May 2082	Commercial, Carpark	3,539	1,816	2014	100.0%	262.30	100.0%	262.30	
III-122	Portion of Evergrande Royal View Garden Harbin	Harbin Mingye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility	02 Aug 2053 to 02 Aug 2083	Carpark	—	1,852	2016	100.0%	314.80	100.0%	314.80	
III-123	Portion of Evergrande Oasis Harbin	Harbin Hengda Weiye Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	26 Feb 2052 to 26 Feb 2083	Commercial	4,790	—	2013	100.0%	44.70	100.0%	44.70	

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III-124	Portion of Evergrande Metropolis Harbin	Harbin Hengda Weiye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	28 May 2052 to 27 May 2083	Commercial	45,210	—	2014	100.0%	505.70	100.0%	505.70	
III-125	Portion of Evergrande Royal Scenic Bay Harbin	Harbin Chengye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	01 May 2053 to 01 May 2083	Commercial	21,777	—	2016	100.0%	233.80	100.0%	233.80	
III-126	Portion of Evergrande Emerald Court Mudanjiang	Mudanjiang Hengda Changjian Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	09 May 2052 to 09 May 2082	Commercial	16,358	—	2016	100.0%	192.90	100.0%	192.90	
III-127	Portion of Evergrande Oasis Mudanjiang	Mudanjiang Hengda Yongtai Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	18 Jul 2052 to 08 Oct 2082	Commercial, Carpark	2,009	245	2016	100.0%	52.90	100.0%	52.90	
III-128	Portion of Evergrande Emerald Court Tsitsihar	Hengda Yongxing (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Office, Other	28 Jun 2052 to 28 Jun 2082	Commercial	6,141	—	2016	100.0%	58.70	100.0%	58.70	
III-129	Portion of Evergrande Metropolis Tsitsihar	Hengda Yongxing (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Office, Other	28 Jun 2052 to 29 Jul 2082	Commercial	25,782	—	2014	100.0%	245.10	100.0%	245.10	
III-130	Portion of Evergrande Sky Capital Ezhou	Hubei Suijiang Hangtian Commercial Management Company Limited	Ezhou	Residential, Commercial	24 Mar 2050 to 26 Dec 2081	Carpark	—	969	2015	67.1%	103.70	67.1%	69.56	
III-131	Portion of Evergrande Splendor Ezhou	Ezhou Hengda Real Estate Development Company Limited	Ezhou	Residential, Commercial	20 Mar 2047 to 24 Nov 2080	Commercial, Carpark	20,101	1,109	2010 to 2016	4%	18,974	100.0%	326.60	
III-132	Portion of Evergrande City Wuhan	Hubei Yiqing Yazhu Real Estate Development Company Limited	Wuhan	Residential, Commercial	28 Apr 2047 to 11 Mar 2082	Commercial, Carpark	1,488	1,946	2010 to 2016	100.0%	323.00	100.0%	323.00	
III-133	Portion of Evergrande Dragon City Wuhan	Wuhan Sanjiang Hangtian Panlongcheng Real Estate Development Company Limited	Wuhan	Residential, Commercial	29 Oct 2047 to 29 Oct 2077	Commercial, Carpark	17,569	188	2014 to 2016	29%	130,895	67.1%	110.21	
III-134	Portion of Evergrande Palace Wuhan	Wuhan Donghu Hengda Real Estate Development Company Limited	Wuhan	Residential, Commercial, Office	29 Dec 2046 to 29 Dec 2076	Commercial, Carpark	1,156	1,196	2014 to 2016	100%	89,388	100.0%	200.70	

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III-135	Portion of Evergrande Rainbow Town Wuhan	Wuhan Saijiang Hangtian Jayuan Real Estate Development Company Limited	Wuhan	Residential, Commercial	26 Dec 2046 to 26 Dec 2076	Carpark	—	610	2012 to 2016	—	—	90.90	67.1%	60.98
III-136	Portion of Evergrande Oasis Wuhan	Wuhan Jinbi Lvzhou Real Estate Development Company Limited	Wuhan	Residential, Commercial	30 May 2047 to 26 Jan 2078	Commercial, Carpark	10,412	1,152	2009 to 2016	19%	69,063	310.60	100.0%	310.60
III-137	Portion of Evergrande Metropolis Wuhan	Wuhan Huaili Property Company Limited	Wuhan	Residential	30 Apr 2077 to 12 May 2080	Commercial, Carpark	3,290	465	2011 to 2016	41%	55,562	107.20	100.0%	107.20
III-138	Portion of Evergrande Capital Wuhan	Wuhan Saijiang Hangtian Investment Development Company Limited	Wuhan	Residential, Commercial	09 Aug 2050 to 09 Aug 2080	Commercial, Office, Carpark	72,376	1,382	2013 to 2016	—	—	1,300.30	67.1%	872.24
III-139	Portion of Evergrande Shuang City Wuhan	Wuhan Saijiang Dongli Investment Development Company Limited	Wuhan	Residential, Commercial, Education	07 Nov 2047 to 07 Nov 2077	Commercial, Carpark	34,536	412	2011 to 2015	2%	44,000	511.10	66.8%	341.26
III-140	Portion of Evergrande Royal Palace Wuhan	Wuhan Hengda Dushi Real Estate Development Company Limited	Wuhan	Residential, Park and Green Space	19 Oct 2065 to 19 Oct 2085	Commercial	2,127	—	2016	—	—	48.50	60.0%	29.10
III-141	Portion of Evergrande Royal Scenic Bay Wuhan	Wuhan Hengda Chutian Real Estate Development Company Limited	Wuhan	Residential, Commercial	27 Mar 2054 to 24 Sep 2084	Commercial	3,000	—	2015	—	—	40.80	60.0%	24.48
III-142	Portion of Evergrande Royal Garden Wuhan	Wuhan Hengda Jinbi Real Estate Development Company Limited	Wuhan	Residential, Commercial	11 Oct 2053 to 11 Oct 2083	Office	3,242	—	2017	—	—	45.40	67.1%	30.45
III-143	Portion of Evergrande Metropolis Xiangyang	Xiangyang Hengda Real Estate Development Company Limited	Xiangyang	Residential, Accommodation and Catering, Public Facility	23 Mar 2051 to 23 Mar 2081	Carpark	—	1,370	2015	—	—	157.60	100.0%	157.60
III-144	Portion of Evergrande Royal View Garden Yichang	Yichang Chutian Hengda Real Estate Development Company Limited	Yichang	Residential, Commercial	30 Jun 2054 to 30 Jun 2084	Commercial	4,631	—	2016	24%	38,892	44.80	60.0%	26.88
III-145	Portion of Evergrande Oasis Yichang	Yichang Meiziya Market Construction Kaifa Company Limited	Yichang	Residential, Commercial, Accommodation and Catering	28 Dec 2048 to 28 Dec 2078	Commercial, Carpark	16,993	1,078	2012 to 2015	19%	91,905	288.50	100.0%	288.50

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III-146	Portion of Yichang Commercial Pedestrian Street	Yichang Sunjiang Hangtian Real Estate Development Company Limited	Yichang	Commercial, Education, Public Facility	23 Mar 2044	Commercial	61,523	—	2013	9%	209,211	520.80	63.7%	331.85
III-147	Portion of Evergrande Palace Changde	Changde Xinze Property Company Limited	Changde	Residential, Commercial	03 Aug 2053 to 03 Aug 2083	Commercial	7,362	—	2015	—	—	78.00	60.0%	46.80
III-148	Portion of Evergrande Royal View Garden Chenzhou	Chenzhou City Wanxiangyuan Real Estate Development Company Limited	Chenzhou	Residential, Commercial	24 Feb 2053 to 24 Feb 2083	Commercial	5,648	—	2016	7%	13,084	64.50	65.0%	41.93
III-149	Portion of Evergrande Palace Chenzhou	Chenzhou Jinbi Property Company Limited	Chenzhou	Residential, Commercial	25 Oct 2050 to 16 Oct 2081	Commercial, Carpark	3,119	2,294	2015	29%	38,221	301.20	100.0%	301.20
III-150	Portion of Evergrande Oasis Hengyang	Hengyang Baorui Property Company Limited	Hengyang	Residential, Commercial	31 Dec 2051 to 31 Dec 2081	Commercial, Carpark	9,944	3,185	2015 to 2016	29%	54,316	478.60	69.5%	332.63
III-151	Portion of Evergrande Royal View Garden Huaihua	Huaihua Junda Real Estate Development Company Limited	Huaihua	Residential, Commercial	25 Jan 2050 to 25 Jan 2080	Commercial	24,958	—	2017	22%	61,240	213.80	60.0%	128.28
III-152	Portion of Evergrande Palace Liuyang	Liuyang Jinbi Property Company Limited	Liuyang	Residential, Commercial	04 Aug 2050 to 11 Jun 2081	Commercial, Carpark	14,575	2,087	2013 to 2016	14%	50,434	396.60	100.0%	396.60
III-153	Portion of Evergrande Emerald Court Xiangtan	Hunan Zongheng Property Company Limited	Xiangtan	Residential, Commercial	31 Dec 2054 to 31 Dec 2085	Commercial	3,555	—	2016	—	—	33.50	60.0%	20.10
III-154	Portion of Evergrande Oasis Yiyang	Yiyang Hengrui Property Company Limited	Yiyang	Residential, Commercial	31 Mar 2053 to 31 Mar 2083	Commercial, Carpark	9,621	440	2015 to 2016	—	—	119.20	100.0%	119.20
III-155	Portion of Evergrande Metropolis Yueyang	Yueyang Jinbi Property Company Limited	Yueyang	Residential, Commercial	15 Jul 2051 to 26 Jul 2081	Commercial	22,193	—	2013	58%	368,753	248.30	100.0%	248.30
III-156	Portion of Evergrande City Changsha	Changsha Xinlin Property Company Limited	Changsha	Residential, Public Facility	04 Oct 2074 to 30 Oct 2076	Carpark	—	1,897	2015	—	—	265.60	100.0%	265.60
III-157	Portion of Evergrande Emerald Court Changsha	Changsha Hengxi Property Company Limited	Changsha	Residential, Commercial	06 Feb 2052 to 06 Feb 2082	Commercial, Carpark	16,010	1,709	2014 to 2016	—	—	470.00	100.0%	470.00
III-158	Portion of Evergrande Palace Changsha	Hunan Xiongzheng Investment Company Limited	Changsha	Residential, Commercial	31 Aug 2044 to 31 Aug 2074	Commercial, Carpark	1,812	1,383	2011 to 2012	17%	12,244	197.30	100.0%	197.30
III-159	Portion of Evergrande Oasis Changsha	Changsha Tianxi Property Company Limited	Changsha	Residential, Commercial	29 Jan 2047 to 29 Jan 2077	Carpark	—	1,425	2012	—	—	192.40	100.0%	192.40

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III-160	Portion of Evergrande Metropolis Changsha	Human Shengji Property Company Limited	Changsha	Residential	21 Sep 2078	Commercial, Carpark	4,086	4,727	2014	—	618.70	100.0%	618.70	
III-161	Portion of Evergrande Atrium Changsha	Changsha Baorui Real Estate Development Company Limited	Changsha	Residential, Commercial, Industrial	24 Mar 2045 to 24 Mar 2075	Commercial, Carpark	2,822	5,487	2016	—	821.40	100.0%	821.40	
III-162	Portion of Evergrande Royal Scenic Peninsula Changsha	Changsha Jinxia Development Construction Company Limited	Changsha	Residential, Commercial	03 Sep 2050 to 03 Sep 2080	Carpark	—	1,177	2016	—	162.40	51.0%	82.82	
III-163	Portion of Evergrande Royal Scenic Bay Changsha	Changsha Ruixi Property Company Limited	Changsha	Residential, Commercial	26 Jul 2052 to 26 Jul 2082	Commercial	6,859	—	2014	5%	33,423	100.0%	116.60	
III-164	Portion of Evergrande Emerald Court Changzhou	Changzhou Haijia Property Company Limited	Changzhou	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Commercial, Office, Carpark	38,711	1,151	2015 to 2016	4%	38,336	65.0%	335.47	
III-165	Portion of Evergrande Metropolis Danyang	Danyang Hengda Property Company Limited	Danyang	Residential	01 Apr 2081 to 25 Sep 2081	Carpark	—	1,386	2016	—	—	221.80	100.0%	221.80
III-166	Portion of Evergrande Royal Scenic Haiyan	Haiyan Shengjian Property Company Limited	Haiyan	Residential	10 Sep 2082 to 28 Feb 2083	Carpark	—	270	2015	—	—	32.40	100.0%	32.40
III-167	Portion of Evergrande Metropolis Huai'an	Huai'an Hengda Fufeng Real Estate Development Company Limited	Huai'an	Residential	20 Jul 2080 to 14 Aug 2084	Commercial, Carpark	6,224	1,342	2013 to 2015	31%	37,856	223.20	100.0%	223.20
III-168	Portion of Evergrande Oasis Jiaxing	Jiaxing Hengda Property Company Limited	Jiaxing	Residential, Commercial	01 Feb 2052 to 01 Feb 2082	Commercial, Carpark	16,446	2,468	2014 to 2016	26%	127,132	445.30	100.0%	445.30
III-169	Portion of Evergrande Royal Scenic Jiangyin	Jiangyin Shengjian Property Company Limited	Jiangyin	Residential, Commercial	22 Aug 2053 to 22 Aug 2083	Commercial	6,858	—	2015	18%	31,469	91.70	51.0%	46.77
III-170	Portion of Evergrande Metropolis Lianyungang	Lianyungang Hengda Mingde Property Company Limited	Lianyungang	Residential, Commercial	26 Oct 2051 to 26 Oct 2081	Commercial, Carpark	15,690	2,244	2015	—	378.30	378.30	100.0%	378.30
III-171	Portion of Evergrande Emerald Court Nanjing	Nanjing Meixu Real Estate Development Company Limited	Nanjing	Residential, Commercial, Education	16 Apr 2054 to 16 Apr 2084	Commercial	1,123	—	2016	—	26.60	26.60	100.0%	26.60
III-172	Portion of Evergrande Splendor Nanjing	Nanjing Hengda Fufeng Property Company Limited	Nanjing	Residential, Accommodation and Catering	30 May 2047 to 30 May 2077	Commercial, Carpark	8,282	2,327	2012 to 2016	40%	80,746	397.50	100.0%	397.50

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III-173	Portion of Evergrande Oasis Nanjing	Nanjing Handian Real Estate Development Company Limited	Nanjing	Residential	20 Dec 2076 to 22 Jan 2078	Commercial, Carpark	2,758	1,604	2011 to 2013	75%	134,245	383.30	100.0%	383.30
III-174	Portion of Evergrande Atrium Nanjing Jurong	Jurong Tiangong Property Company Limited	Nanjing	Residential, Commercial	05 Mar 2050 to 06 Feb 2083	Commercial, Office, Carpark	43,754	1,248	2014 to 2016	14%	179,990	691.40	100.0%	691.40
III-175	Portion of Evergrande City Lights Ningbo	Chengbo (Ningbo) Property Company Limited	Ningbo	Residential, Office, Cultural and Entertainment	23 Dec 2050 to 23 Dec 2080	Commercial	14,056	—	2017	39%	172,156	142.10	100.0%	142.10
III-176	Portion of Evergrande Scenic Garden Ningbo	Ningbo Yucheng Property Company Limited	Ningbo	Residential, Commercial	15 Oct 2052 to 02 Apr 2084	Commercial	5,145	—	2015	16%	25,001	69.50	100.0%	69.50
III-177	Portion of Evergrande Metropolis Pinghu	Pinghu Hengda Mingdu Property Company Limited	Pinghu	Residential, Commercial	14 Feb 2053 to 14 Feb 2083	Commercial, Carpark	6,463	483	2015 to 2016	—	—	131.30	100.0%	131.30
III-178	Portion of Evergrande Royal Scenic Peninsula Quzhou	Quzhou Hengda Shengjian Property Company Limited	Quzhou	Residential, Commercial	09 Sep 2053 to 09 Jan 2084	Carpark	—	2,874	2016	—	—	431.20	100.0%	431.20
III-179	Portion of Evergrande Royal View Garden Shanghai	Shanghai Songyu Property Company Limited	Shanghai	Residential	17 Jan 2084	Commercial	2,018	—	2016	—	—	44.10	100.0%	44.10
III-180	Portion of Evergrande First Palace Shekhan Shanghai	Shanghai Rongshan Property Company Limited	Shanghai	Residential	17 Jan 2084	Commercial	2,611	—	2015 to 2016	—	—	76.40	100.0%	76.40
III-181	Portion of Evergrande City Wuxi	Wuxi Hengda Real Estate Development Company Limited	Wuxi	Residential, Commercial	05 Oct 2052 to 05 Mar 2083	Commercial	3,553	—	2016	—	—	54.40	100.0%	54.40
III-182	Portion of Evergrande Oasis Wuxi	Wuxi Shengdong Real Estate Development Company Limited	Wuxi	Residential, Commercial, Office, Education	10 Mar 2051 to 04 Feb 2083	Commercial, Carpark	9,238	2,017	2013 to 2015	—	—	418.90	100.0%	418.90
III-183	Portion of Evergrande Palace Suqian	Suqian Hengda Huafu Property Company Limited	Suqian	Residential	20 Jun 2081	Commercial, Carpark	11,343	67	2016	24%	51,429	107.30	100.0%	107.30
III-184	Portion of Evergrande Metropolis Yancheng	Hengda (Yancheng) Real Estate Group Company Limited	Yancheng	Residential, Commercial	30 May 2052 to 30 May 2082	Commercial, Carpark	11,618	5,417	2014 to 2016	17%	89,351	841.70	100.0%	841.70
III-185	Portion of Evergrande Royal Scenic Yangzhou	Yangzhou Honglilai Real Estate Development Company Limited	Yangzhou	Residential, Office	10 Jul 2052 to 10 Jul 2082	Commercial	15,879	—	2016	—	—	134.60	100.0%	134.60

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III-186	Portion of Evergrande Greenview Villa Zhangjiagang	Zhangjiagang Shengjian Property Company Limited	Zhangjiagang	Residential, Commercial	24 Sep 2055 to 07 Sep 2086	Commercial	9,162	—	2017	—	19,057	111.30	90.0%	100.17
III-187	Portion of Evergrande Oasis Zhengjiang	Zhenjiang Jia Qi Property Company Limited	Zhenjiang	Residential, Commercial, Office, Public Facility	21 Dec 2051 to 21 Dec 2081	Commercial	9,512	—	2016	5%	19,057	84.90	100.0%	84.90
III-188	Portion of Evergrande Palace Jilin	Jilin Hengda Yongsheng Real Estate Development Company Limited	Jilin	Residential, Commercial	11 Nov 2050 to 11 Nov 2080	Commercial, Carpark	12,250	1,438	2016	9%	16,244	314.70	100.0%	314.70
III-189	Portion of Evergrande Royal Scenic Bay Songyuan	Songyuan Hengda Yusheng Real Estate Development Company Limited	Songyuan	Residential, Commercial	25 Oct 2052 to 28 Jan 2084	Commercial, Carpark	9,907	61	2015 to 2016	1%	2,378	66.10	100.0%	66.10
III-190	Portion of Evergrande Oasis Ulanhot	Wulanhaote Hengda Shengye Real Estate Development Company Limited	Ulanhot	Residential	15 Jun 2081	Commercial	11,395	—	2015	2%	7,753	77.80	100.0%	77.80
III-191	Portion of Evergrande City Changchun	Shengji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	02 Nov 2050 to 02 Nov 2080	Commercial	2,520	—	2016	—	—	32.50	100.0%	32.50
III-192	Portion of Evergrande City Plaza Changchun	Yongji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Mar 2053 to 13 Mar 2083	Carpark	—	580	2016	—	—	98.60	100.0%	98.60
III-193	Portion of Evergrande Emerald Court Changchun	Jilin Wancheng Real Estate Development Company Limited	Changchun	Residential, Commercial	27 Jan 2051 to 27 Jan 2081	Commercial	4,199	—	2016	8%	22,461	51.00	100.0%	51.00
III-194	Portion of Evergrande Oasis Changchun	Longji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	24 May 2060	Commercial	98,095	—	2014	4%	100,995	1,095.30	100.0%	1,095.30
III-195	Portion of Evergrande Metropolis Changchun	Xinji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 May 2051 to 12 May 2081	Commercial	31,778	—	2014 to 2016	6%	87,443	404.20	100.0%	404.20
III-196	Portion of Evergrande Atrium Changchun	Jingtao (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	07 Dec 2051 to 07 Dec 2081	Carpark	—	1,285	2015 to 2016	—	—	205.60	100.0%	205.60
III-197	Portion of Evergrande Scenic View Garden Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Jan 2051 to 13 Jan 2081	Commercial	1,782	—	2016	—	—	29.20	100.0%	29.20
III-198	Portion of Evergrande Metropolis Ganzhou	Jiangxi Xingyu Property Development Company Limited	Ganzhou	Residential, Commercial	22 May 2048 to 22 May 2078	Commercial	15,257	—	2016	3%	22,149	151.50	51.0%	77.27

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III-199	Portion of Evergrande Royal View Garden Ji'an	Hengda (Ji'an) Real Estate Group Company Limited	Ji'an	Residential	27 Jun 2083	Commercial	33,143	—	2016 to 2017	—	305.80	100.0%	305.80	
III-200	Portion of Evergrande Metropolis Jingdezhen	Hengda (Jingdezhen) Real Estate Group Company Limited	Jingdezhen	Residential, Commercial	27 Jun 2050 to 02 Mar 2081	Commercial, Carpark	13,338	2,042	2011 to 2016	18%	73,967	100.0%	352.20	
III-201	Portion of Evergrande City Nanchang	Jiangxi Hongji Investment Company Limited	Nanchang	Residential, Commercial	01 Jun 2051 to 01 Jun 2081	Commercial, Carpark	14,421	5,090	2014 to 2016	26%	176,684	88.9%	766.94	
III-202	Portion of Evergrande Oasis Nanchang	Jiangxi Cuijin Shanzhuang Company Limited	Nanchang	Residential, Commercial, Sports and Leisure	24 Nov 2043 to 24 Nov 2077	Carpark	—	2,327	2011 to 2016	—	—	100.0%	279.20	
III-203	Portion of Evergrande Metropolis Nanchang	Nanchang Zhongdiantou Gaoxin Property Company Limited	Nanchang	Residential, Commercial	29 Dec 2050 to 29 Dec 2080	Commercial, Office, Carpark	73,602	2,927	2016	19%	284,584	100.0%	988.40	
III-204	Portion of Evergrande Splendor Wujiaqu	Wujiaqu Zhuoyue Real Estate Development Company Limited	Wujiaqu	Residential, Commercial	12 May 2051 to 29 Nov 2082	Commercial	6,992	—	2014 to 2016	0%	1,207	100.0%	84.90	
III-205	Portion of Evergrande City Xinyu	Xinyu Xingwang Real Estate Development Company Limited	Xinyu	Residential, Commercial	28 Feb 2050 to 28 Feb 2080	Commercial, Carpark	9,871	1,370	2013 to 2016	15%	53,143	100.0%	258.50	
III-206	Portion of Evergrande Atrium Xinyu	Xinyu Zhongchen Property Development Company Limited	Xinyu	Residential, Commercial	13 Sep 2045 to 13 Sep 2075	Commercial, Carpark	18,251	1,175	2013 to 2016	1%	4,592	100.0%	304.30	
III-207	Portion of Evergrande Oasis Yining	Yining Jimbi Real Estate Development Company Limited	Yining	Residential, Commercial	27 Apr 2052 to 27 Apr 2082	Commercial, Carpark	7,548	751	2016	—	139.40	100.0%	139.40	
III-208	Portion of Evergrande Atrium Yining	Yining Hengda Yayuan Real Estate Development Company Limited	Yining	Residential, Commercial	27 Apr 2052 to 27 Apr 2082	Commercial, Carpark	1,652	227	2016	91%	48.131	100.0%	41.90	
III-209	Portion of Evergrande Oasis Yingtian	Hengda Real Estate Yingtian Company Limited	Yingtian	Residential, Commercial, Office	28 Jan 2051 to 28 Feb 2087	Commercial, Carpark	7,087	5,266	2013 to 2016	19%	45,747	100.0%	749.60	
III-210	Portion of Evergrande Royal Scenic Yingtian	Hengda Real Estate Yingtian Company Limited	Yingtian	Residential	28 Jan 2085 to 29 Jan 2085	Commercial	2,023	—	2016	—	17.50	100.0%	17.50	

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III-211	Portion of Evergrande Oasis Anshan	Anshan Jiarui Property Company Limited	Anshan	Residential, Commercial	09 Jun 2050 to 28 Feb 2083	Commercial	60,672	—	2012 to 2015	10%	114,307	491.50	100.0%	491.50
III-212	Portion of Evergrande Metropolis Anshan	Anshan Jiayu Property Company Limited	Anshan	Residential	31 Aug 2081	Commercial	15,116	—	2016	8%	46,988	109.70	100.0%	109.70
III-213	Portion of Evergrande Oasis Benxi	Benxi Jiayi Property Company Limited	Benxi	Residential, Commercial	28 Sep 2051 to 28 Sep 2081	Commercial	28,697	—	2015	2%	13,306	304.20	100.0%	304.20
III-214	Portion of Evergrande Royal View Garden Dalian	Dalian Hengcheng Real Estate Company Limited	Dalian	Residential, Commercial	21 Apr 2054 to 21 Apr 2084	Commercial	12,392	—	2016	100.0%	159.20	159.20	100.0%	159.20
III-215	Portion of Evergrande Harbor City Dalian	Dalian Hengke Real Estate Company Limited	Dalian	Residential	31 May 2085	Commercial	10,710	—	2016	100.0%	119.80	119.80	100.0%	119.80
III-216	Portion of Evergrande Tanxijun Dalian	Dalian Xicheng Real Estate Company Limited	Dalian	Residential, Commercial	30 Jan 2082	Commercial	570	—	2015	100.0%	4.80	4.80	100.0%	4.80
III-217	Portion of Evergrande Plaza Fushun	Fushun Jiaoshun Property Company Limited	Fushun	Commercial	13 Jan 2051 to 13 Feb 2051	Commercial, Office, Carpark	183,232	1,021	2015 to 2017	100.0%	1,574.40	1,574.40	100.0%	1,574.40
III-218	Portion of Evergrande Palace Fushun	Fushun Jiaxin Property Company Limited	Fushun	Residential, Commercial	29 Aug 2051 to 29 Aug 2081	Commercial, Carpark	59,347	632	2016 to 2017	2%	62,033	548.00	100.0%	548.00
III-219	Portion of Evergrande Royal Scenic Bay Huludao	Huludao Jia Shan Property Company Limited	Huludao	Residential, Commercial	08 Jun 2051 to 29 May 2084	Commercial, Carpark	18,131	712	2016	100.0%	337.60	337.60	100.0%	337.60
III-220	Portion of Evergrande Oasis Liaoyang	Liaoyang Hengsheng Property Company Limited	Liaoyang	Residential, Commercial	20 Jun 2050 to 20 Jun 2080	Commercial	27,587	—	2012 to 2015	0%	1,736	239.60	100.0%	239.60
III-221	Portion of Evergrande Palace Panjin	Panjin Jiading Property Company Limited	Panjin	Residential, Commercial	28 Jan 2051 to 29 Mar 2081	Commercial	32,877	—	2014 to 2017	6%	98,725	242.90	100.0%	242.90
III-222	Portion of Evergrande City Shenyang	Hengda Xinyuan (Shenyang) Property Company Limited	Shenyang	Residential	07 Jun 2057 to 31 Mar 2061	Commercial, Carpark	93,444	50	2012 to 2015	0%	29,343	1,104.70	100.0%	1,104.70
III-223	Portion of Evergrande Emerald Court Shenyang	Shenyang Jiahui Property Company Limited	Shenyang	Residential, Commercial	29 May 2053 to 19 Jun 2083	Commercial, Carpark	19,432	821	2014 to 2016	100.0%	339.90	339.90	100.0%	339.90
III-224	Portion of Evergrande Palace Shenyang	Shenyang Jiaqi Property Company Limited	Shenyang	Residential	24 May 2060	Commercial, Carpark	26,700	407	2011 to 2012	100.0%	382.00	382.00	100.0%	382.00
III-225	Portion of Evergrande Bay Shenyang	Shenyang Jiakai Property Company Limited	Shenyang	Residential	27 May 2060	Commercial, Carpark	27,372	2,033	2013 to 2015	7%	95,023	522.70	100.0%	522.70

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III-226	Portion of Evergrande Oasis Shenyang	Hengda Changji (Shenyang) Property Company Limited	Shenyang	Residential	31 Dec 2056 to 31 Oct 2064	Commercial, Carpark	82,762	383	2010 to 2016	7%	229,544	1,131.40	100.0%	1,131.40
III-227	Portion of Evergrande Metropolis Shenyang	Shenyang Yue Tong Property Company Limited	Shenyang	Residential, Commercial	19 Oct 2050 to 19 Oct 2080	Commercial, Carpark	6,799	530	2011 to 2013			153.60	100.0%	153.60
III-228	Portion of Evergrande Atrium Shenyang	Shenyang Jiajun Property Company Limited	Shenyang	Residential, Commercial	03 Apr 2052 to 20 Apr 2082	Commercial, Carpark	22,404	1,631	2014 to 2016	4%	45,822	472.20	100.0%	472.20
III-229	Portion of Evergrande Royal Scenic Bay Shenyang	Shenyang Jiaze Property Company Limited	Shenyang	Residential, Commercial	29 Nov 2053 to 29 Nov 2083	Commercial	1,289	—	2014			13.80	100.0%	13.80
III-230	Portion of Evergrande City Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	17 Jul 2051 to 17 Jul 2081	Carpark	—	668	2016		—	89.50	100.0%	89.50
III-231	Portion of Evergrande Oasis Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	29 Jul 2054 to 29 Jul 2084	Commercial, Carpark	33,123	86	2013 to 2017	9%	158,795	297.80	100.0%	297.80
III-232	Portion of Evergrande Huang He Sheng Tai Cheng Dongying	Dongying Hengda Huafu Property Company Limited	Dongying	Residential, Commercial, Accommodation and Catering	25 Jan 2051 to 25 Jan 2081	Commercial, Carpark	55,442	137	2014 to 2015	6%	85,142	528.10	100.0%	528.10
III-233	Portion of Evergrande City Jinan	Jinan Hengda Jinbi Real Estate Development Company Limited	Jinan	Residential, Office	13 Apr 2051 to 13 Jun 2084	Commercial, Carpark	77,756	3,462	2013 to 2017	8%	117,589	1,231.30	100.0%	1,231.30
III-234	Portion of Evergrande Royal View Garden Jinan	Jinan Hengda Feicui Huating Property Company Limited	Jinan	Residential, Office	19 Oct 2052 to 19 Oct 2082	Commercial, Office	30,198	—	2015 to 2017	0%	7,726	495.70	100.0%	495.70
III-235	Portion of Evergrande Emerald Court Jinan	Jinan Huafu Property Company Limited	Jinan	Residential, Office	19 Oct 2052 to 19 Oct 2082	Commercial	1,523	—	2015	84%	86,090	26.30	100.0%	26.30
III-236	Portion of Evergrande Oasis Jinan	Jinan Hengda Lvzhou Property Company Limited	Jinan	Residential	05 Apr 2080 to 07 Sep 2080	Commercial, Carpark	32,307	6,344	2013 to 2016	23%	217,632	1,218.80	100.0%	1,218.80
III-237	Portion of Evergrande Metropolis Jinan	Jinan Mingdu Property Company Limited	Jinan	Residential	28 Apr 2080	Carpark	—	1,060	2014		—	169.60	100.0%	169.60
III-238	Portion of Evergrande Atrium Jinan	Jinan Hengda Xiqu Property Company Limited	Jinan	Residential, Office	21 Oct 2052 to 21 Oct 2082	Carpark	—	1,894	2016		—	255.70	60.0%	153.42
III-239	Portion of Evergrande Metropolis Jining	Jining Beihu Hengda Mingdu Property Company Limited	Jining	Residential, Office	19 Jan 2054 to 30 Jul 2084	Commercial, Carpark	14,220	2,980	2016	2%	4,773	562.40	60.0%	337.44

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III-240	Portion of Evergrande Splendor Laiwu	Laiwu Hongda Jinbi Tianxia Property Company Limited	Laiwu	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	19 Sep 2050 to 11 Sep 2083	Commercial	3,835	—	2011	—	34.60	100.0%	34.60	
III-241	Portion of Evergrande Oasis Linyi	Linyi Lvzhou Property Company Limited	Linyi	Residential, Commercial	30 Dec 2051 to 30 Dec 2081	Commercial	18,816	—	2014 to 2016	—	156.70	100.0%	156.70	
III-242	Portion of Evergrande City Tai'an	Tai'an Tianrun Renhe Property Company Limited	Tai'an	Residential	20 Aug 2080	Commercial	912	—	2016	—	9.50	100.0%	9.50	
III-243	Portion of Evergrande Emerald Court Weifang	Shandong Puyun Real Estate Development Company Limited	Weifang	Residential, Commercial	15 Feb 2052 to 19 Mar 2083	Commercial, Carpark	21,099	343	2016	1%	3,839	100.0%	218.40	
III-244	Portion of Evergrande Metropolis Weifang	Weifang Jinbi Property Company Limited	Weifang	Residential, Commercial	03 Mar 2052 to 03 Mar 2082	Commercial	29,451	—	2016 to 2017	1%	7,782	100.0%	204.70	
III-245	Portion of Evergrande Royal View Garden Zibo	Zibo Hongda Fanhua Property Company Limited	Zibo	Commercial	18 Apr 2053 to 10 Apr 2054	Carpark	—	740	2016	—	—	100.0%	96.60	
III-246	Portion of Evergrande Oasis Datong	Datong Junjing Real Estate Development Company Limited	Datong	Residential, Commercial	04 Jan 2052 to 04 Jan 2082	Commercial	10,091	—	2014 to 2016	5%	22,152	100.0%	80.00	
III-247	Portion of Evergrande Palace Linfen	Linfen Zijing Real Estate Development Company Limited	Linfen	Residential	21 Aug 2078 to 28 Mar 2080	Commercial	20,587	—	2014 to 2016	2%	22,010	95.0%	288.99	
III-248	Portion of Evergrande Royal Scenic Lvliang	Lvliang Junhui Real Estate Development Company Limited	Lvliang	Residential, Commercial	09 Jun 2051 to 09 Jun 2081	Commercial	30,117	—	2014	—	325.50	100.0%	325.50	
III-249	Portion of Evergrande Royal Palace Taiyuan	Taiyuan Junjing Real Estate Development Company Limited	Taiyuan	Residential, Commercial	06 Jul 2050 to 06 Jul 2060	Carpark	—	930	2014	—	—	65.6%	134.18	
III-250	Portion of Evergrande Oasis Taiyuan	Hongda (Taiyuan) Real Estate Group Company Limited	Taiyuan	Residential, Commercial, Education, Public Facility	14 Nov 2047 to 14 Nov 2057	Commercial, Carpark	568	1,761	2009 to 2016	100%	289,961	100.0%	281.70	
III-251	Portion of Evergrande Metropolis Taiyuan	Taiyuan Minglou Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	18 May 2049 to 18 May 2059	Commercial, Carpark	3,215	1,570	2016	—	249.80	100.0%	249.80	

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III-252	Portion of Evergrande Atrium Taiyuan	Taiyuan Wanheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial	29 Jul 2055 to 29 Jul 2085	Commercial	4,306	—	2016	21%	27,431	43.10	100.0%	43.10
III-253	Portion of Evergrande Royal Scenic Bay Taiyuan	Taiyuan Junheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	17 Feb 2054 to 17 Feb 2084	Carpark	—	2,210	2016	100.0%	—	331.50	100.0%	331.50
III-254	Portion of Evergrande Royal View Garden Yangquan	Yangquan Shi Liaoyuan Real Estate Development Company Limited	Yangquan	Residential	09 Dec 2078	Commercial, Carpark	11,975	1,340	2016	8%	19,908	267.20	64.0%	171.01
III-255	Portion of Evergrande Oasis Yuncheng	Yuncheng Xinwaerui Real Estate Development Company Limited	Yuncheng	Residential	13 May 2078	Commercial	15,652	—	2015 to 2016	0%	2,361	139.10	100.0%	139.10
III-256	Portion of Evergrande Metropolis Yuncheng	Yuncheng Economic Development Zone Yijiyi Real Estate Development Company Limited	Yuncheng	Residential, Commercial	09 Mar 2049 to 09 Mar 2079	Commercial, Carpark	17,121	1,038	2015 to 2016	12%	54,163	250.90	71.0%	178.14
III-257	Portion of Caiweiwei and Miscellaneous Project Shenzhen	Shenzhen Construction Group Corporation Limited	Shenzhen	Residential, Commercial, Storage	11 Oct 2033 to 17 Jul 2071	Commercial	62,472	—	1986 to 2005	69%	2,262,269	1,014.10	100.0%	1,014.10 ⁽³⁾
III-258	Portion of Evergrande Gentleman Hill Garden Shenzhen	Shenzhen Shacun Real Estate Development Company Limited	Shenzhen	Residential	23 Aug 2082	Carpark	—	1,670	2015	98.0%	—	367.40	98.0%	360.05
III-259	Portion of Evergrande Emerald Court Chengdu	Chengdu Hengda Xinxicheng Property Company Limited	Chengdu	Residential, Commercial	12 Jun 2054 to 12 Jun 2084	Commercial	6,712	—	2016	100.0%	—	197.00	100.0%	197.00
III-260	Portion of Evergrande Caojiaxiang Plaza Chengdu	Chengdu Hengda Xinbeicheng Property Company Limited	Chengdu	Residential, Commercial	31 Jul 2054 to 31 Jul 2084	Commercial, Carpark	60,147	4,029	2017	0%	31,326	2,712.80	100.0%	2,712.80
III-261	Portion of Evergrande City Chengdu	Chengdu Wenjiang District Xinjinkang Property Company Limited	Chengdu	Residential, Commercial	31 Oct 2076	Commercial, Carpark	51,242	3,154	2011 to 2016	7%	85,033	899.20	100.0%	899.20
III-262	Portion of Evergrande Royal View Garden Chengdu	Chengdu Chenming Property Company Limited	Chengdu	Residential, Commercial	19 Dec 2050 to 19 Dec 2080	Commercial, Carpark	12,603	2,828	2014	100.0%	—	478.30	100.0%	478.30
III-263	Portion of Evergrande Metropolis Court Chengdu	Aimeigao (Chengdu) Real Estate Company Limited	Chengdu	Residential, Commercial	09 Nov 2046 to 09 Nov 2076	Commercial, Carpark	1,689	950	2012	100.0%	—	256.00	100.0%	256.00

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III-264	Portion of Evergrande Plaza Chengdu	Aimeigao (Chengdu) Property Company Limited	Chengdu	Residential, Commercial	06 Mar 2047 to 06 Mar 2077	Commercial, Office, Carpark	131,286	1,247	2015 to 2016	100.0%	—	2,856.40	100.0%	2,856.40
III-265	Portion of Evergrande Oasis Chengdu	Chengdu Hengda Yinhe Xincheng Property Company Limited	Chengdu	Residential, Commercial, Office	18 Dec 2046 to 20 Aug 2077	Commercial, Carpark	21,900	1,619	2010 to 2016	100.0%	—	481.50	100.0%	481.50
III-266	Portion of Evergrande Metropolis Chengdu	Chengdu Anheng Property Company Limited	Chengdu	Residential, Commercial	22 Jan 2048 to 08 Oct 2085	Commercial	194	—	2016	100.0%	—	2.60	100.0%	2.60
III-267	Portion of Evergrande Royal Scenic Garden Chengdu	Hengda (Dayi) Real Estate Group Company Limited	Chengdu	Residential, Commercial	26 Jun 2053 to 22 Dec 2083	Commercial	4,239	—	2016	100.0%	—	75.90	100.0%	75.90
III-268	Portion of Evergrande Paradise Peninsula Chengdu	Chengdu Xinyi Real Estate Development Company Limited	Chengdu	Residential, Commercial	26 Jan 2046 to 26 Jan 2076	Carpark	—	5,445	2017 to 2018	100.0%	—	735.10	100.0%	735.10
III-269	Portion of Evergrande West Jincheng Chengdu	Sichuan Aimeigao Real Estate Company Limited	Chengdu	Residential, Commercial	02 Nov 2046 to 02 Nov 2076	Commercial, Carpark	24,676	2,009	2012	39%	494,806	602.50	100.0%	602.50
III-270	Portion of Evergrande New City Chengdu	Renji Hengye (Sichuan) Investment Company Limited	Chengdu	Residential, Commercial	20 Mar 2053 to 20 Mar 2083	Commercial, Carpark	25,146	2,155	2016	1%	11,263	569.40	100.0%	569.40
III-271	Portion of Evergrande Royal Scenic Peninsula Chengdu	Chengdu Tianfu Shuicheng Real Estate Development Company Limited	Chengdu	Residential, Commercial	22 Mar 2048 to 22 Mar 2078	Commercial, Carpark	20,031	3,270	2012 to 2016	2%	56,038	652.10	100.0%	652.10
III-272	Portion of Evergrande Central Square Chengdu	Chengdu Hengda Xindongcheng Property Company Limited	Chengdu	Residential, Commercial, Public Facility	26 Feb 2055 to 26 Feb 2085	Commercial	96,873	—	2016	100.0%	—	1,706.00	100.0%	1,706.00
III-273	Portion of Evergrande Oasis Nanchong	Hengda (Nanchong) Real Estate Group Company Limited	Nanchong	Residential, Commercial, Education	21 Oct 2050 to 21 Oct 2080	Carpark	—	1,217	2016	100.0%	—	133.90	100.0%	133.90
III-274	Portion of Evergrande City Panzhihua	Panzhihua Hengda Real Estate Development Company Limited	Panzhihua	Residential, Commercial	02 Aug 2056 to 02 Aug 2086	Commercial	9,879	—	2016	100.0%	—	100.40	100.0%	100.40
III-275	Portion of Evergrande Splendor Chengdu	Hengda Xinfeng (Pengshan) Property Company Limited	Chengdu	Residential, Commercial	18 Jun 2047 to 06 Sep 2086	Commercial, Carpark	39,040	6,667	2010 to 2016	1%	5,727	1,127.00	100.0%	1,127.00
III-276	Portion of Evergrande Emerald Court Qionglai	Chengdu Qionglai Yiheng Property Company Limited	Qionglai	Commercial	07 Jun 2050	Carpark	—	152	2015	100.0%	—	16.70	100.0%	16.70

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III-277	Portion of Evergrande City Ziyang	Ziyang Wancheng Property Company Limited	Ziyang	Residential, Commercial	12 Dec 2050 to 12 Dec 2080	Commercial, Carpark	1,444	1,632	2016	100.0%	—	199.60	100.0%	199.60
III-278	Portion of Evergrande Splendor Kunming	Hengda Xinyuan (Kunming) Property Company Limited	Kunming	Residential, Commercial	26 Dec 2047 to 08 Oct 2081	Commercial, Carpark	4,315	2,867	2010 to 2016	59%	45,845	372.90	100.0%	372.90
III-279	Portion of Evergrande Metropolis Kunming	Kunming Heng Chang Property Company Limited	Kunming	Residential, Commercial, Office, Accommodation and Catering	09 Jun 2055 to 03 Jun 2085	Commercial	6,387	—	2017	19%	20,001	67.90	100.0%	67.90
III-280	Portion of Evergrande Atrium Kunming	Yunnan Heding Real Estate Development Company Limited	Kunming	Residential	24 Apr 2078 to 17 Sep 2079	Commercial	262	—	2015	—	—	3.80	100.0%	3.80
III-281	Portion of Evergrande Metropolis Qijiang	Qijiang Zhongxi Property Company Limited	Qijiang	Residential, Commercial	11 Nov 2050 to 11 Nov 2080	Commercial	2,062	—	2014	53%	20,052	23.10	100.0%	23.10
III-282	Portion of Evergrande Oasis Anyang	Anyang Tongruida Real Estate Development Company Limited	Anyang	Residential, Commercial	19 Nov 2050 to 30 Dec 2083	Commercial, Carpark	11,729	1,727	2016	25%	83,098	309.50	100.0%	309.50
III-283	Portion of Evergrande City Hanzhong	Hanzhong Hualian Property Company Limited	Hanzhong	Residential	29 Jul 2077 to 31 Oct 2080	Carpark	—	398	2016	—	—	44.60	100.0%	44.60
III-284	Portion of Evergrande Oasis Luoyang	Hengda (Luoyang) Real Estate Group Company Limited	Luoyang	Residential, Commercial	06 Jan 2048 to 06 Jan 2078	Commercial, Carpark	19,210	3,829	2013 to 2017	30%	319,983	640.80	100.0%	640.80
III-285	Portion of Evergrande Royal Scenic Luohe	Luohe Yusheng Real Estate Development Company Limited	Luohe	Residential, Commercial	18 Jun 2053 to 18 Jun 2083	Commercial	2,452	—	2017	—	—	21.80	100.0%	21.80
III-286	Portion of Evergrande Royal View Garden Nanyang	Nanyang Hengda Property Company Limited	Nanyang	Residential, Commercial	18 Jan 2056 to 14 Apr 2086	Commercial	13,649	—	2017	—	—	141.10	100.0%	141.10
III-287	Portion of Evergrande Metropolis Pingdingshan	Pingdingshan Hengrong Property Company Limited	Pingdingshan	Residential, Commercial	13 Aug 2053 to 13 Aug 2083	Commercial	4,594	—	2016	5%	8,265	57.90	57.0%	33.00
III-288	Portion of Evergrande Metropolis Shangqiu	Shangqiu Shilong Real Estate Development Company Limited	Shangqiu	Residential, Commercial	07 Jun 2054 to 07 Jun 2084	Commercial	2,161	—	2015	13%	53,499	19.40	100.0%	19.40
III-289	Portion of Evergrande City Xi'an	Shaanxi Jinhong Investment Company Limited	Xi'an	Residential	30 Mar 2076	Commercial, Carpark	2,925	1,555	2012 to 2013	100%	128,325	286.30	100.0%	286.30

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III-290	Portion of Evergrande Bay Xi'an	Xi'an Hengying Property Company Limited	Xi'an	Residential, Commercial	14 Apr 2055 to 14 Dec 2085	Commercial	11,790	—	2016	—	—	144.50	100.0%	144.50
III-291	Portion of Evergrande Oasis Xi'an	Xi'an Qijiang Investment Construction Company Limited	Xi'an	Residential	25 Aug 2074 to 26 Aug 2074	Carpark	—	335	2011 to 2013	—	—	50.90	100.0%	50.90
III-292	Portion of Evergrande Metropolis Xi'an	Xi'an Qiyun Property Company Limited	Xi'an	Residential	17 Aug 2076 to 18 Aug 2076	Commercial, Carpark	519	1,154	2010	100%	23,132	178.50	100.0%	178.50
III-293	Portion of Evergrande Royal Scenic Xi'an	Xi'an Jintu Property Company Limited	Xi'an	Residential, Commercial, Education	14 Jan 2052 to 14 Jan 2082	Commercial, Carpark	14,657	2,549	2016	100%	37,501	70.20	100.0%	70.20
III-294	Portion of Evergrande Atrium Xinxiang	Xinxiang Mingdu Property Company Limited	Xinxiang	Residential, Commercial	16 Jan 2051 to 16 Jan 2081	Commercial, Carpark	234	1,600	2015 to 2016	100%	54,502	15.00	55.0%	8.25
III-295	Portion of Evergrande Royal Scenic Bay Xinxiang	Xinxiang Sanlian Property Company Limited	Xinxiang	Residential, Commercial	14 May 2053 to 14 May 2083	Commercial	7,387	—	2017	18%	—	449.60	100.0%	449.60
III-296	Portion of Evergrande Emerald Court Xinyang	Xinyang Junjing Real Estate Company Limited	Xinyang	Residential, Commercial, Office	13 Feb 2055 to 13 Feb 2085	Commercial	1,966	—	2017	60%	—	16.70	100.0%	16.70
III-297	Portion of Evergrande Metropolis Xinyang	Henan Dayou Real Estate Development Company Limited	Xinyang	Residential, Commercial	31 Aug 2046 to 31 Aug 2076	Commercial, Carpark	59,328	82	2014 to 2016	—	5,775	468.70	100.0%	468.70
III-298	Portion of Evergrande Oasis Xuchang	Xuchang Dijing Property Company Limited	Xuchang	Residential, Office	29 Mar 2052 to 29 Mar 2083	Commercial	1,577	—	2017	—	—	16.70	100.0%	16.70
III-299	Portion of Evergrande City Yangling	Shanxi Yaوزه Sihai Real Estate Development Company Limited	Yangling	Residential	30 Jul 2081	Commercial, Carpark	8,640	3,016	2016	2%	—	232.60	100.0%	232.60
III-300	Portion of Evergrande Splendor Zhengzhou	Xinxiang Yujing Property Company Limited	Zhengzhou	Residential, Commercial, Accommodation and Catering	19 Jul 2052 to 29 Jun 2086	Commercial, Carpark	10,723	1,345	2014 to 2015	60%	210,267	575.00	100.0%	575.00
III-301	Portion of Evergrande Oasis Zhengzhou	Zhengzhou Yubang Property Company Limited	Zhengzhou	Residential, Office	22 May 2053 to 22 May 2083	Commercial, Carpark	12,528	2,239	2016	10%	87,608	319.80	100.0%	319.80
III-302	Portion of Evergrande Metropolis Zhengzhou	Henan Xingke Property Company Limited	Zhengzhou	Residential, Commercial	08 Dec 2049 to 08 Dec 2079	Commercial, Carpark	5,004	417	2011 to 2013	—	—	16.70	100.0%	16.70

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III-303	Portion of Evergrande Scenic Garden Zhengzhou	Zhengzhou Henglin Property Company Limited	Zhengzhou	Residential	03 Mar 2079 to 26 Jul 2085	Commercial, Carpark	3,792	2,265	2016		30,713	339.30	51.0%	173.04
III-304	Portion of Evergrande Metropolis Zhumadian	Zhumadian Kaifaqu Yucheng Real Estate Development Company Limited	Zhumadian	Residential, Commercial	Jun 2055 to 07 Nov 2086	Commercial	22,767	—	2016			230.50	100.0%	230.50
III-305	Portion of Evergrande Scenic Garden Fuling	Chongqing Hengda Fucheng Real Estate Development Company Limited	Fuling	Residential, Office	12 Nov 2050 to 12 Nov 2060	Commercial, Carpark	1,601	2,417	2013 to 2016	58%	30,713	306.60	100.0%	306.60
III-306	Portion of Evergrande City Chongqing	Chongqing Hengda Jiyu Property Company Limited	Chongqing	Residential, Commercial	10 Jul 2047 to 10 Jul 2057	Commercial, Carpark	1,159	5,143	2010 to 2016	84%	33,412	688.00	100.0%	688.00
III-307	Portion of Evergrande Atrium Chongqing	Chongqing Hengda Jun Xin Real Estate Development Company Limited	Chongqing	Residential, Commercial	01 Nov 2050 to 01 Nov 2060	Commercial, Carpark	27,569	3,904	2012 to 2018			854.60	100.0%	854.60
III-308	Portion of Evergrande Royal Scenic Bay Chongqing	Chongqing Hengda Xinding Property Company Limited	Chongqing	Residential, Commercial	24 Dec 2053 to 24 Dec 2063	Commercial	7,550	—	2015 to 2016	13%	16,799	106.00	100.0%	106.00
III-309	Portion of Evergrande C C Land Plaza	Chongqing Zhongyu Property Development Company Limited	Chongqing	Commercial	25 May 2063	Commercial, Carpark	4,150	2,020	2015			432.30	60.0%	259.38
III-310	Portion of Evergrande Emerald Court Yongchuan	Chongqing Hengda Yongjun Real Estate Development Company Limited	Chongqing	Residential	30 Jun 2061	Commercial, Carpark	385	1,128	2015			143.30	100.0%	143.30
III-311	Portion of Evergrande Royal View Garden Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial	31 Mar 2051 to 31 Mar 2061	Commercial, Carpark	4,371	1,523	2013 to 2015	18%	18,273	282.80	100.0%	282.80
III-312	Portion of Evergrande Emerald Court Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Commercial, Carpark	19,060	1,172	2015 to 2016	2%	46,443	474.20	100.0%	474.20
III-313	Portion of Evergrande Palace Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Clubhouse	14 Feb 2047 to 14 Feb 2057	Commercial, Carpark	3,979	1,056	2010 to 2013			220.30	100.0%	220.30
III-314	Portion of Evergrande Splendor Chongqing	Hengda (Jiangjin) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	28 Dec 2046 to 18 Sep 2066	Commercial, Carpark	15,077	6,472	2011 to 2016	12%	49,714	910.00	100.0%	910.00

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III-315	Portion of Evergrande Oasis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education, Carpark	17 Oct 2047 to 17 Oct 2057	Commercial, Carpark	7,643	1,213	2010 to 2014	100.0%	323.30	323.30	100.0%	323.30
III-316	Portion of Evergrande Metropolis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education	16 Oct 2047 to 17 Oct 2057	Commercial, Office, Carpark	90,020	2,040	2012 to 2016	3%	176,649	1,365.40	100.0%	1,365.40
III-317	Portion of Evergrande Scenic Garden Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Commercial	24,578	—	2016	0%	4,624	486.70	100.0%	486.70
III-318	Portion of Evergrande Century City Chongqing	Chongqing Yongli Property Company Limited	Chongqing	Residential, Commercial	30 Dec 2054 to 30 Dec 2064	Commercial	689	—	2017	—	—	9.60	51.0%	4.90
III-319	Portion of Evergrande Royal Scenic Peninsula Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Commercial	29,022	—	2016	—	—	471.30	100.0%	471.30
III-320	Portion of Evergrande The Coronation Chongqing	Chongqing Jianzhi Real Estate Company Limited	Chongqing	Residential, Commercial, Education	02 Feb 2048 to 02 Feb 2058	Carpark	—	2,529	2015 to 2016	—	—	424.90	64.5%	274.15
III-321	Portion of Evergrande Central Plaza Chongqing	Chongqing Hengda Xingai Property Company Limited	Chongqing	Residential, Commercial	30 Nov 2055 to 30 Nov 2065	Carpark	—	2,394	2017	—	—	388.00	100.0%	388.00
III-322	Portion of Evergrande Oasis Zigong	Hengda (Zigong) Real Estate Group Company Limited	Zigong	Residential, Commercial	20 Apr 2051 to 10 Dec 2083	Commercial, Carpark	10,911	1,167	2014	86%	118,643	219.80	100.0%	219.80
III-323	Portion of Evergrande Metropolis Zigong	Zigong Xinmao Property Company Limited	Zigong	Residential, Commercial	28 Nov 2052 to 18 Jun 2083	Commercial, Carpark	6,150	762	2014 to 2016	49%	32,958	151.00	100.0%	151.00

Note:

- All areas are stated in approximations.
- All values are stated in approximations.
- We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB24,100,000.

Group III-B — Properties held by the Group for Investment in the PRC (Under Development)

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)	Interest Attributable to the Group (%)
III-324	Portion of Evergrande Oasis Anqing	Anqing Hegeyuan Property Company Limited	Anqing	Residential, Commercial	30 May 2053 to 30 Nov 2083	Commercial, Carpark	16,837	657	2016	2017	87.94	30.63	236.40	124.10	100.0%
III-325	Portion of Evergrande City Bozhou	Bozhou Hengda Property Company Limited	Bozhou	Residential, Commercial	29 Jul 2051 to 14 Sep 2081	Commercial, Carpark	5,202	3,645	2014	2017	220.64	153.19	453.00	297.70	100.0%
III-326	Portion of Evergrande Oasis Fuyang	Fuyang Yuefeng Property Company Limited	Fuyang	Residential, Commercial	12 Jan 2056 to 12 Jan 2086	Commercial	6,499	—	2015	2017	17.09	15.11	67.90	52.00	70.0%
III-327	Portion of Evergrande Plaza Hefei	Yuecheng (Hefei) Property Company Limited	Hefei	Residential, Commercial	10 Sep 2053 to 10 Sep 2083	Commercial	9,681	—	2014	2017	26.01	23.41	147.50	125.60	100.0%
III-328	Portion of Evergrande Oasis Tongling	Tongling Hengda Property Company Limited	Tongling	Residential, Commercial	20 Dec 2050 to 20 Dec 2080	Commercial	3,780	—	2016	2017	10.23	9.72	50.30	40.20	100.0%
III-329	Portion of Evergrande Metropolis Suzhou	Suzhou Heng Ding Property Company Limited	Suzhou	Residential, Commercial	Jul 2054 to Jul 2084	Commercial	16,815	—	2015	2017	45.40	13.62	184.30	103.40	65.0%
III-330	Portion of Evergrande Palace Baodou	Hengda (Baodou) Real Estate Group Company Limited	Baodou	Residential, Commercial	21 May 2048 to 22 May 2078	Carpark	—	1,135	2014	2017	108.34	102.93	227.00	193.80	100.0%
III-331	Portion of Evergrande Metropolis Handan	Handan Deye Real Estate Development Company Limited	Handan	Residential, Office	14 Mar 2051 to 14 Mar 2081	Commercial	12,503	—	2014	2017	36.09	27.07	151.40	112.90	90.0%
III-332	Portion of Evergrande City Hengshui	Hengshui Shengyu Real Estate Development Company Limited	Hengshui	Residential, Commercial	15 May 2053 to 29 Sep 2084	Commercial, Carpark	26,451	2,338	2014	2017	262.79	236.51	666.80	526.60	70.0%
III-333	Portion of Evergrande Emerald Court Langfang	Langfang Fecui Huiang Real Estate Development Company Limited	Langfang	Residential, Commercial	12 Oct 2053 to 12 Oct 2083	Carpark	—	654	2014	2017	66.83	60.15	68.70	53.70	100.0%
III-334	Portion of Evergrande Royal Scenic Peninsula Shijiazhuang	Shijiazhuang Diyijia Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial, Office	05 Sep 2052 to 14 Feb 2087	Commercial, Office, Carpark	87,063	3,658	2014	2017	640.40	584.63	1,310.90	1,078.00	70.0%
III-335	Portion of Evergrande Palace Tangshan	Tangshan Zhaorui Investment Company Limited	Tangshan	Residential, Commercial	25 Mar 2053 to 22 Oct 2083	Commercial	49,132	—	2014	2017	131.23	118.11	593.80	488.00	60.0%
III-336	Portion of Evergrande Academicism Tangshan	Tangshan Fujia Real Estate Development Company Limited	Tangshan	Residential, Commercial, Education	09 Feb 2054 to 09 Feb 2084	Commercial	68,727	—	2014	2017	92.63	51.42	799.00	600.40	51.0%

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽²⁾ Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-337	Portion of Evergrande City Qinhuangdao	Hengda Real Estate Group Qinhuangdao Hengdacheeng Real Estate Development Company Limited	Qinhuangdao	Residential, Commercial	26 Nov 2050 to 14 Aug 2085	Commercial	3,100	—	2014	2017	8.47	7.20	22.00	100.0%	16.40	16.40
III-338	Portion of Evergrande City Xingtai	Xingtai Shuangda Real Estate Development Company Limited	Xingtai	Residential, Commercial	16 Oct 2052 to 16 Oct 2082	Commercial	16,974	—	2014	2017	37.50	30.00	112.50	72.0%	83.30	59.98
III-339	Portion of Evergrande Royal View Garden Xiamen	Xiamen Hengda Property Company Limited	Xiamen	Residential, Commercial	04 Jun 2055 to 04 Jun 2085	Commercial	2,200	—	2015	2017	6.82	6.14	62.90	100.0%	53.90	53.90
III-340	Portion of Evergrande Metropolis Shishi	Shishi Jinbi Property Company Limited	Shishi	Residential, Commercial	16 Feb 2054 to 16 Feb 2084	Carpark	—	969	2016	2017	94.57	85.11	155.00	100.0%	122.90	122.90
III-341	Portion of Evergrande Royal View Garden Lanzhou	Gansu Hengyuan Real Estate Development Company Limited	Lanzhou	Residential, Commercial	10 Aug 2057 to 10 Aug 2087	Commercial	26,098	—	2017	2017	69.86	62.88	306.90	100.0%	259.60	259.60
III-342	Portion of Evergrande Oasis Lanzhou	Hengda Real Estate Group Lanzhou Property Company Limited	Lanzhou	Residential, Commercial	13 Feb 2051 to 13 Feb 2081	Carpark	—	299	2016	2017	29.99	22.49	44.60	100.0%	31.60	31.60
III-343	Portion of Evergrande Scenic Garden Lanzhou	Lanzhou Shejia Property Company Limited	Lanzhou	Residential, Commercial	29 Dec 2080	Commercial	19,013	—	2016	2017	65.43	62.82	263.50	100.0%	225.70	225.70
III-344	Portion of Evergrande Metropolis Yinchuan	Hengda (Yinchuan) Real Estate Group Company Limited	Yinchuan	Residential	07 Apr 2081 to 01 Sep 2081	Carpark	—	1,164	2016	2017	92.91	83.62	156.00	100.0%	127.80	127.80
III-345	Portion of Evergrande City Chaozhou	Chaozhou Hengda Property Company Limited	Chaozhou	Residential, Public Facility, Green Space	11 Aug 2082	Carpark	—	2,890	2015	2017	304.09	273.68	485.50	100.0%	385.70	385.70
III-346	Portion of Evergrande Spring City Eriping	Hengda (Eriping) Real Estate Group Company Limited	Eriping	Residential, Commercial, Tourism	13 Mar 2052 to 13 Mar 2082	Commercial	700	—	2015	2017	2.10	2.00	10.20	100.0%	8.50	8.50
III-347	Portion of Evergrande City Shaoguan	Hengda (Shaoguan) Real Estate Group Company Limited	Shaoguan	Residential, Commercial	16 Jul 2054 to 15 Sep 2086	Carpark	—	356	2014	2017	26.33	23.69	48.80	100.0%	39.00	39.00
III-348	Portion of Evergrande Hawaii on the Sea Yangjiang	Yangjiang Yifeng Property Company Limited	Yangjiang	Residential, Accommodation and Catering, Cultural and Sport	12 Jan 2044 to 17 Aug 2083	Carpark	—	1,122	2014	2017	102.69	30.81	111.10	100.0%	31.40	31.40
III-349	Portion of Evergrande City Yunfu	Hengda (Yunfu) Real Estate Group Company Limited	Yunfu	Residential, Commercial	28 Dec 2052 to 28 Dec 2082	Commercial	2,690	—	2015	2017	7.34	6.60	22.60	51.0%	18.30	9.33

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽²⁾ Attributable to the Group in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-350	Portion of Evergrande Oasis Zhanjiang	Hengda Real Estate Group Zhanjiang Property Company Limited	Zhanjiang	Residential, Commercial	16 Jun 2053 to 16 Jul 2083	Carpark	—	2,151	2014	2017	135.26	95.78	352.70	262.20	100.0%	262.20
III-351	Portion of Evergrande Metropolis Beihai	Beihai Jijiang Real Estate Development Company Limited	Beihai	Residential, Commercial	06 Jun 2053 to 06 Jun 2083	Commercial	3,337	—	2016	2018	8.20	5.33	47.20	34.80	100.0%	34.80
III-352	Portion of Evergrande Royal Scenic Peninsula Beihai	Beihai Nanguo Tiantang Real Estate Development Company Limited	Beihai	Residential, Commercial, Accommodation and Catering, Park, Green Space	01 Jan 2046 to 20 Dec 2084	Commercial, Carpark	2,753	2,441	2014	2017	166.80	138.46	396.00	338.50	100.0%	338.50
III-353	Portion of Evergrande Royal Scenic Bay Fangchenggang	Hengda (Fangchenggang) Real Estate Group Company Limited	Fangchenggang	Residential	01 Aug 2062	Commercial	4,141	—	2015	2017	10.35	8.40	48.40	35.90	100.0%	35.90
III-354	Portion of Evergrande Plaza Guilin	Guilin Gujia Real Estate Company Limited	Guilin	Commercial, Composite	28 Sep 2048 to 29 Nov 2049	Carpark	—	825	2014	2017	79.00	75.05	109.80	92.90	51.0%	47.38
III-355	Portion of Evergrande Emerald Court Luzhou	Luzhou Hengda Jishi Property Company Limited	Luzhou	Residential, Commercial	15 Jan 2054 to 15 Jan 2084	Commercial	1,030	—	2015	2017	3.14	2.51	15.80	12.10	100.0%	12.10
III-356	Portion of Evergrande International Center Nanning	Nanning Hengda Urban Construction Company Limited	Nanning	Commercial, Office, Accommodation and Catering	06 Nov 2063 to 06 Nov 2063	Commercial	331,259	—	2017	2017 to 2018	1,636.58	271.61	4,427.70	2,093.90	100.0%	2,093.90
III-357	Portion of Evergrande Oasis Nanning	Nanning Yinxiang Real Estate Development Company Limited	Nanning	Residential, Commercial	14 Oct 2047 to 14 Oct 2077	Commercial, Carpark	18,300	2,700	2014	2017	252.16	226.95	699.10	585.80	100.0%	585.80
III-358	Portion of Evergrande Metropolis Nanning	Nanning Shangshi Hengda Real Estate Development Company Limited	Nanning	Residential, Commercial	29 Jun 2055 to 29 Jun 2085	Commercial	5,675	—	2015	2017	14.95	14.20	90.40	78.00	100.0%	78.00
III-359	Portion of Evergrande Scenic View Garden Nanning	Nanning Jinhua Yufu Real Estate Development Company Limited	Nanning	Residential, Commercial	15 Apr 2056 to 15 Apr 2086	Commercial	10,952	—	2017	2017	32.30	22.61	158.50	123.50	100.0%	123.50
III-360	Portion of Evergrande Oasis Qinzhou	Qinzhou Qilian Hengda Property Investment Company Limited	Qinzhou	Residential, Commercial	09 Feb 2050 to 09 Feb 2080	Commercial, Carpark	4,139	1,288	2015	2017	100.95	95.90	186.90	152.00	100.0%	152.00
III-361	Portion of Evergrande Central Park Guiyang	Guiyang Zhongyu Zhidi Real Estate Development Company Limited	Guiyang	Residential, Commercial	22 Apr 2051 to 22 Apr 2081	Commercial	28,319	—	2012	2017	84.96	76.46	339.80	278.30	100.0%	278.30
III-362	Portion of Evergrande Central Square Guiyang	Guiyang Zhongyu Zhidi Real Estate Development Company Limited	Guiyang	Residential, Commercial, Education	18 Aug 2055 to 18 Aug 2085	Commercial	33,105	—	2015	2017	99.31	89.38	446.50	365.60	100.0%	365.60

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-363	Portion of Evergrande Royal Scenic Bay Haitian	Hainan Minghao Property Company Limited	Chengnai	Residential	30 Dec 2068	Carpark	—	3,527	2016	2017	318.59	286.73	465.60	378.70	100.0%	378.70
III-364	Portion of Evergrande Culture Tourist City Haitou	Hanan Dongfangmingzhu Real Estate Company Limited	Haitou	Commercial	09 Nov 2063	Commercial	5,900	—	2014	2017	21.26	20.20	115.10	96.00	100.0%	96.00
III-365	Portion of Evergrande City Harbin	Harbin Hengda Xingye Real Estate Development Company Limited	Harbin	Residential, Commercial	16 May 2051 to 15 May 2082	Commercial	8,445	—	2016	2017	21.11	20.06	80.30	68.70	100.0%	68.70
III-366	Portion of Evergrande Oasis Mudanjiang	Mudanjiang Hengda Yangtai Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	18 Jul 2052 to 08 Oct 2082	Commercial	5,596	—	2014	2017	18.06	5.42	52.60	29.40	100.0%	29.40
III-367	Portion of Evergrande Capital Wuhan	Wuhan Suijiang Hangtian Investment Development Company Limited	Wuhan	Residential, Commercial	09 Aug 2050 to 09 Aug 2080	Commercial	1,833	—	2015	2017	5.77	4.90	22.50	18.10	67.1%	12.14
III-368	Portion of Evergrande Royal Scenic Bay Wuhan	Wuhan Hengda Chitian Real Estate Development Company Limited	Wuhan	Residential, Commercial	27 Mar 2054 to 24 Sep 2084	Carpark	—	1,645	2015	2017	156.64	133.14	245.10	191.50	60.0%	114.90
III-369	Portion of Evergrande Royal Garden Wuhan	Wuhan Hengda Jinbi Real Estate Development Company Limited	Wuhan	Residential, Commercial	11 Oct 2053 to 11 Oct 2083	Carpark	—	720	2015	2017	63.05	56.75	129.60	108.00	67.1%	72.45
III-370	Portion of Evergrande Metropolis Xiangyang	Xiangyang Hengda Real Estate Development Company Limited	Xiangyang	Residential, Accommodation and Catering, Public Facility	23 Mar 2051 to 23 Mar 2081	Carpark	—	1,810	2016	2017	151.56	143.98	208.20	169.60	100.0%	169.60
III-371	Portion of Evergrande City Danyang	Danyang Mingyuan Real Estate Development Company Limited	Danyang	Residential, Commercial	12 Nov 2052 to 12 Nov 2082	Carpark	—	2,029	2016	2017	237.91	226.02	324.60	273.10	100.0%	273.10
III-372	Portion of Evergrande Crystal International Plaza Hangzhou	Hangzhou Jingli Property Company Limited	Hangzhou	Residential, Commercial, Education	17 Nov 2054 to 17 Nov 2084	Commercial	42,000	—	2015	2017	147.00	124.95	683.80	553.50	100.0%	553.50
III-373	Portion of Evergrande Riverside Nanjing	Nanjing Linjiang Yujing Real Estate Development Company Limited	Nanjing	Residential, Commercial, Office, Cultural and Entertainment	11 Jan 2046 to 21 Nov 2081	Commercial	19,953	—	2016	2018	76.70	15.06	728.90	510.90	52.0%	266.57
III-374	Portion of Evergrande Atrium Nanjing Jiarong	Jiarong Tiangong Property Company Limited	Nanjing	Residential, Commercial	05 Mar 2050 to 06 Feb 2083	Commercial	66,818	—	2015	2017	273.63	246.27	1,054.00	887.80	100.0%	887.80
III-375	Portion of Evergrande City Lights Ningbo	Chengbo (Ningbo) Property Company Limited	Ningbo	Residential, Office, Cultural and Entertainment	23 Dec 2050 to 23 Dec 2080	Commercial	2,553	—	2014	2017	9.65	8.20	29.50	23.40	100.0%	23.40

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-376	Portion of Evergrande Metropolis Yancheng	Hengda (Yancheng) Real Estate Group Company Limited	Yancheng	Residential, Commercial	30 May 2052 to 30 May 2082	Commercial	5,920	—	2014	2017	18.55	16.70	61.30	49.90	100.0%	49.90
III-377	Portion of Evergrande Royal View Garden Changchun	Zetao (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 Jun 2054 to 12 Jun 2084	Commercial	1,790	—	2014	2017	4.77	4.29	17.20	14.00	100.0%	14.00
III-378	Portion of Evergrande City Plaza Changchun	Yongji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Mar 2053 to 13 Mar 2083	Commercial, Carpark	4,922	446	2014	2017	48.07	43.19	157.60	127.30	100.0%	127.30
III-379	Portion of Evergrande Metropolis Changchun	Xinji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 May 2051 to 12 May 2081	Commercial, Carpark	3,569	846	2016	2017	100.06	94.48	172.00	143.80	100.0%	143.80
III-380	Portion of Evergrade Scenic View Garden Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Jan 2051 to 13 Jan 2081	Commercial	2,600	—	2015	2017	7.71	5.78	31.10	23.10	100.0%	23.10
III-381	Portion of Evergrade Metropolis Ganzhou	Jiangxi Xingyu Property Development Company Limited	Ganzhou	Residential, Commercial	22 May 2048 to 22 May 2078	Commercial	1,490	—	2015	2017	4.50	4.05	12.80	10.40	51.0%	5.30
III-382	Portion of Evergrade Metropolis Jingdezhen	Hengda (Jingdezhen) Real Estate Group Company Limited	Jingdezhen	Residential, Commercial	27 Jun 2050 to 02 Mar 2081	Carpark	—	182	2014	2017	17.13	16.28	20.70	17.40	100.0%	17.40
III-383	Portion of Evergrade Metropolis Nanchang	Nanchang Zhongdiantou Gaocun Property Company Limited	Nanchang	Residential, Commercial	29 Dec 2050 to 29 Dec 2080	Commercial	2,951	—	2014	2017	10.14	9.13	33.40	27.20	100.0%	27.20
III-384	Portion of Evergrade Splendor Wujiaqu	Wujiaqu Zhoyoue Real Estate Development Company Limited	Wujiaqu	Residential, Commercial	12 May 2051 to 29 Nov 2082	Commercial	21,788	—	2014	2017	67.81	64.41	251.20	199.50	100.0%	199.50
III-385	Portion of Evergrade Oasis Benxi	Benxi Jixi Property Company Limited	Benxi	Residential, Commercial	28 Sep 2051 to 28 Sep 2081	Commercial	11,541	—	2014	2017	42.83	40.69	108.40	89.30	100.0%	89.30
III-386	Portion of Evergrade Royal View Garden Dalian	Dalian Hengsheng Real Estate Company Limited	Dalian	Residential, Commercial	21 Apr 2054 to 21 Apr 2084	Commercial	829	—	2015	2017	2.84	2.42	15.30	12.50	100.0%	12.50
III-387	Portion of Evergrade Plaza Fushun	Fushun Jushan Property Company Limited	Fushun	Commercial	13 Jan 2051 to 13 Feb 2051	Office	138,530	—	2014	2017	468.92	408.51	761.90	571.40	100.0%	571.40
III-388	Portion of Evergrade Palace Panjin	Panjin Jiading Property Company Limited	Panjin	Residential, Commercial	28 Jan 2051 to 29 Mar 2081	Commercial	23,576	—	2015	2017	72.06	62.68	191.20	141.00	100.0%	141.00
III-389	Portion of Evergrade Emerald Court Shenyang	Shenyang Jiahui Property Company Limited	Shenyang	Residential, Commercial	29 May 2053 to 19 Jun 2083	Commercial	1,553	—	2015	2017	4.15	3.73	17.80	15.00	100.0%	15.00

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III-390	Portion of Evergrande Oasis Shenyang	Hengda Changji (Shenyang) Property Company Limited	Shenyang	Residential	31 Dec 2056 to 31 Oct 2064	Commercial	26,628	—	2015	2017	67.79	56.19	356.30	273.50	100.0%	273.50
III-391	Portion of Evergrande Oasis Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	29 Jul 2054 to 29 Jul 2084	Commercial, Carpark	29,352	2,922	2014	2017	231.80	216.51	691.30	581.60	100.0%	581.60
III-392	Portion of Evergrande Palace Jinan	Jinan Xishi Property Company Limited	Jinan	Residential, Commercial	30 Apr 2054 to 23 Mar 2084	Office	121,783	—	2016	2017	400.03	260.67	912.20	627.20	100.0%	627.20
III-393	Portion of Evergrande Emerald Court Weifang	Shandong Payun Real Estate Development Company Limited	Weifang	Residential, Commercial	15 Feb 2052 to 19 Mar 2083	Commercial	7,531	—	2016	2017	22.55	21.42	64.40	53.20	100.0%	53.20
III-394	Portion of Evergrade Royal Scenic Liliang	Liliang Junhui Real Estate Development Company Limited	Liliang	Residential, Commercial	09 Jun 2051 to 09 Jun 2081	Commercial, Carpark	2,397	2,388	2014	2017	180.72	171.05	272.10	221.00	100.0%	221.00
III-395	Portion of Evergrade Caixiang Plaza Chengdu	Chengdu Hengda Xinbicheng Property Company Limited	Chengdu	Residential, Commercial	31 Jul 2054 to 31 Jul 2084	Commercial	51,343	—	2014	2017 to 2018	148.89	69.30	682.20	477.10	100.0%	477.10
III-396	Portion of Evergrade Royal Scenic Peninsula Chengdu	Chengdu Tianfu Shuicheng Real Estate Development Company Limited	Chengdu	Residential, Commercial	22 Mar 2048 to 22 Mar 2078	Commercial	145,248	—	2014	2018	508.37	101.67	1,456.90	736.70	100.0%	736.70
III-397	Portion of Evergrade Royal Scenic Bay Luzhou	Hengda (Luzhou) South City Property Company Limited	Luzhou	Residential, Office	29 Apr 2055 to 29 Apr 2085	Commercial	40,953	—	2015	2017	126.95	114.26	511.50	401.30	52.4%	210.20
III-398	Portion of Evergrade Metropolis Kunming	Kunming Heng Chang Property Company Limited	Kunming	Residential, Commercial, Office, Accommodation and Catering	09 Jun 2055 to 03 Jun 2085	Carpark	—	2,851	2016	2017	298.03	208.62	467.60	320.30	100.0%	320.30
III-399	Portion of Evergrade Yuntao Palace Kunming	Yunnan Hengyun Property Company Limited	Kunming	Residential, Commercial, Education, Cultural and Entertainment	28 May 2055 to 28 May 2085	Commercial, Office	93,657	—	2015	2017 to 2018	343.73	120.27	1,046.70	618.30	51.0%	315.33
III-400	Portion of Evergrade Metropolis Pingdingshan	Pingdingshan Hengrong Property Company Limited	Pingdingshan	Residential, Commercial	13 Aug 2053 to 13 Aug 2083	Commercial	1,910	—	2014	2017	5.82	4.95	24.10	18.50	57.0%	10.55
III-401	Portion of Evergrade Metropolis Shanggu	Shanggu Shilong Real Estate Development Company Limited	Shanggu	Residential, Commercial	07 Jun 2054 to 07 Jun 2084	Commercial	5,906	—	2015	2017	14.81	13.37	48.00	37.20	100.0%	37.20

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
III-402	Portion of Evergrande Royal View Garden Xi'an	Xi'an Jiazhì Property Company Limited	Xi'an	Residential, Commercial	22 Feb 2054 to 22 Feb 2084	Commercial	9,045	—	2014	2017	29.88	26.90	162.10	137.80	100.00%	137.80
III-403	Portion of Evergrande Oasis Zhengzhou	Zhengzhou Yubang Property Company Limited	Zhengzhou	Residential, Office	22 May 2053 to 22 May 2083	Office, Carpark	53,482	2,011	2015	2017	437.17	358.15	903.30	694.50	100.00%	694.50
III-404	Portion of Evergrande Scenic Garden Zhengzhou	Zhengzhou Henglin Property Company Limited	Zhengzhou	Residential	03 Mar 2079 to 26 Jul 2085	Commercial, Carpark	3,053	1,430	2015	2017	154.14	131.52	219.40	169.50	51.00%	86.45
III-405	Portion of Evergrande Yudohui Group A Chongqing	Chongqing Weigang Property Company Limited	Chongqing	Commercial	29 Jan 2063	Commercial	3,067	—	2015	2017	8.21	7.39	61.00	52.10	60.00%	31.26
III-406	Portion of Evergrande Emerald Court Chongqing	Chongqing Hengda Xiquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Commercial	8,229	—	2016	2017	22.53	15.77	121.60	95.80	100.00%	95.80
III-407	Portion of Evergrande The Coronation Chongqing	Chongqing Jianzhi Real Estate Company Limited	Chongqing	Residential, Commercial, Education	02 Feb 2048 to 02 Feb 2058	Carpark	—	631	2015	2017	106.70	96.03	106.00	82.60	64.5%	53.29
III-408	Portion of Evergrande Metropolis Zigong	Zigong Ximiao Property Company Limited	Zigong	Residential, Commercial	28 Nov 2052 to 18 Jan 2083	Carpark	—	1,523	2014	2017	147.97	140.57	163.60	136.30	100.00%	136.30

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.

Group IV — Properties held by the Group Under Development in the PRC

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-1	Evergrande Jewelry Court Anqing	Yuecheng (Anqing) Property Company Limited	Anqing	Residential, Commercial	17 Apr 2057 to 17 Apr 2087	Residential, Commercial, Composite, Hotel, Office, Other, Carpark	164,970	573,572	—	—	2017	2020	1,704.30	7.87	4,337.50	1,386.20	100.0%	1,386.20
IV-2	Portion of Evergrande Oasis Anqing	Anqing Hengyuan Property Company Limited	Anqing	Residential, Commercial	30 May 2053 to 30 Nov 2083	Residential, Commercial, Composite, Other, Carpark	212,755	125,921	5,823	29.84	2012	2018	383.70	140.70	852.50	417.10	100.0%	417.10
IV-3	Portion of Evergrande Emerald Court Bengbu	Bengbu Hengyuan Property Company Limited	Bengbu	Residential, Commercial	27 Dec 2054 to 27 Dec 2084	Residential, Commercial, Composite, Other, Carpark	151,411	138,115	43,328	323.18	2015	2018	319.25	25.75	681.00	237.00	100.0%	237.00
IV-4	Portion of Evergrande Royal Scenic Bay Bengbu	Bengbu Hengyuan Property Company Limited	Bengbu	Residential, Commercial	29 Jun 2052 to 29 Jun 2082	Residential, Commercial, Composite, Other, Carpark	126,821	94,076	20,999	32.70	2013	2017	210.56	24.89	275.40	45.50	100.0%	45.50
IV-5	Portion of Evergrande City Bozhou	Bozhou Hengda Property Company Limited	Bozhou	Residential, Commercial	29 Jul 2051 to 14 Sep 2081	Residential, Commercial, Composite, Other, Carpark	216,102	59,184	24,537	132.75	2011	2018	207.05	115.46	384.60	205.60	100.0%	205.60
IV-6	Evergrande Emerald Court Bozhou	Yuecheng (Bozhou) Property Company Limited	Bozhou	Residential	02 Mar 2087	Residential, Commercial, Composite, Other, Carpark	140,406	450,575	163,105	1,073.79	2017	2018	1,026.50	253.8	2,784.70	769.00	100.0%	769.00
IV-7	Portion of Evergrande Royal View Garden Chaohu	Anhui Lihong Property Company Limited	Chaohu	Residential, Public Facility	29 Sep 2050 to 29 Sep 2080	Commercial, Composite, Other, Carpark	77,946	62,953	1,081	8.17	2013	2017	142.92	111.13	212.50	139.90	100.0%	139.90
IV-8	Portion of Evergrande Oasis Chuzhou	Chuzhou Yuecong Property Company Limited	Chuzhou	Residential, Commercial	14 Sep 2083	Commercial, Composite, Other, Carpark	84,502	14,299	6,249	26.10	2013	2017	42.76	19.85	62.20	27.90	100.0%	27.90
IV-9	Portion of Evergrande Metropolis Chuzhou	Chuzhou Hengda Property Company Limited	Chuzhou	Residential, Commercial	20 May 2083	Commercial, Composite, Carpark	68,861	5,838	668	1.81	2013	2017	23.52	19.53	29.20	20.40	100.0%	20.40
IV-10	Portion of Evergrande Royal View Garden Chuzhou	Chuzhou Hengyuan Property Company Limited	Chuzhou	Residential, Commercial	14 Jul 2083	Residential, Commercial, Composite, Other, Carpark	134,869	238,177	3,725	30.77	2016	2019	607.71	90.90	1,137.00	440.50	88.0%	387.64
IV-11	Portion of Evergrande Oasis Feidong	Yuecheng (Feifei) Property Company Limited	Feidong	Residential, Commercial	20 Aug 2055 to 20 Aug 2085	Residential, Commercial, Composite, Carpark	90,220	69,081	9,751	73.64	2015	2017	161.02	115.80	306.40	201.70	65.0%	131.11

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽³⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-12	Portion of Evergrande Oasis Fuyang	Fuyang Yueqing Property Company Limited	Fuyang	Residential, Commercial	12 Jan 2056 to 12 Jan 2086	Residential, Commercial, Office, Other, Carpark	183,152	142,076	10,125	108.47	2016	2019	365.39	58.93	671.60	198.20	70.0%	138.74
IV-13	Evergrande Royal Seaside Fuyang	Fuyang Yuehai Property Company Limited	Fuyang	Residential, Commercial	14 Nov 2056 to 14 Nov 2086	Residential, Commercial, Composite, Other, Carpark	137,229	330,747	155,777	1,229.12	2017	2020	956.60	55.45	2,103.30	611.60	60.0%	366.96
IV-14	Portion of Evergrande City Hefei Anhui Sanlin Property Company Limited	Hefei Anhui Sanlin Property Company Limited	Hefei	Residential	16 Aug 2074	Residential, Commercial, Other, Carpark	310,929	152,890	9,401	31.35	2009	2018	391.96	33.44	1,205.50	682.50	100.0%	682.50
IV-15	Portion of Evergrande Royal View Garden Hefei	Yueqing (Hefei) Property Company Limited	Hefei	Residential, Commercial	24 Aug 2051 to 24 Aug 2081	Commercial, Composite, Hotel, Other, Carpark	280,923	84,251	—	—	2012	2017	803.63	25.80	424.40	147.70	100.0%	147.70
IV-16	Portion of Evergrande Plaza Hefei	Yueqing (Hefei) Property Company Limited	Hefei	Residential, Commercial	10 Sep 2053 to 10 Sep 2083	Residential, Commercial, Composite, Office, Other, Carpark	183,451	433,208	25,244	306.17	2014	2018	1,135.85	159.27	4,519.10	2,825.30	100.0%	2,825.30
IV-17	Portion of Evergrande Plaza Hefei	Yueqi (Hefei) Business Operation Management Company Limited	Hefei	Commercial	10 Sep 2053	Commercial, Office, Carpark	37,045	396,586	—	—	2014	2018	998.25	195.68	5,449.80	3,229.10	100.0%	3,229.10
IV-18	Portion of Evergrande Plaza Hefei	Yueqi (Hefei) Property Company Limited	Hefei	Commercial	10 Sep 2053	Commercial, Office, Carpark	21,013	122,723	589	5.82	2013	2018	309.51	204.03	1,905.60	1,365.30	100.0%	1,365.30
IV-19	Portion of Evergrande Palace Hefei	Qijia (Hefei) Property Company Limited	Hefei	Residential	Jun 2079 to Jan 2080	Other	142,578	2,760	—	—	2009	2017	6.79	6.56	7.10	5.60	100.0%	5.60
IV-20	Evergrande Yue Long Court Hefei	Hengru (Hefei) Property Company Limited	Hefei	Residential	12 Dec 2086	Residential, Commercial, Other, Carpark	129,473	330,674	46,199	425.79	2017	2020	1,006.15	34.69	2,677.70	855.50	100.0%	855.50
IV-21	Portion of Evergrande International Center Hefei	Yueqing (Hefei) Property Company Limited	Hefei	Commercial	15 Oct 2053	Residential, Commercial, Office, Carpark	33,548	459,492	53,394	548.54	2014	2021	1,283.80	154.21	3,990.70	1,853.70	100.0%	1,553.70
IV-22	Portion of Evergrande International Center Hefei	Yuehai (Hefei) Business Operation Management Company Limited	Hefei	Commercial	15 Oct 2053	Commercial, Hotel, Office, Carpark	33,548	442,066	—	—	2014	2021	1,516.13	188.83	3,179.60	881.80	100.0%	881.80
IV-23	Portion of Evergrande International Center Hefei	Yuehai (Hefei) Property Company Limited	Hefei	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Commercial, Carpark	67,469	81,278	40,202	432.85	2014	2017	292.01	286.97	592.90	437.00	100.0%	437.00
IV-24	Portion of Evergrande Metropolis Huabei	Huabei Yueqing Property Company Limited	Huabei	Residential, Commercial	08 Oct 2050 to 23 Dec 2080	Residential, Commercial, Other, Carpark	289,640	53,453	35,352	131.91	2010	2017	119.68	68.20	170.70	86.70	100.0%	86.70
IV-25	Portion of Evergrande Atrium Huabei	Huabei Hongqiang Property Company Limited	Huabei	Residential, Commercial	21 Oct 2051 to 19 Jun 2082	Residential, Commercial, Other, Carpark	106,136	311,282	180,396	611.20	2011	2018	755.99	746.76	1,292.50	960.70	100.0%	960.70

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-26	Portion of Evergrande Oasis Huainan	Huainan Hengda Tianheng Property Company Limited	Huainan	Residential	02 May 2081 to 03 May 2081	Residential, Commercial, Composite, Other, Carpark	261,516	53,774	4,847	23.45	2011	2017	125.44	18.98	202.10	57.50	60.0%	34.50
IV-27	Evergrande Left Riverbank Huangshan	Yuecheng (Huangshan) Project Company Limited	Huangshan	Residential, Commercial	17 Jan 2057 to 17 Jan 2087	Residential, Commercial, Composite, Carpark	98,053	220,395	121,041	880.81	2017	2018	693.42	11.98	1,477.90	415.50	100.0%	415.50
IV-28	Portion of Evergrande Royal Scenic Bay Lai'an	Lai'an Yue Tong Property Company Limited	Lai'an	Residential, Commercial	27 Dec 2051 to 28 Dec 2081	Residential, Commercial, Composite, Hotel, Office, Other, Carpark	604,016	1,224,557	110,575	703.63	2012	2022	3,330.42	550.42	7,004.70	1,856.30	100.0%	1,856.30
IV-29	Evergrande Oasis Ma'anshan	Ma'anshan Yuecong Property Company Limited	Ma'anshan	Residential	21 Jul 2086	Residential, Commercial, Composite, Carpark	82,360	205,667	130,096	912.06	2016	2018	527.08	83.30	1,194.80	464.20	100.0%	464.20
IV-30	Portion of Evergrande Royal Scenic Bay Ma'anshan	Ma'anshan Hengda Anliang Property Company Limited	Ma'anshan	Residential	11 Jun 2082	Residential, Commercial, Composite, Other, Carpark	144,145	61,968	15,327	40.70	2012	2017	174.18	129.70	219.50	134.90	60.0%	80.94
IV-31	Portion of Evergrande Oasis Tongling	Tongling Hengda Property Company Limited	Tongling	Residential, Commercial	20 Dec 2050 to 20 Dec 2080	Residential, Commercial, Composite, Other, Carpark	291,247	339,797	54,267	227.66	2011	2019	935.68	73.41	2,065.20	704.80	100.0%	704.80
IV-32	Portion of Evergrande Palace Wuhu	Wuhu Hengda Property Company Limited	Wuhu	Residential	19 May 2081 to 20 May 2081	Residential, Commercial, Other	171,226	31,544	28,512	215.95	2011	2017	88.51	77.05	225.90	170.80	100.0%	170.80
IV-33	Portion of Evergrande Metropolis Suzhou	Suzhou Heng Ding Property Company Limited	Suzhou	Residential, Commercial	Jul 2054 to Jul 2084	Residential, Commercial, Composite, Other, Carpark	162,473	447,854	50,674	284.29	2015	2019	1,142.66	14.27	2,500.90	673.70	65.0%	437.91
IV-34	Portion of Evergrande Royal Scenic Bay Suzhou	Suzhou Hengda Property Company Limited	Suzhou	Residential, Commercial	Nov 2053 to 30 Oct 2085	Residential, Commercial, Composite, Other, Carpark	178,090	157,700	48,331	196.51	2013	2019	369.05	30.65	799.50	260.90	100.0%	260.90
IV-35	Evergrande Royal Scenic Xuancheng	Yuecheng (Xuancheng) Property Company Limited	Xuancheng	Residential, Commercial	02 Mar 2087	Residential, Commercial, Composite, Other, Carpark	120,786	371,435	91,088	655.58	2017	2020	1,138.81	58.52	2,290.60	611.60	100.0%	611.60
IV-36	Portion of Evergrande Crystal International Square Hefei Plot A and C	Anhui Zhonghui Guoyin Property Company Limited	Hefei	Residential, Commercial	18 May 2065 to 18 May 2085	Residential, Commercial, Office, Other, Carpark	58,731	118,105	6,910	106.04	2016	2019	298.11	33.94	1,415.50	837.10	50.4%	421.90
IV-37	Evergrande Crystal International Square Hefei Plot B	Anhui Zhonghui Guoyin Property Company Limited	Hefei	Commercial	18 May 2065	Commercial, Hotel, Office, Carpark	30,427	153,751	—	—	2016	2019	386.32	40.93	2,124.80	1,164.40	50.4%	586.86

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽³⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-38	Evergrande Royal View Garden Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	27 Sep 2048 to 27 Sep 2078	Residential, Commercial, Other, Carpark	176,084	458,601	21,771	186.23	2009	2018	1,309.33	88.40	3,341.60	1,138.80	100.0%	1,138.80
IV-39	Evergrande Emerald Court Baotou	Baotou Hengda Real Estate Development Company Limited	Baotou	Residential, Commercial	09 Apr 2057 to 09 Apr 2087	Residential, Commercial, Composite, Other, Carpark	57,368	154,172	65,603	465.08	2017	2018	532.57	76.42	965.70	288.80	55.0%	158.84
IV-40	Portion of Evergrande Palace Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	21 May 2048 to 22 May 2078	Residential, Commercial, Other, Carpark	263,833	407,224	45,030	268.38	2009	2019	1,328.83	101.76	2,905.60	926.90	100.0%	926.90
IV-41	Portion of Evergrande Metropolis Baotou	Hengda (Baotou) Real Estate Group Company Limited	Baotou	Residential, Commercial	28 Feb 2051 to 29 Sep 2086	Residential, Commercial, Other, Carpark	188,005	250,950	38,903	186.82	2010	2019	802.10	118.55	1,530.30	449.50	100.0%	449.50
IV-42	Evergrande Tianjin Huaxi Town Beijing	Tianjin Jingniu Estates Investment Company Limited	Tianjin	Residential, Commercial, Underground Carpark, Composite Storage	11 Oct 2077	Residential, Commercial, Composite, Other, Carpark	174,600	563,942	121,106	977.90	2009	2019	2,242.09	37.04	4,355.80	981.40	100.0%	981.40
IV-43	Evergrande Left Riverbank Beijing	Hengloaxing (Beijing) Property Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite Storage	02 Aug 2065 to 02 Aug 2085	Commercial, Other, Carpark	66,677	317,566	136,685	2,375.20	2015	2019	835.56	416.60	4,145.80	2,643.30	100.0%	2,643.30
IV-44	Portion of Evergrande City Beijing	Shahengda (Beijing) Property Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite Storage	23 Jul 2053 to 23 Jul 2083	Commercial, Other, Carpark	182,569	347,134	241,272	2,639.30	2014	2019	1,294.94	354.74	3,485.60	1,733.90	100.0%	1,733.90
IV-45	Evergrande Emerald Court Beijing	Beijing Zhenghao Property Company Limited	Beijing	Residential, Commercial, Office, Underground Carpark, Composite, Underground Storage	25 May 2054 to 25 May 2084	Residential, Commercial, Other, Carpark	46,011	263,542	149,458	4,680.67	2015	2018	1,352.14	1,499.73	6,422.80	4,566.30	100.0%	4,566.30
IV-46	Evergrande Palace Beijing	Beijing Heng Xingsheng Real Estate Development Company Limited	Beijing	Residential, Commercial, Composite, Underground Storage	26 Dec 2053 to 26 Dec 2083	Residential, Commercial, Other, Carpark	80,469	339,948	145,160	3,285.64	2015	2019	1,359.42	1,227.93	9,446.60	6,995.80	100.0%	6,995.80
IV-47	Evergrande Royal Mansion Beijing	Laisihai Lihua Real Estate Development Company Limited	Beijing	Residential	2082 to 11 May 2087	Residential, Other, Carpark	197,425	238,528	91,850	626.09	2015	2019	745.07	544.37	1,551.60	892.70	65.0%	580.26
IV-48	Evergrande Metropolis Beijing	Henglong (Beijing) Property Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite Storage	27 Apr 2054 to 27 Apr 2084	Residential, Commercial, Other, Carpark	35,000	183,920	123,886	3,024.79	2015	2018	623.77	583.36	3,746.00	2,667.50	100.0%	2,667.50

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IV-49	Portion of Evergrande Culture Tourist City Beijing	Huatai Hengda Real Estate Development Company Limited	Beijing	Residential, Commercial	04 Jul 2056 to 04 Jul 2086	Residential, Commercial, Office, Hotel, Other, Carpark	906,185	1,901,820	382,346	3,888.20	2016	2019	7,517.74	959.06	15,008.40	2,687.10	100.0%	2,687.10 ⁽³⁾
IV-50	Portion of Evergrande Royal Scenic Bay Beijing	Hengda (Beijing) Real Estate Group Company Limited	Beijing	Residential, Commercial, Underground Carpark, Composite, Underground Storage	29 Sep 2053 to 29 Sep 2083	Residential, Commercial, Other, Carpark	111,577	209,035	75,994	846.63	2014	2018	558.85	350.65	2,620.00	1,813.80	100.0%	1,813.80
IV-51	Portion of Evergrande Elite Shadow Creek Beijing	Beijing Fuhua Real Estate Development Company Limited	Beijing	Residential, Office, Underground Storage	31 Dec 2045 to 31 Dec 2065	Residential, Other	312,164	223,387	51,340	1,813.01	2004	2019	3,311.37	2,018.07	15,033.50	9,799.70	100.0%	9,799.70
IV-52	Portion of Evergrande City Cangzhou	Hebei Longwei Real Estate Development Company Limited	Cangzhou	Residential, Commercial	03 Sep 2032 to 03 Sep 2082	Residential, Commercial, Composite, Other, Carpark	171,898	312,975	57,957	234.61	2012	2019	823.84	24.53	1,865.40	542.80	100.0%	542.80
IV-53	Portion of Evergrande Emerald Court Handan	Handan Hengxing Real Estate Development Company Limited	Handan	Residential	09 Jan 2087	Residential, Commercial, Composite, Other, Carpark	74,703	239,280	71,365	640.81	2017	2020	806.35	262.14	1,478.60	493.80	51.0%	251.84
IV-54	Portion of Evergrande Metropolis Handan	Handan Daye Real Estate Development Company Limited	Handan	Residential, Office	14 Mar 2051 to 14 Mar 2081	Residential, Commercial, Composite, Office, Other, Carpark	167,998	387,535	14,861	181.57	2015	2020	1,697.06	304.63	2,359.10	637.90	90.0%	574.11
IV-55	Portion of Evergrande City Hengshui	Hengshui Shengyu Real Estate Development Company Limited	Hengshui	Residential, Commercial	15 May 2053 to 29 Sep 2084	Residential, Other, Carpark	133,846	176,642	25,233	50.22	2013	2018	488.74	27.47	770.90	149.10	70.0%	104.37
IV-56	Portion of Evergrande Oasis Hengshui	Hengshui Longze Real Estate Development Company Limited	Hengshui	Residential, Commercial	17 May 2051 to 17 May 2081	Residential, Commercial, Composite, Office, Other, Carpark	171,239	303,217	97,103	631.88	2016	2019	856.37	9.07	1,767.30	429.90	60.0%	257.94
IV-57	Portion of Evergrande Palace Hohhot	Hengda (Huihoute) Real Estate Group Company Limited	Hohhot	Residential, Commercial	29 Sep 2056 to 29 Sep 2086	Residential, Commercial, Composite, Other, Carpark	105,119	155,387	67,227	550.00	2014	2020	521.47	199.74	913.60	339.90	100.0%	339.90
IV-58	Portion of Evergrande Metropolis Hohhot	Hengda (Huihoute) Real Estate Group Company Limited	Hohhot	Residential	24 Jul 2083	Composite, Other	64,343	9,336	—	—	2013	2017	43.22	36.35	47.50	32.40	100.0%	32.40
IV-59	Portion of Evergrande Atrium Hohhot	Inner Mongolia Changshengtai Real Estate Company Limited	Hohhot	Residential, Commercial, Office	15 Mar 2051 to 15 Mar 2081	Residential, Composite, Other	95,730	29,774	7,182	34.20	2013	2017	119.74	109.79	75.70	51.30	74.0%	37.96

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IV-60	Portion of Evergrande Emerald Court Langfang	Langfang Feicui Huating Real Estate Development Company Limited	Langfang	Residential, Commercial	12 Oct 2053 to 12 Oct 2083	Residential, Commercial, Composite, Other, Carpark	133,333	128,149	18,461	175.66	2015	2019	319.36	83.26	814.20	368.20	100.0%	368.20
IV-61	Portion of Evergrande Metropolis Langfang	Hengda Langfang Real Estate Development Company Limited	Langfang	Residential, Commercial	07 Oct 2053 to 07 Oct 2083	Residential, Commercial, Composite, Other, Carpark	101,351	96,656	19,706	23.18	2014	2018	218.85	135.41	236.40	138.40	100.0%	138.40
IV-62	Evergrande Zhongding Building Langfang	Langfang City Zhongding Real Estate Development Company Limited	Langfang	Commercial	01 May 2053	Commercial, Office, Carpark	5,699	27,266	—	—	2017	2018	118.98	14.44	329.80	82.20	100.0%	82.20
IV-63	Portion of Evergrande Splendor Luquan	Hengda (Luquan) Real Estate Group Company Limited	Luquan	Residential, Accommodation and Catering	01 Jun 2051 to 01 Jun 2081	Residential, Commercial, Other	533,333	65,826	1,186	12.58	2011	2017	257.25	194.95	391.40	273.70	100.0%	273.70
IV-64	Portion of Evergrande City Shijiazhuang	Hengda (Shijiazhuang) Real Estate Group Company Limited	Shijiazhuang	Residential, Commercial, Office	18 Aug 2049 to 18 Aug 2079	Commercial, Composite, Other	245,417	30,898	—	—	2009	2017	107.66	72.26	186.40	117.00	100.0%	117.00
IV-65	Portion of Evergrande Linxi Town Shijiazhuang	Shijiazhuang Wei Xuan Real Estate Development Company Limited	Shijiazhuang	Residential	11 Mar 2083 to 01 Sep 2085	Residential, Commercial, Composite, Other, Carpark	99,050	82,797	26,853	282.40	2016	2017	256.79	77.63	601.40	311.00	65.0%	195.93
IV-66	Portion of Evergrande Oasis Shijiazhuang	Shijiazhuang Shengyu Real Estate Development Company Limited	Shijiazhuang	Residential	19 Mar 2079	Other	176,426	8,692	—	—	2010	2017	24.48	11.43	4.70	3.40	100.0%	3.40
IV-67	Portion of Evergrande Metropolis Shijiazhuang	Hebei Longhai Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial	24 Nov 2051 to 24 Nov 2081	Composite, Other, Carpark	50,202	203,504	1,782	6.24	2012	2018	441.56	139.77	39.90	14.60	90.0%	13.14
IV-68	Portion of Evergrande Atrium Shijiazhuang	Hebei Gejie Shi Real Estate Development Company Limited	Shijiazhuang	Residential	19 May 2081	Commercial, Composite, Other, Carpark	172,676	107,052	30,122	198.38	2011	2019	305.12	239.86	209.60	139.30	100.0%	139.30
IV-69	Portion of Evergrande Royal Scenic Peninsula Shijiazhuang	Shijiazhuang Diyijia Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial, Office	05 Sep 2052 to 14 Feb 2087	Residential, Commercial, Other, Carpark	737,986	2,149,048	30,901	504.14	2012	2018	4,015.21	392.92	11,410.30	5,656.70	70.0%	3,539.69
IV-70	Evergrande Central Plaza Shijiazhuang	Hengrun (Hebei) Real Estate Development Company Limited	Shijiazhuang	Commercial	24 Jul 2056	Residential, Commercial	25,061	129,809	—	—	2017	2020	439.47	309.37	1,901.90	1,156.20	100.0%	1,156.20

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IV-71	Shijiazhuang Jingyuan	Shijiazhuang Xinlong Real Estate Development Company Limited	Shijiazhuang	Residential, Commercial	27 Jan 2055 to 27 Jan 2085	Residential, Commercial, Other, Carpark	25,423	103,193	—	—	2014	2018	301.34	274.53	1,883.20	1,450.70	100.0%	1,450.70
IV-72	Portion of Evergrande Palace Tangshan	Tangshan Zhonmi Investment Company Limited	Tangshan	Residential, Commercial	25 Mar 2053 to 22 Oct 2083	Residential, Commercial, Composite, Office, Other, Carpark	84,686	129,607	5,033	25.48	2013	2018	404.75	316.16	799.70	526.10	60.0%	315.66
IV-73	Evergrande Dragon Court Tangshan	Tangshan Bozhi Real Estate Development Company Limited	Tangshan	Residential, Education	31 Mar 2048 to 09 Feb 2084	Residential, Commercial, Hotel, Other, Carpark	419,230	1,802,948	643,051	3,818.52	2009	2017	4,819.11	2,891.87	7,987.60	4,158.50	51.0%	2,120.84
IV-74	Portion of Evergrande Academism Tangshan	Tangshan Fujia Real Estate Development Company Limited	Tangshan	Residential, Commercial, Education	09 Feb 2054 to 09 Feb 2084	Residential, Commercial, Other, Carpark	160,356	794,156	628	5.34	2014	2019	2,485.90	1,067.03	4,630.10	2,008.50	51.0%	1,024.34
IV-75	Portion of Evergrande Royal View Garden Tianjin	Tianjin Dingjing Real Estate Development Limited	Tianjin	Residential, Commercial, Education	24 Apr 2054 to 24 Apr 2084	Residential, Commercial, Carpark	113,570	239,000	18,413	322.70	2016	2019	852.35	303.97	3,688.70	2,183.80	100.0%	2,183.80
IV-76	Portion of Evergrande Oasis Tianjin	Tianjin Jin Li Hu Investment Company Limited	Tianjin	Residential	23 Mar 2080 to 07 Jun 2080	Residential, Composite, Other, Carpark	388,722	25,283	2,704	7.67	2010	2018	79.00	2.41	135.80	37.90	100.0%	37.90
IV-77	Portion of Evergrande Oasis Tianjin	Tianjin Yihan Chuangzhan Property Company Limited	Tianjin	Residential, Commercial	23 Mar 2050 to 07 Jun 2080	Residential, Commercial, Other, Carpark	489,330	512,649	166,673	1,648.07	2010	2020	2,233.34	1,399.58	5,064.30	2,383.90	100.0%	2,583.90
IV-78	Portion of Evergrande Metropolis Tianjin	Tianjin Binjiao Investment Company Limited	Tianjin	Residential	28 Nov 2077	Residential, Commercial, Composite, Other, Carpark	289,514	56,425	5,157	41.72	2011	2018	146.03	32.87	317.40	138.10	100.0%	138.10
IV-79	Portion of Evergrande Scenic Garden Tianjin	Tianjin Shanshi Cheng Investment Company Limited	Tianjin	Residential, Commercial	17 Nov 2056 to 17 Nov 2086	Residential, Commercial, Other, Carpark	506,139	389,280	22,776	347.69	2011	2020	1,789.14	108.51	4,599.20	1,577.10	100.0%	1,577.10
IV-80	Portion of Evergrande Royal Scenic Peninsula Tianjin	Tianjin Yijing Bandao Investment Company Limited	Tianjin	Residential	07 Jun 2081 to 10 Jun 2081	Residential, Commercial, Composite, Other, Carpark	213,680	139,028	30,394	276.96	2011	2019	429.74	6.61	775.70	147.70	100.0%	147.70
IV-81	Evergrande Royal Scenic Bay Tianjin	Tianjin Yojingwan Investment Company Limited	Tianjin	Residential, Commercial, Education, Park and Green Space	11 Jul 2056 to 11 Jul 2086	Residential, Other, Carpark	88,065	125,942	30,834	491.96	2016	2019	382.63	26.91	1,244.00	597.40	100.0%	597.40
IV-82	Evergrande Joy Palace Tianjin	Tianjin Yuefu Real Estate Development Company Limited	Tianjin	Residential, Commercial	23 Jun 2057 to 23 Jun 2087	Residential, Commercial, Other, Carpark	195,155	433,698	—	—	2017	2020	1,453.27	24.24	6,786.80	3,911.80	100.0%	3,911.80

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IV-43	Portion of Evergrande City Qinhuaqiao	Hengda Real Estate Group Qinhuaqiao Hengdacheng Real Estate Development Company Limited	Qinhuaqiao	Residential, Commercial	26 Nov 2060 to 14 Aug 2085	Residential, Commercial, Office, Other, Carpark	796,537	4,365,742	8,910	52.67	2011	2023	16,760.54	377.90	29,762.00	395.80	100.0%	395.80 ⁽⁴⁾
IV-44	Portion of Evergrande Oasis Wuhai	Wuhai Junjing Real Estate Development Company Limited	Wuhai	Residential	13 Jun 2082	Residential	66,242	7,283	—	—	2012	2017	26.30	23.56	40.10	30.40	100.0%	30.40
IV-45	Portion of Evergrande City Xingtai	Xingtai Shuangda Real Estate Development Company Limited	Xingtai	Residential, Commercial	16 Oct 2052 to 16 Oct 2082	Residential, Commercial, Other, Carpark	106,353	133,911	2,538	15.32	2014	2019	322.40	237.25	621.20	370.70	72.0%	266.90
IV-46	Portion of Evergrande Royal View Garden Xingtai	Xingtai Chengjia Real Estate Development Company Limited	Xingtai	Residential, Commercial	16 Oct 2052 to 16 Oct 2082	Other	27,376	2,921	9	0.03	2014	2017	7.08	4.39	3.60	0.30	72.0%	0.22
IV-47	Portion of Evergrande Metropolis Xingtai	Xingtai Xiangsheng Real Estate Development Company Limited	Xingtai	Residential	20 Jul 2082	Residential, Commercial, Composite, Other, Carpark	88,671	275,864	63	0.16	2013	2019	758.42	56.41	1,098.30	226.00	100.0%	226.00
IV-48	Portion of Evergrande Scenic Garden Xingtai	Xingtai Henghao Real Estate Development Company Limited	Xingtai	Residential, Commercial, Office, Catering	05 Jun 2056 to 26 Feb 2087	Residential, Commercial, Other, Carpark	127,560	221,727	2,909	32.69	2016	2019	574.20	66.71	1,150.60	356.10	58.0%	206.54
IV-49	Beijing Yuhé History & Culture Conservation Zone Renovation Project No.1-1 Land	Beijing Dongfang Yexia Culture and Art Company Limited	Beijing	Commercial, Underground Carpark	28 Apr 2050	Commercial	2,604	5,053	—	—	2016	2017	385.00	322.91	461.10	323.40	100.0%	323.40
IV-50	Portion of Evergrande Royal Scenic Anxi	Quanzhou Zanshi Investment Development Company Limited	Anxi	Residential, Commercial	14 Sep 2047 to 03 May 2086	Residential, Commercial, Hotel, Other, Carpark	147,283	217,118	792	8.26	2014	2018	610.77	59.46	1,498.00	588.90	100.0%	588.90
IV-51	Evergrande City Fuzhou	Fuzhou Hengda Property Company Limited	Fuzhou	Residential, Commercial	20 Jul 2056 to 20 Jul 2086	Residential, Commercial, Composite, Other, Carpark	126,506	277,729	64,150	583.19	2016	2018	976.56	63.52	2,433.80	941.40	100.0%	941.40
IV-52	Portion of Evergrande Scenic Garden Fuzhou	Fuzhou Jin'an Real Estate Development Company Limited	Fuzhou	Residential	03 Dec 2083 to 01 Jun 2085	Residential, Other, Carpark	133,333	141,622	39,899	349.61	2015	2018	468.63	45.94	988.60	337.80	100.0%	337.80
IV-53	Portion of Evergrande Oasis Longyan	Longyan Hengda Property Company Limited	Longyan	Residential	18 Sep 2086	Commercial, Composite, Other, Carpark	70,459	57,979	—	—	2016	2018	123.45	5.31	296.90	103.20	100.0%	103.20
IV-54	Evergrande Royal Scenic Nanping	Nanping Hengda Property Company Limited	Nanping	Residential, Commercial	23 Aug 2056 to 23 Aug 2086	Residential, Commercial, Composite, Other, Carpark	112,002	267,151	84,745	644.40	2016	2018	844.13	58.63	1,718.80	557.10	100.0%	557.10

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IV-95	Evergrande Royal Scenic Peninsula Ningde	Ningde Hengda Property Company Limited	Ningde	Residential, Commercial, Accommodation and Catering	07 May 2087 to 07 May 2087	Residential, Commercial, Composite, Other, Carpark	109,511	325,732	128,407	1,174.92	2017	2018	972.06	78.75	2,521.80	1,018.10	100.0%	1,018.10
IV-96	Portion of Evergrande Royal Scenic Peninsula Putian	Putian Jinbi Property Company Limited	Putian	Residential, Commercial	08 Sep 2055 to 07 Sep 2085	Residential, Commercial, Composite, Other, Carpark	173,956	102,429	20,643	160.20	2015	2018	220.41	10.72	705.80	314.40	51.0%	160.34
IV-97	Evergrande The Coronation Putian	Putian Hengsheng Property Company Limited	Putian	Residential, Roadway	08 Oct 2066 to 08 Oct 2086	Residential, Composite, Other, Carpark	196,445	259,831	27,466	422.44	2016	2019	879.15	16.54	3,913.00	1,806.60	100.0%	1,806.60
IV-98	Evergrande City Plaza Quanzhou	Quanzhou Renjian Property Company Limited	Quanzhou	Commercial, Underground Carpark	25 Sep 2052 to 08 Dec 2066	Residential, Commercial, Carpark	18,955	148,252	—	—	2017	2018	403.38	71.20	1,211.20	605.20	100.0%	605.20
IV-99	Portion of Evergrande Emerald Court Quanzhou	Quanzhou Ansheng Property Company Limited	Quanzhou	Residential, Commercial	19 Jan 2054 to 19 Jun 2084	Commercial, Other	15,839	6,253	2,720	14.16	2015	2017	28.72	24.13	38.10	26.90	100.0%	26.90
IV-100	Portion of Evergrande Emerald Dragon Court Quanzhou	Quanzhou Ansheng Property Company Limited	Quanzhou	Residential, Commercial	09 Oct 2053 to 09 Oct 2083	Residential, Commercial, Other, Carpark	29,031	51,981	207	1.15	2015	2018	128.52	55.25	347.40	194.90	100.0%	194.90
IV-101	Portion of Evergrande Royal Scenic Bay Quanzhou	Jinjiang Jinbi Property Company Limited	Quanzhou	Residential, Commercial	08 Mar 2055 to 08 Mar 2085	Commercial, Composite, Other, Carpark	57,068	54,184	14,078	124.02	2015	2018	124.07	18.57	350.10	165.80	100.0%	165.80
IV-102	Evergrande Royal Palace Sunning	Panshi (Fujian) Real Estate Development Company Limited (Xintand Branch Office)	Sunning	Residential, Commercial, Public Facility	06 Aug 2062 to 23 Apr 2084	Residential, Commercial, Composite, Other, Carpark	191,389	361,901	30,905	177.04	2015	2020	1,269.45	444.34	2,472.00	897.60	100.0%	897.60
IV-103	Portion of Evergrande Royal View Garden Xiamen	Xiamen Hengda Property Company Limited	Xiamen	Residential, Commercial	04 Jun 2055 to 04 Jun 2085	Residential, Commercial, Other, Carpark	70,825	138,461	15,949	423.68	2015	2018	387.09	7.44	2,814.30	1,608.80	100.0%	1,608.80
IV-104	Portion of Evergrande Metropolis Shishi	Shishi Jinbi Property Company Limited	Shishi	Residential, Commercial	16 Feb 2054 to 16 Feb 2084	Residential, Commercial, Composite, Carpark	98,480	87,602	16,123	132.54	2014	2017	235.17	27.28	749.70	399.20	100.0%	399.20
IV-105	Portion of Evergrande First Palace Shishi	Shishi Hengda Property Company Limited	Shishi	Residential, Commercial	11 Oct 2056 to 11 Oct 2086	Residential, Commercial, Other, Carpark	87,329	222,467	13,294	108.99	2017	2018	650.81	1.74	1,769.70	641.60	100.0%	641.60
IV-106	Evergrande Scenic Garden Wuyishan	Zhaode (Wuyishan) Hotel Company Limited	Wuyishan	Residential, Commercial, Accommodation and Catering	30 Sep 2051 to 30 Sep 2081	Residential, Composite, Hotel, Other, Carpark	99,694	55,262	1,078	12.53	2016	2018	300.51	8.13	451.50	70.90	100.0%	70.90
IV-107	Portion of Evergrande Royal Scenic Peninsula Zhangzhou	Zhangzhou Xincheng Real Estate Development Company Limited	Zhangzhou	Residential, Commercial	24 Sep 2054 to 24 Sep 2084	Residential, Commercial, Other, Carpark	68,244	171,765	12,131	98.66	2015	2018	471.27	38.29	1,814.10	968.80	100.0%	968.80

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IV-108	Portion of Evergrande Royal Estate Development View Garden Lanzhou	Gansu Hengyuan Real Estate Development Company Limited	Lanzhou	Residential, Commercial	10 Aug 2067 to 10 Aug 2087	Residential, Commercial, Composite, Other, Carpark	144,649	458,289	32,382	387.37	2016	2020	1,332.03	6042	4,411.10	1,818.10	100.0%	1,818.10
IV-109	Portion of Evergrande Emerald Court Lanzhou	Yuzhong Jianxing Real Estate Development Company Limited	Lanzhou	Residential, Commercial	01 Nov 2065 to 01 Nov 2085	Residential, Commercial, Composite, Other, Carpark	172,800	462,217	50,192	385.92	2016	2021	1,433.35	12972	3,645.50	1,244.50	100.0%	1,244.50
IV-110	Portion of Evergrande Oasis Lanzhou	Hengda Real Estate Group Lanzhou Property Company Limited	Lanzhou	Residential, Commercial	13 Feb 2051 to 13 Feb 2081	Residential, Commercial, Composite, Other	675,641	1,169,457	26,778	232.79	2013	2023	3,790.44	23398	9,954.60	2,830.70	100.0%	2,830.70
IV-111	Portion of Evergrande Metropolis Lanzhou	Gansu Yusheng Real Estate Development Company Limited	Lanzhou	Residential, Commercial	02 Jul 2046 to 02 Jul 2076	Residential, Commercial, Other	86,683	25,932	268	2.75	2013	2017	77.98	4579	227.50	151.80	100.0%	151.80
IV-112	Portion of Evergrande Scenic Garden Lanzhou	Lanzhou Shenjun Property Company Limited	Lanzhou	Residential, Commercial	29 Dec 2080	Residential, Commercial, Composite, Other, Carpark	357,460	317,862	46,656	318.51	2014	2020	902.02	27285	1,962.90	788.00	100.0%	788.00
IV-113	Portion of Evergrande Oasis Shizuishan	Hengda (Shizuishan) Real Estate Group Company Limited	Shizuishan	Residential, Commercial	27 Sep 2050 to 27 Sep 2080	Residential, Commercial, Composite, Other, Carpark	172,502	413,750	—	—	2011	2018	1,203.13	24044	2,108.00	681.10	100.0%	681.10
IV-114	Portion of Evergrande Metropolis Wuzhong	Ningxia Jinhai Property Company Limited	Wuzhong	Residential	14 Aug 2079	Residential, Commercial, Composite	77,333	34,998	14,406	56.44	2011	2018	109.49	1323	180.40	44.90	100.0%	44.90
IV-115	Portion of Evergrande Oasis Wuwai	Wuwai Hengda Real Estate Development Company Limited	Wuwai	Residential	25 Jul 2082	Residential, Commercial, Composite, Carpark	139,835	166,193	41,106	217.28	2012	2020	448.40	38682	976.30	616.20	100.0%	616.20
IV-116	Portion of Evergrande Metropolis Xining	Xining Hengda Real Estate Development Company Limited	Xining	Residential, Commercial	24 Mar 2051 to 24 Mar 2081	Residential, Commercial, Composite, Other, Carpark	138,355	73,878	13,094	59.89	2011	2018	194.46	16791	351.00	242.80	100.0%	242.80
IV-117	Portion of Evergrande Royal View Garden Yinchuan	Ningxia Jin Honghai Property Company Limited	Yinchuan	Residential, Commercial	16 Nov 2066 to 16 Aug 2086	Residential, Commercial, Other, Carpark	89,312	155,887	—	—	2016	2019	433.91	4203	932.00	308.60	100.0%	308.60
IV-118	Portion of Evergrande Metropolis Yinchuan	Hengda (Yinchuan) Real Estate Group Company Limited	Yinchuan	Residential	07 Apr 2081 to 01 Sep 2081	Residential, Commercial, Composite, Other, Carpark	218,580	53,227	2,046	101.9	2011	2018	155.13	3887	273.40	96.70	100.0%	96.70
IV-119	Portion of Evergrande Royal Scenic Yinchuan	Ningxia Haotian Real Estate Development Company Limited	Yinchuan	Residential, Commercial	29 Nov 2053 to 29 Nov 2083	Residential, Commercial, Composite, Other	93,309	45,108	—	—	2014	2018	127.82	1903	222.80	65.20	100.0%	65.20

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IV-120	Evergrande Royal Scenic Peninsula Yinchuan	Ningxia Ruijing Real Estate Development Company Limited	Yinchuan	Residential, Commercial	19 Sep 2076	Residential, Commercial, Composite, Other, Carpark	226,611	448,503	28,694	262.97	2016	2020	1,373.10	145.66	2,976.10	881.80	80.0%	705.44
IV-121	Portion of Evergrande City Chaozhou	Chaozhou Hengda Property Company Limited	Chaozhou	Residential, Public Facility, Green Space	11 Aug 2082	Residential, Commercial, Other, Carpark	525,029	897,529	8,514	60.79	2013	2025	2,395.01	209.11	5,915.40	1,222.80	100.0%	1,222.80
IV-122	Evergrande Metropolis Chaozhou	Chaozhou Hengchen Property Company Limited	Chaozhou	Residential	23 Jun 2086	Residential, Commercial, Composite, Other, Carpark	101,924	487,353	25,210	157.06	2017	2020	1,463.02	59.70	3,168.50	767.80	100.0%	767.80
IV-123	Portion of Evergrande Scenic Garden Chaozhou	Chaozhou Hengxin Real Estate Development Company Limited	Chaozhou	Residential, Commercial, Accommodation and Catering	10 Jan 2055 to 11 Jun 2085	Residential, Commercial, Composite, Other, Carpark	245,369	546,053	4,378	29.47	2015	2020	1,622.15	27.91	3,594.10	925.40	100.0%	925.40
IV-124	Portion of The Third Jinbi Garden Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Public Facility	03 Mar 2043 to 03 Mar 2053	Residential, Commercial, Carpark	145,978	56,307	—	—	2010	2018	213.30	148.32	2,366.30	1,799.00	100.0%	1,799.00
IV-125	Portion of Dongguan Furong Gulf Project	Dongguan Guanxiang Commercial and Residential Company Limited	Dongguan	Residential, Commercial	18 Dec 2053 to 18 Dec 2083	Residential, Commercial, Composite, Other, Carpark	85,866	179,424	62,213	616.84	2017	2019	575.30	74.04	1,533.30	618.30	51.0%	315.21
IV-126	Portion of Dongguan Furong Gulf Project	Dongguan Hongfang Commercial Development Company Limited	Dongguan	Commercial	19 Dec 2053	Residential, Commercial, Carpark	7,870	12,151	—	—	2017	2018	35.54	2.99	94.10	39.00	51.0%	19.88
IV-127	Portion of Dongguan Furong Gulf Project	Dongguan Zhonghui Property Company Limited	Dongguan	Residential, Commercial	18 Dec 2053 to 18 Dec 2083	Residential, Commercial, Carpark	27,264	60,528	19,359	166.80	2017	2018	177.18	24.58	476.40	208.30	51.0%	106.19
IV-128	Portion of Evergrande Royal View Garden Dongguan	Dongguan Shenjian Real Estate Company Limited	Dongguan	Residential	21 Sep 2081	Residential, Commercial, Carpark	45,401	15,425	870	5.79	2013	2017	64.75	51.78	170.30	124.70	100.0%	124.70
IV-129	Portion of Evergrande Emerald Court Dongguan	Dongguan Huawei Real Estate Development Company Limited	Dongguan	Residential, Commercial	13 May 2063 to 15 May 2083	Residential, Commercial, Carpark	78,344	38,496	1,126	16.19	2016	2018	101.53	88.39	493.30	366.80	100.0%	366.80
IV-130	Portion of Evergrande Emerald Court Dongguan	Kaixing (Dongguan) Real Estate Development Company Limited	Dongguan	Residential, Commercial	20 Jan 2057 to 20 Jan 2087	Residential, Commercial, Other, Carpark	21,174	67,864	—	—	2016	2018	198.82	7.09	827.20	401.10	100.0%	401.10
IV-131	Portion of Evergrande Palace Dongguan	Dongguan Chengbang Real Estate Development Company Limited	Dongguan	Residential	16 Apr 2078	Residential, Commercial	43,588	55,797	15,852	64.89	2013	2017	245.77	143.97	750.30	509.10	100.0%	509.10
IV-132	Evergrande Atrium Dongguan	Dongguan Hongjing Real Estate Company Limited	Dongguan	Residential	19 May 2074	Residential, Other, Carpark	114,126	11,413	—	—	2008	2017	35.12	6.51	81.10	37.10	100.0%	37.10

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IV-133	Portion of Evergrande Atrium Dongguan (Phase III)	Dongguan Shejian Real Estate Company Limited	Dongguan	Residential	19 May 2074	Residential, Composite, Other	146,889	72,367	—	—	2012	2017	212.97	69.50	755.20	471.70	471.70	100.0%	471.70
IV-134	Portion of Evergrande Royal Scenic Peninsula Dongguan	Dongguan Qingqiangyinyi Real Estate Development Company Limited	Dongguan	Residential	30 Apr 2080 to 30 Sep 2080	Residential, Commercial, Composite, Other, Carpark	149,795	252,339	2,055	38.51	2015	2018	716.69	1,268.4	3,043.90	1,769.60	1,769.60	100.0%	1,769.60
IV-135	Portion of Evergrande Royal Scenic Dongguan	Horngum (Dongguan) Property Company Limited	Dongguan	Residential, Commercial	18 Mar 2053 to 18 Mar 2083	Residential, Commercial, Composite, Other, Carpark	80,194	46,320	1,549	22.89	2014	2017	155.44	143.61	250.50	190.60	190.60	100.0%	190.60
IV-136	Portion of Evergrande Spring City Epping	Hengda (Epping) Real Estate Group Company Limited	Epping	Residential, Commercial, Tourism	13 Mar 2052 to 13 Mar 2082	Residential, Commercial, Hotel, Other, Carpark	2,056,500	1,537,143	66,126	494.63	2012	2019	4,424.99	1,291.86	8,395.30	3,089.20	3,089.20	100.0%	3,089.20
IV-137	Portion of Evergrande City Foshan	Foshan Nanhai Outai Property Company Limited	Foshan	Residential, Commercial	23 Dec 2052 to 23 Dec 2082	Commercial, Other, Carpark	74,271	69,411	602	7.78	2016	2018	148.60	112.07	405.20	286.50	257.85	90.0%	257.85
IV-138	Portion of Evergrande Emerald Court Foshan	Foshan Nanhai Outai Property Company Limited	Foshan	Residential, Commercial	17 May 2052 to 17 May 2082	Residential, Commercial, Composite, Carpark	51,271	49,055	2,896	17.73	2016	2017	145.19	132.02	271.80	208.80	187.92	90.0%	187.92
IV-139	Portion of Evergrande Cruise City Foshan	Foshan Nanhai Jincheng Real Estate Development Company Limited	Foshan	Residential	31 Jul 2062 to 11 Aug 2064	Residential, Composite, Carpark	450,839	330,856	29,652	316.55	2015	2018	1,290.89	1,219.33	5,187.20	3,921.30	3,921.30	100.0%	3,921.30
IV-140	Portion of Evergrande Azure Lake Grand City Foshan	Foshan Nanhai Junkai Real Estate Development Company Limited	Foshan	Residential, Commercial, Office, Catering, Accommodation and Facility	12 May 2056 to 12 May 2086	Residential, Commercial, Other, Carpark	135,831	388,543	66,591	693.47	2016	2019	1,161.79	192.39	3,678.20	1,686.00	1,686.00	100.0%	1,686.00
IV-141	Portion of Evergrande Royal Scenic Foshan	Foshan Chengxin Honglong Real Estate Company Limited	Foshan	Residential, Commercial, Office, Catering, Public Facility	22 Aug 2053 to 22 Aug 2083	Other, Carpark	90,079	62,317	—	—	2015	2018	137.17	117.77	292.80	215.60	215.60	100.0%	215.60
IV-142	Portion of Evergrande Royal Scenic Peninsula Foshan	Foshan Nanhai Xitaoqian Real Estate Development Company Limited	Foshan	Residential, Commercial, Education	27 Oct 2063	Residential, Commercial, Composite, Other, Carpark	543,529	59,471	—	—	2015	2017	283.05	152.26	851.90	558.30	558.30	100.0%	558.30
IV-143	Portion of Evergrande Royal Scenic Bay Foshan	Foshan Nanhai Yingyu Real Estate Development Company Limited	Foshan	Residential, Commercial	30 Dec 2049 to 30 Dec 2080	Residential	60,491	1,167	—	—	2011	2017	4.25	0.00	34.40	23.00	23.00	100.0%	23.00
IV-144	Portion of Evergrande Yundonghai Project Foshan	Foshan Sanshui Shenyue Real Estate Company Limited	Foshan	Residential, Commercial	29 Sep 2049 to 30 Jul 2082	Residential, Commercial, Composite, Other, Carpark	981,823	518,714	2,053	18.66	2010	2023	1,980.49	657.66	4,706.10	1,682.80	1,682.80	100.0%	1,682.80
IV-145	Portion of Evergrande Yundonghai Project Foshan	Foshan Sanshui Shenyue Hotel Company Limited	Foshan	Commercial	21 Dec 2051	Hotel, Carpark	90,016	126,016	—	—	2017	2018	621.11	21.39	702.10	129.40	129.40	100.0%	129.40

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IV-146	Portion of Evergrande Yundonghai Project Foshan	Foshan Sanshui Shaiye Investment Company Limited	Foshan	Residential, Commercial	30 Jul 2052 to 30 Jul 2082	Residential, Carpark	36,756	52,825	—	—	2017	2018	191.14	1.55	380.80	110.70	100.0%	110.70
IV-147	Portion of Evergrande Scenic Palace Foshan	Foshan Sanshui Fengao Estates Investment Company Limited	Foshan	Commercial	30 Dec 2051	Residential, Commercial, Carpark	16,446	57,115	—	—	2017	2018	205.76	0.08	433.80	124.40	100.0%	124.40
IV-148	Portion of Evergrande Scenic Palace Foshan	Foshan Sanshui Neigran Real Estate Development Company Limited	Foshan	Residential, Commercial, Office	20 Mar 2047 to 20 Mar 2077	Residential, Commercial, Hotel, Other, Carpark	993,678	679,815	—	—	2009	2020	2,974.99	46.87	6,636.40	2,310.40	100.0%	2,310.40
IV-149	Portion of Evergrande Royal Palace Guangzhou	Guangzhou Xincberg Property Company Limited	Guangzhou	Residential	17 Dec 2083	Commercial, Other, Carpark	44,275	111,067	—	—	2014	2018	306.43	275.55	655.40	471.70	100.0%	471.70
IV-150	Portion of Evergrande Metropolitan Heyuan	Hengda (Heyuan) Real Estate Group Company Limited	Heyuan	Residential, Commercial	01 Jul 2053 to 01 Jul 2083	Commercial, Composite, Other, Carpark	250,777	247,833	13,223	55.55	2013	2018	522.94	73.34	938.00	282.50	100.0%	282.50
IV-151	Evergrande Jewelry Guangzhou	Hengda Real Estate Group Company Limited	Guangzhou	Commercial, Other	22 Aug 2052	Residential, Commercial, Other, Carpark	8,101	57,255	11,102	678.53	2013	2018	491.43	324.67	2,940.60	2,219.40	100.0%	2,219.40
IV-152	Evergrande Royal Scenic Peninsula Jiangmen	Guangdong Jiangmen Shipyard Company Limited	Jiangmen	Residential, Commercial	10 Nov 2056 to 10 Nov 2086	Residential, Commercial, Composite, Other, Carpark	115,084	402,130	126,699	1,107.45	2017	2020	1,298.38	91.79	2,950.90	899.70	70.0%	629.79
IV-153	Evergrande Palace Jieyang	Hengda (Jieyang) Investment Management Company Limited	Jieyang	Residential, Office	27 Dec 2054 to 27 Dec 2074	Residential, Commercial, Composite, Other, Carpark	65,017	260,360	—	—	2017	2018	863.07	57.35	1,802.70	579.50	66.0%	382.47
IV-154	Portion of Evergrande Royal Scenic Peninsula Meizhou	Meizhou Dabihui Brand Industrial Park Company Limited	Meizhou	Residential, Commercial	08 Oct 2053 to 25 Nov 2085	Residential, Commercial, Hotel, Office, Other, Carpark	97,006	2,427,857	101,778	581.55	2015	2019	6,811.11	258.44	15,794.40	4,516.90	80.0%	3,629.52
IV-155	Portion of Evergrande Splendor Qingyuan	Hengda Shengyu (Qingyuan) Property Company Limited	Qingyuan	Residential, Composite	08 Jan 2057 to 24 Feb 2081	Residential, Commercial, Other, Carpark	2,703,665	1,519,157	103,951	568.57	2007	2025	4,539.84	746.46	9,397.70	1,888.60	100.0%	1,888.60
IV-156	Portion of Evergrande Silverlake City Qingyuan	Qingyuan Yinhucheng Investment Company Limited	Qingyuan	Residential	17 Sep 2080 to 18 Oct 2080	Residential, Commercial, Composite, Other, Carpark	955,580	1,515,198	63,934	555.49	2011	2020	3,904.67	489.29	11,280.90	4,196.30	100.0%	4,196.30
IV-157	Evergrande Bay Shantou	Damin (Shantou) Plant Development Company Limited	Shantou	Residential, Office, Medical, Commercial, Cultural, Education, Public Facility, Other	10 Oct 2063 to 17 Dec 2063	Residential, Commercial, Composite, Other	297,448	884,753	59,269	374.65	2017	2024	3,050.53	245.69	6,947.70	2,656.30	65.0%	1,715.60

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IV-158	Evergrande Buda Shantou Scenic Bay Shantou	Hengde (Shantou) Property Company Limited	Shantou	Residential	04 Dec-2086	Residential, Commercial, Composite, Carpark	145,831	524,515	149,862	1,715.07	2017	2019	1,739.78	25.56	5,231.50	2,292.20	100.0%	2,292.20
IV-159	Portion of Evergrande Royal Scenic Bay Shantou	Shantou Hengde Property Company Limited	Shantou	Residential, Public Facility, Other	13 Mar-2056 to 13 Mar-2086	Residential, Commercial, Composite, Other, Carpark	166,253	139,145	17,029	128.35	2015	2020	400.78	27.07	970.60	371.20	100.0%	371.20
IV-160	Portion of Evergrande City Shaguan	Hengda (Shaguan) Real Estate Group Company Limited	Shaguan	Residential, Commercial	16 Jul-2054 to 15 Sep-2086	Residential, Commercial, Composite, Hotel, Other, Carpark	450,839	755,576	50,194	346.72	2012	2018	2,293.90	12.43	4,707.30	1,125.20	100.0%	1,125.20
IV-161	Portion of Evergrande Royal View Garden Shunde	Foshan Shunde District Shunya Fangzhou Real Estate Company Limited	Foshan	Residential, Commercial	19 Feb-2053 to 11 Jun-2075	Commercial, Composite, Carpark	39,405	59,154	1,115	144.2	2014	2018	124.41	89.88	399.40	280.50	100.0%	280.50
IV-162	Evergrande Royal View Garden Yangjiang	Yangjiang Yanglong Huameiju Real Estate Company Limited	Yangjiang	Residential, Commercial	28 Jan-2051 to 28 Jan-2081	Residential, Commercial, Composite, Other, Carpark	92,791	257,515	66,059	383.40	2017	2020	843.06	60.98	1,541.20	332.20	100.0%	332.20
IV-163	Portion of Evergrande Hawaii the Sea Yangjiang	Yangjiang Yifeng Property Company Limited	Yangjiang	Residential, Accommodation and Catering, Cultural and Sport	12 Jan-2044 to 17 Aug-2083	Residential, Commercial, Hotel, Other, Carpark	1,198,131	746,843	104,141	717.58	2013	2021	2,804.31	844.36	4,674.60	1,208.90	100.0%	1,208.90
IV-164	Portion of Evergrande Metropolis Yangjiang	Hengda (Yangjiang) Real Estate Group Company Limited	Yangjiang	Residential, Commercial	04 Feb-2055 to 04 Feb-2085	Residential, Commercial, Composite, Other, Carpark	138,669	111,186	24,521	232.35	2015	2018	257.74	173.14	557.50	332.80	100.0%	332.80
IV-165	Portion of Evergrande City Yunfu	Hengda (Yunfu) Real Estate Group Company Limited	Yunfu	Residential, Commercial	28 Dec-2052 to 28 Dec-2082	Residential, Commercial, Composite, Other, Carpark	369,888	377,830	47,134	262.19	2011	2022	989.46	451.28	1,853.70	634.80	51.0%	323.75
IV-166	Portion of Evergrande Scenic Garden Guangzhou Zengcheng	Guangzhou Hengda (Zengcheng) Real Estate Development Company Limited	Guangzhou	Residential, Commercial	19 Apr-2047 to 08 Jun-2076	Residential, Other, Carpark	286,467	4,636	1,566	6.86	2007	2017	16.11	5.25	16.90	3.20	100.0%	3.20
IV-167	Evergrande Royal View Garden Zhanjiang	Zhanjiang Longtao Real Estate Development Company Limited	Zhanjiang	Residential, Commercial, Park and Green Space	19 Apr-2055 to 19 Apr-2085	Residential, Commercial, Composite, Other, Carpark	84,881	414,474	129,871	1,363.27	2016	2019	1,259.05	218.06	3,402.40	1,487.30	60.0%	892.38
IV-168	Portion of Evergrande Oasis Zhanjiang	Hengda Real Estate Group Zhanjiang Yujing Property Company Limited	Zhanjiang	Residential, Commercial	16 Jul-2053 to 16 Jul-2083	Residential, Commercial, Composite, Other, Carpark	127,834	52,747	7,045	40.89	2013	2018	141.73	132.24	236.50	171.70	100.0%	171.70

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IV-169	Portion of Evergrande Royal Lake Zhaoqing	Zhaoqing Dingtao Tuansong Real Estate Development Company Limited	Zhaoqing	Residential, Commercial, Accommodation and Catering	23 May 2051 to 23 Aug 2081	Residential, Commercial, Composite	147,232	458,098	10,980	42.45	2017	2021	1,658.33	3.23	3,296.00	574.30	100.0%	574.30
IV-170	Portion of Evergrande Emerald Court Zhaoqing	Zhaoqing Guosong Laser Technology Production Limited	Zhaoqing	Residential, Commercial	07 Nov 2056 to 07 Nov 2086	Residential, Commercial, Other, Carpark	41,739	193,617	—	—	2017	2018	669.85	122.42	1,312.30	456.60	100.0%	456.60
IV-171	Portion of Evergrande Century Fancy World Zhaoqing	Guangdong Jiating Real Estate Development Company Limited	Zhaoqing	Residential, Commercial	30 Aug 2035 to 20 Nov 2065	Residential, Commercial, Composite, Other, Carpark	1,246,755	3,594,803	84,601	617.65	2017	2036	18,213.72	264.66	20,839.70	2,041.40	58.0%	1,184.01
IV-172	Portion of Evergrande Century Fancy World Zhaoqing	Guangdong Jiating Hotel Company Limited	Zhaoqing	Commercial	30 Aug 2035	Residential, Commercial, Hotel, Other, Carpark	195,094	144,415	—	—	2017	2025	809.66	28.27	714.10	82.00	58.0%	47.56
IV-173	Evergrande Royal Town Zhaoqing	Sihai City Haiwen Real Estate Development Company Limited	Zhaoqing	Residential, Commercial	27 Dec 2052 to 27 Dec 2082	Residential, Commercial, Composite, Other, Carpark	140,604	528,492	122,853	779.18	2016	2019	1,480.82	122.42	2,906.10	793.80	100.0%	793.80
IV-174	Portion of Evergrande Oasis Zhongshan	Hengda (Zhongshan) Real Estate Group Company Limited	Zhongshan	Residential	19 Dec 2063 to 19 Dec 2066	Residential, Commercial, Other, Carpark	147,575	89,792	3,324	48.00	2012	2017	353.81	345.61	1,308.70	1,037.90	100.0%	1,037.90
IV-175	Portion of Evergrande Metropolis Zhongshan	Zhongshan Changyin Hongzhan Real Estate Company Limited	Zhongshan	Residential	21 Oct 2083	Residential, Commercial, Carpark	63,323	43,712	6,740	84.20	2015	2017	140.22	84.59	286.80	178.70	100.0%	178.70
IV-176	Evergrande Ocean Spring Zuhai	Zuhai Hengda Haiquanwan Zuhai Property Company Limited	Zuhai	Residential, Commercial	30 Dec 2042 to 30 Dec 2072	Residential, Commercial, Composite, Other, Carpark	242,800	319,657	178,711	1,785.88	2016	2018	1,064.18	691.71	2,918.10	1,820.90	59.0%	1,074.33
IV-177	Portion of Evergrande Royal Coast Beihai	Beihai Junhai Tourism Culture Company Limited	Beihai	Residential, Commercial, Accommodation and Catering, Cultural	20 Jul 2056 to 20 Jul 2086	Residential, Commercial, Composite, Hotel, Carpark	201,594	425,767	20,933	226.56	2016	2020	1,387.75	183.43	3,416.00	1,243.40	100.0%	1,243.40
IV-178	Portion of Evergrande Metropolis Beihai	Beihai Jiating Real Estate Development Company Limited	Beihai	Residential, Commercial	06 Jun 2053 to 06 Jun 2083	Residential, Commercial, Composite, Carpark	130,460	242,724	53,648	320.13	2013	2018	683.72	85.41	1,547.20	604.70	100.0%	604.70

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IV-179	Portion of Evergrande Royal Scenic Peninsula Beihai	Beihai Nanguo Tianang Real Estate Development Company Limited	Beihai	Residential, Commercial, Accommodation and Catering, Park, Green Space	01 Jan 2046 to 20 Dec 2084	Residential, Commercial, Hotel, Other, Carpark	377,995	713,416	11,564	37.19	2011	2025	2,486.60	38.81	5,703.30	896.20	100.0%	896.20
IV-180	Portion of Evergrande Royal Scenic Bay Fangchenggang	Hengda (Fangchenggang) Real Estate Group Company Limited	Fangchenggang	Residential	01 Aug 2082	Composite, Other, Carpark	115,327	93,292	875	2.75	2014	2018	228.69	213.40	299.70	214.50	100.0%	214.50
IV-181	Portion of Evergrande Plaza Guilin	Guilin Ganja Real Estate Company Limited	Guilin	Commercial, Composite	28 Sep 2048 to 29 Nov 2049	Residential, Hotel, Carpark	94,908	68,382	3,933	22.84	2012	2018	266.97	57.17	400.60	150.20	51.0%	76.60
IV-182	Portion of Evergrande Bay Guilin	Guilin Hengda Real Estate Development Company Limited	Guilin	Residential, Commercial	15 Apr 2056 to 15 Apr 2086	Residential, Commercial, Composite, Other, Carpark	67,304	112,709	2,072	18.95	2016	2018	578.32	227.76	761.70	245.90	100.0%	245.90
IV-183	Portion of Evergrande City Luzhou	Luzhou Hengda Real Estate Development Company Limited	Luzhou	Residential, Commercial	03 Apr 2055 to 03 Apr 2085	Residential, Commercial, Composite, Other, Carpark	91,344	154,256	13,053	49.11	2015	2019	351.65	306.38	578.40	377.30	100.0%	377.30
IV-184	Portion of Evergrande City Luzhou (Phase III)	Luzhou Yasui Hengda Real Estate Development Company Limited	Luzhou	Residential, Commercial, Park, Green Space, Roadway	16 Feb 2056 to 16 Feb 2086	Residential, Commercial, Carpark	83,093	156,534	8,486	64.08	2016	2019	400.21	297.75	1,129.50	723.60	100.0%	723.60
IV-185	Portion of Evergrande Emerald Court Luzhou	Luzhou Hengda Jinbi Property Company Limited	Luzhou	Residential, Commercial	15 Jan 2054 to 15 Jan 2084	Residential, Commercial, Composite, Carpark	92,593	122,350	35,108	122.73	2014	2018	358.23	305.64	637.70	437.00	100.0%	437.00
IV-186	Portion of Evergrande Palace Luzhou	Luzhou Zhaofu Property Company Limited	Luzhou	Residential, Commercial	22 Jan 2054 to 25 Sep 2085	Residential, Commercial, Composite, Other, Carpark	213,110	480,499	25,169	130.24	2015	2020	2,019.35	583.57	4,427.60	1,727.20	51.0%	880.87
IV-187	Evergrande Atrium Luzhou	Liujiang Hengda Real Estate Development Company Limited	Luzhou	Residential, Commercial	15 Aug 2056 to 15 Aug 2086	Residential, Commercial, Composite, Office, Other, Carpark	150,045	795,379	161,813	995.33	2017	2020	1,664.96	142.23	4,697.40	1,662.70	100.0%	1,662.70
IV-188	Evergrande Royal Palace Luzhou	Luzhou Yijing Longheng Real Estate Development Company Limited	Luzhou	Residential, Commercial	22 Apr 2056 to 22 Apr 2086	Residential, Commercial, Composite, Other, Carpark	132,394	596,613	82,703	775.93	2016	2020	2,206.54	778.72	5,692.20	2,445.30	100.0%	2,445.30
IV-189	Evergrande Royal Scenic Bay Luzhou	Luzhou Shanshui Yinhe Property Company Limited	Luzhou	Residential, Commercial, Cultural	10 May 2056 to 10 May 2086	Residential, Commercial, Composite, Hotel, Other, Carpark	153,984	600,335	164,698	1,110.61	2017	2020	1,945.92	222.36	3,853.50	1,098.20	85.0%	933.47

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IV-190	Portion of Evergrande City Nanning	Nanning Jimbi Hengda Property Company Limited	Nanning	Residential, Commercial	19 May 2055 to 19 May 2085	Residential, Commercial, Composite, Other, Carpark	87,862	156,736	31,710	154.41	2015	2019	308.27	208.44	593.00	340.20	100.0%	340.20
IV-191	Portion of Evergrande Royal View Garden Nanning	Guangxi Honghao Huihuang Real Estate Development Company Limited	Nanning	Residential, Commercial	29 Apr 2054 to 29 Apr 2084	Residential, Commercial, Composite, Other, Carpark	37,240	55,083	8,795	18.39	2015	2018	121.93	115.70	197.10	145.60	100.0%	145.60
IV-192	Evergrande Emerald Court Nanning	Nanning Yujing Tiansheng Real Estate Development Company Limited	Nanning	Residential, Commercial	01 Dec 2055 to 01 Dec 2085	Residential, Commercial, Other, Carpark	76,912	269,105	47,563	393.75	2016	2019	760.54	167.41	1,964.90	878.20	100.0%	878.20
IV-193	Portion of Evergrande International Center Nanning	Nanning Hengda Urban Construction Company Limited	Nanning	Commercial, Office, Accommodation and Catering	06 Nov 2053 to 06 Nov 2063	Commercial, Other, Carpark	67,333	253,141	8,093	73.31	2015	2020	647.91	319.89	931.60	346.70	100.0%	346.70
IV-194	Portion of Evergrande Palace Nanning	Nanning Yaoshi Longming Real Estate Development Company Limited	Nanning	Residential, Commercial	01 Dec 2055 to 01 Dec 2085	Residential, Commercial, Composite, Other, Carpark	155,706	271,295	21,753	171.05	2016	2019	827.89	156.38	2,130.80	906.50	100.0%	906.50
IV-195	Portion of Evergrande Oasis Nanning	Nanning Yuxiang Real Estate Development Company Limited	Nanning	Residential, Commercial	14 Oct 2047 to 14 Oct 2077	Residential, Commercial, Composite, Other, Carpark	248,870	222,029	70,120	377.60	2014	2021	795.56	476.77	1,381.90	631.10	100.0%	631.10
IV-196	Portion of Evergrande Metropolis Nanning	Nanning Shangshi Hengda Real Estate Development Company Limited	Nanning	Residential, Commercial	29 Jun 2055 to 29 Jun 2085	Residential, Carpark	20,051	28,958	21,581	42.76	2015	2017	69.40	60.98	78.70	55.20	100.0%	55.20
IV-197	Portion of Evergrande Atrium Nanning	Nanning Chengxin Yiyuan Real Estate Development Company Limited	Nanning	Residential, Commercial	24 Mar 2056 to 24 Mar 2086	Residential, Commercial, Composite, Other, Carpark	62,906	68,986	7,886	62.23	2016	2018	163.69	110.60	246.60	130.80	100.0%	130.80
IV-198	Portion of Evergrande Scenic View Garden Nanning	Nanning Jinhua Yufu Real Estate Development Company Limited	Nanning	Residential, Commercial	15 Apr 2056 to 15 Apr 2086	Residential, Commercial, Composite, Other, Carpark	44,633	122,022	25,894	198.60	2016	2019	236.33	123.65	753.80	420.50	100.0%	420.50
IV-199	Portion of Evergrande Oasis Qinzhou	Qinzhou Qianlan Hengda Property Investment Company Limited	Qinzhou	Residential, Commercial	09 Feb 2050 to 09 Feb 2080	Residential, Commercial, Other, Carpark	202,979	365,499	1,665	8.37	2011	2025	972.54	222.03	1,597.90	420.90	100.0%	420.90
IV-200	Portion of Evergrande Royal Scenic Peninsula Qinzhou	Guangxi Binhui Property Company Limited	Qinzhou	Residential, Commercial	14 Jan 2049 to 14 Jan 2079	Residential, Commercial, Composite, Carpark	89,041	521,968	1,474	8.60	2016	2020	1,300.21	302.56	2,459.00	765.50	55.0%	421.03
IV-201	Portion of Evergrande Scenic Garden Wuzhou	Guangxi Wuzhou Wangao Real Estate Development Company Limited	Wuzhou	Residential, Commercial	09 Dec 2053 to 09 Dec 2083	Residential, Commercial, Composite, Other, Carpark	138,991	140,530	3,434	13.28	2015	2020	454.86	376.64	560.70	314.30	60.0%	188.58

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IV-202	Portion of Evergrande City Yulin	Yulin Hengda Jinbi Property Company Limited	Yulin	Residential	25 Feb 2086	Residential, Commercial, Composite, Other, Carpark	95,477	273,047	5,059	32.29	2016	2020	706.79	435.39	1,470.60	763.30	60.0%	457.98
IV-203	Portion of Evergrande City Guiyang	Guizhou Guangyuan Real Estate Development Company Limited	Guiyang	Residential, Commercial	11 Jun 2079	Commercial, Composite, Other, Carpark	248,965	130,714	7,876	56.83	2010	2021	332.82	293.30	483.50	280.60	100.0%	280.60
IV-204	Portion of Evergrande Royal Garden Guiyang	Guizhou Jicheng Real Estate Development Company Limited	Guiyang	Residential, Commercial	15 Feb 2054 to 15 Oct 2083	Residential, Commercial, Composite, Other, Carpark	250,172	971,488	121,250	783.07	2013	2021	3,323.87	844.12	5,800.70	1,463.40	100.0%	1,463.40
IV-205	Evergrande City Square Guiyang	Guiyang Zhongyu Yanshang Real Estate Development Company Limited	Guiyang	Residential, Commercial, Cultural	11 Feb 2054 to 11 Feb 2084	Residential, Commercial, Composite, Other, Carpark	131,700	606,959	88,725	481.50	2014	2020	1,739.01	12.34	3,838.30	1,018.00	100.0%	1,018.00
IV-206	Portion of Evergrande Emerald Court Guiyang	Guizhou Hengda Changji Real Estate Development Company Limited	Guiyang	Residential, Commercial	19 Jul 2053 to 19 Jul 2083	Residential, Commercial, Other, Carpark	70,940	109,915	5,159	66.65	2014	2020	295.66	277.94	751.00	514.90	100.0%	514.90
IV-207	Portion of Evergrande New World Guiyang	Guiyang New World Real Estate Company Limited	Guiyang	Residential, Commercial, Education, Park	19 May 2046 to 19 May 2076	Residential, Commercial, Other, Carpark	2,152,677	2,206,903	236,848	2,085.77	2006	2025	6,374.29	2,804.94	17,406.60	5,560.50	100.0%	5,560.50
IV-208	Portion of Evergrande Oasis Guiyang	Hengda Real Estate Group Guiyang Property Company Limited	Guiyang	Residential, Commercial	15 Nov 2046 to 05 Jan 2077	Other	146,825	1,881	—	—	2008	2017	5.36	5.24	5.50	4.30	100.0%	4.30
IV-209	Portion of Evergrande Metropolis Guiyang	Guiyang Haiming Investment Construction Development Company Limited	Guiyang	Residential, Commercial	26 Oct 2060	Commercial, Carpark	29,720	53,625	—	—	2011	2017	136.60	124.30	181.60	136.00	98.8%	134.35
IV-210	Portion of Evergrande Atrium Guiyang	Guiyang Jade Real Estate Development Company Limited	Guiyang	Residential, Commercial	27 Apr 2053 to 17 May 2085	Residential, Commercial, Composite, Carpark	64,290	98,174	776	4.88	2013	2018	249.85	193.30	285.20	163.50	60.0%	98.10
IV-211	Portion of Evergrande Central Park Guiyang	Guiyang Zhongyu Zhidi Real Estate Development Company Limited	Guiyang	Residential, Commercial	22 Apr 2051 to 22 Apr 2081	Residential, Commercial, Office, Other, Carpark	365,194	1,055,180	215,993	1,359.81	2012	2020	3,873.95	1,257.74	6,487.20	2,038.30	100.0%	2,038.30
IV-212	Portion of Evergrande Central Square Guiyang	Guiyang Zhongyu Zhidi Real Estate Development Company Limited	Guiyang	Residential, Commercial, Education	18 Aug 2055 to 18 Aug 2085	Residential, Commercial, Composite, Other, Carpark	320,961	1,127,221	259,244	2,124.31	2015	2025	3,940.03	392.99	6,838.60	1,353.80	100.0%	1,353.80
IV-213	Portion of Evergrande City Kaili	Guizhou Kaidi Property Company Limited	Kaili	Residential, Commercial	27 Jun 2054 to 27 Jul 2081	Residential, Commercial, Composite, Other, Carpark	367,407	757,870	3,095	15.48	2011	2026	2,102.94	629.35	3,682.20	636.50	100.0%	636.50

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IV-214	Portion of Evergrande City Zunyi	Zunyi Xinggang Real Estate Development Company Limited	Zunyi	Residential	01 Jan 2080	Residential, Commercial, Composite, Other, Carpark	540,573	1,031,466	14,631	110.29	2011	2022	2,766.41	187.07	5,098.80	810.60	51.0%	413.41
IV-215	Portion of Evergrande Qizi Bay Changjiang Golf Pearl	Changjiang Guangyi Real Estate Development Company Limited	Changjiang	Office, Accommodation and Catering	15 Aug 2063	Residential	249,894	59,427	17,885	127.52	2014	2017	222.98	202.55	575.20	443.70	100.0%	443.70
IV-216	Evergrande Qizi Bay Changjiang Hotel and Conference Centre Project	Changjiang Shengda Investment Company Limited	Changjiang	Office, Accommodation and Catering	22 Jul 2053	Commercial, Composite, Hotel, Carpark	169,798	71,710	—	—	2014	2017	574.66	67.34	325.60	146.20	100.0%	146.20
IV-217	Portion of Evergrande Splendor Danzhou	Danzhou Hengda Binhai Investment Company Limited	Danzhou	Residential, Commercial	30 Dec 2050 to 08 Sep 2085	Residential, Commercial, Composite, Other, Carpark	566,394	295,454	17,779	144.27	2012	2018	830.80	37.81	1,791.30	545.00	100.0%	545.00
IV-218	Portion of Evergrande Metropolis Danzhou	Danzhou Hengda Binhai Investment Company Limited	Danzhou	Residential	23 Jul 2080	Residential, Commercial, Composite, Other, Carpark	126,780	24,839	15,552	20.61	2010	2017	65.02	33.10	66.70	22.60	100.0%	22.60
IV-219	Evergrande Ding'an Royal Lake Manor Haikou	Haikou Changmao Longhu Real Estate Investment Company Limited	Ding'an	Residential, Commercial	28 Dec 2051 to 28 Feb 2081	Residential, Commercial, Composite, Carpark	266,625	351,616	10,946	78.99	2015	2020	1,433.52	102.77	2,197.60	297.40	75.0%	225.05
IV-220	Portion of Evergrande Elissa Haikou	New World China Real Estate (Haikou) Company Limited	Haikou	Residential, Commercial, Accommodation and Catering, Medical, Cultural and Entertainment, Education, Public Facility, Park and Green Space	14 Nov 2045 to 14 Nov 2075	Residential, Commercial, Composite, Hotel, Other, Carpark	1,865,094	2,120,104	56,352	743.55	2012	2022	7,457.62	1,128.60	24,824.70	8,802.60	100.0%	8,802.60
IV-221	Portion of Evergrande Bund Haikou	Haikou Waitan Cheng Real Estate Company Limited	Haikou	Residential, Accommodation and Catering	27 Jun 2048 to 27 Jun 2078	Residential, Commercial, Hotel, Office, Other, Carpark	115,408	414,637	11,781	143.96	2014	2019	1,827.51	431.43	4,321.90	1,790.20	100.0%	1,790.20
IV-222	Portion of Evergrande Royal Scenic Bay Hainan	Hainan Minghao Property Company Limited	Chengmai	Residential	30 Dec 2068	Residential, Composite, Other	259,331	152,429	60,249	322.57	2012	2018	447.27	27.83	995.50	356.50	100.0%	356.50
IV-223	Portion of Evergrande Bay Haikou	Hengda (Hainan) Real Estate Group Company Limited	Haikou	Residential, Commercial	27 Jun 2053 to 27 Jun 2083	Commercial, Composite, Hotel, Carpark	122,822	88,581	3,403	11.51	2013	2018	516.69	0.11	588.20	332.60	100.0%	332.60
IV-224	Portion of Evergrande Culture Tourist City Haikou	Haikou Dongfangqingzhu Real Estate Company Limited	Haikou	Commercial	09 Nov 2063	Residential, Commercial, Composite, Hotel, Office, Other, Carpark	840,339	978,923	3,178	42.70	2014	2019	4,116.56	1,224.12	8,058.80	2,839.20	100.0%	2,839.20

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IV-215	Evergrande Royal Sea Hainan	Hainan Jincui Real Estate Development Company Limited	Lingao	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	1,110,000	1,466,466	95,523	842.20	2013	2018	6,260.07	365.59	10,607.80	2,212.90	100.0%	2,212.90
IV-216	Portion of Evergrande Royal Seaview Garden Sanya	Hainan Lingshui Zongyuan Property Company Limited	Sanya	Residential, Commercial, Green Space	22 Mar 2052 to 22 Mar 2082	Residential, Hotel, Carpark	328,286	287,860	84,108	1,184.02	2013	2019	1,042.20	400.02	2,814.60	1,487.40	100.0%	1,437.40
IV-217	Evergrande Royal Palace Sanya	Sanya Hada Agriculture Products Trading Company Limited	Sanya	Residential, Commercial	28 Sep 2073	Residential, Commercial, Composite, Other, Carpark	86,106	372,903	97,578	2,200.29	2016	2019	1,477.32	128.88	5,567.30	2,622.90	100.0%	2,622.90
IV-218	Portion of Evergrande Royal Daping	Daqing Hengda Yongsheng Real Estate Development Company Limited	Daqing	Residential, Commercial	21 Jul 2052 to 21 Jul 2082	Commercial, Composite, Other, Carpark	171,983	12,662	4,695	7.75	2012	2017	70.39	45.46	52.70	17.80	100.0%	17.80
IV-219	Portion of Evergrande City Harbin	Harbin Hengda Xingye Real Estate Development Company Limited	Harbin	Residential, Commercial	16 May 2051 to 15 May 2082	Residential, Commercial, Composite, Other, Carpark	271,956	455,876	25,647	81.84	2011	2023	1,340.61	247.20	2,213.70	483.70	100.0%	483.70
IV-210	Portion of Evergrande Royal View Garden Harbin	Harbin Mingye Real Estate Development Company Limited	Harbin	Residential, Commercial, Facility	02 Aug 2053 to 02 Aug 2083	Commercial, Other, Carpark	102,084	17,135	5,626	26.68	2013	2017	48.89	48.47	66.80	51.50	100.0%	51.50
IV-211	Portion of Evergrande Lilac Manor Harbin	Harbin Kumei Real Estate Development Company Limited	Harbin	Residential, Commercial, Facility	19 Jul 2056 to 19 Jul 2086	Residential, Commercial, Composite, Other, Carpark	90,705	271,613	2,883	20.92	2016	2022	809.36	372.01	1,789.10	700.00	100.0%	700.00
IV-212	Portion of Evergrande Emerald Court Harbin	Harbin Chiye Real Estate Development Company Limited	Harbin	Residential, Commercial, Facility, Other	09 Jul 2055 to 09 Jul 2085	Commercial, Other, Carpark	47,318	40,378	10,195	27.57	2015	2018	109.45	90.32	150.90	97.50	100.0%	97.50
IV-213	Evergrande International Center Harbin	Harbin Gaobing Property Company Limited	Harbin	Commercial	29 Jun 2050	Residential, Commercial, Hotel, Office, Carpark	47,420	180,942	41,543	702.55	2017	2022	688.01	108.60	2,284.40	915.80	100.0%	915.80
IV-214	Portion of Evergrande Flower Garden Harbin	Harbin Zhongsheng Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	31 Jul 2049 to 09 Jul 2080	Residential, Commercial, Composite, Other, Carpark	233,318	130,567	57,628	427.54	2010	2020	606.84	77.29	831.20	242.50	100.0%	242.50
IV-215	Portion of Evergrande Jade Court Harbin	Harbin Jiaye Real Estate Development Company Limited	Harbin	Residential, Commercial, Facility	02 Feb 2056 to 02 Feb 2086	Residential, Commercial, Composite, Other, Carpark	103,001	316,112	157,419	1,479.27	2016	2019	977.06	849.40	2,869.70	1,983.80	100.0%	1,983.80
IV-216	Portion of Evergrande Oasis Harbin	Harbin Hengda Weiyue Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	26 Feb 2052 to 26 Feb 2083	Residential, Commercial, Composite, Other, Carpark	243,306	473,496	116,110	569.73	2011	2020	1,574.15	500.84	2,880.60	1,017.10	100.0%	1,017.10

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IV-237	Portion of Evergrande Metropolis Harbin	Harbin Hengda Weiye Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	28 May 2062 to 27 May 2083	Residential, Commercial, Composite, Other, Carpark	190,351	172,418	30,368	212.99	2012	2019	478.53	457.13	921.70	656.80	100.0%	638.80
IV-238	Evergrande Mingjia Harbin	Heilongjiang Bohoimingjia Real Estate Development Company Limited	Harbin	Residential	02 Jun 2081	Residential, Other, Carpark	39,305	149,019	78,076	652.72	2016	2019	576.50	212.26	1,147.50	291.50	67.0%	195.31
IV-239	Portion of Evergrande Grande Century Harbin	Harbin Gongde Property Company Limited	Harbin	Residential, Commercial, Other	29 Jun 2050 to 29 Jun 2080	Residential, Commercial, Carpark	61,933	94,544	63,930	481.08	2016	2017	459.23	384.23	732.70	487.20	100.0%	487.20
IV-240	Evergrande Natural Unity Harbin	Harbin Shengnan Property Company Limited	Harbin	Residential, Commercial	10 Feb 2051 to 10 Feb 2081	Residential, Commercial, Carpark	30,405	78,879	40,659	206.31	2016	2017	223.10	140.93	405.60	249.30	100.0%	249.30
IV-241	Evergrande Harmonious World Harbin	Harbin Shangde Property Company Limited	Harbin	Residential, Commercial, Other	08 Nov 2049 to 08 Nov 2079	Residential, Commercial, Carpark	72,763	84,056	60,598	611.08	2016	2017	544.14	503.16	902.30	688.10	100.0%	688.10
IV-242	Evergrande Atrum Harbin	Heilongjiang Hanyi Mingjia Real Estate Development Company Limited	Harbin	Residential	02 Jun 2081	Residential, Other, Carpark	31,765	141,642	115,107	767.44	2016	2018	488.60	381.15	941.00	619.70	95.0%	588.72
IV-243	Portion of Evergrande Peak Harbin	Harbin Xinye Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	20 Jul 2056 to 20 Jul 2086	Residential, Other, Carpark	20,185	81,822	35,837	278.88	2016	2018	248.50	127.45	569.70	303.60	100.0%	303.60
IV-244	Evergrande Royal Palace Harbin	Kaiye (Harbin) Real Estate Development Company Limited	Harbin	Residential, Commercial		Residential, Commercial, Other, Carpark	48,707	183,838	—	—	2017	2019	677.67	116	1,691.60	523.70	100.0%	523.70
IV-245	Portion of Evergrande Royal Scenic Bay Harbin	Harbin Chengde Real Estate Development Company Limited	Harbin	Residential, Commercial, Public Facility, Other	01 May 2053 to 01 May 2083	Commercial, Composite, Other, Carpark	170,385	131,940	81,902	217.08	2014	2018	417.47	41.99	433.30	67.00	100.0%	67.00
IV-246	Portion of Evergrande Emerald Court Mudanjiang	Mudanjiang Hengda Changjian Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	09 Apr 2052 to 09 May 2082	Commercial, Carpark	29,147	20,323	5,513	16.04	2013	2017	67.36	47.28	89.50	52.30	100.0%	52.30
IV-247	Portion of Evergrande Oasis Mudanjiang	Mudanjiang Hengda Yongnai Real Estate Development Company Limited	Mudanjiang	Residential, Commercial	18 Jul 2052 to 08 Oct 2082	Residential, Commercial, Composite, Other, Carpark	106,452	207,520	7,252	24.45	2013	2022	706.69	361.13	1,168.40	417.10	100.0%	417.10
IV-248	Portion of Evergrande Royal View Tshishar	Hengda Yonghua (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Commercial	25 Apr 2056 to 25 Apr 2086	Residential, Commercial, Other, Carpark	25,924	42,342	4,622	26.63	2016	2018	124.32	14.76	299.30	123.00	100.0%	123.00
IV-249	Portion of Evergrande Emerald Court Tshishar	Hengda Yonghua (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Commercial, Other	29 Jun 2056 to 29 Jun 2086	Residential, Commercial, Other, Carpark	43,864	111,620	2,471	19.02	2013	2019	341.98	89.28	805.00	345.90	100.0%	345.90

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IV-250	Portion of Evergrande Emerald Court Tsishsar	Hengda Yongxing (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Office, Other	28 Jun 2052 to 28 Jun 2082	Commercial, Composite, Other, Carpark	99,537	69,940	30,116	100.39	2013	2017	181.25	172.23	247.60	190.70	100.0%	190.70
IV-251	Portion of Evergrande Metropolis Tsishsar	Hengda Yongxing (Qiqihar) Real Estate Company Limited	Qiqihar	Residential, Office, Other	28 Jun 2052 to 29 Jul 2082	Residential, Commercial, Composite, Other, Carpark	182,052	199,324	16,485	32.77	2012	2019	517.71	271.32	940.40	450.20	100.0%	450.20
IV-252	Portion of Evergrande Sky Capital Ezhou	Hubei Saniang Hangtian Commercial Management Company Limited	Ezhou	Residential, Commercial	24 Mar 2050 to 26 Dec 2081	Residential, Commercial, Composite, Hotel, Other, Carpark	622,669	1,107,750	270,897	1,718.27	2012	2025	3,120.95	1,396.63	6,422.90	571.50	67.1%	383.36 ⁽⁵⁾
IV-253	Portion of Evergrande Splendor Ezhou	Ezhou Hengda Real Estate Development Company Limited	Ezhou	Residential, Commercial	20 Mar 2047 to 24 Nov 2080	Residential, Commercial, Other, Carpark	1,742,809	1,456,826	198,902	917.77	2007	2025	4,293.04	754.3	7,472.50	1,082.20	100.0%	1,082.20 ⁽⁶⁾
IV-254	Evergrande Royal View Jingmen	Jingmen Royal View Property Company Limited	Jingmen	Residential, Commercial	06 Nov 2054 to 06 Nov 2084	Residential, Commercial, Composite, Other, Carpark	55,592	261,315	—	—	2017	2020	793.07	14.37	1,566.20	307.00	100.0%	307.00
IV-255	Evergrande Emerald Court Jingzhou	Jingzhou Gaoguan Property Company Limited	Jingzhou	Residential		Residential, Commercial, Composite, Other, Carpark	26,017	139,767	—	—	2017	2020	330.13	7.06	846.80	250.20	51.0%	127.60
IV-256	Portion of Evergrande Golden Metropolis Jingzhou	Jingzhou Hengda Real Estate Development Company Limited	Jingzhou	Residential	13 Jun 2086	Residential, Commercial, Other, Carpark	83,009	260,388	191,845	1,370.36	2016	2018	658.36	377.46	1,614.80	919.80	100.0%	919.80
IV-257	Portion of Evergrande Metropolis Jingzhou	Jingzhou Hongxing Plaza Investment Company Limited	Jingzhou	Residential, Commercial	19 Feb 2054 to 19 Feb 2084	Residential, Commercial, Composite, Office, Other, Carpark	103,342	183,571	8,630	58.73	2015	2018	439.99	193.18	794.80	369.40	100.0%	369.40
IV-258	Evergrande Metropolis Suizhou	Suizhou Tianxin Real Estate Development Company Limited	Suizhou	Residential, Commercial	24 Dec 2052 to 24 Dec 2082	Residential, Commercial, Composite, Carpark	74,500	234,363	64,442	428.96	2017	2018	667.31	22.29	1,292.40	314.30	60.0%	188.58
IV-259	Evergrande Royal Palace Suizhou	Suizhou Minjiang (Suizhou) Real Estate Development Company Limited	Suizhou	Residential, Commercial	14 Oct 2054 to 14 Oct 2087	Residential, Commercial, Composite, Hotel, Carpark	67,700	300,469	—	—	2017	2018	1,458.13	20.69	1,917.40	237.60	70.0%	166.32
IV-260	Portion of Evergrande Evergreen Garden Wuhai	Wuhan New World Kangju Development Company Limited	Wuhan	Residential, Commercial	08 Oct 2045 to 08 Oct 2075	Residential, Commercial, Office, Other, Carpark	487,840	1,696,742	163,596	2,215.41	2015	2021	5,936.12	1,570.56	26,518.50	12,469.10	60.0%	7,481.46
IV-261	Portion of Evergrande City Wuhai	Hubei Yiqing Yazhu Real Estate Development Company Limited	Wuhan	Residential, Commercial	28 Apr 2047 to 11 Mar 2082	Residential, Commercial, Other, Carpark	370,494	285,574	40,205	352.05	2008	2018	724.00	493.39	2,437.40	1,652.00	100.0%	1,652.00

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IV-262	Portion of Evergrande Emerald Court Wuhan	Wuhan Jinbi Feicui Real Estate Development Company Limited	Wuhan	Residential, Commercial	28 Sep 2056 to 28 Sep 2086	Residential, Commercial, Composite, Office, Other, Carpark	101,844	299,707	113,026	1,521.91	2016	2020	1,026.67	364.74	2,961.70	1,378.00	100.0%	1,378.00
IV-263	Portion of Evergrande Dragon City Wuhan	Wuhan Sanjiang Hangtian Panlongcheng Real Estate Development Company Limited	Wuhan	Residential, Commercial	29 Oct 2047 to 29 Oct 2077	Residential, Commercial, Composite, Other, Carpark	369,927	246,571	23,188	227.80	2013	2018	601.38	77.40	1,153.90	379.60	67.1%	254.64
IV-264	Portion of Evergrande Rainbow Town Wuhan	Wuhan Sanjiang Hangtian Jiyuan Real Estate Development Company Limited	Wuhan	Residential, Commercial	26 Dec 2046 to 26 Dec 2076	Residential, Commercial, Composite, Carpark	440,137	557,585	40,150	352.98	2015	2019	1,696.21	1,129.13	5,051.60	3,151.00	67.1%	2,113.69
IV-265	Portion of Evergrande Oasis Wuhan	Wuhan Jinbi Lvzhou Real Estate Development Company Limited	Wuhan	Residential, Commercial	30 May 2047 to 26 Jan 2078	Residential, Commercial, Other, Carpark	314,901	11,926	235	1.48	2007	2017	29.93	9.00	26.00	8.10	100.0%	8.10
IV-266	Portion of Evergrande Metropolis Wuhan	Wuhan Heali Property Company Limited	Wuhan	Residential	30 Apr 2077 to 12 May 2080	Other, Carpark	351,306	56,876	—	—	2010	2017	230.32	222.51	211.10	159.10	100.0%	159.10
IV-267	Portion of Evergrande Capital Wuhan	Wuhan Sanjiang Hangtian Investment Development Company Limited	Wuhan	Residential, Commercial	09 Aug 2050 to 09 Aug 2080	Residential, Commercial, Carpark	107,785	31,708	47	0.20	2015	2018	149.63	107.21	444.00	300.50	67.1%	201.58
IV-268	Portion of Evergrande Shang City Wuhan	Wuhan Sanjiang Dongli Investment Development Company Limited	Wuhan	Residential, Commercial, Education	07 Nov 2047 to 07 Nov 2077	Commercial, Composite, Other, Carpark	134,691	39,314	15,251	96.84	2015	2017	84.09	44.00	292.20	197.90	66.8%	132.14
IV-269	Portion of Evergrande Royal Palace Wuhan	Wuhan Hengda Dishu Real Estate Development Company Limited	Wuhan	Residential, Park and Green Space	19 Oct 2065 to 19 Oct 2085	Residential, Commercial, Composite, Other, Carpark	75,459	105,290	11,919	133.19	2015	2018	269.83	203.70	557.50	364.90	60.0%	218.94
IV-270	Portion of Evergrande Royal Scenic Bay Wuhan	Wuhan Hengda Chutian Real Estate Development Company Limited	Wuhan	Residential, Commercial	27 Mar 2054 to 24 Sep 2084	Other, Carpark	69,023	27,089	—	—	2014	2018	80.78	77.34	127.00	93.80	60.0%	56.28
IV-271	Portion of Evergrande Royal Garden Wuhan	Wuhan Hengda Jinbi Real Estate Development Company Limited	Wuhan	Residential, Commercial	11 Oct 2053 to 11 Oct 2083	Residential, Office	19,920	25,361	25,275	365.98	2015	2017	109.04	83.97	367.60	272.10	67.1%	182.52
IV-272	Evergrande Emerald Court Xiangyang	Xiangyang Hengda Feicui Real Estate Development Company Limited	Xiangyang	Residential, Commercial	15 Aug 2056 to 15 Aug 2086	Residential, Commercial, Composite, Other, Carpark	60,527	231,419	127,810	1,385.69	2016	2019	629.66	161.44	1,915.50	899.50	70.0%	629.65
IV-273	Portion of Evergrande Metropolis Xiangyang	Xiangyang Hengda Real Estate Development Company Limited	Xiangyang	Residential, Accommodation and Catering, Public Facility	23 Mar 2051 to 23 Mar 2081	Residential, Composite, Hotel, Other	199,472	67,998	2,065	12.03	2012	2018	399.35	123.01	225.60	173.30	100.0%	173.30

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IV-274	Portion of Evergrande Royal View Garden Yichang	Yichang Chutan Hengda Real Estate Development Company Limited	Yichang	Residential, Commercial	30 Jun 2054 to 30 Jun 2084	Residential, Commercial, Carpark	121,316	155,600	38,623	262.75	2014	2017	398.86	391.33	726.80	568.90	60.0%	341.34
IV-275	Portion of Evergrande Oasis Yichang	Yichang Meiziya Market Construction Kaifa Company Limited	Yichang	Residential, Commercial, Accommodation and Catering	28 Dec 2048 to 28 Dec 2078	Residential, Commercial, Composite, Hotel, Other, Carpark	265,890	227,979	15,416	76.60	2013	2018	821.48	496.50	931.10	398.00	100.0%	398.00
IV-276	Portion of Evergrande Scenic Garden Yichang	Yichang Chutan Hengda Real Estate Development Company Limited	Yichang	Residential	30 Dec 2084	Residential, Commercial, Composite, Other, Carpark	168,138	354,241	3,354	24.66	2015	2020	907.27	154.08	2,032.20	706.20	60.0%	423.72
IV-277	Portion of Yichang Commercial Pedestrian Street	Yichang Sanjiang Hangjian Real Estate Development Company Limited	Yichang	Commercial, Education, Public Facility	23 Mar 2044	Residential, Commercial, Carpark	81,973	92,609	—	—	2017	2019	218.06	55.07	426.00	159.30	63.7%	101.51
IV-278	Portion of Evergrande Palace Changde	Changde Xinxie Property Company Limited	Changde	Residential, Commercial	03 Aug 2063 to 03 Aug 2083	Residential, Commercial, Composite, Other, Carpark	314,862	483,901	67,603	415.09	2014	2020	1,285.50	754.01	2,767.80	1,340.30	60.0%	804.18
IV-279	Portion of Evergrande Royal View Garden Chenzhou	Chenzhou City Wanzhiyuan Real Estate Development Company Limited	Chenzhou	Residential, Commercial	24 Feb 2053 to 24 Feb 2083	Residential, Commercial, Composite, Other, Carpark	121,668	356,984	29,469	161.93	2016	2022	988.58	458.74	1,902.30	671.20	65.0%	436.28
IV-280	Portion of Evergrande Palace Chenzhou	Chenzhou Jinbi Property Company Limited	Chenzhou	Residential, Commercial	25 Oct 2050 to 16 Oct 2081	Residential, Commercial, Composite, Hotel, Other, Carpark	187,024	199,755	7,663	14.07	2014	2022	1,109.54	248.71	1,214.20	340.90	100.0%	340.90
IV-281	Portion of Evergrande Oasis Hengyang	Hengyang Borui Property Company Limited	Hengyang	Residential, Commercial	31 Dec 2051 to 31 Dec 2081	Residential, Commercial, Other	95,441	14,725	627	4.72	2012	2017	44.30	16.07	46.90	9.90	69.5%	6.88
IV-282	Portion of Evergrande Royal View Garden Huibin	Huibin Junda Real Estate Development Company Limited	Huibin	Residential, Commercial	25 Jun 2050 to 25 Jan 2080	Residential, Commercial, Composite, Other, Carpark	334,623	525,239	21,955	141.27	2014	2022	1,321.26	507.22	2,769.50	766.20	60.0%	459.72
IV-283	Evergrande Royal Scenic Bay Lixian	Dalonghuang (Hunan) Property Company Limited	Li Comy	Residential, Commercial	23 May 2052 to 30 Jan 2063	Residential, Commercial, Other, Carpark	58,651	199,231	45,147	244.27	2017	2019	641.81	106.22	933.00	189.40	65.0%	123.11
IV-284	Portion of Evergrande Palace Luyang	Luyang Jinbi Property Company Limited	Luyang	Residential, Commercial	04 Aug 2050 to 11 Jun 2081	Residential, Commercial, Composite, Other, Carpark	282,640	333,296	35,482	151.67	2010	2021	916.42	362.75	1,648.10	553.30	100.0%	553.30
IV-285	Evergrande Palace Shaoyang	Shaoyang City Lushan Real Estate Development Company Limited	Shaoyang	Residential, Commercial	30 Dec 2051 to 30 Dec 2081	Residential, Commercial, Composite, Other, Carpark	207,209	831,208	66,168	361.73	2017	2026	2,220.94	157.69	4,755.20	607.70	60.0%	364.62

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IV-286	Evergrande Future City Shaoyang	Shaoyang City Yida Real Estate Development Company Limited	Shaoyang	Residential, Commercial	30 Dec 2052 to 30 Dec 2053	Residential, Commercial, Composite, Other, Carpark	253,490	975,049	—	—	2016	2025	2,625.69	24.30	6,107.40	620.10	64.0%	396.86 ⁽⁷⁾
IV-287	Portion of Evergrande Emerald Court Xiangtan	Hunan Zongheng Property Company Limited	Xiangtan	Residential, Commercial	31 Dec 2054 to 31 Dec 2085	Residential, Commercial, Composite, Other, Carpark	143,199	621,697	43,518	258.06	2015	2020	1,672.65	235.16	3,676.60	1,145.90	60.0%	687.54
IV-288	Portion of Evergrande Oasis Yiyang	Yiyang Hengrui Property Company Limited	Yiyang	Residential, Commercial	31 Mar 2053 to 31 Mar 2083	Residential, Commercial, Composite, Other, Carpark	213,859	260,717	57,434	248.73	2013	2020	650.02	387.10	1,096.30	486.40	100.0%	486.40
IV-289	Portion of Evergrande Oasis Yueyang	Yueyang Jinou Property Company Limited	Yueyang	Residential, Commercial	03 Jun 2056 to 03 Jun 2086	Residential, Commercial, Office, Other, Carpark	121,039	327,415	52,593	350.10	2016	2020	770.01	242.03	1,735.20	674.80	65.0%	438.62
IV-290	Portion of Evergrande Metropolis Yueyang	Yueyang Jinsh Property Company Limited	Yueyang	Residential, Commercial	15 Jul 2051 to 26 Jul 2081	Residential, Commercial, Other, Carpark	68,341	61,735	13,648	45.37	2011	2017	163.12	70.93	259.30	119.90	100.0%	119.90
IV-291	Portion of Evergrande Nanhui Peninsula Yueyang	Yueyang Jinai Property Company Limited	Yueyang	Residential, Commercial	30 Dec 2057 to 30 Dec 2087	Residential, Commercial, Composite, Other, Carpark	193,928	339,790	12,059	84.43	2015	2020	880.97	462.47	2,005.00	942.50	64.0%	603.20
IV-292	Portion of Evergrande Royal Seaside Bay Yueyang	Jinxi (Yueyang) Property Company Limited	Yueyang	Residential, Commercial	25 Mar 2054 to 25 Mar 2084	Residential, Commercial, Other, Carpark	59,640	217,009	67,240	497.64	2017	2021	700.30	124.35	1,403.30	399.50	65.0%	259.68
IV-293	Portion of Evergrande City Changsha	Changsha Xinlin Property Company Limited	Changsha	Residential, Public Facility	04 Oct 2074 to 30 Oct 2076	Residential, Commercial, Other, Carpark	270,663	88,668	24,638	72.51	2009	2017	224.03	203.26	488.90	374.40	100.0%	374.40
IV-294	Portion of Evergrande Emerald Court Changsha	Changsha Hengrui Property Company Limited	Changsha	Residential, Commercial	06 Feb 2052 to 06 Feb 2082	Residential, Commercial, Composite, Other, Carpark	135,514	77,092	102	0.53	2012	2018	214.54	119.49	301.20	139.60	100.0%	139.60
IV-295	Portion of Evergrande Palace Changsha	Hunan Xiangzhen Investment Company Limited	Changsha	Residential, Commercial	31 Aug 2044 to 31 Aug 2074	Residential, Commercial, Carpark	139,723	15,962	7,146	24.66	2007	2017	43.40	42.42	132.20	104.70	100.0%	104.70
IV-296	Portion of Evergrande Bay Changsha	Changsha Xinfu Property Company Limited	Changsha	Residential, Commercial	16 Apr 2053 to 16 Apr 2083	Residential, Commercial, Composite, Other, Carpark	178,644	346,777	20,233	84.62	2014	2023	980.51	210.29	3,443.20	1,209.00	100.0%	1,209.00
IV-297	Portion of Evergrande Jade Palace Changsha	Furong Haoning (Hunan) Real Estate Development Company Limited	Changsha	Commercial	09 Jul 2042	Residential, Commercial, Other, Carpark	10,716	134,238	—	—	2017	2019	525.14	131.38	1,693.90	823.80	80.0%	659.04

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IV-298	Evergrande Lintu Town Changsha	Hunan Yicheng Investment Company Limited	Changsha	Residential, Office	09 May 2009 to 09 May 2019	Residential, Commercial, Other, Carpark	191,768	648,397	351,140	184.37	2015	2021	2,027.36	351.26	3,824.20	972.30	73.0%	709.78
IV-299	Portion of Evergrande Oasis Changsha	Changsha Tianxi Property Company Limited	Changsha	Residential, Commercial	29 Jan 2047 to 29 Jan 2077	Residential, Commercial, Office, Other, Carpark	221,586	471,164	2,261	12.03	2009	2021	1,239.22	972.91	4,299.40	2,624.00	100.0%	2,624.00
IV-300	Portion of Evergrande Metropolis Changsha	Hunan Skerqi Property Company Limited	Changsha	Residential	21 Sep 2078	Residential, Commercial, Other, Carpark	183,376	32,880	3,792	12.13	2008	2017	93.17	35.06	206.70	109.40	100.0%	109.40
IV-301	Portion of Evergrande Atrium Changsha	Changsha Baoni Real Estate Development Company Limited	Changsha	Residential, Commercial, Industrial	24 Mar 2045 to 24 Mar 2075	Residential, Commercial, Composite, Other, Carpark	515,227	621,149	64,273	257.19	2011	2021	1,805.68	460.80	5,036.80	2,000.30	100.0%	2,000.30
IV-302	Portion of Evergrande Royal Scenic Peninsula Changsha	Changsha Jinru Development Construction Company Limited	Changsha	Residential, Commercial	03 Sep 2030 to 03 Sep 2080	Residential, Commercial, Composite, Office, Other, Carpark	215,001	1,211,253	11,502	48.81	2011	2028	3,937.52	290.54	14,498.70	3,271.30	51.0%	1,668.36
IV-303	Portion of Evergrande Royal Scenic Land Changsha	Changsha Xiangjiang Mingyuan Real Estate Company Limited	Changsha	Residential, Commercial	03 Feb 2077	Residential, Commercial, Composite, Other, Carpark	301,293	596,711	5,913	16.60	2016	2021	1,525.18	673.70	4,236.70	1,946.90	51.0%	992.92
IV-304	Portion of Evergrande Royal Scenic Bay Changsha	Changsha Ruixi Property Company Limited	Changsha	Residential, Commercial	26 Jul 2052 to 26 Jul 2082	Residential, Commercial, Composite, Other, Carpark	49,696	49,933	8,676	81.97	2012	2017	148.97	98.85	227.90	134.50	100.0%	134.50
IV-305	Evergrande Palace of Glory Changsha	Xingsu (Hunan) Property Company Limited	Changsha	Residential, Commercial, Carpark	20 Jan 2052 to 02 Jan 2082	Residential, Commercial, Office, Carpark	39,328	237,239	—	—	2017	2021	648.65	234.30	1,893.40	837.60	90.0%	753.84
IV-306	Portion of Evergrande Palace Zhuzhou	Zhuzhou Xiangyu Real Estate Development Company Limited	Zhuzhou	Residential, Commercial	10 Jan 2049 to 24 Oct 2080	Residential, Commercial, Other, Carpark	199,995	694,768	98,598	664.78	2016	2022	2,308.20	132.61	4,028.30	928.50	60.0%	557.10
IV-307	Portion of Evergrande Metropolis Zhuzhou	Zhuzhou Jimi Property Company Limited	Zhuzhou	Residential, Commercial	01 Apr 2051 to 01 Apr 2081	Residential, Commercial, Composite, Other, Carpark	65,028	66,200	14,129	42.67	2011	2017	228.23	209.80	257.50	189.50	100.0%	189.50
IV-308	Evergrande Royal Scenic Bay Zhuzhou	Hengye (Zhuzhou) Real Estate Development Company Limited	Zhuzhou	Residential, Commercial	30 Aug 2044 to 14 Oct 2080	Residential, Commercial, Other, Carpark	27,913	180,644	—	—	2017	2019	618.41	22.45	1,131.70	231.30	62.0%	148.41
IV-309	Portion of Evergrande Emerald Court Changzhou	Changzhou Hanjin Property Company Limited	Changzhou	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Residential, Commercial, Office, Carpark	47,512	18,401	10,438	36.51	2012	2017	69.35	66.01	107.40	83.20	65.0%	54.08

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IV-310	Evergrande Royal Scenic Changzhou	Changzhou Hongyun Real Estate Development Company Limited	Changzhou	Residential, Commercial	06 Jun 2036 to 06 Jun 2086	Residential, Commercial, Office, Carpark	58,624	271,290	—	—	2017	2018	717.29	2,319.60	1,206.80	1,206.80	100.0%	1,206.80
IV-311	Portion of Evergrande City Danyang	Danyang Mingyuan Real Estate Development Company Limited	Danyang	Residential, Commercial	12 Nov 2052 to 12 Nov 2082	Residential, Composite	94,832	67,717	8,073	45.54	2012	2018	245.57	175.97	413.90	249.60	100.0%	249.60
IV-312	Portion of Evergrande Metropolis Danyang	Danyang Hengda Property Company Limited	Danyang	Residential	01 Apr 2081 to 25 Sep 2081	Residential, Commercial, Carpark	283,022	288,118	42,087	279.43	2011	2022	801.66	2,583.36	1,843.60	627.50	100.0%	627.50
IV-313	Evergrande Emerald Court Dongtai	Dongtai Shengji Property Company Limited	Dongtai	Residential, Commercial	31 Jul 2057 to 31 Jul 2087	Residential, Commercial, Carpark	61,232	134,644	—	—	2017	2020	512.37	0.17	883.80	132.40	100.0%	132.40
IV-314	Portion of Evergrande Royal Scenic Haiyan	Haiyan Shengjian Property Company Limited	Haiyan	Residential	10 Sep 2082 to 28 Feb 2083	Composite, Carpark	98,560	71,889	—	—	2012	2017	246.19	234.77	251.10	190.50	100.0%	190.50
IV-315	Portion of Evergrande Royal View Garden Hangzhou	Hangzhou Suihua Property Company Limited	Hangzhou	Residential	14 Feb 2084	Residential, Composite, Carpark	98,328	183,064	47,842	152.58	2014	2018	394.43	431.62	2,035.10	1,378.10	100.0%	1,378.10
IV-316	Portion of Evergrande Crystal International Plaza Hangzhou	Hangzhou Jingji Property Company Limited	Hangzhou	Residential, Commercial, Education	17 Nov 2064 to 17 Nov 2084	Residential, Commercial, Other, Carpark	180,365	489,691	67,428	1,335.46	2015	2022	1,741.62	522.15	7,600.90	3,496.40	100.0%	3,496.40
IV-317	Evergrande Emerald Court Huzhou	Wulongshu (Huzhou) Property Company Limited	Huzhou	Residential	31 Mar 2087	Residential, Commercial, Composite, Other, Carpark	174,573	416,908	82,366	1,054.34	2017	2021	1,896.41	1,144.1	4,745.70	480.90	51.0%	245.26 ⁽⁸⁾
IV-318	Portion of Evergrande Metropolis Huai'an	Huai'an Hengda Fuleng Real Estate Development Company Limited	Huai'an	Residential	20 Jul 2080 to 14 Aug 2084	Residential, Commercial, Composite, Other, Carpark	224,417	124,103	45,416	254.77	2013	2018	368.68	222.35	535.90	268.40	100.0%	268.40
IV-319	Portion of Evergrande Metropolis Huai'an	Huai'an Jiaxin Property Company Limited	Huai'an	Residential	14 Aug 2084	Residential, Commercial, Other, Carpark	58,816	220,349	—	—	2013	2019	642.47	6.69	1,355.90	331.10	100.0%	331.10
IV-320	Portion of Evergrande Oasis Jiaxing	Jiaxing Hengda Property Company Limited	Jiaxing	Residential, Commercial	01 Feb 2052 to 01 Feb 2082	Residential, Commercial, Carpark	115,335	23,482	5,353	5.03	2011	2017	120.19	117.97	135.90	103.60	100.0%	103.60
IV-321	Evergrande Left Lake Land Jiaxing	Jinhu (Zhejiang) Property Company Limited	Jiaxing	Residential	24 Mar 2050	Residential, Commercial, Composite, Carpark	118,842	234,518	81,189	666.62	2012	2020	949.05	154.45	2,135.10	792.60	80.0%	634.08
IV-322	Portion of Evergrande Royal View Garden Jiangyin	Jiangyin Yasheng Hengai Property Company Limited	Jiangyin	Residential, Commercial	23 Aug 2063 to 23 Aug 2083	Residential, Commercial, Carpark	124,085	259,910	56,362	554.56	2016	2018	1,046.46	173.17	2,169.70	852.90	100.0%	852.90

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IV-323	Portion of Evergrande Royal Scenic Jiangyin	Jiangyin Shengjiao Property Company Limited	Jiangyin	Residential, Commercial	22 Aug 2063 to 22 Aug 2083	Residential, Commercial, Composite, Carpark	120,927	131,580	36,283	229.36	2014	2018	406.08	214.90	914.70	518.20	51.0%	264.28	
IV-324	Evergrande Ecological County Lianyungang	Yongsheng (Lianyungang) Real Estate Development Company Limited	Lianyungang	Residential	27 Jan 2086	Residential, Commercial, Composite, Other, Carpark	114,445	278,513	106,923	985.60	2017	2019	1,189.39	30.82	2,518.20	639.40	100.0%	639.40	
IV-325	Portion of Evergrande Metropolis Lianyungang	Lianyungang Hengda Mingde Property Company Limited	Lianyungang	Residential, Commercial	26 Oct 2051 to 26 Oct 2081	Commercial, Composite, Carpark	113,030	82,680	—	—	2012	2017	235.39	232.07	254.60	196.10	100.0%	196.10	
IV-326	Evergrande Royal Peak Lianyungang	Henglong (Lianyungang) Real Estate Development Company Limited	Lianyungang	Residential	19 Mar 2087	Residential, Commercial, Composite, Other, Carpark	101,890	253,173	23,432	194.45	2017	2019	910.31	6.71	1,689.80	346.60	100.0%	346.60	
IV-327	Portion of Evergrande Riverside Nanjing	Nanjing Linjiang Yujing Real Estate Development Company Limited	Nanjing	Residential, Commercial, Office, Cultural and Entertainment	11 Jan 2046 to 21 Nov 2081	Residential, Commercial, Office, Carpark	64,020	508,399	11,152	357.86	2016	2020	2,073.45	66.16	12,176.40	5,907.60	52.0%	3,070.77	
IV-328	Portion of Evergrande Emerald Court Nanjing	Nanjing Meitu Real Estate Development Company Limited	Nanjing	Residential, Commercial, Education	16 Apr 2054 to 16 Apr 2084	Residential, Commercial, Other, Carpark	78,727	186,165	20,301	568.39	2014	2018	980.91	537.60	3,517.30	2,276.00	100.0%	2,276.00	
IV-329	Portion of Evergrande Palace Nanjing	Nanjing Xuai Real Estate Development Company Limited	Nanjing	Residential	05 May 2085	Residential, Commercial, Carpark	51,072	91,069	11,767	332.00	2014	2018	366.48	222.95	1,282.30	847.30	100.0%	847.30	
IV-330	Portion of Evergrande Splendor Nanjing	Nanjing Hengda Fubeng Property Company Limited	Nanjing	Residential, Accommodation and Catering	30 May 2047 to 30 May 2077	Residential, Commercial, Other, Carpark	983,033	79,897	2,756	20.26	2007	2018	384.32	377.81	498.00	364.50	100.0%	364.50	
IV-331	Portion of Evergrande Dragon Court Nanjing	Nanjing Hengyu Real Estate Development Company Limited	Nanjing	Residential	07 May 2086	Residential, Commercial, Composite, Other, Carpark	72,434	83,350	14,426	340.72	2016	2018	281.69	94.55	941.60	542.90	100.0%	542.90	
IV-332	Portion of Evergrande Oasis Nanjing	Nanjing Handian Real Estate Development Company Limited	Nanjing	Residential	20 Dec 2076 to 22 Jan 2078	Residential, Commercial, Other, Carpark	137,098	10,443	5,833	111.39	2009	2017	27.03	26.73	42.30	32.80	100.0%	32.80	
IV-333	Evergrande Xishan Mansion Nanjing	Nanjing Shengji Real Estate Development Company Limited	Nanjing	Residential	24 Nov 2086	Residential, Commercial, Carpark	49,199	114,686	—	—	2017	2019	420.94	51.40	2,482.40	1,534.70	100.0%	1,534.70	
IV-334	Portion of Evergrande Atrium Nanjing Jurong	Jurong Triangong Property Company Limited	Nanjing	Residential, Commercial	05 Mar 2050 to 06 Feb 2083	Commercial, Office, Other, Carpark	315,352	215,662	6,911	54.22	2011	2018	507.41	420.82	987.10	675.40	100.0%	675.40	
IV-335	Evergrande Riverside Mansion Nanjing	Nanjing Dongrun Property Company Limited	Nanjing	Residential	14 Aug 2084	Residential, Commercial, Other, Carpark	49,468	185,774	—	—	2017	2020	698.91	219.67	3,157.70	1,762.60	83.1%	1,465.16	

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IV-336	Evergrande Grand Court	Nanong Shengjian Property Company Limited	Nanong	Residential	07 Feb 2087	Residential, Carpark	70,315	165,162	78,188	1,060.82	2017	2019	751.89	17.41	2,179.80	843.90	99.0%	835.46
IV-337	Evergrande Yue Long Bay	Nanong Jinshuiwan Property Company Limited	Nanong	Residential	18 Apr 2083	Residential, Carpark	94,192	261,038	—	—	2017	2019	891.47	9.00	1,639.90	381.80	100.0%	381.80
IV-338	Portion of Evergrande City Lights Ningbo	Chengbo (Ningbo) Property Company Limited	Ningbo	Residential, Office, Cultural and Entertainment	23 Dec 2050 to 23 Dec 2080	Residential, Commercial, Hotel, Office, Carpark	126,985	799,306	58,272	582.46	2013	2018	2,522.27	89.49	9,183.30	4,031.80	100.0%	4,031.80
IV-339	Portion of Evergrande Scenic Garden Ningbo	Ningbo Yuecheng Property Company Limited	Ningbo	Residential, Commercial	15 Oct 2052 to 02 Apr 2084	Residential, Commercial, Composite, Hotel, Carpark	312,328	339,100	15,683	131.45	2013	2019	1,005.17	335.41	2,002.70	794.40	100.0%	794.40
IV-340	Portion of Evergrande Peninsula On The Sea Ningbo	Ningbo Saiti Xiangde Property Company Limited	Ningbo	Residential, Commercial, Accommodation and Catering	29 Jul 2050 to 18 Jan 2085	Residential, Commercial, Carpark	55,403	171,355	648	4.56	2014	2020	566.74	161.20	1,200.20	462.50	100.0%	462.50
IV-341	Portion of Evergrande Peninsula On The Sea Ningbo	Ningbo Saiti Yongheng Property Company Limited	Ningbo	Residential, Commercial, Accommodation and Catering	29 Jul 2050 to 18 Jan 2085	Residential, Commercial, Other, Carpark	83,789	211,775	1,215	8.98	2014	2020	646.53	355.57	1,255.90	607.80	100.0%	607.80
IV-342	Portion of Evergrande Metropolis Pinghu	Pinghu Hengda Mingtu Property Company Limited	Pinghu	Residential, Commercial	14 Feb 2053 to 14 Feb 2083	Residential, Commercial, Composite, Carpark	92,191	83,027	894	3.15	2014	2017	317.03	18.16	372.20	47.30	100.0%	47.30
IV-343	Portion of Evergrande Royal Scenic Peninsula Quzhou	Quzhou Hengda Shengjian Property Company Limited	Quzhou	Residential, Commercial	09 Sep 2053 to 09 Jan 2084	Composite, Hotel, Other, Carpark	181,050	86,795	—	—	2013	2018	457.40	312.08	511.40	270.00	100.0%	270.00
IV-344	Portion of Evergrande Royal View Garden Shanghai	Shanghai Songyu Property Company Limited	Shanghai	Residential	17 Jan 2084	Residential, Commercial, Other, Carpark	69,936	63,387	245	7.07	2015	2017	219.92	210.74	1,301.40	1,040.70	100.0%	1,040.70
IV-345	Evergrande Palace Shanghai	Shanghai Suihua Property Company Limited	Shanghai	Residential, Commercial	27 Dec 2043 to 27 Dec 2063	Residential, Hotel, Other, Carpark	31,307	156,769	—	—	2014	2021	1,424.97	467.81	7,149.50	3,896.20	100.0%	3,896.20
IV-346	Evergrande Bay Palace Shanghai	Shanghai Jingji Real Estate Development Company Limited	Shanghai	Residential	22 Nov 2085	Residential, Other, Carpark	8,916	35,720	—	—	2017	2018	155.93	6.10	1,323.00	783.00	49.0%	385.67
IV-347	Portion of Evergrande Metropolis Shanghai	Shanghai Yue'an Property Company Limited	Shanghai	Residential	24 Feb 2084	Residential, Commercial, Other, Carpark	30,893	47,674	3.817	48.20	2014	2017	148.31	145.12	530.20	387.80	100.0%	387.80

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IV-348	Portion of Evergrande First Palace Sheshan Shanghai	Shanghai Rongshun Property Company Limited	Shanghai	Residential	17 Jan 2084	Residential, Other, Carpark	40,129	36,087	139	4.80	2014	2017	140.21	133.85	605.40	482.20	100.0%	482.20
IV-349	Portion of Evergrande Royal Scenic Bay Shanghai	Shanghai Jinbi Property Company Limited	Shanghai	Residential	24 May 2084	Residential, Commercial, Other, Carpark	50,964	95,187	3,941	125.43	2015	2017	313.80	253.49	1,665.10	1,285.70	100.0%	1,285.70
IV-350	Portion of Evergrande Royal Seaview Garden Shanghai	Shanghai Fergao Property Company Limited	Shanghai	Residential	12 Nov 2075	Residential, Commercial, Carpark	350,533	157,093	22,265	830.90	2016	2018	1,082.63	581.09	4,590.70	3,047.20	90.0%	2,742.48
IV-351	Evergrande Jewelry Court Shaoxing	Shaoxing Yonghang Property Company Limited	Shaoxing	Residential, Commercial	05 Mar 2056 to 12 Sep 2086	Residential, Commercial, Composite, Other, Carpark	140,727	463,872	40,579	625.69	2017	2020	1,722.56	89.33	5,965.20	2,469.90	100.0%	2,469.90
IV-352	Evergrande Yuefu Suzhou	Hengde (Suzhou) Property Company Limited	Suzhou	Residential, Commercial, Education	13 Jun 2057 to 13 Jun 2087	Residential, Commercial, Composite, Other, Carpark	90,818	267,892	43,535	377.76	2017	2020	1,174.83	8.47	2,293.40	429.50	100.0%	429.50
IV-353	Evergrande Joyful Bay Suzhou	Suzhou Hengda Real Estate Development Company Limited	Suzhou	Residential, Commercial	22 Dec 2056 to 22 Dec 2086	Residential, Commercial, Composite, Other, Carpark	85,935	253,413	—	—	2017	2019	1,484.84	21.70	4,959.40	3,044.30	51.0%	1,552.59
IV-354	Portion of Evergrande Jewelry Court Suzhou	Suzhou Shengjian Property Company Limited	Suzhou	Residential	22 Dec 2086	Residential, Composite, Other, Carpark	104,440	211,219	—	—	2017	2019	1,141.34	7.74	4,250.40	2,707.10	51.0%	1,380.62
IV-355	Portion of Evergrande Jewelry Court Suzhou	Suzhou Wuxiang Property Company Limited	Suzhou	Residential	22 Dec 2086	Residential, Composite, Other, Carpark	129,188	305,362	—	—	2017	2019	1,650.14	28.94	6,241.00	4,033.60	51.0%	2,057.14
IV-356	Evergrande City Galaxy Project Taizhou	Jianjiang Xianghe (Taizhou) Real Estate Development Company Limited	Taizhou	Residential, Commercial	03 Feb 2055 to 03 Feb 2085	Residential, Commercial, Other, Carpark	140,201	471,372	—	—	2017	2020	1,705.03	8.73	3,150.60	624.70	100.0%	624.70
IV-357	Portion of Evergrande City Wuxi	Wuxi Hengda Real Estate Development Company Limited	Wuxi	Residential, Commercial	05 Oct 2052 to 05 Mar 2083	Residential, Composite, Carpark	92,452	81,273	—	—	2013	2017	276.76	229.93	308.50	202.70	100.0%	202.70
IV-358	Portion of Evergrande Oasis Wuxi	Wuxi Shengdong Real Estate Development Company Limited	Wuxi	Residential, Commercial, Education	10 Mar 2051 to 04 Feb 2083	Residential, Commercial, Composite, Other, Carpark	263,300	350,995	2,173	28.89	2011	2020	968.30	335.92	3,201.30	1,672.60	100.0%	1,672.60
IV-359	Portion of Evergrande Grand Bay Wuxi	Wuxi Yunsha Property Company Limited	Wuxi	Residential, Commercial	27 Jul 2051 to 29 Jun 2082	Residential, Commercial, Composite, Carpark	165,227	252,333	30,889	326.32	2013	2019	843.35	192.10	2,072.10	1,338.20	65.0%	869.83
IV-360	Evergrande Dragon Bay Wuxi	Wuxi Shengjian Property Company Limited	Wuxi	Residential, Commercial	01 Mar 2057 to 01 Mar 2087	Residential, Commercial, Composite, Other, Carpark	120,254	388,800	—	—	2017	2019	1,803.00	20.99	7,916.40	3,719.70	51.0%	1,897.05

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IV-361	Portion of Evergrande Emerald Court Suqian	Suqian Hengda Lvzhou Real Estate Development Company Limited	Suqian	Residential	23 Jun 2086	Residential, Composite, Other, Carpark	84,270	146,365	91,329	565.79	2016	2018	422.63	170.55	682.60	266.50	100.0%	266.50
IV-362	Portion of Evergrande Palace Suqian	Suqian Hengda Haidu Property Company Limited	Suqian	Residential	20 Jun 2081	Residential, Commercial, Composite, Other, Carpark	237,834	267,343	36,305	168.31	2011	2019	854.65	707.62	1,197.40	762.80	100.0%	762.80
IV-363	Portion of Evergrande Oasis Suqian	Suqian Hengda Lvzhou Real Estate Development Company Limited	Suqian	Residential	26 Jun 2081	Residential, Composite, Carpark	116,345	57,684	6,728	12.75	2011	2017	240.11	237.06	182.10	126.90	100.0%	126.90
IV-364	Portion of Evergrande Leit Riverbank Xuzhou	Xuzhou Ruyang Weiye Property Company Limited	Xuzhou	Residential, Commercial	29 Jul 2054 to 29 Jul 2084	Residential, Commercial, Composite, Other, Carpark	124,945	308,679	171,360	1,402.77	2016	2019	1,045.18	459.70	2,216.70	1,002.20	99.2%	994.08
IV-365	Portion of Evergrande Royal View Garden Yancheng	Hengda Real Estate Group Yancheng Chengnan Property Company Limited	Yancheng	Residential, Commercial	02 Jun 2056 to 05 Mar 2087	Residential, Commercial, Composite, Other, Carpark	259,015	362,732	34,700	346.57	2016	2021	1,142.36	387.26	2,844.50	1,117.50	75.0%	838.13
IV-366	Portion of Evergrande Metropolitan Yancheng	Hengda (Yancheng) Real Estate Group Company Limited	Yancheng	Residential, Commercial	30 May 2052 to 30 May 2082	Residential, Commercial, Composite, Other	181,456	57,774	42,598	219.60	2012	2018	318.02	88.96	324.10	26.30	100.0%	26.30
IV-367	Portion of Evergrande Royal Scenic Yangzhou	Yangzhou Henghiai Real Estate Development Company Limited	Yangzhou	Residential, Office	10 Jul 2052 to 10 Jul 2082	Residential, Other, Carpark	105,857	72,486	4,534	6.30	2013	2017	299.43	14.76	382.90	103.00	100.0%	103.00
IV-368	Evergrande Jewelry Court Yixing	Jiuling (Jiangsu) Property Company Limited	Yixing	Residential, Commercial	29 Sep 2051 to 29 Sep 2081	Residential, Commercial, Composite, Carpark	58,869	132,797	—	—	2017	2019	695.13	17.90	1,410.20	332.40	100.0%	332.40
IV-369	Evergrande Grande Palace Yuyao	Yuyao Shengjian Real Estate Development Company Limited	Yuyao	Residential, Commercial	21 Feb 2057 to 21 Feb 2087	Residential, Commercial, Composite, Other, Carpark	76,823	233,099	69,283	818.90	2017	2019	965.06	69.17	2,504.10	932.50	95.0%	885.88
IV-370	Portion of Evergrande Greenview Villa Zhangjiagang	Zhangjiagang Shengjian Property Company Limited	Zhangjiagang	Residential, Commercial	24 Sep 2055 to 07 Sep 2086	Residential, Commercial, Composite, Carpark	130,993	164,646	47,569	397.52	2015	2019	566.68	361.55	1,015.20	544.20	90.0%	489.78
IV-371	Portion of Evergrande Oasis Zhangjiang	Zhejiang Jia Qi Property Company Limited	Zhejiang	Residential, Commercial, Office, Public Facility	21 Dec 2051 to 21 Dec 2081	Residential, Commercial, Composite, Other, Carpark	63,383	86,761	—	—	2011	2017	318.99	53.84	314.00	105.50	100.0%	105.50

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IV-372	Portion of Evergrande Royal Scenic Bay Zhoushan	Zhoushan Jingshun Real Estate Development Company Limited	Zhoushan	Residential, Commercial	22 Nov 2066 to 22 Nov 2086	Commercial, Composite, Other, Carpark	55,113	45,483	—	—	2016	2018	121.38	70.00	175.60	81.40	100.0%	81.40
IV-373	Portion of Evergrande Palace Jilin	Jilin Hegda Xingsheng Real Estate Development Company Limited	Jilin	Residential, Commercial	11 Nov 2050 to 11 Nov 2080	Residential, Commercial, Composite, Other	127,455	60,556	21,704	86.50	2011	2018	211.03	32.97	335.30	99.60	100.0%	99.60
IV-374	Portion of Evergrande Royal Scenic Bay Songyan	Songyan Hegda Yusheng Real Estate Development Company Limited	Songyan	Residential, Commercial	25 Oct 2052 to 28 Jun 2084	Residential, Commercial, Composite, Other, Carpark	222,933	321,874	883	3.00	2012	2020	1,096.76	118.12	1,655.50	379.90	100.0%	379.90
IV-375	Portion of Evergrande Oasis Ulanhot	Wulanhote Hengda Shengye Real Estate Development Company Limited	Ulanhot	Residential	15 Jun 2081	Residential, Commercial, Composite, Other, Carpark	286,893	666,859	5,129	5.83	2012	2018	1,861.56	159.25	2,238.40	98.70	100.0%	98.70 ⁽⁹⁾
IV-376	Portion of Evergrande City Changchun	Shengji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	02 Nov 2050 to 02 Nov 2080	Residential, Commercial, Composite, Other, Carpark	215,377	128,578	23,015	156.85	2011	2020	405.31	145.63	723.90	259.40	100.0%	259.40
IV-377	Portion of Evergrande Royal View Garden Changchun	Zetuo (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 Jun 2054 to 12 Jun 2084	Residential, Commercial, Composite, Other, Carpark	199,970	378,749	23,344	154.09	2014	2018	1,167.02	299.14	2,870.60	1,290.90	100.0%	1,290.90
IV-378	Portion of Evergrande City Plaza Yongji (Changchun) Real Estate Company Limited	Yongji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Mar 2053 to 13 Mar 2083	Commercial, Composite, Other, Carpark	124,968	169,988	—	—	2013	2020	471.38	95.79	1,778.20	879.20	100.0%	879.20
IV-379	Portion of Evergrande Emerald Court Changchun	Jilin Wancheng Real Estate Development Company Limited	Changchun	Residential, Commercial	27 Jun 2051 to 27 Jun 2081	Commercial, Carpark	18,841	1,438	732	11.51	2011	2017	5.89	4.14	17.10	12.40	100.0%	12.40
IV-380	Portion of Evergrande Bay Changchun	Jiao (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 Feb 2055 to 12 Feb 2085	Residential, Commercial, Composite, Other, Carpark	119,948	263,260	8,064	59.41	2015	2018	815.20	231.11	1,748.80	817.80	100.0%	817.80
IV-381	Portion of Evergrande Moon Residence Changchun	Jilin Nuda Real Estate Development Company Limited	Changchun	Residential, Commercial	11 Dec 2053 to 11 Dec 2083	Residential, Commercial, Carpark	51,067	71,943	6,807	50.35	2016	2018	260.95	107.16	578.90	305.00	80.0%	244.00
IV-382	Portion of Evergrande Oasis Changchun	Longji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	24 May 2060	Residential, Commercial, Composite, Carpark	197,940	27,814	5,407	8.77	2010	2017	82.63	71.07	141.40	103.90	100.0%	103.90
IV-383	Portion of Evergrande Metropolis Changchun	Xinji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	12 May 2051 to 12 May 2081	Residential, Commercial, Composite, Other, Carpark	288,620	393,142	7,779	53.61	2012	2018	1,283.14	483.73	2,981.50	1,863.60	100.0%	1,566.60

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽³⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-384	Portion of Evergrande First Palace Changchun	Hongji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	06 Apr 2056 to 06 Apr 2086	Residential, Commercial, Composite, Other, Carpark	188,841	482,690	7,175	57.77	2016	2018	1,504.71	145.33	3,689.50	1,443.00	100.0%	1,445.00
IV-385	Evergrande Tanxi Manor Changchun	Changchun Aosheng Property Company Limited	Changchun	Residential, Commercial	04 Jun 2054 to 04 Jun 2084	Residential, Commercial, Composite, Other, Carpark	82,754	180,941	81,118	612.34	2017	2018	688.32	76.58	1,348.70	470.10	75.0%	352.58
IV-386	Portion of Evergrande Atrium Changchun	Jingao (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	07 Dec 2051 to 07 Dec 2081	Residential, Commercial, Composite, Other	125,076	34,890	21,340	125.78	2014	2018	118.89	106.47	244.50	181.10	100.0%	181.10
IV-387	Portion of Evergrande Royal Summit Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	11 Dec 2053 to 11 Dec 2083	Commercial, Other, Carpark	59,514	26,941	12,467	45.01	2014	2017	66.10	57.89	99.00	71.70	100.0%	71.70
IV-388	Portion of Evergrande Royal Summit Changchun (Phase II)	Guangji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	11 Dec 2053 to 11 Dec 2083	Residential, Commercial, Composite, Other, Carpark	54,394	102,069	13,802	129.04	2016	2019	328.92	1.40	751.60	205.30	100.0%	205.30
IV-389	Portion of Evergrande Scenic View Garden Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial	13 Jun 2051 to 13 Jun 2081	Residential, Commercial, Composite, Other, Carpark	170,324	37,471	15,176	61.98	2011	2018	140.19	18.00	207.50	60.90	100.0%	60.90
IV-390	Evergrande Aquatic Manor Changchun	Ximao (Changchun) Real Estate Development Company Limited	Changchun	Residential, Commercial	28 Sep 2051 to 28 Sep 2081	Residential, Commercial, Composite, Other, Carpark	463,609	387,954	245,813	1,149.50	2012	2025	1,403.81	418.77	3,347.10	691.50	62.0%	428.73
IV-391	Evergrande Royal View Garden Ganzhou	Ganzhou Hengqiang Property Company Limited	Ganzhou	Residential, Commercial	07 Jun 2055 to 26 Jun 2086	Residential, Commercial, Composite, Carpark	91,917	260,336	190,769	1,931.19	2017	2019	756.57	123.68	2,397.40	1,100.20	100.0%	1,100.20
IV-392	Portion of Evergrande Emerald Court Ganzhou	Hengda (Ganzhou) Real Estate Company Limited	Ganzhou	Residential, Commercial	07 Jun 2055 to 11 Dec 2086	Residential, Commercial, Composite, Other, Carpark	80,181	139,073	72,603	732.54	2015	2019	363.95	78.20	990.60	449.40	100.0%	449.40
IV-393	Portion of Evergrande Metropolis Ganzhou	Hengda (Ganzhou) Property Development Company Limited	Ganzhou	Residential, Commercial	22 May 2048 to 22 May 2078	Composite, Other, Carpark	110,741	102,700	—	—	2015	2019	218.82	165.31	332.30	190.80	51.0%	97.31
IV-394	Evergrande Royal Palace Ganzhou	Hengda (Ganzhou) Real Estate Company Limited	Ganzhou	Residential, Commercial	18 Dec 2056 to 18 Dec 2086	Residential, Commercial, Composite, Other, Carpark	39,657	127,557	—	—	2017	2019	430.23	18.17	1,347.20	549.10	100.0%	549.10
IV-395	Portion of Evergrande Royal View Garden Ji'an	Hengda (Ji'an) Real Estate Group Company Limited	Ji'an	Residential	27 Jun 2063	Residential, Commercial, Composite, Other, Carpark	244,219	189,869	10,231	69.59	2013	2019	425.59	49.78	645.00	113.30	100.0%	113.30
IV-396	Portion of Evergrande Metropolis Jingdezhen	Hengda (Jingdezhen) Real Estate Group Company Limited	Jingdezhen	Residential, Commercial	27 Jun 2050 to 02 Mar 2081	Commercial, Composite, Other, Carpark	205,558	33,750	21,751	140.39	2010	2017	104.77	34.71	190.60	84.30	100.0%	84.30

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IV-397	Portion of Evergrande Royal Scenic Jingdezhèn	Hengda (Jingdezhèn) Real Estate Group Company Limited	Jingdezhèn	Residential, Office	20 Oct 2055 to 20 Oct 2085	Residential, Commercial, Composite, Other, Carpark	111,480	103,988	4,586	42.32	2016	2018	229.02	189.96	409.80	275.70	100.0%	275.70
IV-398	Portion of Evergrande Bay Jiujiang	Jiujiang Hushang Rongde Property Company Limited	Jiujiang	Residential, Commercial	02 Dec 2052 to 02 Dec 2082	Residential, Commercial, Composite, Office, Other, Carpark	107,429	245,946	50,516	360.64	2016	2020	675.04	141.92	1,578.60	626.90	54.6%	341.97
IV-399	Evergrande Bay LongTing Jiujiang	Jiujiang Zhonghai Shihao Property Company Limited	Jiujiang	Residential, Commercial	16 Mar 2053 to 16 Mar 2083	Residential, Commercial, Composite, Other, Carpark	65,960	229,529	—	—	2017	2021	746.09	1.36	1,553.60	314.80	100.0%	314.80
IV-400	Portion of Evergrande Royal Scenic Jiujiang	Hengda (Jiujiang) Real Estate Group Company Limited	Jiujiang	Residential, Commercial	05 Mar 2053 to 05 Mar 2083	Residential, Commercial, Composite, Other, Carpark	70,144	151,812	37,684	277.49	2013	2019	386.47	280.52	886.40	543.70	100.0%	543.70
IV-401	Portion of Evergrande City Nanchang	Jiangxi Hengli Investment Company Limited	Nanchang	Residential, Commercial	01 Jun 2051 to 01 Jun 2081	Residential, Commercial, Composite, Other, Carpark	759,473	467,057	89,438	870.11	2012	2022	1,275.32	101.32	3,550.00	1,143.10	88.9%	1,016.22
IV-402	Portion of Evergrande Emerald Court Nanchang	Jiangxi Jigan Property Company Limited	Nanchang	Residential	26 Jan 2085	Residential, Commercial, Composite, Other, Carpark	105,280	170,338	74,517	792.54	2016	2021	459.28	55.70	1,307.50	522.70	95.0%	496.57
IV-403	Evergrande Forest Creek City Nanchang	Nanchang Hengda Real Estate Development Company Limited	Nanchang	Residential	07 Nov 2086	Residential, Commercial, Composite, Other, Carpark	267,106	777,220	—	—	2017	2022	2,695.47	35.53	5,226.30	743.40	100.0%	743.40 ⁽⁴⁾
IV-404	Portion of Evergrande Oasis Nanchang	Jiangxi Culin Shanzhong Company Limited	Nanchang	Residential, Commercial, Sports and Leisure	24 Nov 2043 to 24 Nov 2077	Residential, Commercial, Hold	1,577,388	126,306	53,629	501.58	2010	2018	672.39	363.22	857.50	374.60	100.0%	374.60
IV-405	Portion of Evergrande Metropolis Nanchang	Nanchang Zhongqiantou Gaoxin Property Company Limited	Nanchang	Residential, Commercial	29 Dec 2050 to 29 Dec 2080	Residential, Commercial, Composite, Office, Other, Carpark	192,891	60,294	30,821	230.67	2011	2017	372.67	1.42	523.20	69.60	100.0%	69.60
IV-406	Portion of Evergrande Royal Scenic Nanchang	Nanchang Zhongqiantou Gaoxin Property Company Limited	Nanchang	Residential	17 Mar 2084	Residential, Commercial, Carpark	88,492	49,154	2,378	42.02	2014	2017	150.37	5.08	221.50	29.30	100.0%	29.30
IV-407	Evergrande Palace Nanchang	Nanchang Hengda Zhaoyang Property Company Limited	Nanchang	Residential, Office	02 Feb 2056 to 02 Feb 2086	Residential, Commercial, Composite, Carpark	61,456	227,987	71,858	1,065.33	2016	2018	892.04	451.34	3,290.00	2,048.10	100.0%	2,048.10
IV-408	Evergrande Royal Palace Pingyang	Hengshi (Pingyang) Real Estate Company Limited	Pingyang	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	163,657	458,146	—	—	2017	2021	1,676.47	2.72	2,137.60	401.10	100.0%	401.10

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IV-409	Evergrande Metropolis Shangrao	Shangrao Hengda Property Company Limited	Shangrao	Residential, Commercial, Accommodation and Catering	31 Mar 2087 to 26 Jun 2087	Residential, Commercial, Composite, Other, Carpark	175,110	556,348	143,085	1,356.55	2017	2019	1,499.67	94.60	3,782.10	1,347.30	100.0%	1,347.30
IV-410	Portion of Evergrande Oasis Urunchi	Wulumaji Shengshi Junxing Urunchi Real Estate Development Company Limited	Urunchi	Residential, Commercial	14 May 2086 to 14 May 2086	Residential, Commercial, Composite, Other, Carpark	57,489	100,677	3,351	29.30	2016	2018	283.10	190.91	644.00	387.50	100.0%	387.50
IV-411	Evergrande Oasis Urunchi Phase 2	Wulumaji Shengshi Junjing Urunchi Real Estate Development Company Limited	Urunchi	Residential, Commercial	21 Dec 2086 to 21 Dec 2086	Residential, Commercial, Carpark	44,986	169,887	—	—	2016	2021	613.13	11.95	1,518.00	404.00	51.0%	206.04
IV-412	Portion of Evergrande Splendor Wujiaqu	Wujiaqu Zhuoyue Real Estate Development Company Limited	Wujiaqu	Residential, Commercial	12 May 2081 to 29 Nov 2082	Residential, Commercial, Hotel, Other, Carpark	2,117,748	1,784,195	8,325	48.56	2011	2020	5,755.16	1,016.76	8,409.30	1,825.70	100.0%	1,825.70
IV-413	Portion of Evergrande City Xinyu	Xinyu Xingwang Real Estate Development Company Limited	Xinyu	Residential, Commercial	28 Feb 2080 to 28 Feb 2080	Residential, Commercial, Composite, Other	113,168	9,454	1,106	4.98	2011	2017	37.56	26.39	45.60	26.50	100.0%	26.50
IV-414	Portion of Evergrande Atrium Xinyu	Xinyu Fuchen Property Development Company Limited	Xinyu	Residential, Commercial	26 Jul 2081 to 13 Sep 2075	Residential, Commercial, Carpark	111,038	334,224	3,283	15.20	2012	2020	826.36	50.57	1,658.30	427.20	100.0%	427.20
IV-415	Portion of Evergrande Atrium Xinyu	Xinyu Zhongchen Property Development Company Limited	Xinyu	Residential, Commercial	13 Sep 2045 to 13 Sep 2075	Residential, Composite, Other	92,696	40,921	2,676	12.07	2009	2017	115.34	87.26	206.70	138.10	100.0%	138.10
IV-416	Portion of Evergrande Oasis Yining	Yining Jinh Real Estate Development Company Limited	Yining	Residential, Commercial	27 Apr 2082 to 27 Apr 2082	Residential, Commercial, Composite, Carpark	160,203	246,109	3,078	16.00	2012	2020	825.33	594.41	1,250.90	611.80	100.0%	611.80
IV-417	Portion of Evergrande Atrium Yining	Yining Hengda Yuyuan Real Estate Development Company Limited	Yining	Residential, Commercial	27 Apr 2082 to 27 Apr 2082	Residential, Commercial, Composite, Other, Carpark	123,575	86,580	1,177	6.22	2012	2018	251.96	160.67	395.90	214.40	100.0%	214.40
IV-418	Portion of Evergrande Oasis Yichun	Jiangxi Jimin Kexin Real Estate Development Company Limited	Yichun	Residential	16 Jan 2077	Residential, Commercial, Other, Carpark	380,088	709,364	70,155	390.73	2016	2023	1,897.09	445.31	3,507.50	754.70	100.0%	754.70
IV-419	Evergrande Royal Scenic Yichun	Yichun Hengda Property Development Company Limited	Yichun	Residential	14 Apr 2083	Residential, Commercial, Other, Carpark	91,726	310,819	44,562	187.23	2014	2019	1,073.91	161.50	1,486.50	363.30	70.0%	254.31
IV-420	Portion of Evergrande Oasis Yingtun	Hengda Real Estate Yingtun Company Limited	Yingtun	Residential, Commercial, Office	28 Jan 2081 to 28 Feb 2087	Residential, Commercial, Composite, Other, Carpark	317,123	66,245	9,975	62.87	2011	2018	232.28	158.85	358.40	193.10	100.0%	193.10
IV-421	Portion of Evergrande Royal Scenic Yingtun	Hengda Real Estate Yingtun Company Limited	Yingtun	Residential	28 Jan 2085 to 29 Jan 2085	Residential, Commercial, Other, Carpark	96,706	79,650	644	5.48	2015	2018	192.73	173.97	299.70	132.10	100.0%	132.10 ⁽¹⁾

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IV-422	Portion of Evergrande Oasis Anshan	Anshan Jirui Property Company Limited	Anshan	Residential, Commercial	09 Jul 2050 to 28 Feb 2083	Residential, Commercial, Other, Carpark	352,910	1,123,049	63,049	139.91	2011	2026	3,025.96	286.95	5,482.10	1,221.50	100.0%	1,221.50
IV-423	Portion of Evergrande Metropolis Anshan	Anshan Jiyu Property Company Limited	Anshan	Residential	31 Aug 2081	Residential, Commercial, Composite, Other, Carpark	201,391	533,783	39,086	130.66	2012	2026	1,493.39	141.68	2,759.40	260.60	100.0%	260.60 ⁽¹²⁾
IV-424	Portion of Evergrande Oasis Benxi	Benxi Jiayi Property Company Limited	Benxi	Residential, Commercial	28 Sep 2051 to 28 Sep 2081	Residential, Commercial, Composite, Other, Carpark	111,400	178,895	17,743	58.84	2012	2019	531.06	83.76	875.80	208.50	100.0%	208.50
IV-425	Evergrande City Lights Dalian	Dalian Junyuan Property Company Limited	Dalian	Commercial	30 Mar 2051	Residential, Commercial, Office, Other, Carpark	32,068	172,626	—	—	2016	2019	577.02	168.88	2,748.30	1,835.40	90.0%	1,881.86
IV-426	Portion of Evergrande Royal View Garden Dalian	Dalian Hengsheng Real Estate Company Limited	Dalian	Residential, Commercial	21 Apr 2054 to 21 Apr 2084	Residential, Commercial, Composite, Other, Carpark	152,704	178,574	9,965	120.05	2014	2018	560.18	167.51	1,008.60	441.20	100.0%	441.20
IV-427	Evergrande Golden Avenue Dalian	Hansi (Dalian) Apartments Development Company Limited	Dalian	Residential	18 Dec 2057	Residential, Commercial, Other, Carpark	38,592	174,635	37,996	419.40	2017	2020	1,236.88	637.33	1,901.10	742.80	100.0%	742.80
IV-428	Portion of Evergrande Harbor City Dalian	Dalian Hengsheng Real Estate Company Limited	Dalian	Residential	31 May 2085	Residential, Commercial, Composite, Other, Carpark	133,308	356,726	8,431	73.16	2015	2018	1,057.68	276.63	2,767.60	1,303.60	100.0%	1,303.60
IV-429	Portion of Evergrande Seasons Dalian	Dalian Dongfang Shengdu Land Company Limited	Dalian	Residential	15 Jul 2080	Residential, Commercial, Other, Carpark	74,261	152,329	19,778	344.39	2016	2019	738.00	419.42	2,274.40	1,865.90	100.0%	1,865.90
IV-430	Portion of Evergrande Tanshun Dalian	Dalian Xicheng Real Estate Company Limited	Dalian	Residential, Commercial	30 Jan 2082	Residential, Other, Carpark	56,921	53,998	13,094	27.39	2013	2017	321.96	241.50	495.30	320.20	100.0%	320.20
IV-431	Portion of Evergrande Royal Scenic Bay Dalian	Dalian Shicheng Real Estate Company Limited	Dalian	Residential	30 Aug 2083	Residential, Commercial, Composite, Carpark	28,400	42,945	17,075	91.40	2014	2017	241.84	126.07	333.60	154.60	60.0%	92.76
IV-432	Portion of Evergrande Seasons Dalian	Dalian Dongfang Yidou Property Company Limited	Dalian	Accommodation and Catering	15 Jul 2050	Hotel	10,010	35,000	—	—	2017	2018	245.28	4.29	262.50	119.80	100.0%	119.80
IV-433	Portion of Evergrande Seasons Dalian	Dalian Shengdu Yihe Real Estate Development Company Limited	Dalian	Accommodation and Catering	15 Jul 2050	Residential	18,386	64,285	—	—	2017	2018	263.71	7.52	1,382.10	727.60	100.0%	727.60
IV-434	Portion of Evergrande Plaza Fushun	Fushun Jiashun Property Company Limited	Fushun	Commercial	13 Jan 2051 to 13 Feb 2051	Commercial, Office, Carpark	84,199	206,151	30,247	124.11	2012	2020	591.56	218.24	1,729.60	780.20	100.0%	780.20 ⁽¹³⁾
IV-435	Portion of Evergrande Palace Fushun	Fushun Jiayun Property Company Limited	Fushun	Residential, Commercial	29 Aug 2051 to 29 Aug 2081	Residential, Commercial, Composite, Other, Carpark	204,709	263,441	10,002	55.69	2011	2020	766.25	145.38	1,552.40	192.20	100.0%	192.20 ⁽¹⁴⁾

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IV-436	Portion of Evergrande Royal Scenic Bay Huludao	Huludao Jia Shan Property Company Limited	Huludao	Residential, Commercial	08 Jun 2051 to 29 May 2084	Residential, Commercial, Composite, Other, Carpark	171,887	279,364	7,411	37.21	2012	2020	782.62	29.88	1,538.30	321.40	100.0%	321.40
IV-437	Portion of Evergrande Oasis Liaoyang	Liaoyang Hengsheng Property Company Limited	Liaoyang	Residential, Commercial	20 Jun 2050 to 20 Jun 2080	Residential, Commercial, Composite, Other, Carpark	353,239	463,833	24,688	113.83	2010	2025	1,293.97	270.32	2,341.70	393.70	100.0%	393.70
IV-438	Portion of Evergrande Palace Panjin	Panjin Jiaqing Property Company Limited	Panjin	Residential, Commercial	28 Jun 2051 to 29 Mar 2081	Residential, Commercial, Composite, Other, Carpark	301,934	651,011	10,867	44.64	2011	2023	1,761.40	229.08	3,636.90	750.50	100.0%	750.50
IV-439	Portion of Evergrande Left Riverbank Shenyang	Shenyang Jiaxing Property Company Limited	Shenyang	Residential, Commercial	20 Mar 2087	Residential, Commercial, Composite, Other, Carpark	299,669	652,745	39,162	307.77	2016	2020	2,048.57	159.84	4,644.50	1,475.80	100.0%	1,475.80
IV-440	Portion of Evergrande City Shenyang	Hengda Xinyuan (Shenyang) Property Company Limited	Shenyang	Residential	07 Jun 2057 to 31 Mar 2061	Commercial, Other, Carpark	359,812	28,741	—	—	2007	2017	123.49	111.12	159.40	116.50	100.0%	116.50
IV-441	Portion of Evergrande Emerald Court Shenyang	Shenyang Jinhui Property Company Limited	Shenyang	Residential, Commercial	29 May 2063 to 19 Jun 2083	Residential, Commercial, Other, Carpark	104,410	74,085	18,981	135.17	2013	2018	237.74	154.67	434.10	253.40	100.0%	253.40
IV-442	Portion of Evergrande Palace Shenyang	Shenyang Jiaqi Property Company Limited	Shenyang	Residential	24 May 2060	Residential, Commercial	72,970	6,396	181	1.70	2010	2018	21.50	12.93	91.20	63.40	100.0%	63.40
IV-443	Portion of Evergrande Bay Shenyang	Shenyang Jikai Property Company Limited	Shenyang	Residential	27 May 2060	Residential, Commercial, Carpark	217,114	7,746	170	1.12	2012	2017	38.54	37.14	73.00	58.40	100.0%	58.40
IV-444	Portion of Evergrande Oasis Shenyang	Hengda Changji (Shenyang) Property Company Limited	Shenyang	Residential	31 Dec 2056 to 31 Oct 2064	Residential, Commercial, Other, Carpark	576,300	481,122	127,623	667.11	2011	2021	1,293.38	272.78	2,885.00	1,021.00	100.0%	1,021.00
IV-445	Portion of Evergrande Metropolis Shenyang	Shenyang Yue Tong Property Company Limited	Shenyang	Residential, Commercial	19 Oct 2050 to 19 Oct 2080	Residential, Commercial, Composite, Other, Carpark	353,066	459,857	74,137	322.16	2010	2019	1,206.34	183.18	2,769.80	1,014.40	100.0%	1,014.40
IV-446	Evergrande Shengjing Impression Shenyang	Shenyang Jiajiang Property Company Limited	Shenyang	Residential, Commercial	06 Mar 2087	Residential, Commercial, Composite, Carpark	88,885	292,600	121,553	941.74	2017	2020	939.67	54.57	2,114.00	648.70	87.5%	567.61
IV-447	Portion of Evergrande Atrium Shenyang	Shenyang Jijian Property Company Limited	Shenyang	Residential, Commercial	03 Apr 2052 to 20 Apr 2082	Residential, Commercial, Composite, Other, Carpark	239,169	325,463	26,542	125.23	2012	2021	974.09	128.89	2,039.80	677.40	100.0%	677.40

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IV-448	Evergrande Yife Shengjing Family Shenyang	Shenyang Yihocheng Real Estate Development Company Limited	Shenyang	Residential, Commercial	27 Jan 2054 to 27 Jul 2084	Residential, Commercial, Composite, Other, Carpark	379,233	603,222	44,217	223.28	2015	2027	1,982.28	232.32	4,686.60	1,710.30	70.0%	1,197.21
IV-449	Evergrande Peak Shenyang	Shenyang Jijing Property Company Limited	Shenyang	Residential, Commercial	19 Jul 2057 to 19 Jul 2087	Residential, Commercial, Composite, Other, Carpark	138,197	443,491	—	—	2016	2021	1,439.43	171.8	3,978.20	1,191.50	85.7%	1,021.23
IV-450	Portion of Evergrande Royal Scenic Bay Shenyang	Shenyang Jiaze Property Company Limited	Shenyang	Residential, Commercial	29 Nov 2053 to 29 Nov 2083	Residential, Commercial, Composite, Other, Carpark	61,038	46,686	19,931	97.86	2013	2017	158.30	102.21	234.90	134.10	100.0%	134.10
IV-451	Portion of Evergrande Central Plaza Shenyang	Jindao (Shenyang) Real Estate Development Company Limited	Shenyang	Residential, Commercial	18 Apr 2052 to 07 Apr 2083	Residential, Commercial, Composite, Other, Carpark	351,382	1,483,384	45,001	242.92	2012	2022	4,833.42	548.10	12,827.30	3,854.70	60.0%	2,312.82
IV-452	Portion of Evergrande Central Plaza Shenyang	Jindao Lianhe (Shenyang) Real Estate Development Company Limited	Shenyang	Residential, Commercial	06 Dec 2053 to 06 Dec 2083	Residential, Commercial, Other, Carpark	69,619	380,195	—	—	2017	2022	1,237.67	0.33	3,134.60	763.60	60.0%	458.16
IV-453	Portion of Evergrande City Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	17 Jul 2051 to 17 Jul 2081	Residential, Commercial, Composite, Other, Carpark	126,428	218,948	3,016	10.95	2011	2020	666.43	28.10	1,138.80	192.90	100.0%	192.90
IV-454	Evergrande Bay Yingkou	Yingkou Jiayu Property Company Limited	Yingkou	Residential, Commercial	25 Sep 2051 to 25 Sep 2081	Residential, Commercial, Composite, Other, Carpark	354,708	1,452,026	—	—	2011	2025	4,439.95	246.30	5,942.80	547.20	100.0%	547.20 ⁽¹⁵⁾
IV-455	Portion of Evergrande Oasis Yingkou	Yingkou Jialong Real Estate Company Limited	Yingkou	Residential, Commercial	29 Jul 2054 to 29 Jul 2084	Residential, Commercial, Composite, Carpark	281,687	419,336	9,457	46.44	2011	2021	1,334.68	157.60	2,270.90	446.10	100.0%	446.10
IV-456	Portion of Evergrande Huang He Sheng Tai Cheng Dongying	Dongying Hengde Huanu Property Company Limited	Dongying	Residential, Commercial, Accommodation and Catering	25 Jan 2051 to 25 Jan 2081	Residential, Commercial, Composite, Hotel, Other, Carpark	589,133	685,667	56,045	204.89	2011	2020	2,240.00	451.58	3,616.40	776.40	100.0%	776.40
IV-457	Portion of Evergrande Palm Islands Dongying	Dongying Yujing Property Company Limited	Dongying	Residential, Accommodation and Catering	12 Sep 2052 to 12 Sep 2082	Residential, Commercial, Hotel, Other, Carpark	373,637	340,340	32,265	177.49	2013	2020	1,566.43	397.74	1,894.30	226.50	100.0%	226.50
IV-458	Portion of Evergrande Longzao East New Metropolis Jinan	Jinan Dongjin Fengshan Property Company Limited	Jinan	Residential	07 Jul 2085	Residential, Commercial, Composite, Carpark	50,066	98,213	56,385	693.83	2015	2018	293.19	37.86	945.10	479.00	100.0%	479.00
IV-459	Portion of Evergrande Left Riverbank Jinan	Jinan Yuanhao Property Company Limited	Jinan	Residential, Commercial	18 Dec 2052 to 09 Aug 2085	Residential, Commercial, Composite, Carpark	334,620	1,141,186	289,578	2,483.06	2013	2023	3,037.93	944.39	11,149.50	4,673.40	100.0%	4,673.40

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IV-460	Portion of Evergrande City Jinan	Jinan Hegda Jinbi Real Estate Development Company Limited	Jinan	Residential, Office	13 Apr 2051 to 13 Jun 2084	Residential, Commercial, Composite, Other, Carpark	234,119	84,300	43,092	201.14	2011	2018	233.96	102.04	565.70	307.00	100.0%	307.00
IV-461	Evergrande City Jinan (Jinhui)	Jinan Jinhui Property Company Limited	Jinan	Residential, Office	13 Jun 2054 to 13 Jun 2084	Residential, Commercial, Other, Carpark	157,272	806,415	82,339	830.21	2011	2022	2,317.66	264.59	6,665.10	3,673.60	100.0%	3,673.60
IV-462	Portion of Evergrande Royal View Garden Jinan	Jinan Hegda Fecuo Huating Property Company Limited	Jinan	Residential, Office	19 Oct 2052 to 19 Oct 2082	Residential, Commercial, Carpark	116,421	78,838	26,865	129.23	2012	2018	273.31	266.62	918.90	693.40	100.0%	693.40
IV-463	Portion of Evergrande Emerald Court Jinan	Jinan Hualu Property Company Limited	Jinan	Residential, Office	19 Oct 2052 to 19 Oct 2082	Residential, Commercial, Composite, Other, Carpark	143,066	506,849	29,565	69.68	2012	2021	1,657.50	137.20	3,731.30	1,089.60	100.0%	1,089.60
IV-464	Portion of Evergrande Emerald Court Jinan	Jinan Xichuang Property Company Limited	Jinan	Residential	29 Apr 2084 to 30 Apr 2084	Residential, Commercial, Other, Carpark	121,045	180,558	141,008	956.33	2014	2020	562.48	443.82	1,104.80	661.80	100.0%	661.80
IV-465	Portion of Evergrande Palace Town Jinan	Jinan Xishi Property Company Limited	Jinan	Residential, Commercial	30 Apr 2054 to 23 Mar 2084	Residential, Commercial, Composite, Office, Carpark	100,756	178,730	91,185	581.73	2015	2020	486.93	305.13	1,173.30	651.10	100.0%	651.10
IV-466	Portion of Evergrande Jinbi New Town Jinan	Jinan Xiye Property Company Limited	Jinan	Residential, Commercial	30 Apr 2054 to 21 Jun 2084	Residential, Commercial, Composite, Office, Carpark	103,965	304,644	35,174	75.21	2014	2022	938.53	584.72	2,311.20	1,142.80	100.0%	1,142.80
IV-467	Portion of Evergrande Longao Regency Jinan	Jinan Douqin Longdao Property Company Limited	Jinan	Residential	30 Dec 2084	Residential, Commercial, Composite, Carpark	199,751	173,123	76,055	832.21	2015	2020	626.48	144.5	2,389.20	1,035.10	100.0%	1,035.10
IV-468	Portion of Evergrande Oasis Jinan	Jinan Hegda Lvzhou Property Company Limited	Jinan	Residential	05 Apr 2080 to 07 Sep 2080	Residential, Commercial, Composite, Other, Carpark	678,556	656,277	62,889	281.24	2010	2025	1,508.40	989.29	3,874.90	1,656.90	100.0%	1,656.90
IV-469	Portion of Evergrande Metropolis Jinan	Jinan Mingdu Property Company Limited	Jinan	Residential	28 Apr 2080	Residential, Commercial, Other, Carpark	134,118	38,227	2,111	7.53	2010	2017	104.55	86.34	156.10	107.90	100.0%	107.90
IV-470	Portion of Evergrande Bright City Jinan	Jinan Houshulin Property Company Limited	Jinan	Residential	21 Aug 2085	Commercial, Composite, Carpark	52,245	37,671	5,999	39.17	2016	2017	92.42	4.78	165.60	46.80	80.0%	37.44
IV-471	Portion of Evergrande Bright City Jinan	Jinan Jialong Property Company Limited	Jinan	Commercial	21 Aug 2065	Residential, Commercial, Carpark	30,935	204,006	19,445	213.75	2016	2018	640.63	274.5	1,721.90	673.20	80.0%	538.56

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IV-472	Portion of Evergrande Century Square Jinan	Jinan Xika Property Company Limited	Jinan	Residential	01 Apr 2084	Residential, Commercial, Composite, Other, Carpark	225,109	195,566	108,663	336.92	2014	2019	511.71	426.25	622.40	378.50	378.50	100.0%	378.50
IV-473	Portion of Evergrande Atrium Jinan	Jinan Hengda Xiqu Property Company Limited	Jinan	Residential, Office	21 Oct 2082 to 21 Oct 2082	Residential, Commercial, Composite, Office, Other, Carpark	202,511	306,730	32,686	64.52	2012	2020	861.90	118.99	1,991.40	701.60	701.60	60.0%	420.96
IV-474	Portion of Evergrande Peak Jinan	Jinan Yufeng Property Company Limited	Jinan	Residential	20 Feb 2084	Residential, Commercial, Composite, Carpark	89,583	243,783	121,894	513.02	2017	2019	756.89	360.12	1,456.00	655.00	655.00	100.0%	655.00
IV-475	Portion of Evergrande Metropolis Jining	Jining Beihu Hengda Mingda Property Company Limited	Jining	Residential, Office	19 Jan 2084 to 30 Jul 2084	Residential, Commercial, Composite, Office, Other, Carpark	264,016	521,800	41,807	292.93	2013	2020	1,524.53	25.68	3,236.60	882.50	882.50	60.0%	529.50
IV-476	Portion of Evergrande Splendor Laowu	Laowu Hengda Jimi Tianxia Laowu Property Company Limited	Laowu	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	19 Sep 2050 to 11 Sep 2083	Residential, Commercial, Hotel, Carpark	1,068,026	845,459	119,669	614.13	2011	2030	3,507.61	877.28	5,004.00	1,472.00	1,472.00	100.0%	1,472.00
IV-477	Portion of Evergrande Metropolis Laocheng	Laocheng Nanjiao Mingda Property Company Limited	Laocheng	Residential	09 Dec 2082	Residential, Composite, Other, Carpark	76,200	66,951	23,168	40.67	2014	2018	239.42	29.97	257.60	47.50	47.50	51.0%	24.23
IV-478	Evergrande Emerald Court Linyi	Hengjin (Linyi) Property Company Limited	Linyi	Residential	06 Dec 2086	Residential, Commercial, Composite, Other, Carpark	149,228	588,286	251,860	1,772.78	2017	2023	1,900.16	63.42	3,412.80	706.40	706.40	60.0%	423.84
IV-479	Portion of Evergrande Palace Linyi	Linyi Huaifu Property Company Limited	Linyi	Residential, Office	22 Sep 2081 to 22 Sep 2081	Residential, Commercial, Composite, Office, Carpark	158,223	494,395	25,991	79.09	2011	2020	1,392.45	167.91	2,685.20	720.10	720.10	100.0%	720.10
IV-480	Portion of Evergrande Oasis Linyi	Linyi Lvzhou Property Company Limited	Linyi	Residential, Commercial	30 Dec 2081 to 30 Dec 2081	Residential, Commercial, Composite, Carpark	137,981	521,513	6,452	32.42	2012	2020	1,499.42	50.36	2,418.00	383.50	383.50	100.0%	383.50
IV-481	Portion of Evergrande Oasis Linyi	Linyi Zhengsheng Property Company Limited	Linyi	Residential, Commercial	30 Dec 2081 to 30 Dec 2081	Residential, Commercial, Other, Carpark	170,159	392,333	1,544	6.09	2012	2020	1,138.53	372.49	2,128.00	759.30	759.30	51.0%	387.24
IV-482	Portion of Evergrande Golden Sands Qingdao	Qingdao Jinwan Property Company Limited	Qingdao	Residential, Accommodation and Catering	16 Jan 2048 to 09 May 2087	Residential, Commercial, Hotel, Office, Other, Carpark	269,156	416,836	73,405	960.84	2011	2020	2,226.61	510.44	5,009.70	1,906.90	1,906.90	100.0%	1,906.90

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IV-483	Portion of Evergrande Royal Billion International Qingdao (Qiniao)	Qingdao Zhongrande Automobile Trading Company Limited	Qingdao	Commercial	27 Dec 2046	Office, Carpark	156,667	111,772	—	—	2012	2018	532.71	3.05	1,064.90	284.40	51.0%	145.04
IV-484	Portion of Evergrande Royal Billion International Qingdao (Zhiye)	Qingdao Zhongrande Property Company Limited	Qingdao	Commercial	04 Feb 2050	Office, Carpark	71,908	93,073	—	—	2017	2019	449.10	8.89	874.20	214.50	51.0%	109.40
IV-485	Portion of Evergrande Royal Court Qingdao	Yue Long Haozhou (Qingdao) Property Company Limited	Qingdao	Residential	04 Jul 2076	Residential, Commercial, Composite, Other	515,859	337,203	—	—	2010	2025	1,472.60	222.48	3,010.20	964.30	99.0%	954.66
IV-486	Portion of Evergrande Royal Tai'an	Tai'an Tianrun Renhe Property Company Limited	Tai'an	Residential	20 Aug 2080	Residential, Commercial, Composite, Other, Carpark	178,459	149,899	21,984	63.54	2011	2018	333.85	26.38	432.20	50.90	100.0%	50.90
IV-487	Evergrande Royal Coast Weihai	Weihai Huafu Property Company Limited	Weihai	Residential, Office, Public Facility, Park and Green Space	17 Oct 2086	Residential, Commercial, Composite, Office, Other, Carpark	393,519	1,186,337	215,267	2,357.73	2017	2020	4,257.77	87.71	11,048.50	2,213.00	60.0%	1,327.80 ⁽⁶⁾
IV-488	Portion of Evergrande Emerald Court Weifang	Shandong Piyun Real Estate Development Company Limited	Weifang	Residential, Commercial	15 Feb 2032 to 19 Mar 2083	Residential, Commercial, Other, Carpark	87,534	90,014	24,204	116.11	2012	2018	239.70	199.33	314.80	201.70	100.0%	201.70
IV-489	Portion of Evergrande Metropolis Weifang	Weifang Jinhui Property Company Limited	Weifang	Residential, Commercial	03 Mar 2032 to 03 Mar 2082	Residential, Commercial, Composite, Office, Other, Carpark	289,254	671,922	194,747	1,091.00	2012	2020	1,918.56	98.41	3,906.40	997.60	100.0%	997.60
IV-490	Evergrande Zhongcheng Family Project Zibo	Gaoxin Zhongcheng (Zi Bo) Zibo Real Estate Development Company Limited	Zibo	Residential, Commercial	16 Aug 2051 to 08 Jul 2084	Residential, Composite, Carpark	180,391	259,880	154,774	953.32	2012	2020	981.32	490.50	1,684.70	671.20	60.0%	402.72
IV-491	Portion of Evergrande Royal View Garden Zibo	Zibo Heigda Fanhua Property Company Limited	Zibo	Commercial	18 Apr 2053 to 10 Apr 2054	Residential, Commercial, Composite, Other, Carpark	156,534	424,628	16,719	134.80	2014	2021	1,352.71	1,042.37	2,785.90	1,541.60	100.0%	1,541.60
IV-492	Evergrande Emerald Court Zibo	Mingshang (Shandong) Property Company Limited	Zibo	Residential, Commercial	08 Nov 2056 to 08 Nov 2086	Residential, Commercial, Composite, Office, Other, Carpark	68,051	264,041	31,846	281.01	2017	2021	694.86	12.13	1,453.80	290.10	55.0%	159.56
IV-493	Portion of Evergrande Oasis Donging	Donging Junjing Real Estate Development Company Limited	Donging	Residential, Commercial	04 Jan 2052 to 04 Jan 2082	Residential, Commercial, Composite, Other, Carpark	194,483	160,468	18,162	61.85	2012	2018	453.93	28.32	609.40	60.70	100.0%	60.70
IV-494	Portion of Evergrande Palace Linfen	Linfen Zijing Real Estate Development Company Limited	Linfen	Residential	21 Aug 2078 to 28 Mar 2080	Commercial, Composite, Other, Carpark	134,264	72,316	26,882	55.54	2012	2018	208.66	26.38	257.50	38.50	95.0%	36.58

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IV-495	Portion of Evergrande Royal Scenic Lviang	Lviang Junlai Real Estate Development Company Limited	Lviang	Residential, Commercial	09 Jun 2051 to 09 Jun 2081	Residential, Commercial, Carpark	138,739	96,734	9,151	54.02	2011	2018	444.90	31.82	433.20	47.10	100.0%	47.10
IV-496	Portion of Evergrande Left Bank Riverfront Taiyuan	Taiyuan Jiansheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial	22 Apr 2055 to 22 Apr 2085	Residential, Commercial, Composite, Other, Carpark	115,006	232,181	76,329	610.78	2015	2018	649.20	558.84	1,751.40	1,259.80	100.0%	1,259.80
IV-497	Portion of Evergrande City Taiyuan	Shanxi Lianhua Kangyu Real Estate Development Company Limited	Taiyuan	Residential, Commercial	18 Oct 2056 to 18 Oct 2086	Residential, Commercial, Composite, Carpark	54,897	293,352	203,738	1,717.00	2016	2019	955.57	295.74	2,240.80	993.30	82.0%	814.51
IV-498	Portion of Evergrande Emerald Court Taiyuan	Taiyuan Shengshi Junlai Real Estate Development Company Limited	Taiyuan	Residential, Commercial	24 Mar 2055 to 24 Mar 2085	Residential, Commercial, Carpark	36,505	48,973	32,576	190.37	2015	2017	139.99	133.13	296.70	232.70	70.0%	162.89
IV-499	Portion of Evergrande Royal Palace Taiyuan	Taiyuan Junjing Real Estate Development Company Limited	Taiyuan	Residential, Commercial	06 Jul 2050 to 06 Jul 2080	Residential, Commercial, Composite, Other, Carpark	177,364	84,245	33,996	127.79	2012	2017	278.83	215.09	460.40	308.60	65.6%	202.38
IV-500	Portion of Evergrande Bay Taiyuan	Taiyuan Hegeleng Real Estate Development Company Limited	Taiyuan	Residential, Commercial	24 Apr 2053 to 24 Feb 2083	Residential, Commercial, Carpark	54,986	184,794	31,090	408.23	2016	2018	631.21	367.97	1,856.80	1,173.20	80.0%	938.56
IV-501	Evergrande Fairland Taiyuan	Taiyuan Heize Real Estate Development Company Limited	Taiyuan	Residential, Commercial	02 May 2057 to 02 May 2087	Residential, Commercial, Composite, Carpark	48,902	270,348	—	—	2016	2021	853.14	253.59	2,062.50	786.90	100.0%	786.90
IV-502	Portion of Evergrande Oasis Taiyuan	Hengda (Taiyuan) Real Estate Group Company Limited	Taiyuan	Residential, Commercial, Education, Public Facility	14 Nov 2047 to 14 Nov 2057	Residential, Commercial, Carpark	691,649	220,145	16,186	93.87	2007	2018	1,157.06	739.64	1,491.10	746.10	100.0%	746.10
IV-503	Portion of Evergrande Metropolis Taiyuan	Taiyuan Mingdu Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	18 May 2049 to 18 May 2059	Residential, Commercial, Composite, Other, Carpark	121,328	22,197	7,549	32.54	2009	2017	88.83	57.79	77.60	32.40	100.0%	32.40
IV-504	Portion of Evergrande Scenic Garden Taiyuan	Taiyuan Deji Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	18 May 2051 to 18 May 2061	Residential, Commercial, Composite, Other, Carpark	341,865	496,881	46,908	410.22	2013	2019	1,342.51	189.09	2,788.50	962.70	100.0%	962.70
IV-505	Evergrande Future City Taiyuan	Shanxi Jiabeng Real Estate Development Company Limited	Taiyuan	Commercial	04 Feb 2053	Residential, Commercial, Carpark	61,289	149,246	8,426	73.21	2016	2018	418.61	32.44	1,160.40	502.80	100.0%	502.80
IV-506	Portion of Evergrande Atrium Taiyuan	Taiyuan Wanberg Real Estate Development Company Limited	Taiyuan	Residential, Commercial	29 Jul 2055 to 29 Jul 2085	Commercial, Other, Carpark	62,842	86,851	10,167	102.50	2015	2018	241.85	214.72	416.40	294.00	100.0%	294.00

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Total Estimated Development Cost (RMB million)	Development Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-507	Portion of Evergrande Royal Scenic Bay Taiyuan	Taiyuan Junheng Real Estate Development Company Limited	Taiyuan	Residential, Commercial, Education	17 Feb 2054 to 17 Feb 2084	Residential, Commercial, Composite, Other, Carpark	334,651	1,046,279	25,853	222.90	2015	2021	3,339.52	2,292.38	7,090.50	3,432.40	100.0%	3,432.40
IV-508	Portion of Evergrande Royal View Garden Yangquan	Yangquan Shi Liyuan Real Estate Development Company Limited	Yangquan	Residential	09 Dec 2078	Residential, Commercial, Carpark	179,636	249,747	64,993	354.27	2014	2019	811.62	556.85	1,460.70	820.20	64.0%	524.93
IV-509	Portion of Evergrande Oasis Yuncheng	Yuncheng Jiabeng Real Estate Development Company Limited	Yuncheng	Residential	30 Sep 2080	Residential, Commercial, Composite	67,975	7,179	648	3.71	2011	2018	42.29	32.37	40.30	21.90	100.0%	21.90
IV-510	Portion of Evergrande Oasis Yuncheng	Yuncheng Xinwan Real Estate Development Company Limited	Yuncheng	Residential	13 May 2078	Residential, Other, Carpark	106,763	67,696	2,427	13.17	2013	2018	188.54	173.73	283.80	202.80	100.0%	202.80
IV-511	Portion of Evergrande Metropolis Yuncheng	Yuncheng Economic Development Zone Yijiyi Real Estate Development Company Limited	Yuncheng	Residential, Commercial	09 Mar 2049 to 09 Mar 2079	Residential, Commercial, Composite, Carpark	107,824	128,735	1,232	6.92	2012	2019	411.80	28.27	593.60	69.80	71.0%	49.56
IV-512	Portion of Evergrande Oasis Dongguan	Zehu (Dongguan) Property Company Limited	Dongguan	Residential, Commercial	21 Aug 2054 to 21 Aug 2084	Residential, Commercial, Composite, Other, Carpark	69,955	52,868	863	23.47	2015	2017	117.39	92.56	396.90	295.90	100.0%	295.90
IV-513	Evergrande Fashion Valley Shenzhen	Jianao Digits Development (Shenzhen) Company Limited	Shenzhen	Commercial, New Industrial	12 Jan 2066	Residential, Commercial, Office, Other, Carpark	83,748	498,829	—	—	2016	2018	1,537.27	339.73	15,753.70	10,305.40	100.0%	10,305.40
IV-514	Evergrande City Lights Shenzhen	Shenzhen Wanjing Investment Company Limited	Shenzhen	Commercial	28 Jan 2056	Residential, Commercial, Office, Other, Carpark	42,329	266,684	—	—	2016	2018	445.27	107.47	7,499.40	5,442.10	51.0%	2,775.47
IV-515	Portion of Evergrande Hill Emerald Court Shenzhen	Shenzhen Jishi Real Estate Development Company Limited	Shenzhen	Residential, Commercial	23 Aug 2082	Residential, Other, Carpark	16,745	27,075	—	—	2012	2017	144.05	142.49	543.10	431.50	98.0%	422.87
IV-516	Portion of Evergrande Hill Garden Shenzhen	Shenzhen Shacun Real Estate Development Company Limited	Shenzhen	Residential	23 Aug 2082	Residential, Commercial, Carpark	35,831	15,327	—	—	2012	2017	82.13	74.35	316.70	248.10	98.0%	243.14
IV-517	Evergrande Sky Tower Shenzhen	Qianhai Junlin Industrial Development (Shenzhen) Company Limited	Shenzhen	Commercial, Office	30 Dec 2055	Commercial, Office, Other, Carpark	10,448	151,283	1,470	97.67	2016	2018	871.64	502.43	8,799.10	6,411.60	51.0%	3,269.92
IV-518	Evergrande Zhuhai International Financial Building Zhuhai	Zhuhai Zhuhai Property Company Limited	Zhuhai	Commercial, Office, Accommodation and Catering	08 Jun 2051 to 08 Jun 2061	Residential, Commercial, Other, Carpark	7,606	97,909	—	—	2014	2019	417.20	91.14	1,734.40	951.50	90.0%	856.35
IV-519	Portion of Evergrande Court Chengdu	Chengdu Haode Xincheng Property Company Limited	Chengdu	Residential, Commercial	12 Jun 2054 to 12 Jun 2084	Residential, Commercial, Carpark	45,924	185,595	154,256	1,636.00	2014	2019	1,071.80	540.87	1,856.10	866.50	100.0%	866.50

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IV-520	Portion of Evergrande Caotiaoxiang Plaza Chengdu	Chengdu Hengda Xinbeibeng Property Company Limited	Chengdu	Residential, Commercial	31 Jul 2054 to 31 Jul 2084	Residential, Commercial, Office, Other, Carpark	111,921	515,910	9,596	129.55	2015	2019	1,281.23	863.11	3,531.00	2,160.30	100.0%	2,160.30
IV-521	Portion of Evergrande City Chengdu	Chengdu Wengiang District Xijiangang Property Company Limited	Chengdu	Residential, Commercial	31 Oct 2076	Residential, Commercial, Other, Carpark	169,501	10,002	3,660	15.11	2007	2017	22.71	9.67	39.60	19.10	100.0%	19.10
IV-522	Portion of Evergrande Royal View Garden Chengdu	Chengdu Charming Property Company Limited	Chengdu	Residential, Commercial	19 Dec 2050 to 19 Dec 2080	Residential, Commercial, Composite, Carpark	62,639	71,752	5,181	65.65	2011	2017	222.39	122.37	493.80	299.60	100.0%	299.60
IV-523	Portion of Evergrande Metropolis Court Chengdu	Aimeigao (Chengdu) Real Estate Company Limited	Chengdu	Residential, Commercial	09 Nov 2046 to 09 Nov 2076	Residential	18,061	9,164	6,347	140.21	2015	2018	74.50	71.13	208.90	160.60	100.0%	160.60
IV-524	Portion of Evergrande Huazhi Plaza Chengdu	Aimeigao (Chengdu) Property Company Limited	Chengdu	Residential, Commercial	06 Mar 2047 to 06 Mar 2077	Residential, Commercial, Other	37,557	117,195	5,165	117.11	2015	2018	934.08	802.41	1,563.70	1,106.10	100.0%	1,106.10
IV-525	Evergrande Splendid City Chengdu	Chengdu Shuren Property Company Limited	Chengdu	Residential, Commercial	18 Aug 2056 to 18 Aug 2086	Residential, Commercial, Composite, Carpark	83,848	314,638	88,330	810.74	2017	2018	882.73	157.60	2,459.40	1,157.50	100.0%	1,157.50
IV-526	Evergrande Jade Palace Chengdu	Sichuan University Science Park (South District) Development Company Limited	Chengdu	Residential, Commercial, Research	24 May 2051 to 24 May 2081	Residential, Commercial, Office, Carpark	63,232	469,351	185,621	1,553.42	2010	2021	1,388.49	824.14	4,385.60	2,409.20	90.0%	2,168.28
IV-527	Portion of Evergrande Oasis Chengdu	Chengdu Hengda Yinhe Xixiang Property Company Limited	Chengdu	Residential, Commercial, Office	18 Dec 2046 to 20 Aug 2077	Residential, Commercial, Other	142,145	105,488	—	—	2007	2018	309.76	26.03	738.00	448.00	100.0%	448.00
IV-528	Portion of Evergrande Royal City Chengdu	Sichuan Weian Health Products Company Limited	Chengdu	Residential, Commercial	14 Jun 2056 to 14 Jun 2086	Residential, Commercial, Carpark	65,195	165,563	195	3.54	2016	2019	402.81	28.16	846.10	255.80	100.0%	255.80
IV-529	Portion of Evergrande Metropolis Chengdu	Chengdu Anheng Property Company Limited	Chengdu	Residential, Commercial	22 Jan 2048 to 08 Oct 2085	Residential, Commercial, Composite, Carpark	54,280	43,842	9,870	32.76	2010	2017	158.95	23.91	190.00	68.50	100.0%	68.50
IV-530	Portion of Evergrande Royal Scenic Garden Chengdu	Hengda (Dayi) Real Estate Group Company Limited	Chengdu	Residential, Commercial	26 Jun 2053 to 22 Dec 2083	Residential, Commercial, Hotel	1,775,207	1,607,340	6,206	23.89	2010	2021	5,767.68	1,637.98	10,714.40	3,192.60	100.0%	3,192.60
IV-531	Evergrande Shangjin Garden Chengdu	Sichuan Xinhoudi Real Estate Development Company Limited	Chengdu	Residential, Commercial	09 Mar 2051 to 09 Mar 2081	Residential, Commercial, Composite, Other, Carpark	193,148	320,123	116,747	836.44	2016	2018	1,005.14	557.94	2,323.10	1,279.30	65.0%	831.55
IV-532	Portion of Evergrande Paradise Peninsula Chengdu	Chengdu Xinyi Real Estate Development Company Limited	Chengdu	Residential, Commercial	26 Jan 2046 to 26 Jan 2076	Residential, Commercial, Hotel, Other, Carpark	766,440	2,547,289	54,174	369.29	2007	2025	7,889.43	1,210.77	24,608.10	6,972.20	100.0%	6,972.20
IV-533	Portion of Evergrande River Palace Chengdu	Chengdu Shangshi Ruicheng Property Company Limited	Chengdu	Residential, Commercial	01 May 2054 to 01 May 2084	Residential, Commercial, Composite, Carpark	34,492	132,952	14,788	212.01	2016	2020	468.62	417.51	1,385.60	865.10	100.0%	865.10

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IV-534	Portion of Evergrande New City Chengdu	Rejji Hengye (Sichuan) Investment Company Limited	Chengdu	Residential, Commercial	20 Mar 2053 to 20 Mar 2083	Residential, Commercial, Composite, Other, Carpark	118,936	120,742	14,003	96.51	2014	2018	276.22	26.31	449.20	118.50	100.0%	118.50
IV-535	Evergrande Royal Palace Chengdu	Chengdu Jiyuan Chemical Company Limited	Chengdu	Residential	28 Oct 2086	Residential, Commercial, Composite, Carpark	83,893	315,956	85,824	576.48	2017	2019	876.25	66.85	2,016.40	682.20	100.0%	682.20
IV-536	Evergrande Royal Scenic Chengdu	Sichuan Yaizan Ruihe Investment Company Limited	Chengdu	Residential, Commercial	18 Jul 2053 to 18 Jul 2083	Residential, Commercial, Carpark	56,482	306,899	94,785	577.35	2011	2019	781.35	111.32	1,737.80	655.40	51.2%	320.33
IV-537	Evergrande Royal Scenic (Jijun) Chengdu	Jinran (Chengdu) Real Estate Development Company Limited	Chengdu	Residential, Commercial	03 Sep 2040 to 03 Sep 2080	Residential, Commercial, Carpark	96,366	390,997	—	—	2011	2020	1,022.94	356.86	2,472.00	1,052.20	100.0%	1,052.20
IV-538	Portion of Evergrande Royal Scenic Peninsula Chengdu	Chengdu Tianfu Shuichang Real Estate Development Company Limited	Chengdu	Residential, Commercial	22 Mar 2048 to 22 Mar 2078	Residential, Commercial, Composite, Other, Carpark	926,437	1,956,398	109,626	504.42	2010	2024	5,239.79	1,198.74	10,332.00	2,779.20	100.0%	2,779.20
IV-539	Portion of Evergrande Central Square Chengdu	Chengdu Hengda Xindongcheng Property Company Limited	Chengdu	Residential, Commercial, Facility	26 Feb 2055 to 26 Feb 2085	Residential, Commercial, Hotel, Carpark	62,100	214,789	24,107	206.85	2015	2020	923.16	135.81	1,897.90	1,183.70	100.0%	1,183.70
IV-540	Evergrande Central Square Chengdu Phase 2	Chengdu Xima Property Company Limited	Chengdu	Residential, Commercial, Facility	18 Aug 2056 to 18 Dec 2086	Residential, Commercial, Carpark	15,892	97,309	—	—	2015	2018	280.56	37.93	1,326.80	742.00	51.0%	378.42
IV-541	Evergrande The Coronation Chengdu (Plot A1)	Chengdu Yulong Yihao Real Estate Development Company Limited	Chengdu	Residential, Commercial	10 Sep 2050 to 10 Sep 2080	Residential, Commercial, Composite, Carpark	204,003	1,153,717	122,111	786.68	2015	2019	2,942.01	136.45	7,133.50	2,131.70	100.0%	2,131.70
IV-542	Evergrande The Coronation Chengdu (Plot A2)	Chengdu Yulong Erhao Real Estate Development Company Limited	Chengdu	Residential, Commercial	10 Sep 2050 to 10 Sep 2080	Residential, Commercial, Carpark	83,997	475,008	—	—	2015	2020	1,211.04	6.77	2,924.50	806.30	100.0%	806.30
IV-543	Evergrande The Coronation Chengdu (Plot B)	Chengdu Yulong Sanhao Real Estate Development Company Limited	Chengdu	Residential, Commercial	03 Dec 2042 to 03 Dec 2072	Residential, Commercial, Composite	217,468	922,673	—	—	2015	2021	2,472.98	13.80	7,162.60	2,113.50	100.0%	2,113.50
IV-544	Evergrande Yongle Bay Dazhou	Yongqiao (Sichuan) Property Company Limited	Dazhou	Residential, Commercial	27 Nov 2048 to 27 Jan 2078	Residential, Commercial, Carpark	70,048	418,002	281,514	1,474.63	2011	2019	1,277.32	779.97	2,152.10	1,093.10	100.0%	1,093.10
IV-545	Evergrande City Luzhou	Hengda (Luzhou) New City Property Company Limited	Luzhou	Residential, Office	30 Mar 2057 to 30 Mar 2087	Residential, Commercial, Composite, Other, Carpark	189,002	758,675	77,904	607.87	2017	2021	2,295.63	0.50	5,153.70	1,247.80	100.0%	1,247.80
IV-546	Evergrande Palace Luzhou	Luzhou Hengda Beichang Property Company Limited	Luzhou	Residential, Office	17 Nov 2056 to 17 Nov 2086	Residential, Commercial, Composite, Other, Carpark	87,264	343,026	45,429	322.78	2017	2020	942.47	57.45	2,545.00	895.80	100.0%	895.80

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IV-547	Evergrande Royal Scenic Peninsula Luzhou	Hengda (Luzhou) East City Property Company Limited	Luzhou	Residential	29 Apr 2055 to 29 Apr 2085	Residential, Commercial, Composite, Other, Carpark	196,517	749,040	—	—	2017	2022	2,246.20	2.02	4,795.20	869.10	100.0%	869.10
IV-548	Portion of Evergrande Royal Scenic Bay Luzhou	Hengda (Luzhou) South City Property Company Limited	Luzhou	Residential, Office	29 Apr 2055 to 29 Apr 2085	Residential, Carpark	81,573	86,571	4,172	30.16	2015	2018	240.54	187.74	460.20	301.20	52.4%	157.77
IV-549	Evergrande Emerald Court Mianyang	Mianyang Ximaoyuan Trading Company Limited	Mianyang	Residential, Commercial	28 Aug 2056 to 28 Aug 2086	Residential, Commercial, Composite, Other, Carpark	50,646	206,299	86,063	574.78	2017	2019	568.39	2,188.7	1,099.50	445.80	100.0%	445.80
IV-550	Evergrande City Nanchong	Kairui (Nanchong) Property Company Limited	Nanchong	Residential, Commercial	15 Feb 2057 to 15 Feb 2087	Residential, Commercial, Composite, Carpark	51,362	166,377	12,641	78.22	2017	2018	529.14	26.28	1,022.60	255.00	100.0%	255.00
IV-551	Portion of Evergrande Oasis Nanchong	Hengda (Nanchong) Real Estate Group Company Limited	Nanchong	Residential, Commercial, Education	21 Oct 2050 to 21 Oct 2080	Residential, Commercial, Composite, Other	102,965	14,624	1,409	3.81	2010	2018	741.4	21.92	108.70	35.70	100.0%	35.70
IV-552	Portion of Evergrande City Panzhihua	Panzhihua Hengda Real Estate Development Company Limited	Panzhihua	Residential, Commercial	02 Aug 2056 to 02 Aug 2086	Residential, Commercial, Composite, Other, Carpark	186,912	556,957	3,217	26.02	2016	2019	1,902.84	369.01	2,540.10	411.20	100.0%	411.20 ⁽¹⁷⁾
IV-553	Portion of Evergrande Splendor Chengdu	Hengda Xinling (Pengshan) Property Company Limited	Chengdu	Residential, Commercial	18 Jun 2047 to 06 Sep 2086	Residential, Commercial, Composite, Other, Carpark	2,440,627	2,126,780	102,902	526.14	2007	2019	6,338.01	1,115.77	12,028.50	3,804.50	100.0%	3,804.50
IV-554	Portion of Evergrande Emerald Court Qionglai	Chengdu Qionglai Yiheng Property Company Limited	Qionglai	Commercial	07 Jun 2050	Commercial, Hotel, Carpark	33,354	66,461	—	—	2011	2018	303.15	19.85	271.80	68.00	100.0%	68.00
IV-555	Portion of Evergrande Paradise Mansion Chengdu	Xinjin Hengda Xincheng Property Company Limited	Chengdu	Residential, Commercial	10 Aug 2056 to 11 Oct 2086	Residential, Commercial, Composite, Carpark	281,913	803,524	54,603	370.09	2016	2023	2,666.57	159.69	4,217.40	809.90	100.0%	809.90
IV-556	Portion of Evergrande City Ziyang	Ziyang Wan Cheng Property Company Limited	Ziyang	Residential, Commercial	12 Dec 2050 to 12 Dec 2080	Residential, Commercial, Composite, Other, Carpark	127,568	112,411	6,020	28.11	2011	2018	281.20	201.08	429.30	259.40	100.0%	259.40
IV-557	Portion of Evergrande Metropolis Ziyang	Sichuan Ruoya Real Estate Development Company Limited	Ziyang	Residential, Commercial, Accommodation and Catering	23 Nov 2054 to 23 Nov 2084	Residential, Commercial, Composite, Carpark	64,510	173,513	16,240	84.68	2015	2018	442.99	224.85	860.90	447.60	100.0%	447.60
IV-558	Portion of Evergrande Splendor Kunming	Hengda Xinyuan (Kunming) Property Company Limited	Kunming	Residential, Commercial	26 Dec 2047 to 08 Oct 2081	Residential, Commercial, Hotel, Other, Carpark	827,604	365,931	126,486	617.84	2007	2019	1,297.59	401.27	1,587.60	320.80	100.0%	320.80
IV-559	Evergrande Splendor Kunming (Phase III)	Kunming Qiheng Real Estate Development Company Limited	Kunming	Residential, Commercial	21 Jul 2051 to 19 Aug 2081	Residential, Commercial, Composite, Other, Carpark	102,379	667,892	—	—	2016	2020	2,054.33	3.77	3,277.70	364.90	100.0%	364.90

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IV-560	Evergrande JinLong Bay Kunming	Kunming Henghai Real Estate Development Co., Ltd	Kunming	Residential	26 Oct 2086	Residential, Commercial, Composite, Other, Carpark	290,118	1,159,239	167,750	1,593.88	2017	2024	4,243.25	97.37	11,267.50	1,706.60	51.0%	870.37	
IV-561	Portion of Evergrande Metropolis Kunming	Kunming Heng Chang Property Company Limited	Kunming	Residential, Commercial, Office, Accommodation and Catering	09 Jun 2055 to 03 Jun 2085	Residential, Commercial, Composite, Other, Carpark	113,779	373,912	79,332	845.20	2015	2020	1,222.57	536.62	2,291.80	965.20	100.0%	965.20	
IV-562	Portion of Evergrande Atrium Kunming	Yunnan Hoiding Real Estate Development Company Limited	Kunming	Residential	24 Apr 2078 to 17 Sep 2079	Residential, Commercial, Other, Carpark	46,272	51,038	22,598	71.05	2011	2017	215.48	155.48	259.50	150.10	100.0%	150.10	
IV-563	Portion of Evergrande Yunhao Palace Kunming	Yunnan Hengyuan Property Company Limited	Kunming	Residential, Commercial, Education, Cultural and Entertainment	28 May 2055 to 28 May 2085	Residential, Commercial, Composite, Office, Other, Carpark	245,254	682,084	73,189	780.19	2015	2021	1,939.51	1,031.97	3,961.70	1,794.20	51.0%	915.04	
IV-564	Evergrande Oasis Qijing	Hengongda (Qijing) Property Company Limited	Qijing	Residential, Commercial	04 Jun 2053 to 10 Dec 2085	Residential, Commercial, Composite, Other, Carpark	103,954	544,059	45,455	231.05	2017	2019	1,668.04	10.84	2,175.50	406.60	100.0%	406.60	
IV-565	Portion of Evergrande Metropolis Qijing	Qijing Zhongxi Property Company Limited	Qijing	Residential, Commercial	11 Nov 2050 to 11 Nov 2080	Residential, Commercial, Hotel, Other, Carpark	190,965	86,147	3,826	22.51	2011	2017	476.21	120.40	432.20	183.70	100.0%	183.70	
IV-566	Portion of Evergrande Oasis Anyang	Anyang Tongruida Real Estate Development Company Limited	Anyang	Residential, Commercial	19 Nov 2050 to 30 Dec 2083	Residential, Commercial, Composite, Other, Carpark	437,968	730,685	108,240	708.11	2011	2025	2,149.62	63.68	4,564.50	526.30	100.0%	526.30	
IV-567	Portion of Evergrande City Hanzhong	Hanzhong Hualian Property Company Limited	Hanzhong	Residential	29 Jul 2077 to 31 Oct 2080	Residential, Commercial, Composite, Other	91,545	39,558	5,320	23.76	2011	2018	165.89	160.03	177.00	127.40	100.0%	127.40	
IV-568	Evergrande City Jiaozuo	Jiaozuo Yijing Property Company Limited	Jiaozuo	Residential, Commercial	16 Sep 2056 to 16 Sep 2086	Residential, Commercial, Composite, Other, Carpark	96,285	350,937	136,240	912.23	2017	2019	1,006.86	93.30	2,048.80	603.10	100.0%	603.10	
IV-569	Portion of Evergrande Royal View Garden Kaifeng	Kaifeng Jiancheng Real Estate Development Company Limited	Kaifeng	Residential, Commercial	25 May 2053 to 25 Mar 2083	Residential, Commercial, Other, Carpark	108,570	297,592	46,060	376.05	2016	2019	865.56	70.89	2,024.40	687.10	53.0%	364.16	
IV-570	Portion of Evergrande Royal View Garden Kaifeng	Kaifeng Kaicheng Real Estate Development Company Limited	Kaifeng	Residential, Commercial	25 May 2053 to 25 Mar 2083	Residential, Commercial, Other, Carpark	72,377	54,757	457	6.65	2016	2018	131.95	115.63	213.20	138.50	53.0%	73.41	
IV-571	Portion of Evergrande Oasis Luoyang	Hengda (Luoyang) Real Estate Group Company Limited	Luoyang	Residential, Commercial	06 Jan 2048 to 06 Jan 2078	Residential, Commercial, Hotel, Other, Carpark	892,080	1,653,682	344,941	2,083.87	2010	2023	5,234.32	564.28	11,008.40	2,389.70	100.0%	2,389.70	

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State to the Group (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-572	Portion of Evergrande Metropolis Luohu	Luohu Yusheng Real Estate Development Company Limited	Luohu	Residential, Commercial	18 Jun 2053 to 18 Jun 2083	Residential, Commercial, Composite, Other, Carpark	170,124	497,271	16,790	80.84	2014	2020	1,375.56	578.59	2,622.30	1,072.20	100.0%	1,072.20
IV-573	Portion of Evergrande Royal Scenic Luohu	Luohu Yusheng Real Estate Development Company Limited	Luohu	Residential, Commercial	18 Jun 2053 to 18 Jun 2083	Residential, Commercial, Composite, Other, Carpark	50,611	103,236	10,060	62.90	2015	2020	237.09	166.61	367.30	188.20	100.0%	188.20
IV-574	Portion of Evergrande Royal View Garden Nanyang	Nanyang Hengda Property Company Limited	Nanyang	Residential, Commercial	18 Jun 2056 to 14 Apr 2086	Residential, Commercial, Composite, Other, Carpark	204,621	314,573	56,834	308.17	2016	2019	1,120.37	18.48	1,814.60	233.70	100.0%	233.70
IV-575	Portion of Evergrande Royal Scenic Bay Nanyang	Nanyang Yi Hxin Real Estate Development Company Limited	Nanyang	Residential, Commercial, Office	24 Jun 2047 to 24 Jun 2077	Residential, Commercial, Composite, Other, Carpark	117,592	144,297	22,359	177.96	2016	2021	378.48	99.48	758.70	233.60	55.0%	128.48
IV-576	Portion of Evergrande Metropolis Pingdingshan	Pingdingshan Hengrong Property Company Limited	Pingdingshan	Residential, Commercial	13 Aug 2063 to 13 Aug 2083	Residential, Commercial, Composite, Other, Carpark	100,546	91,808	15,243	62.03	2014	2018	270.41	2.64	490.80	100.20	57.0%	57.11
IV-577	Portion of Evergrande Royal Scenic Peninsula Pingdingshan	Pingdingshan Yujing Bando Property Company Limited	Pingdingshan	Residential, Commercial	24 Dec 2055 to 24 Dec 2085	Residential, Commercial, Composite, Other, Carpark	79,702	148,874	102,351	589.11	2016	2019	441.56	409.21	848.00	569.30	64.0%	364.35
IV-578	Portion of Evergrande Yue Long Court Puyang	Puyang Yujing Property Company Limited	Puyang	Residential, Commercial	18 Aug 2056 to 18 Aug 2086	Residential, Commercial, Composite, Other, Carpark	138,477	180,436	74,415	459.57	2016	2018	486.94	410.43	950.60	614.40	100.0%	614.40
IV-579	Evergrande Yue Long Bay Puyang	Puyang Hengrong Property Company Limited	Puyang	Residential, Commercial	24 May 2057 to 24 May 2087	Residential, Commercial, Composite, Other, Carpark	125,545	374,147	—	—	2017	2019	1,124.50	0.85	2,212.70	464.80	100.0%	464.80
IV-580	Evergrande Emerald Court Shanghai	Shanghai Hengwan Property Company Limited	Shanghai	Residential, Commercial	31 Aug 2056 to 31 Aug 2086	Residential, Commercial, Composite, Carpark	63,881	197,427	109,048	768.76	2016	2018	612.40	114.99	1,165.10	395.30	60.0%	237.18
IV-581	Portion of Evergrande Metropolis Shanghai	Shanghai Shilong Real Estate Development Company Limited	Shanghai	Residential, Commercial	07 Jun 2054 to 07 Jun 2084	Residential, Commercial, Composite, Other, Carpark	368,407	800,189	151,492	929.00	2015	2019	2,166.24	846.23	4,063.30	1,643.50	100.0%	1,643.50
IV-582	Portion of Evergrande Palace Wuzheng	Wuzheng Hengda Property Company Limited	Wuzheng	Residential, Composite	10 Dec 2050 to 15 Oct 2052	Residential, Commercial, Composite	41,061	6,219	433	1.65	2011	2017	32.59	31.75	33.40	24.40	100.0%	24.40
IV-583	Portion of Evergrande City Xi'an	Shaanxi Jinhong Investment Company Limited	Xi'an	Residential, Commercial	30 Mar 2076	Residential, Commercial, Composite, Carpark	162,471	125,001	—	—	2009	2018	613.64	354.97	883.40	424.50	100.0%	424.50

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IV-584	Portion of Evergrande Royal View Garden Xi'an	Xi'an Izzahi Property Company Limited	Xi'an	Residential, Commercial	22 Feb 2054 to 22 Feb 2084	Residential, Commercial, Other, Carpark	45,761	89,894	684	9.82	2014	2017	247.50	17.61	669.30	298.80	100.0%	298.80
IV-585	Portion of Evergrande Royal View Garden Xi'an	Xi'an Yingyu Property Company Limited	Xi'an	Residential, Commercial	15 Oct 2053 to 15 Oct 2083	Residential, Commercial, Carpark	63,331	124,050	64,794	338.56	2013	2018	368.60	361.82	659.70	472.40	100.0%	472.40
IV-586	Portion of Evergrande City Plaza Xi'an	Xi'an Hengsheng Property Company Limited	Xi'an	Residential, Commercial	18 Sep 2056 to 18 Sep 2086	Residential, Commercial, Composite, Office, Other, Carpark	106,233	383,098	108,179	873.73	2017	2019	1,214.76	253.43	2,674.30	1,002.50	100.0%	1,002.50
IV-587	Portion of Evergrande Emerald Court Xi'an	Shaanxi Shuohua Property Company Limited	Xi'an	Residential, Commercial	27 Oct 2055 to 27 Oct 2085	Commercial, Carpark	30,750	45,693	4,907	36.54	2016	2018	170.35	108.11	261.30	133.30	100.0%	133.30
IV-588	Portion of Evergrande International Town Xi'an	Yuansheng (Xi'an) Company Limited	Xi'an	Residential, Commercial	31 Jan 2048 to 31 Jan 2078	Residential, Commercial, Other, Carpark	154,096	587,219	291,296	1,892.93	2014	2019	2,135.41	896.81	4,018.00	1,674.10	100.0%	1,674.10
IV-589	Portion of Evergrande Bay Xi'an	Xi'an Hengying Property Company Limited	Xi'an	Residential, Commercial	14 Apr 2055 to 14 Dec 2085	Residential, Commercial, Composite, Other, Carpark	144,247	98,028	20,866	159.96	2015	2019	253.32	21.08	540.80	178.00	100.0%	178.00
IV-590	Portion of Evergrande Oasis Xi'an	Xi'an Qiang Investment Construction Company Limited	Xi'an	Residential	25 Aug 2074 to 26 Aug 2074	Residential, Commercial, Carpark	207,175	64,133	—	—	2009	2017	222.04	208.87	290.80	208.40	100.0%	208.40
IV-591	Portion of Evergrande Royal Scenic Xi'an	Xi'an Jina Property Company Limited	Xi'an	Residential, Commercial, Education	14 Jan 2052 to 14 Jan 2082	Commercial, Composite, Other, Carpark	130,295	65,316	15,764	44.84	2013	2017	290.44	5.99	491.10	97.10	100.0%	97.10
IV-592	Portion of Evergrande Dragon Bay Xi'an	Xi'an Yonguan Property Company Limited	Xi'an	Residential, Commercial	16 Feb 2055 to 16 Feb 2085	Residential, Commercial, Composite, Other, Carpark	158,644	276,867	47,133	493.69	2016	2018	866.41	193.40	2,381.80	1,121.10	90.0%	1,008.99
IV-593	Evergrande Royal View Garden Xinyang	Hengyuan (Xinyang) Property Company Limited	Xinyang	Residential, Commercial	Jan 2055 to Jan 2085	Residential, Commercial, Composite, Other	109,053	425,304	—	—	2017	2019	1,686.15	2.19	2,719.10	356.70	100.0%	356.70
IV-594	Portion of Evergrande Atrium Xinyang	Xinyang Minglu Property Company Limited	Xinyang	Residential, Commercial	16 Jan 2051 to 16 Jan 2081	Commercial, Composite, Carpark	79,002	13,504	—	—	2013	2017	64.35	33.07	73.30	27.10	100.0%	27.10
IV-595	Portion of Evergrande Royal Scenic Bay Xinyang	Xinyang Sanlian Property Company Limited	Xinyang	Residential, Commercial	14 May 2053 to 14 May 2083	Residential, Commercial, Composite, Carpark	114,897	112,341	10,422	91.20	2015	2018	298.07	125.48	504.10	211.40	100.0%	211.40
IV-596	Portion of Evergrande Royal Scenic Bay Xinyang	Xinyang Yijing Property Company Limited	Xinyang	Residential, Commercial	29 Jun 2055 to 29 Jun 2085	Residential, Commercial, Other, Carpark	118,164	167,593	67,094	530.21	2015	2018	486.70	191.33	1,047.70	490.10	100.0%	490.10

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-597	Portion of Evergrande Emerald Court Xinyang	Xinyang Juijing Real Estate Company Limited	Xinyang	Residential, Commercial, Office	13 Feb 2055 to 13 Feb 2085	Residential, Commercial, Composite, Carpark	87,431	66,502	1,476	12,93	2015	2017	155.67	153.68	216.30	156.60	55.0%	86.13
IV-598	Evergrande Emerald Court of Dragon Xinyang	Xinyang Hs-sheng Real Estate Development Company Limited	Xinyang	Residential, Commercial	23 Aug 2053 to 05 Jan 2085	Residential, Commercial, Office, Other, Carpark	62,310	209,368	92,908	647.63	2017	2018	660.43	41.46	1,149.30	276.20	58.0%	160.20
IV-599	Portion of Evergrande Metropolis Xinyang	Henan Dayou Real Estate Development Company Limited	Xinyang	Residential, Commercial	31 Aug 2046 to 31 Aug 2076	Residential, Commercial, Carpark	323,530	114,422	15,623	22.22	2013	2018	390.26	8.52	517.30	27.70	100.0%	27.70
IV-600	Portion of Evergrande Emerald Court Xuchang	Xuchang Fingshan Property Company Limited	Xuchang	Residential	30 Aug 2084	Residential, Commercial, Other, Carpark	62,556	72,600	2,941	27.17	2016	2018	163.49	8.39	201.10	16.40	100.0%	16.40
IV-601	Portion of Evergrande Oasis Xuchang	Xuchang Dijing Property Company Limited	Xuchang	Residential, Office	29 Mar 2052 to 29 Mar 2083	Residential, Commercial, Composite, Other, Carpark	185,052	274,858	81,133	506.46	2012	2019	748.70	198.01	1,437.30	523.50	100.0%	523.50
IV-602	Portion of Evergrande City Yangling	Shaanxi Yazze Shiao Real Estate Development Company Limited	Yangling	Residential	30 Jul 2081	Residential, Commercial, Composite, Carpark	130,248	97,469	15,565	78.80	2011	2019	276.36	153.23	510.40	258.50	100.0%	258.50
IV-603	Portion of Evergrande Future City Zhengkai	Kaifeng Guoji Cheng Wuhao Industrial Development Company Limited	Kaifeng	Commercial	02 Mar 2051	Residential, Commercial, Hotel, Office, Carpark	190,611	631,019	37	0.11	2014	2018	2,096.02	80.69	4,912.60	557.20	51.0%	284.17
IV-604	Portion of Evergrande Future City Zhengkai	Kaifeng Guoji Cheng Yihao Industrial Development Company Limited	Kaifeng	Residential	02 Mar 2051 to 02 Mar 2081	Residential, Commercial, Composite, Other, Carpark	545,149	1,410,988	391,429	3,111.06	2014	2019	4,272.04	405.54	9,954.50	3,251.40	51.0%	1,658.21
IV-605	Portion of Evergrande City Zhengzhou	Zhengzhou Juzhi Real Estate Development Company Limited	Zhengzhou	Residential	20 Sep 2086	Residential, Commercial, Composite, Other, Carpark	265,529	1,058,753	10,711	147.00	2016	2019	3,165.83	408.75	10,491.10	1,402.80	51.0%	715.43 ⁽⁸⁾
IV-606	Portion of Evergrande Emerald Court Zhengzhou	Zhengzhou Hengang Property Company Limited	Zhengzhou	Residential	02 May 2085	Residential, Commercial, Composite, Other, Carpark	88,000	153,267	3,502	36.14	2015	2018	345.37	328.11	449.10	328.80	100.0%	328.80
IV-607	Portion of Evergrande Splendor Zhengzhou	Xinxiang Yujing Property Company Limited	Zhengzhou	Residential, Commercial, Accommodation and Catering	19 Jul 2052 to 29 Jun 2086	Residential, Commercial, Composite, Hotel, Other, Carpark	938,267	444,977	37,828	248.83	2014	2018	1,467.05	979.47	2,367.50	1,348.40	100.0%	1,348.40
IV-608	Portion of Evergrande Oasis Zhengzhou	Zhengzhou Yuhang Property Company Limited	Zhengzhou	Residential, Office	22 May 2053 to 22 May 2083	Residential, Commercial, Composite, Other, Carpark	198,422	202,662	88,053	484.84	2013	2019	285.80	54.98	939.50	474.70	100.0%	474.70

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IV-609	Portion of Evergrande Scenic Garden Zhengzhou	Zhengzhou Henglin Property Company Limited	Zhengzhou	Residential	03 Mar 2019 to 26 Jul 2085	Residential, Commercial, Composite, Other, Carpark	743,352	392,439	29,338	314.58	2014	2020	1,256.37	711.89	3,248.50	1,798.10	51.0%	917.03
IV-610	Portion of Evergrande Atrium Zhengzhou	Zhczhou Zhongkai Property Company Limited	Zhengzhou	Residential	Sep 2084	Residential, Commercial, Composite, Other, Carpark	43,312	62,894	3,811	30.39	2016	2019	116.35	22.40	203.60	62.80	100.0%	62.80
IV-611	Portion of Evergrande Yue Long Court Zhengzhou	Hanan Heshang Property Company Limited	Zhengzhou	Residential	03 May 2086	Residential, Commercial, Composite, Other, Carpark	72,591	177,831	27,535	816.59	2016	2018	663.79	345.27	3,725.70	2,405.80	100.0%	2,405.80
IV-612	Portion of Evergrande Metropolis Zhokou	Zhokou Huayu Industry Company Limited	Zhokou	Residential, Commercial	10 Apr 2084	Residential, Carpark	132,779	338,925	43,986	250.38	2016	2019	938.75	205.43	1,449.30	351.10	70.0%	245.77
IV-613	Portion of Evergrande Metropolis Zhumadian	Zhumadian Kaifu Yucheng Real Estate Development Company Limited	Zhumadian	Residential, Commercial	Jun 2055 to 07 Nov 2086	Residential, Commercial, Composite, Carpark	103,043	185,322	34,179	226.68	2015	2020	465.13	137.26	865.30	293.90	100.0%	293.90
IV-614	Portion of Evergrande Scenic Garden Fuling	Chongqing Hengda Fucheng Real Estate Development Company Limited	Fuling	Residential, Office	12 Nov 2050 to 12 Nov 2060	Residential, Other	201,466	197,327	40,824	133.60	2011	2021	546.91	7.96	880.60	175.70	100.0%	175.70
IV-615	Evergrande Tongling International Town Chongqing	Tongling (Chongqing) Property Company Limited	Chongqing	Residential, Commercial	16 Jun 2045 to 16 Jun 2055	Residential, Commercial, Office, Other, Carpark	231,204	577,585	14,202	82.45	2006	2019	1,733.38	303.35	4,330.90	1,721.80	100.0%	1,721.80
IV-616	Evergrande Energetic City Chongqing	Tongling Honghang (Chongqing) Property Company Limited	Chongqing	Residential, Office	29 Apr 2054 to 29 Apr 2064	Residential, Commercial, Office, Carpark	205,941	643,716	286,119	1,592.38	2014	2021	1,991.12	698.26	4,386.00	1,637.20	100.0%	1,637.20
IV-617	Evergrande Tongling International Town Chongqing	Lianxing (Chongqing) Investment Company Limited	Chongqing	Residential	16 Jun 2055	Residential, Commercial, Other, Carpark	184,079	30,711	9,078	120.20	2011	2017	104.94	100.92	201.00	157.10	100.0%	157.10
IV-618	Portion of Evergrande City Chongqing	Chongqing Hengda Jiyu Property Company Limited	Chongqing	Residential, Commercial	10 Jul 2047 to 10 Jul 2057	Commercial, Other	548,043	37,243	—	—	2007	2017	132.73	70.13	147.80	57.30	100.0%	57.30
IV-619	Evergrande Emerald Bay Chongqing	Chongqing Heshangyu Real Estate Development Company Limited	Chongqing	Residential	30 Mar 2060	Residential, Commercial, Composite, Other, Carpark	278,526	421,489	38,824	466.14	2016	2020	1,561.96	31.82	3,472.50	1,770.30	100.0%	1,770.30
IV-620	Evergrande Smart Eco-city Chongqing	Tongling (Chongqing) Investment Development Company Limited	Chongqing	Commercial	08 Dec 2053	Office, Carpark	55,634	108,162	35,291	225.10	2014	2019	290.20	186.88	590.80	316.50	100.0%	316.50
IV-621	Evergrande Golden Block Chongqing	Tongling Wenlong (Chongqing) Property Company Limited	Chongqing	Commercial	20 Aug 2018	Commercial, Carpark	8,293	7,795	—	—	2010	2017	23.96	21.30	49.70	38.40	51.0%	19.58

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IV-62	Evergrande Tongling International Town	Tongling Boda (Chongqing) Property Company Limited	Chongqing	Residential, Commercial	30 Jul 2056 to 30 Jul 2066	Residential, Composite, Carpark	44,713	129,393	—	—	2017	2019	498.99	9.61	815.30	338.50	100.0%	338.50
IV-63	Portion of Evergrande Future City Chongqing (Plot 1-4)	Hengyang (Chongqing) Real Estate Development Company Limited	Chongqing	Residential, Commercial	29 Mar 2051 to 29 Mar 2061	Residential, Commercial, Carpark	189,745	468,684	16,716	320.61	2011	2018	1,587.60	61,457	3,439.00	1,701.80	100.0%	1,701.80
IV-64	Evergrande Future City Chongqing (Plot 5)	Ruiyang (Chongqing) Real Estate Development Company Limited	Chongqing	Residential	29 Dec 2061	Residential, Commercial, Carpark	37,174	144,422	30,748	229.63	2011	2018	530.56	26.89	985.50	390.30	100.0%	390.30
IV-65	Evergrande Future City Chongqing (Plot 6)	Taiyang (Chongqing) Real Estate Development Company Limited	Chongqing	Office	29 Dec 2051	Commercial	28,454	85,362	—	—	2011	2018	265.90	2.24	1,143.90	556.00	100.0%	556.00
IV-66	Portion of Evergrande Future City Chongqing (Plot 7-9)	Kaiyang (Chongqing) Real Estate Development Company Limited	Chongqing	Residential	29 Dec 2061	Residential, Commercial, Other, Carpark	120,731	182,728	50,114	305.72	2017	2018	595.74	325.07	947.60	466.40	100.0%	466.40
IV-67	Portion of Evergrande Atrium Chongqing	Chongqing Hengda Jun Xin Real Estate Development Company Limited	Chongqing	Residential, Commercial	01 Nov 2050 to 01 Nov 2060	Residential, Commercial, Composite, Other, Carpark	318,188	86,274	8,251	57.05	2010	2019	313.95	304.09	606.80	440.80	100.0%	440.80
IV-68	Portion of Evergrande Yudohai Group A Chongqing	Chongqing Weigang Property Company Limited	Chongqing	Commercial	29 Jun 2063	Residential, Carpark	8,572	1,503	—	—	2015	2018	4.17	0.94	11.40	5.80	60.0%	3.48
IV-69	Portion of Evergrande Royal Scenic Bay Chongqing	Chongqing Hengda Xinding Property Company Limited	Chongqing	Residential, Commercial	24 Dec 2053 to 24 Dec 2063	Residential, Commercial, Other, Carpark	31,540	52,603	6,776	49.71	2014	2017	166.27	4.07	217.80	54.30	100.0%	54.30
IV-60	Portion of Evergrande C C Land Plaza	Chongqing Zhonggu Property Development Company Limited	Chongqing	Commercial	25 May 2063	Residential, Commercial, Office, Other, Carpark	245,835	692,075	32,469	306.51	2015	2019	2,739.28	2,431.60	9,052.70	6,185.70	60.0%	3,711.42
IV-61	Portion of Evergrande Emerald Court Yongheuan	Chongqing Hengda Yongjin Real Estate Development Company Limited	Chongqing	Residential	30 Jun 2061	Residential, Composite, Other	77,387	8,135	—	—	2011	2017	30.79	15.59	39.70	17.70	100.0%	17.70
IV-62	Portion of Evergrande Royal View Garden Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial	31 Mar 2051 to 31 Mar 2061	Residential, Commercial, Composite, Other	115,521	31,246	45	0.20	2011	2017	157.40	90.87	224.20	115.10	100.0%	115.10
IV-63	Portion of Evergrande Emerald Court Chongqing	Chongqing Hengda Xinquan Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2053 to 30 Aug 2063	Residential, Commercial, Other, Carpark	75,976	78,516	1,876	19.91	2014	2018	229.63	173.93	504.50	335.60	100.0%	335.60
IV-64	Portion of Evergrande Palace Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Clubhouse	14 Feb 2047 to 14 Feb 2057	Residential, Other	169,813	53,207	—	—	2007	2017	216.56	104.41	567.40	347.00	100.0%	347.00
IV-65	Evergrande Health and Tourism City Chongqing	Hengda (Jiangjin) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	28 Dec 2046 to 18 Sep 2066	Commercial, Office, Other, Carpark	227,164	138,572	3,956	57.15	2007	2018	388.43	85.74	377.00	75.40	100.0%	75.40

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-656	Portion of Evergrande Splendor Chongqing	Hengda (Jiangjin) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	28 Dec 2046 to 18 Sep 2066	Residential, Commercial, Carpark	1,441,873	654,208	56,128	415.71	2007	2019	2,317.58	507.11	3,978.50	1,126.70	100.0%	1,126.70
IV-637	Evergrande Lu Village Chongqing	Beineng Shihui (Chongqing) Property Company Limited	Chongqing	Residential	27 Feb 2064	Residential, Commercial, Composite, Other	184,954	356,616	28,428	239.68	2015	2021	1,409.83	375.16	3,097.60	619.90	100.0%	619.90 ⁽⁹⁾
IV-638	Evergrande Green Island Chongqing	Tongjing Gonghao (Chongqing) Property Company Limited	Chongqing	Residential, Commercial	30 Dec 2051 to 30 Oct 2063	Residential, Commercial, Other, Carpark	254,499	695,090	102,022	443.93	2012	2019	2,502.53	299.39	3,404.00	687.70	61.0%	419.50 ⁽²⁰⁾
IV-639	Portion of Evergrande Oasis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education, Carpark	17 Oct 2047 to 17 Oct 2057	Residential, Commercial, Other, Carpark	91,928	62,926	—	—	2007	2017	272.93	181.75	379.20	215.80	100.0%	215.80
IV-640	Portion of Evergrande Metropolis Chongqing	Hengda (Chongqing) Real Estate Group Company Limited	Chongqing	Residential, Commercial, Education	16 Oct 2047 to 17 Oct 2057	Residential, Commercial, Other, Carpark	177,813	179,443	13,924	72.16	2007	2018	730.48	337.81	1,196.80	539.80	100.0%	539.80
IV-641	Portion of Evergrande Scenic Garden Chongqing	Chongqing Hengda Xinqun Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2063 to 30 Aug 2063	Residential, Commercial, Other, Carpark	237,925	401,869	99,124	1,045.11	2014	2019	1,007.31	177.1	3,086.30	1,251.70	100.0%	1,251.70
IV-642	Portion of Evergrande Century City Chongqing	Chongqing Yongli Property Company Limited	Chongqing	Residential, Commercial	30 Dec 2054 to 30 Dec 2064	Residential, Commercial, Composite, Carpark	263,148	686,882	80,533	833.02	2016	2020	1,871.39	1,304.20	5,673.90	3,413.90	51.0%	1,741.09
IV-643	Evergrande Mountain Palace Chongqing	Kaicheng (Chongqing) Real Estate Development Company Limited	Chongqing	Residential	25 Nov 2063 to 06 Jan 2064	Residential, Commercial, Composite, Other, Carpark	182,270	406,175	42,387	261.97	2013	2021	1,798.90	482.90	2,433.60	425.90	90.0%	383.31
IV-644	Portion of Evergrande Royal Scenic Peninsula Chongqing	Chongqing Hengda Xinqun Property Company Limited	Chongqing	Residential, Commercial	30 Aug 2063 to 30 Aug 2063	Residential, Commercial, Carpark	358,030	324,397	14,410	213.26	2014	2019	1,055.19	54.36	2,789.30	1,020.80	100.0%	1,020.80
IV-645	Evergrande Royal View Splendor Chongqing	Chongqing Yuntuo Real Estate Development Company Limited	Chongqing	Residential, Commercial, Accommodation and Catering, Cultural and Entertainment	28 Dec 2046 to 18 Sep 2066	Residential, Commercial, Other, Carpark	164,772	293,923	—	—	2017	2022	1,050.65	1.78	1,586.20	174.70	100.0%	174.70
IV-646	Portion of Evergrande The Consonant Chongqing	Chongqing Jianzhi Real Estate Company Limited	Chongqing	Residential, Commercial, Education	02 Feb 2048 to 02 Feb 2058	Residential, Commercial, Composite, Other, Carpark	194,506	1,072,629	380,023	4,182.04	2015	2022	3,671.30	1,231.42	10,830.50	4,473.80	64.5%	2,886.50
IV-647	Portion of Evergrande Central Plaza Chongqing	Chongqing Hengda Xinqun Property Company Limited	Chongqing	Residential, Commercial	30 Nov 2065 to 30 Nov 2065	Residential, Commercial, Carpark	132,502	1,075,561	14,926	2,142.22	2015	2023	2,803.52	358.41	16,204.10	7,313.90	100.0%	7,313.90

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Cost incurred up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-648	Portion of Evergrande Oasis Zigong	Hengda (Zigong) Real Estate Group Company Limited	Zigong	Residential, Commercial	20 Apr 2051 to 10 Dec 2083	Residential, Commercial, Other, Carpark	217,007	140,408	3,479	15.94	2011	2018	400.37	171.55	436.40	112.40	100.0%	112.40
IV-649	Portion of Evergrande Metropolis Zigong Ximiao Property Zigong	Zigong Ximiao Property Company Limited	Zigong	Residential, Commercial	28 Nov 2052 to 18 Jun 2083	Residential, Commercial, Other	95,594	35,955	515	3.01	2012	2017	189.05	103.50	402.30	239.70	100.0%	239.70
IV-650	Evergrande Royal Garden Dongguan	Hengzhan (Dongguan) Real Estate Development Company Limited	Dongguan	Residential, Commercial	07 Jan 2057 to 07 Jan 2087	Residential, Commercial, Other, Carpark	31,033	121,429	—	—	2017	2019	404.39	0.60	1,623.80	872.90	100.0%	872.90
IV-651	Evergrande Left Riverbank Dongguan	Dongguan Mayongzhen Guimei Real Estate Investment Company Limited	Dongguan	Residential, Commercial	20 Nov 2053 to 20 Nov 2083	Residential, Commercial, Other, Carpark	64,655	221,431	—	—	2017	2019	665.90	52.08	2,188.80	994.30	100.0%	994.30
IV-652	Evergrande Royal Alcazar Foshan	Foshan Sanshari District Shergit Real Estate Company Limited	Foshan	Residential, Commercial	09 Apr 2054 to 09 Apr 2084	Residential, Commercial, Other, Carpark	55,557	217,891	154,965	1,387.68	2016	2019	704.15	130.07	1,744.30	810.70	100.0%	810.70
IV-653	Evergrande Joy Town Foshan	Foshan Yulang Tong Real Estate Development Limited	Foshan	Residential, Commercial	25 Feb 2056 to 25 Feb 2086	Residential, Commercial, Other, Carpark	108,898	519,423	120,866	2,661.79	2016	2020	1,609.80	185.88	9,762.10	5,143.40	100.0%	5,143.40
IV-654	Evergrande Zhim Garden Foshan	Sanshui Yingsheng (Foshan) Real Estate Development Company Limited	Foshan	Residential, Commercial, Office	04 Mar 2049 to 05 Mar 2079	Residential, Commercial, Other, Carpark	358,214	943,126	152,201	1,006.54	2017	2022	2,811.09	39.66	7,664.90	2,603.50	100.0%	2,603.50
IV-655	Evergrande Mountain Bay Huizhou	Meiyou Jianfeng (Huizhou) Property Company Limited	Huizhou	Residential, Commercial	12 Oct 2056	Residential, Commercial, Other, Carpark	51,965	200,198	53,208	604.22	2017	2019	591.05	194.41	1,924.00	1,021.80	100.0%	1,021.80
IV-656	Portion of Evergrande Palm Island Huizhou (Plot L)	Huizhou City Guangsun Real Estate Development Company Limited	Huizhou	Residential, Commercial	28 Feb 2080	Residential, Commercial, Other, Carpark	108,478	253,665	—	—	2012	2019	861.62	15.81	2,894.10	1,152.30	100.0%	1,152.30
IV-657	Evergrande Dragon Emerald Shunde	Xiecheng (Shunde Foshan) Real Estate Company Limited	Foshan	Residential, Commercial	14 Nov 2053 to 14 Nov 2083	Residential, Commercial, Other, Carpark	35,243	152,736	—	—	2017	2019	493.37	20.92	1,521.70	603.20	100.0%	603.20
IV-658	Evergrande Scenic Garden Zengcheng	Guangzhou Shunli Investment Company Limited	Guangzhou	Residential	31 Mar 2085	Residential, Commercial, Other, Carpark	103,197	249,395	48,822	492.98	2016	2019	666.32	250.29	1,911.80	953.00	100.0%	953.00

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Pre-sale GFA ⁽¹⁾ (sq.m.)	Pre-sale consideration (RMB million)	Construction Commencement Date	Estimated Completion Date	Estimated Development Cost (RMB million)	Total Development Cost up to the Valuation Date (RMB million)	Development Value ⁽²⁾ as if Completed at Valuation Date (RMB million)	Market Value ⁽³⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
IV-659	Evergrande Royal Palace Zhongshan	Hengjin (Zhongshan) Real Estate Development Company Limited	Zhongshan	Residential, Commercial	31 Mar 2057 to 31 Mar 2087	Residential, Commercial, Composite, Other, Carpark	88,390	350,834	—	—	2017	2020	1,157.32	1.98	3,303.90	1,333.50	100.0%	1,333.50
IV-660	Portion of Evergrande Palm Island Huizhou	Guangsheng Huangjiao (Diyawan) Real Estate Development Company Limited	Huizhou	Residential, Commercial	19 Nov 2055 to 10 Apr 2087	Residential, Commercial, Other, Carpark	105,510	277,091	35,927	543.97	2012	2020	938.04	451.17	3,234.50	1,779.10	100.0%	1,779.10
IV-661	Portion of Evergrande Royal Lake Zhaoqing	Zhaoqing Tianxing Real Estate Development Company Limited	Zhaoqing	Residential, Commercial	04 Aug 2050 to 04 Aug 2080	Residential, Commercial, Other, Carpark	111,944	341,628	9,504	36.42	2017	2019	1,145.86	185.45	2,064.00	615.40	100.0%	615.40
IV-662	Evergrande Palace Tarzhou	Tarzhou Zhoushan River Real Estate Development Company Limited	Tarzhou	Residential	31 Mar 2082	Residential, Commercial, Carpark	248,747	782,974	75,490	393.74	2014	2025	2,196.08	266.36	7,162.60	3,888.90	100.0%	3,588.90

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.
- 3 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB1,708,900,000.
- 4 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB3,386,500,000.
- 5 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB229,413,600.
- 6 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB75,800,000.
- 7 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB187,072,000.
- 8 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB512,448,000.
- 9 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB448,300,000.
- 10 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB596,900,000.

- 11 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB66,300,000.
- 12 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB378,300,000.
- 13 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB21,100,000.
- 14 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB282,600,000.
- 15 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB561,200,000.
- 16 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB578,040,000.
- 17 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB32,800,000.
- 18 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB1,647,096,000.
- 19 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB449,400,000.
- 20 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB34,221,000.

Group V — Properties held by the Group for Future Development in the PRC

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-1	Evergrande Royal Scenic Bozhou	Bozhou Shidai Property Company Limited	Bozhou	Residential, Commercial	15 Feb 2052 to 15 Feb 2082	Residential, Commercial, Composite, Other, Carpark	78,480	297,476	2019	483.40	70.0%	338.38
V-2	Evergrande Royal Scenic Bay Huaibei	Huaibei Yuecheng Property Company Limited	Huaibei	Residential	20 Feb 2053 to 20 Feb 2083	Residential, Commercial, Other, Carpark	100,081	259,250	2022	286.10	100.0%	286.10
V-3	Evergrande Place of Pleasure Cangzhou	Cangzhou Hengxiang Real Estate Development Company Limited	Cangzhou	Residential, Commercial	07 May 2057 to 07 May 2087	Residential, Commercial, Composite, Other, Carpark	69,165	196,205	2019	1,148.30	51.0%	585.63
V-4	Evergrande Splendid Mansion Handan	Handan Huayaocheng Real Estate Development Company Limited	Handan	Residential		Residential, Commercial, Other, Carpark	243,222	599,998	2027	366.70	60.0%	220.02 ⁽⁴⁾
V-5	Evergrande Zhongfeng Project Langfang	Langfang City Zhongfeng Real Estate Development Company Limited	Langfang	Residential	10 Feb 2081	Residential	14,694	33,797	2018	109.80	100.0%	109.80
V-6	Portion of Evergrande Splendor Tianjin	Hengda (Tianjin Jixian) Real Estate Group Company Limited	Tianjin	Residential, Commercial	12 Feb 2047 to 23 Sep 2079	Residential, Other, Carpark	1,675,804	810,871	2024	3,741.70	100.0%	3,741.70 ⁽⁴⁾
V-7	Evergrande Atrium Quanzhou	Meiya (Quanzhou) Tourism Development Company Limited	Quanzhou	Residential, Commercial	13 Sep 2053 to 13 Sep 2083	Residential, Commercial, Composite, Other, Carpark	66,303	180,941	2019	127.70	100.0%	127.70
V-8	Evergrande Royal View Garden Zhangzhou	Zhangzhou Hengda Property Company Limited	Zhangzhou	Residential, Commercial		Residential, Commercial, Composite, Other	41,055	123,164	2020	1,308.20	100.0%	1,308.20
V-9	Portion of Evergrande City Plaza Lanzhou	Gansu Shengda Real Estate Development Company Limited	Lanzhou	Residential	30 Aug 2054	Residential, Commercial, Other, Carpark	32,939	49,580	2018	104.90	70.0%	73.43
V-10	Evergrande Left Riverfront Heyuan	Lianpingxian Culin Real Estate Company Limited	Heyuan	Residential	12 Jan 2052 to 12 Jan 2082	Residential, Commercial, Composite, Hotel, Other	200,008	494,917	2020	444.20	100.0%	444.20 ⁽⁵⁾
V-11	Evergrande Royal Creek Valley Qingyuan	Qingyuan Hengxing Real Estate Development Company Limited	Qingyuan	Residential	Jan 2054 to 19 Oct 2055	Residential, Commercial, Other, Carpark	323,110	215,575	2019	361.60	100.0%	361.60

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-12	Evergrande Shanhuim Foshan	Gao Ming Gao Xie He (Foshan) Real Estate Development Company Limited	Foshan	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Residential, Commercial, Carpark	208,962	612,102	2020	709.90	100.0%	709.90
V-13	Evergrande Oasis Jieyang	Jieyang Hengda Property Company Limited	Jieyang	Residential, Education	29 Sep 2086	Residential, Commercial, Composite, Other, Carpark	193,248	553,267	2020	801.20	100.0%	801.20
V-14	Evergrande Yue Long Mansion Yangjiang	Yangjiang Hengkai Real Estate Development Company Limited	Yangjiang	Residential		Residential, Composite, Carpark	115,992	287,533	2019	590.10	100.0%	590.10
V-15	Portion of Evergrande Royal Lake Zhaoqing	Zhaoqing Dinghu Tuanxing Estates Investment Company Limited	Zhaoqing	Residential, Commercial	06 May 2080 to 07 May 2080	Residential, Commercial	61,392	171,896	2021	206.50	100%	206.50
V-16	Evergrande Emerald Court Zhuhai	Zhuhai Hengxin Sugar Industry Company Limited	Zhuhai	Residential, Industrial	19 Aug 2052 to 19 Aug 2072	Residential, Commercial, Composite, Carpark	237,336	535,890	2023	1,649.50	100.0%	1,649.50
V-17	Evergrande Atrium Beihai	Fuda (Beihai) Investment Company Limited	Beihai	Residential, Commercial	30 Dec 2050 to 30 Dec 2080	Residential, Composite, Other, Carpark	101,363	237,382	2022	176.50	51.0%	90.02
V-18	Evergrande City Guiyang	Hengda (Guiyang) Huanmao Property Company Limited	Guiyang	Residential, Commercial	29 Dec 2056 to 29 Dec 2086	Residential, Commercial, Composite, Other, Carpark	84,062	272,821	2021	305.40	55.0%	167.97
V-19	Evergrande City Guilin	Wanli (Langui) Real Estate Company Limited	Guilin	Residential, Commercial	18 Feb 2053 to 18 Feb 2083	Residential, Commercial, Composite, Other, Carpark	174,093	710,451	2022	410.10	51.0%	209.15
V-20	Evergrande Scholastic Mansion Qinzhou	Jinzonglu (Qinzhou) Commercial City Investment Development Company Limited	Qinzhou	Residential, Commercial, Education	09 May 2051 to 04 Jul 2081	Residential, Commercial, Composite, Other, Carpark	107,908	343,186	2023	224.20	55.0%	123.31
V-21	Evergrande Left Riverfront Guiyang	Bohua (Guizhou) Property Company Limited	Guiyang	Residential, Commercial, Research	19 Jun 2052 to 20 Jun 2082	Residential, Commercial, Composite, Other, Carpark	93,833	634,324	2020	716.80	90.0%	645.12
V-22	Evergrande Royal Palace Guiyang	Nannu (Guizhou) Real Estate Development Company Limited	Guiyang	Residential, Accommodation and Catering	16 May 2063	Residential, Commercial, Composite, Other, Carpark	95,299	462,865	2023	837.00	100.0%	837.00

Property No.	Property Name	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-23	Evergrande Emerald Court Zunyi	Zunyi	Zunyi Hengda Qiangui Real Estate Development Company Limited	Zunyi	Composite	07 Dec 2058	Residential, Commercial, Composite, Other, Carpark	183,091	573,363	2020	266.50	70.0%	186.55
V-24	Portion of Evergrande Cultural Tourist City Baoting	Baoting	Hainan Baoting Hongsen Technology Development Company Limited	Baoting Li and Miao Autonomous County	Agricultural and Tourism	Aug 2048 to Aug 2050	Other	6,998,035		2025	489.90	100.0%	489.90
V-25	Portion of Evergrande Cultural Tourist City Baoting	Baoting	Hainan Baoting Huayi Gaoxiao Agriculture Development Company Limited	Baoting Li and Miao Autonomous County	Agricultural and Tourism	Aug 2048 to Aug 2050	Other	10,417,385		2025	729.20	100.0%	729.20
V-26	Evergrande Yue Long Bay Wanning	Wanning	Huayu (Wanning) Real Estate Development Company Limited	Wanning	Residential, Commercial	01 Aug 2054 to 01 Aug 2084	Residential, Commercial, Other	194,510	200,225	2018	505.90	80.0%	404.72
V-27	Evergrande Central Square Harbin	Harbin	Zhenye (Harbin) Real Estate Development Company Limited	Harbin	Residential, Commercial, Other	05 Jan 2057 to 05 Jan 2087	Residential, Commercial, Composite, Other, Carpark	226,116	943,090	2022	1,969.40	100.0%	1,969.40
V-28	Evergrande Royal View Garden Huangshi	Huangshi	Huangshi Jinbi Real Estate Development Company Limited	Huangshi	Residential, Commercial	22 May 2057 to 22 May 2087	Residential, Commercial, Composite, Other, Carpark	85,455	203,105	2019	303.00	100.0%	303.00
V-29	Evergrande City Shiyuan	Shiyuan	Hubei Meisheng Property Company Limited	Shiyuan	Residential, Commercial, Cultural and Entertainment	30 Mar 2050 to 30 Mar 2080	Residential, Commercial, Other, Carpark	488,969	2,141,607	2025	1,290.90	85.0%	1,097.27
V-30	Evergrande Royal Palace Xiangyang	Xiangyang	Xiangyang Hengda Jinbi Real Estate Development Company Limited	Xiangyang	Residential	21 Jun 2087	Residential, Composite, Other	115,614	295,002	2021	1,119.70	100.0%	1,119.70
V-31	Evergrande Royal Scenic Xiangyang	Xiangyang	Yiyun (Xiangyang) Real Estate Development Company Limited	Xiangyang	Residential	11 Jun 2084	Residential	93,623	93,445	2018	263.60	55.0%	144.98
V-32	Evergrande Metropolis Yichang	Yichang	Yichang Dongfang Jinya Real Estate Development Company Limited	Yichang	Residential, Commercial	23 Dec 2053 to 23 Dec 2083	Residential, Commercial, Composite, Other, Carpark	107,349	444,408	2022	442.60	70.0%	309.82
V-33	Evergrande Royal Scenic Bay Huahua	Huahua	Tiannun (Huahua) Real Estate Development Company Limited	Huahua	Residential, Commercial	23 Dec 2050 to 23 Dec 2080	Residential, Commercial, Other, Carpark	84,348	314,221	2024	145.80	60.0%	87.48
V-34	Evergrande Literary Xiangtan	Xiangtan	Mingsheng (Xiangtan) Property Company Limited	Xiangtan	Residential	01 Dec 2060	Residential, Commercial, Other, Carpark	118,967	564,731	2021	528.40	60.0%	317.04

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-35	Evergrande Royal Scenic Peninsula Xiangtan	Songjiang Wanshun (Hunan) Investment Company Limited	Xiangtan	Residential, Commercial	01 May 2050 to 01 May 2080	Residential, Commercial, Composite, Other, Carpark	263,289	872,814	2025	744.20	60.0%	446.52
V-36	Evergrande Huangxing Road Project Changsha	Changsha Tianying Real Estate Development Company Limited	Changsha	Commercial	14 Aug 2040 to 16 Aug 2040	Residential, Commercial, Carpark	56,623	400,355	2022	2,152.70	51.0%	1,097.88
V-37	Evergrande Linxi Town Wave Court Changsha	Xiufeng (Hunan) Land Investment Company Limited	Changsha	Residential, Commercial	20 May 2048 to 20 May 2078	Residential, Commercial, Composite, Other, Carpark	92,640	410,899	2023	295.80	90.0%	266.22
V-38	Evergrande Shanglin Garden Changsha	Jinrai (Changsha) Property Company Limited	Changsha	Residential, Commercial	14 Feb 2057 to 14 Feb 2087	Residential, Commercial, Carpark	24,949	129,294	2019	363.80	100.0%	363.80
V-39	Portion of Evergrande Century Financial Square	Hunan Xiangtan Real Estate Development Company Limited	Changsha	Residential, Commercial	25 May 2052 to 25 May 2082	Residential, Commercial, Office, Carpark	49,397	472,245	2020	1,351.40	60.0%	810.84
V-40	Evergrande Royal Scenic Peninsula Changzhou	Maoshan (Jiangsu) Property Investment Company Limited	Changzhou	Residential, Commercial	13 May 2047 to 01 Nov 2079	Residential, Commercial, Composite, Other	620,669	275,000	2019	376.90	60.0%	226.14
V-41	Evergrande Linxi Town Nanjing	Nanjing Puyao Real Estate Development Company Limited	Nanjing	Residential	07 May 2087	Residential, Commercial, Composite, Other, Carpark	38,422	86,559	2018	838.60	100.0%	838.60
V-42	Portion of Evergrande Peninsula on The Sea Ningbo	Ningbo Sani Jiaoda Property Company Limited	Ningbo	Residential, Commercial, Accommodation and Catering	29 July 2050 to 18 Jan 2085	Residential, Commercial, Carpark	118,808	231,531	2021	446.40	100%	446.40
V-43	Portion of Evergrande Peninsula on The Sea Ningbo	Ningbo Sani Lancheng Property Company Limited	Ningbo	Residential, Commercial, Accommodation and Catering	29 Jul 2050 to 18 Jan 2085	Residential, Commercial, Carpark	104,204	176,403	2023	316.40	100%	316.40
V-44	Evergrande Linxi Town Pizhou	Xuzhou Jialongyuan Hotel Management Company Limited	Pizhou	Residential, Commercial	28 Nov 2052 to 29 May 2083	Residential, Commercial, Other, Carpark	76,847	361,882	2019	289.70	80.0%	231.76
V-45	Evergrande Future City Shengzhou	Shengzhou Shengjian Property Company Limited	Shengzhou	Residential, Commercial	04 Sep 2087	Residential, Commercial, Composite, Other, Carpark	254,677	866,677	2021	1,330.00	100.0%	1,330.00 ⁽⁶⁾
V-46	Evergrande Billow Bay Wenzhou	Wenzhou Yue'an Property Company Limited	Wenzhou	Residential, Commercial	08 May 2057 to 08 May 2087	Residential, Other, Carpark	59,450	195,972	2020	1,230.10	100.0%	1,230.10

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-47	Evergrande Paradise Palace Wuxi	Wuxi Shengji Property Company Limited	Wuxi	Residential, Commercial	13 Apr 2087	Residential, Commercial, Composite, Other, Carpark	63,661	231,065	2019	1,800.40	100.0%	1,800.40
V-48	Evergrande Billow Bay Yancheng	Yancheng Puyao Property Company Limited	Yancheng	Residential		Residential, Commercial, Composite, Other, Carpark	127,556	310,237	2020	1,110.40	100.0%	1,110.40
V-49	Evergrande Emerald Court Yangzhou	Hengtu (Yangzhou) Real Estate Development Company Limited	Yangzhou	Residential, Commercial	10 Jun 2057 to 10 Jun 2087	Residential, Commercial, Composite, Carpark	79,054	245,030	2019	1,063.70	100.0%	1,063.70
V-50	Evergrande Palace Yangzhou	Shengji (Yangzhou) Real Estate Development Company Limited	Yangzhou	Residential, Commercial	10 Jun 2057 to 10 Jun 2087	Residential, Commercial, Composite, Other, Carpark	78,206	231,637	2019	1,556.00	100.0%	1,556.00
V-51	Evergrande Yue Long Court Yangzhou	Xushengta (Yangzhou) Real Estate Development Company Limited	Yangzhou	Residential, Commercial	10 Jun 2057 to 10 Jun 2087	Residential, Commercial, Composite, Carpark	61,228	140,425	2019	717.30	100.0%	717.30
V-52	Evergrande Royal Palace Yangzhou	Jinhua (Yangzhou) Real Estate Development Company Limited	Yangzhou	Residential	20 Sep 2081	Residential, Other, Carpark	82,194	262,872	2019	265.50	100.0%	265.50
V-53	Evergrande Yulanwan Shanghai	Shanghai Fenshun Property Company Limited	Shanghai	Residential	22 Nov 2075	Residential, Commercial, Other, Carpark	401,273	239,563	2019	4,286.10	90%	3,857.49
V-54	Evergrande Royal Scenic Peninsula Ji'an	Hengxi (Ji'an) Real Estate Development Company Limited	Ji'an	Residential, Commercial		Residential, Commercial, Composite, Other	147,673	321,262	2022	741.10	100.0%	741.10
V-55	Evergrande Emerald JunTing Nanchang	Jiangxi Heng Yao Property Company Limited	Nanchang	Residential	19 Oct 2086	Residential, Commercial, Composite, Other, Carpark	46,020	148,091	2020	545.90	100.0%	545.90
V-56	Evergrande Emerald Exquisite Nanchang	Jiangxi Heng Yao Property Company Limited	Nanchang	Residential	19 Oct 2086	Residential, Commercial, Composite, Other, Carpark	58,984	190,229	2020	703.00	100.0%	703.00
V-57	Evergrande Grande Palace Nanchang	Nanchang Zhongdiantou Gaoxin Property Company Limited	Nanchang	Residential	08 Feb 2087	Residential, Commercial, Composite, Other, Carpark	57,679	192,131	2019	1,121.50	100.0%	1,121.50

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-58	Evergrande City Lights Urumchi	Xinjiang Baitian'e Real Estate Development Company Limited	Urumqi	Commercial	08 Nov 2052	Residential, Commercial, Other, Carpark	37,787	277,735	2019	512.30	51.0%	261.27
V-59	Evergrande Green Metropolis Urumchi	Wulumuqi Hengxin Jiacheng Real Estate Development Company Limited	Urumqi	Residential	31 Jan 2062 to 31 Jan 2062	Residential, Commercial, Composite, Other, Carpark	466,185	646,412	2020	591.20	100.0%	591.20
V-60	Portion of Evergrande Harbor City Dalian	Dalian Hengchuang Real Estate Company Limited	Dalian	Residential		Residential, Commercial	114,558	269,304	2020	834.50	100.0%	834.50
V-61	Evergrande Atrium Dalian	Hengsheng Sunshine Xindi (Dalian) Property Company Limited	Dalian	Residential	14 Mar 2080	Residential, Commercial, Other, Carpark	121,153	370,067	2020	689.00	49.0%	337.61
V-62	Evergrande Riverside Panjin	Panjin Haili Property Company Limited	Panjin	Residential, Commercial	31 Mar 2051 to 31 Mar 2082	Residential, Commercial, Composite, Other, Carpark	488,750	1,056,773	2025	741.70	100.0%	741.70
V-63	Evergrande Yue Long Court Shenyang	Shenyang Shidai Shunlong Property Company Limited	Shenyang	Residential, Commercial	28 Mar 2087	Residential, Commercial, Composite, Other, Carpark	89,961	219,412	2020	424.70	100.0%	424.70
V-64	Evergrande Central Square Linyi	Huajian (Shandong) Property Company Limited	Linyi	Residential, Commercial	17 Nov 2056 to 17 Nov 2086	Residential, Commercial, Composite	69,346	333,900	2021	349.90	80.0%	279.92
V-65	Evergrande Dragon Bay Qingdao	Haiwen (Qingdao) Property Company Limited	Qingdao	Residential, Commercial, Office, Cultural and Entertainment, Park, Transit Station	19 Aug 2052 to 20 Aug 2082	Residential, Commercial, Composite, Other	456,546	623,515	2030	801.00	80.0%	640.80
V-66	Evergrande Yue Long Mansion Linfen	Hengqiang (Linfen) Real Estate Development Company Limited	Linfen	Residential	04 Jan 2087	Residential, Commercial, Composite, Other, Carpark	89,868	326,317	2020	335.40	55.0%	184.47
V-67	Evergrande Jinxiu Royal Palace Lvliang	Lvliang Lishi Hengyu Real Estate Development Company Limited	Lvliang	Residential, Commercial	16 Apr 2057 to 16 Apr 2087	Residential, Commercial, Composite, Other	69,341	281,890	2021	96.00	80.0%	76.80
V-68	Portion of Evergrande Xiaoguiwan Garden Huizhou	Huizhou Dayawan Yuezhuo Property Company Limited	Huizhou	Residential, Commercial	21 Jul 2043 to 21 Jul 2073	Residential, Commercial, Composite, Hotel, Carpark	94,147	201,044	2018	322.70	100.0%	322.70
V-69	Portion of Evergrande Xiaoguiwan Garden Huizhou	Huizhou Guhsowan Hengqing Culture Industrial Park Company Limited	Huizhou	Residential, Commercial	22 Feb 2052 to 22 Feb 2082	Residential, Carpark	64,200	292,432	2020	448.20	100.0%	448.20

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-70	Evergrande Future City Chengdu	Chengdu Wanhao Property Company Limited	Chengdu	Residential, Commercial	03 Nov 2056 to 30 Nov 2086	Residential, Commercial, Composite, Other, Carpark	220,088	751,360	2019	1,589.10	100.0%	1,589.10
V-71	Evergrande Dragon River Court Kunming	Kaimao Yunnan Real Estate Development Company Limited	Kunming	Residential	08 Jan 2087	Residential, Commercial, Other, Carpark	22,986	248,847	2020	197.30	100.0%	197.30
V-72	Evergrande Royal Scenic Peninsula Ankang	Shannan (Ankang) Real Estate Company Limited	Ankang	Residential	31 Dec 2081	Residential, Commercial, Hotel, Other, Carpark	164,505	533,142	2020	499.20	100.0%	499.20
V-73	Evergrande Royal Scenic Bay Baoji	Baoji Zhongji Gaoxin Real Estate Development Company Limited	Baoji	Residential	29 Nov 2082	Residential, Commercial, Composite, Other	61,023	213,579	2020	141.00	80.0%	112.80
V-74	Evergrande Royal View Garden Hanzhong	Heqin (Hanzhong) Property Company Limited	Hanzhong	Residential	11 Apr 2087	Residential, Commercial, Composite	67,280	168,200	2019	127.30	100.0%	127.30
V-75	Evergrande Metropolis Hebi	Baohsen (Hebi) Real Estate Development Company Limited	Hebi	Residential, Commercial, Office, Accommodation and Catering	17 Feb 2057 to 17 Feb 2087	Residential, Commercial, Composite, Other, Carpark	124,886	367,220	2020	249.00	100.0%	249.00
V-76	Evergrande Royal View Garden Lankao	Henan Hengda Jiaju Industrial Park Company Limited	Lankao	Residential	02 Jul 2087	Residential, Commercial, Composite, Other	266,629	399,960	2020	120.40	100.0%	120.40
V-77	Portion of Evergrande Emerald Dragon Court Xi'an	Xi'an Chuangliang Real Estate Development Company Limited	Xi'an	Residential	18 Aug 2086	Residential, Commercial, Other, Carpark	62,204	246,965	2018	375.80	99.0%	372.04
V-78	Evergrande Atrium Xi'an	Juncheng (Xi'an) Technology Investment Company Limited	Xi'an	Residential, Commercial	19 Nov 2082	Residential, Commercial, Composite, Other, Carpark	160,020	640,298	2022	238.90	100.0%	238.90
V-79	Evergrande Royal Scenic Bay Xinyang	Dayang (Xinyang) Property Company Limited	Xinyang	Residential, Commercial	29 Jan 2050 to 29 Jan 2060	Residential, Commercial, Office, Other, Carpark	161,189	579,511	2020	492.40	58.0%	285.59
V-80	Evergrande Palace of Pleasure Xuchang	Xuchang Jiabe Property Company Limited	Xuchang	Residential	14 Oct 2084	Residential, Commercial, Composite, Other, Carpark	75,919	211,736	2020	104.80	51.0%	55.45

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-81	Evergrande Left Lakefront Chongqing	Chongqing Hengmiao Property Company Limited	Chongqing	Residential	30 Dec 2065	Residential, Commercial, Composite, Other, Carpark	48,750	255,975	2020	693.50	100.0%	693.50
V-82	Evergrande Royal Palace Chongqing	Chongqing Yongli Property Company Limited	Chongqing	Residential, Commercial	16 Dec 2056 to 16 Dec 2066	Residential, Commercial, Other	127,271	254,542	2021	1,182.20	51.0%	602.92
V-83	Evergrande Lake of General Huizhou	Rongruifa (Huizhou) Investment Company Limited	Huizhou	Residential, Commercial	17 Jun 2051 to 17 Jun 2081	Residential, Commercial, Composite, Other, Carpark	177,315	532,108	2020	861.60	100.0%	861.60
V-84	Evergrande Royal View Garden Huizhou	Weishun (Huizhou City) Company Limited	Huizhou	Residential, Commercial	18 Oct 2052 to 18 Oct 2062	Residential, Commercial, Composite, Carpark	108,452	297,608	2021	503.60	100.0%	503.60
V-85	Evergrande Yuelong Court Huizhou	Kailianda (Huizhou City) Investment Company Limited	Huizhou	Residential	25 May 2080	Residential, Commercial, Composite, Other, Carpark	93,833	374,294	2020	691.20	75.0%	518.40
V-86	Evergrande Royal Lake County Huizhou	Shangxuan (Huizhou) Investment Company Limited	Huizhou	Residential, Commercial	30 Aug 2056 to 30 Aug 2086	Residential, Commercial, Other, Carpark	36,411	123,265	2019	124.80	100.0%	124.80
V-87	Evergrande Moon Bend Huizhou	Lianfeng (Huizhou City) Company Limited	Huizhou	Residential, Commercial	05 Nov 2051 to 05 Nov 2081	Residential, Commercial, Office, Carpark	36,665	132,573	2019	227.20	100.0%	227.20
V-88	Evergrande Dragon Bay Huizhou	Donghai Yijing (Huidong) Investment Company Limited	Huizhou	Residential, Commercial	16 May 2052 to 17 Oct 2086	Residential, Commercial, Composite, Hotel, Other, Carpark	254,388	531,903	2020	980.70	100.0%	980.70
V-89	Evergrande Emerald Court Nanyang	Nanyang Hengfei Property Company Limited	Nanyang	Residential, Commercial	14 Apr 2055 to 14 Apr 2085	Residential, Commercial, Other	36,667	142,943	2020	110.00	60.0%	66.00
V-90	Portion of Evergrande Xichen Oasis Chongzhou	Sichuan Chongzhou Zhongjin Investment Company Limited	Chongzhou	Residential, Commercial	22 Jul 2049 to 22 Sep 2079	Residential, Commercial, Other, Carpark	132,766	458,051	2022	388.50	100.0%	388.50
V-91	Portion of Evergrande Xichen Oasis Chongzhou	Sichuan Chongzhou Beide Investment Company Limited	Chongzhou	Residential	20 Sep 2079	Residential, Composite, Other, Carpark	119,411	434,110	2022	352.60	100.0%	352.60

Property No.	Property Name	Holding Entity	City	Land Use	Land Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-92	Portion of Xikou Ecological Town Ningbo	Ningbo Hengyue Real Estate Development Company Limited	Fenghua	Residential, Commercial	27 May 2054 to 27 May 2084	Residential, Commercial, Hotel, Other	102,532	142,901	2020	283.00	100.0%	283.00 ⁽⁷⁾
V-93	Evergrande Royal Willow Palace Jiangyin	Jiangyin Mingjia Real Estate Company Limited	Jiangyin	Residential, Commercial	30 Sep 2046 to 30 Sep 2076	Residential, Commercial, Composite, Carpark	67,195	129,345	2019	243.20	100.0%	243.20
V-94	Evergrande Royal Palace Shaoxing (Xinchang)	Shaoxing Hengsheng Real Estate Development Company Limited	Shaoxing	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	61,961	194,791	2020	505.00	100.0%	505.00
V-95	Evergrande Shengjing Jade Garden Shenyang	Liaoning Rongtao Weiye Property Company Limited	Shenyang	Residential, Commercial	14 May 2053 to 14 May 2083	Residential, Commercial, Composite, Other, Carpark	138,111	332,974	2021	578.10	100.0%	578.10
V-96	Evergrande Royal Scenic Peninsula Jiangiang	New Times (Jiangiang) Real Estate Development Company Limited	Jiangiang	Residential, Office		Residential, Commercial, Composite, Other, Carpark	618,570	517,669	2025	886.00	100.0%	886.00
V-97	Portion of Laiyang Cross Bay Project	Laiyang Chengxinlong Property Company Limited	Laiyang	Residential, Commercial	21 Feb 2051 to 21 Feb 2081	Residential, Commercial, Office, Carpark	1,520,463	3,040,926	2025	1,531.70	90.0%	1,378.53
V-98	Portion of Laiyang Cross Bay Project	Laiyang Yujinglong Property Company Limited	Laiyang	Residential, Commercial	24 Feb 2051 to 02 Aug 2081	Residential, Commercial, Composite, Office, Carpark	1,875,230	3,750,460	2025	1,910.50	90.0%	1,719.45
V-99	Portion of Laiyang Cross Bay Project	Laiyang Yingfeng Property Company Limited	Laiyang	Residential, Commercial	03 Mar 2051 to 02 Aug 2081	Residential, Commercial, Composite, Office, Carpark	1,825,414	3,650,828	2025	1,860.20	90.0%	1,674.18
V-100	Portion of Laiyang Cross Bay Project	Yantai Shuojin Property Company Limited	Laiyang	Residential, Commercial	02 Aug 2051 to 02 Aug 2081	Residential, Commercial, Hotel, Carpark	1,268,099	2,536,198	2025	1,265.00	90.0%	1,138.50
V-101	Evergrande Phoenix Manor Tianjin	Tianjin Delai Longji Real Estate Development Company Limited	Tianjin	Residential	17 Dec 2077	Residential, Composite, Other	159,718	175,689	2020	540.60	100.0%	540.60
V-102	Evergrande Atrium Huizhou (Huayuanda)	Huizhou Huayuanda Development Company Limited	Huizhou	Residential, Commercial	20 Jun 2052 to 20 Jun 2082	Residential, Commercial, Composite, Other, Carpark	63,820	250,324	2019	251.20	100.0%	251.20

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value ⁽²⁾ in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (RMB million)
V-103	Evergrande Royal Scenic Yulin	Guangxi Faxingju Real Estate Company Limited	Yulin	Residential, Commercial, Carpark	30 Dec 2052 to 30 Dec 2082	Residential, Commercial, Composite, Other, Carpark	41,668	216,178	2020	116.40	100.0%	116.40
V-104	Evergrande River Royal Palace Shaoxing	Shaoxing Hengxin Real Estate Development Company Limited	Shaoxing	Residential	24 May 2087	Residential, Composite, Other, Carpark	108,531	216,484	2020	665.30	100.0%	665.30

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.
- 3 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB16,020,000.
- 4 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB3,133,100,000.
- 5 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB228,800,000.
- 6 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB798,600,000.
- 7 We have ascribed no commercial value to the part of the property without title documents nor without full payment of land premium. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of such part of the properties attributable to the Group would be RMB23,100,000.

Group VI — Properties contracted to be acquired by the Group in the PRC

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value Attributable to the Group as at Valuation Date (RMB million)
VI-1	Evergrande International HotSpring Tourist City, Baoding	Hengda (Baiyangdian Wenquan Cheng) Real Estate Group Company Limited	Baoding	Residential, Commercial		Residential, Commercial, Hotel, Office, Other, Carpark	3,427,962	4,586,511	2020	—	100.0%	— ⁽⁵⁾
VI-2	Evergrande Oasis Hohhot	Huhehaote Hengda Yuanneng Real Estate Development Company Limited	Hohhot	Residential		Residential, Commercial, Composite, Other, Carpark	187,460	604,617	2020	—	51.0%	— ⁽⁴⁾
VI-3	Evergrande City Tongliao	Tongliao Hengda Shijia Real Estate Development Company Limited	Tongliao	Residential		Residential, Commercial, Composite, Other	109,878	241,731	2020	—	51.0%	— ⁽⁵⁾
VI-4	Evergrande Royal Scenic Nan'an	Xiamen Jimbi Property Company Limited	Nan'an	Residential, Commercial		Residential, Commercial, Other, Carpark	108,878	353,708	2020	—	100.0%	— ⁽⁶⁾
VI-5	Evergrande City Fangchenggang	Fangchenggang Hengda Jimbi Real Estate Development Company Limited	Fangchenggang	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	110,357	312,442	2021	—	100.0%	— ⁽⁷⁾
VI-6	Evergrande Oasis Wuzhou	Hengda Real Estate Group Wuzhou Yuhu Property Company Limited	Wuzhou	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	205,449	696,743	2021	—	100.0%	— ⁽⁸⁾
VI-7	Evergrande Royal Lakeside Manor Daqing	Daqing Yaju Real Estate Development Company Limited	Daqing	Residential, Commercial, Underground Carpark		Residential, Commercial, Composite, Other	247,248	296,697	2021	—	100.0%	— ⁽⁹⁾
VI-8	Evergrande Jade Palace (Phase 3) Harbin	Harbin Pengye Real Estate Development Company Limited	Harbin	Residential, Accommodation and Catering, Public Facility		Residential, Commercial, Other, Carpark	55,308	186,806	2021	—	100.0%	— ⁽¹⁰⁾
VI-9	Portion of Evergrande Times Square Harbin	Harbin Junye Real Estate Development Company Limited	Harbin	Residential, Commercial		Residential, Commercial, Other, Carpark	170,719	569,543	2020	—	100.0%	— ⁽¹¹⁾
VI-10	Portion of Evergrande Times Square Harbin	Harbin Tengye Real Estate Development Company Limited	Harbin	Residential, Commercial, Cultural, Public Facility		Residential, Commercial, Other, Carpark	122,113	504,813	2020	—	100.0%	— ⁽¹²⁾
VI-11	Portion of Evergrande Times Square Harbin	Harbin Xiangye Real Estate Development Company Limited	Harbin	Residential, Commercial		Residential, Commercial, Other, Carpark	137,977	449,311	2020	—	100.0%	— ⁽¹³⁾

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value Attributable to the Group as at Valuation Date (RMB million)
VI-12	Evergrande Royal Scenic Valley Jingzhou	Huayuan (Jingzhou) Property Company Limited	Jingzhou	Residential		Residential, Commercial, Composite, Other, Carpark	175,278	375,519	2023	—	100.0%	— ⁽¹⁴⁾
VI-13	Evergrande The Coronation Changde	Changde Jinze Property Company Limited	Changde	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	101,744	378,567	2021	—	100.0%	— ⁽¹⁵⁾
VI-14	Evergrande Linxi Town Zhuzhou	Zhuzhou Derui Property Company Limited	Zhuzhou	Residential, Commercial		Residential, Commercial, Composite, Other	100,715	251,784	2022	—	100.0%	— ⁽¹⁶⁾
VI-15	Portion of Xikou Ecological Town Ningbo	Ningbo Fenghua Shengjian Property Company Limited	Fenghua	Residential, Commercial		Residential, Commercial, Composite, Hotel, Other	222,908	330,450	2020	—	100.0%	— ⁽¹⁷⁾
VI-16	Evergrande Yue Long Mansion Hangzhou	Hangzhou Fengao Property Company Limited	Hangzhou	Residential		Residential, Commercial, Composite, Other, Carpark	47,625	183,070	2020	—	100.0%	— ⁽¹⁸⁾
VI-17	Portion of Evergrande Scenic Garden Ningbo	Ningbo Yudou Property Company Limited	Ningbo	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	376,454	376,454	2020	—	100.0%	— ⁽¹⁹⁾
VI-18	Evergrande Billow Palace Wuxi	Wuxi Hengru Property Company Limited	Wuxi	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	173,130	508,003	2022	—	100.0%	— ⁽²⁰⁾
VI-19	Evergrande Royal Mansion Zhenjiang	Zhenjiang Hengda Property Company Limited	Zhenjiang	Residential		Residential, Other, Carpark	83,359	195,972	2019	—	100.0%	— ⁽²¹⁾
VI-20	Evergrande Yue Long Mansion Zhenjiang	Zhenjiang Shengjian Property Company Limited	Zhenjiang	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	233,871	288,265	2020	—	100.0%	— ⁽²²⁾
VI-21	Evergrande Left Riverside Jilin	Jilin Hengda Hongsheng Real Estate Development Company Limited	Jilin	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	69,314	213,459	2021	—	100.0%	— ⁽²³⁾
VI-22	Evergrande Palace One Siping	Siping Hengda Jiasheng Real Estate Development Company Limited	Siping	Residential		Residential, Commercial, Composite, Carpark	154,461	409,497	2021	—	100.0%	— ⁽²⁴⁾

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value Attributable to the Group as at Valuation Date (RMB million)
VI-23	Evergrande Beihu Impression Changchun	Zhongbao (Jilin) Real Estate Development Company Limited	Changchun	Residential, Commercial		Residential, Commercial, Carpark	77,326	206,744	2018	—	100.0%	— ⁽²⁵⁾
VI-24	Evergrande International Center Changchun	Taiji (Changchun) Real Estate Company Limited	Changchun	Residential, Commercial		Commercial	26,239	305,641	2021	—	100.0%	— ⁽²⁶⁾
VI-25	Evergrande Palace of Pleasure Ganzhou	Ganzhou Hengzhao Property Company Limited	Ganzhou	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	55,864	147,751	2020	—	100.0%	— ⁽²⁷⁾
VI-26	Evergrande Yue Long Mansion Ganzhou	Ganzhou Hengchuang Property Development Company Limited	Ganzhou	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	121,730	397,311	2020	—	100.0%	— ⁽²⁸⁾
VI-27	Evergrande Light of Times Nanchang	Hengqiang (Nanchang) Property Company Limited	Nanchang	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	85,644	297,108	2019	—	100.0%	— ⁽²⁹⁾
VI-28	Evergrande Yue Long Mansion Nanchang	Hengqiang (Nanchang) Property Company Limited	Nanchang	Residential, Commercial, Roadway		Residential, Commercial, Composite, Office, Other, Carpark	214,835	869,813	2022	—	100.0%	— ⁽³⁰⁾
VI-29	Evergrande Palace Taiyuan	Taiyuan Hengrui Real Estate Development Company Limited	Taiyuan	Residential, Commercial		Residential, Commercial, Carpark	31,894	153,812	2019	—	100.0%	— ⁽³¹⁾
VI-30	Evergrande Linxi Town Chengdu	Jinjiqiang (Chengdu) Real Estate Development Company Limited	Chengdu	Residential, Commercial		Residential, Commercial, Composite	78,144	529,272	2020	—	100.0%	— ⁽³²⁾
VI-31	Evergrande Yue Long Mansion Nanchong	East City (Nanchong) Property Company Limited	Nanchong	Residential		Residential, Commercial, Composite, Other, Carpark	262,231	454,792	2023	—	100.0%	— ⁽³³⁾
VI-32	Evergrande Left Riverfront Kunming	Henghui (Kunming) Property Company Limited	Kunming	Residential, Commercial, Office, Accommodation and Catering		Residential, Commercial, Composite, Other, Carpark	161,266	726,887	2020	—	51.0%	— ⁽³⁴⁾

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value Attributable to the Group as at Valuation Date (RMB million)
VI-33	Portion of Evergrande Metropolis Zhengzhou	Henan Xingke Property Company Limited	Zhengzhou	Residential, Commercial		Residential, Commercial, Composite, Office, Carpark	126,730	772,727	2022	—	100.0%	— ⁽³⁵⁾
VI-34	Evergrande Royal Scenic Ganzhou	Yudu Hengpeng Property Company Limited	Ganzhou	Residential, Commercial		Residential, Commercial, Composite, Other	77,588	201,729	2020	—	51.0%	— ⁽³⁶⁾
VI-35	Evergrande Fengya Palace Nanchong	Nanchong Longyu Property Company Limited	Nanchong	Residential, Commercial, Education		Residential, Commercial, Composite, Other, Carpark	96,042	214,521	2019	—	100.0%	— ⁽³⁷⁾
VI-36	Evergrande Palace of Pleasure Wenzhou	Wenzhou Hengyue Real Estate Company Limited	Wenzhou	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	60,049	187,164	2020	—	100.0%	— ⁽³⁸⁾
VI-37	Evergrande Royal Palace Wuhu	Wuhu Yuecheng Property Company Limited	Wuhu	Residential		Residential, Commercial, Composite, Other, Carpark	188,291	570,267	2021	—	100.0%	— ⁽³⁹⁾
VI-38	Evergrande Future City Guiyang	Guiyang Hengda Guayun Real Estate Development Company Limited	Guiyang	Residential, Commercial		Residential, Commercial, Composite, Other	74,361	223,082	2021	—	49.0%	— ⁽⁴⁰⁾
VI-39	Evergrande City Ganzhou	Ganzhou Hengchen Property Company Limited	Ganzhou	Residential		Residential, Commercial, Composite, Other	153,875	369,299	2020	—	100.0%	— ⁽⁴¹⁾
VI-40	Evergrande Bay Ganzhou	Ganzhou Hengsheng Property Company Limited	Ganzhou	Residential		Residential, Commercial, Composite, Other	134,777	323,465	2020	—	100.0%	— ⁽⁴²⁾
VI-41	Evergrande Palace of Pleasure Huangshan	Huangshan Yueheng Property Company Limited	Huangshan	Residential		Residential, Commercial, Carpark	128,294	296,176	2022	—	100.0%	— ⁽⁴³⁾
VI-42	Portion of Evergrande Jade Palace Changsha	Xiangke (Changsha) Company Limited	Changsha	Commercial, Composite		Residential, Commercial, Other, Carpark	5,878	85,328	2020	—	100.0%	— ⁽⁴⁴⁾
VI-43	Evergrande Linxi Town Bozhou	Bozhou Hengwan Property Company Limited	Bozhou	Residential		Residential, Commercial, Composite, Other, Carpark	209,735	539,518	2020	—	51.0%	— ⁽⁴⁵⁾

Property No.	Property Name	Holding Entity	City	Land Use	Land Use Rights Expiry Date	Type of Property	Site Area ⁽¹⁾ (sq.m.)	Total Planned GFA ⁽¹⁾ (sq.m.)	Estimated Completion Date	Market Value in Existing State (RMB million)	Interest Attributable to the Group (%)	Market Value Attributable to the Group as at Valuation Date (RMB million)
VI-44	Evergrande Royal Mansion Foshan	Foshan Hongyaozhong Real Estate Development Company Limited	Foshan	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	95,370	313,892	2019	—	100.0%	— ⁽⁴⁶⁾
VI-45	Evergrande Royal Scenic Ningbo	Ningbo Hengyao Real Estate Development Company Limited	Yuyao	Residential, Commercial		Residential, Commercial, Composite, Other, Carpark	164,097	511,367	2019	—	100.0%	— ⁽⁴⁷⁾
VI-46	Evergrande Palace Jinzhong	Jinzhong Hengwei Real Estate Development Company Limited	Jinzhong	Residential, Commercial		Residential, Commercial, Composite, Other	98,809	266,787	2020	—	100.0%	— ⁽⁴⁸⁾
VI-47	Evergrande Yue Long Mansion Huzhou	Huzhou Hengrui Real Estate Development Company Limited	Huzhou	Residential		Residential, Composite, Other, Carpark	109,799	248,530	2019	—	100.0%	— ⁽⁴⁹⁾
VI-48	Evergrande Palace of Pleasure Xingtai	Xingtai Hengyue Real Estate Development Company Limited	Xingtai	Residential		Residential, Composite, Other, Carpark	115,618	348,995	2021	—	100.0%	— ⁽⁵⁰⁾
VI-49	Evergrande Palace Zhenjiang	Zhenjiang Shengyao Real Estate Development Company Limited	Zhenjiang	Residential		Residential, Commercial, Composite	148,955	275,500	2018	—	100.0%	— ⁽⁵¹⁾

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.
- 3 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB2,749,800,000.
- 4 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB396,168,000.
- 5 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB121,788,000.
- 6 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB753,300,000.
- 7 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB167,700,000.
- 8 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB438,800,000.
- 9 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB350,200,000.
- 10 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB451,200,000.
- 11 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,323,200,000.
- 12 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,172,500,000.
- 13 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,040,300,000.

- 14 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB225,300,000.
- 15 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,175,300,000.
- 16 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB438,900,000.
- 17 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB598,600,000.
- 18 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB3,642,300,000.
- 19 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB599,100,000.
- 20 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB2,833,900,000.
- 21 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB516,000,000.
- 22 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB923,900,000.
- 23 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB317,900,000.
- 24 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB263,400,000.
- 25 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB351,900,000.
- 26 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB798,900,000.

- 27 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB256,300,000.
- 28 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB860,500,000.
- 29 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,687,000,000.
- 30 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB5,482,700,000.
- 31 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB439,500,000.
- 32 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB233,000,000.
- 33 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB395,200,000.
- 34 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB362,202,000.
- 35 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB6,107,000,000.
- 36 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB223,941,000.
- 37 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB213,800,000.
- 38 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,008,700,000.
- 39 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB447,300,000.

- 40 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB342,706,000.
- 41 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,210,900,000.
- 42 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,157,500,000.
- 43 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB292,200,000.
- 44 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB531,900,000.
- 45 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB451,809,000.
- 46 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB738,700,000.
- 47 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB1,182,000,000.
- 48 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB719,900,000.
- 49 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB740,000,000.
- 50 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB704,100,000.
- 51 We have ascribed no commercial value to the property. For the Group's management reference, had the relevant title documents been obtained and the land premium been fully settled, the market value of the properties attributable to the Group would be RMB2,342,400,000.

PROPERTIES IN HONG KONG

Group VII — Properties held by the Group for Investments in Hong Kong

Property No.	Property Name	Holding Entity	City	Expiry Date of Land Tenure	Type of Property	Total GFA ⁽¹⁾ (Excl. CPS) (sq.m.)	Number of CPS	Completion Date	Occupancy as at Valuation Date (%)	Existing Monthly Rental (HKD million)	Market Value ⁽²⁾ in Existing State (HKD million)	Interest Attributable to the Group (%)	Market Value ⁽²⁾ Attributable to the Group as at Valuation Date (HKD million)
VII-1	Unit 4D, Majestic House, Tsim Sha Tsui	Suplus Sky International Investment Limited	Hong Kong	23 Jun 2038	Commercial	120	—	1963	0%	—	10.30	100.0%	10.30
VII-2	China Evergrande Centre	Pioneer Time Investment Limited	Hong Kong	24 Jun 2862	Office	32,557	—	1985	79%	12.80	11,000.00	100.0%	11,000.00

Notes:

- 1 All areas are stated in approximations.
- 2 All values are stated in approximations.

1. RESPONSIBILITY STATEMENT

This circular, for which the Directors collectively and individually accept full responsibility, includes particulars given in compliance with the Listing Rules for the purpose of giving information with regard to the Group. The Directors, having made all reasonable enquiries, confirm that to the best of their knowledge and belief, the information contained in this circular is accurate and complete in all material respects and not misleading or deceptive, and there are no other matters the omission of which would make any statement herein or this circular misleading.

2. DISCLOSURE OF INTERESTS

(a) Directors and Chief Executive

As at the Latest Practicable Date, the interests and short positions, if any, of each Director and chief executive of the Company in the shares, underlying shares and debentures of the Company and any of its associated corporations (within the meaning of Part XV of the SFO) which were required to be notified to the Company and the Stock Exchange pursuant to Divisions 7 and 8 of Part XV of the SFO (including interests and short positions which the Directors and chief executive were deemed or taken to have under provisions of the SFO), or which were required to be and are recorded in the register required to be kept by the Company pursuant to Section 352 of the SFO, or as otherwise required to be notified to the Company and the Stock Exchange pursuant to the Model Code for Securities Transactions by Directors of Listed Companies adopted by the Company (the “**Model Code**”) were as follows:

(i) Interest in Shares

Name of Director	Nature of interest	Number of Shares	Approximate percentage of shareholding
Hui Ka Yan (<i>Note 1</i>)	Interest in control corporation	10,162,119,735 (L)	77.25%

Note:

- (1) Of the 10,162,119,735 Shares held, 9,370,871,497 Shares were held by Xin Xin (BVI) Limited, a company wholly owned by Mr. Hui Ka Yan, and 791,248,238 Shares were held by Even Honour Holdings Limited, a company indirectly wholly owned by Ms. Ding Yumei (“**Mrs Hui**”), the spouse of Mr. Hui Ka Yan. The interest of Even Honour Holdings Limited in the Company is also deemed to be held by Mr. Hui Ka Yan pursuant to the SFO.

(ii) *Interests in shares, underlying shares of the Company*

Name of Director	Nature of interest	Number of Shares outstanding involved in the options granted under the Share Option Scheme	Approximate percentage of shareholding of those options granted and exercised under the Share Option Scheme based on the existing issued share capital of the Company
Xia Haijun	Beneficial owner	89,986,000	0.69%
He Miaoling	Beneficial owner	6,600,000	0.05%
Shi Junping	Beneficial owner	4,100,000	0.03%
Pan Darong	Beneficial owner	3,000,000	0.02%
Huang Xiangui	Beneficial owner	3,300,000	0.03%
Chau Shing Yim, David	Beneficial owner	1,000,000	0.01%
He Qi	Beneficial owner	600,000	0.01%
Xie Hungxi	Beneficial owner	600,000	0.01%

(iii) *Interest in associated corporation of the Company*

Name of Director	Name of associated corporation	Number of securities	Approximate percentage of shareholding
Hui Ka Yan	Xin Xin (BVI) Limited	100 shares	100%
	Even Honour Holdings Limited (Note)	1 share	100%

Note: Pursuant to the SFO, Even Honour Holdings Limited is indirectly wholly owned by the spouse of Mr. Hui Ka Yan and is deemed to be an associated corporation of the Company.

(iv) *Interest in debentures of the Company*

Name of Director	Currency of debentures	Amount of debenture bought	Amount of debentures in same class in issue
Xia Haijun	US\$	50,000,000	1,500,000,000

(b) Substantial Shareholders

So far as is known to any Director or the chief executive of the Company, as at the Latest Practicable Date, Shareholders who had interests or short positions in the shares and underlying shares of the Company which would fall to be disclosed to the Company under the provisions of Divisions 2 and 3 of Part XV of the SFO, or which were recorded in the register required to be kept by the Company pursuant to Section 336 of the SFO were as follows:

Long positions in shares and underlying shares of the Company

Name of shareholder	Nature of interest held	Interest in the shares	Approximate percentage of shareholding
Mrs. Hui	Interest of controlled corporation	10,162,119,735 (L) (Note 1)	77.25%
Xin Xin (BVI) Limited	Beneficial owner	9,370,871,497 (L) (Note 2)	71.34%
Even Honour Holdings Limited	Beneficial owner	791,248,238(L) (Note 3)	6.02%
Yaohua Limited	Interest of controlled corporation	791,248,238(L) (Note 3)	6.02%

Notes:

1. Of the 10,162,119,735 Shares held, 791,248,238 Shares were held by a company wholly-owned by Mrs. Hui, and 9,370,871,497 Shares were held by Xin Xin (BVI) Limited, a company indirectly wholly owned by Mr. Hui Ka Yan, The interest of Xin Xin (BVI) Limited in the Company is also deemed to be held by Mrs. Hui pursuant to the SFO.
2. Xin Xin (BVI) Limited is beneficially owned by Mr. Hui Ka Yan.
3. Even Honour Holdings Limited is wholly-owned by Yaohua Limited, and Yaohua Limited is wholly owned by Mrs. Hui.

Save as disclosed above, so far as is known to the Directors and the chief executive of the Company, as at the Latest Practicable Date, no other person (other than a Director or chief executive of the Company) had, or was deemed or taken to have, an interest or short position in the Shares or underlying Shares which would fall to be disclosed to the Company under the provisions of Divisions 2 and 3 of Part XV of the SFO, or who was, directly or indirectly, interested in 10% or more of the nominal value of any class of share capital carrying rights to vote in all circumstances at general meetings of any other member of the Group or held any option in respect of such capital.

Mr. Hui Ka Yan is a director of Xin Xin (BVI) Limited. Save as disclosed, as at the Latest Practicable Date, none of the Directors is a director or employee of a company which has an interest or short position in the shares or underlying shares of the Company which should fall to be disclosed to the Company under the provisions of Divisions 2 and 3 of Part XV of the SFO.

3. DIRECTORS' SERVICE CONTRACTS

As at the Latest Practicable Date, none of the Directors had any existing or proposed service contracts with any member of the Group or any associated company of the Company (excluding contracts expiring or determinable within one year without payment of compensation, other than statutory compensation).

4. COMPETING BUSINESS INTEREST OF DIRECTORS

As at the Latest Practicable Date, none of the Directors or their respective associates was interested in any business which competes or is likely to compete, either directly or indirectly, with the business of the Group as required to be disclosed pursuant to the Listing Rules.

5. MATERIAL ADVERSE CHANGE

The Directors are not aware of any material adverse change in the financial or trading position of the Group since 31 December 2016, the date to which the latest published audited accounts of the Company were made up.

6. LITIGATION

As at the Latest Practicable Date, no member of the Group was engaged in any litigation or arbitration proceedings of material importance and no litigation or claim of material importance was known to the Directors to be pending or threatened by or against any member of the Group.

7. MATERIAL CONTRACTS

The following contracts have been entered into by the Group (not being contracts entered into in the ordinary course of business) within the two years immediately preceding the date of this circular and is or may be material:

- (a) On 28 October 2015, a subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company listed on the main board of the Stock Exchange (Stock code: 708) entered into a grant contract of state-owned construction land use rights (《國有建設用地使用權出讓合同》) in respect of the acquisition of land use rights of a land plot in Qionghai city, Hainan province, China for a consideration of approximately RMB93.4 million;

- (b) On 12 November 2015, Shengyu (BVI) Limited (“**Shengyu**”), an indirect wholly-owned subsidiary of the Company, entered into a sale and purchase agreement with Great System Investment Limited in relation to the acquisition by Shengyu of Pioneer Time Investment Limited, which hold the property known as Mass Mutual Tower located at No. 38 Gloucester Road, Hong Kong for HK\$12,500,000,000;
- (c) On 20 November 2015, the agreement entered into between Evergrande Real Estate Group (Nanchang) Co., Ltd. and Chongqing City Construction Investment (Group) Co., Ltd. and Chongqing Land Group with respect to the transfer of the 50% equity interest in Great Eastern Life Assurance (China) Co., Ltd. for RMB3,939,110,600 was approved by the China Insurance Regulatory Commission and became effective;
- (d) On 2 December 2015, Shengyu and New World Development (China) Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of and loan to Best Wealth Investments Limited, which hold the right to a property project in Haikou for RMB8,600,000,000;
- (e) On 2 December 2015, Shengyu and New World Development (China) Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of and loan to Dragon Joy (China) Limited, White Heron Limited and Superb Capital Enterprises Limited, which hold the right to a property project in Huizhou, for RMB1,100,000,000;
- (f) On 2 December 2015, Shengyu and New World Development (China) Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of and loan to Hinto Development Limited, which hold 60% of the right to a property project in Wuhan for RMB3,800,000,000;
- (g) On 23 December 2015, a subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company, entered into a grant contract of state-owned construction land use rights (《國有建設用地使用權出讓合同》) in respect of the acquisition of land use rights of a land plot in Danzhou, Hainan Province, China for a consideration of approximately RMB55.1 million;
- (h) On 29 December 2015, Shengyu and Chow Tai Fook Enterprises Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of Baojun Limited, which hold 50% of Qingdao Golden Bay Properties Limited (the “**Qingdao Project Company**”) for RMB600,000,000;
- (i) On 29 December 2015, Hengdda (Jinan) Real Estate Group Co. Ltd., a subsidiary of the Company, and Tibet Lin Zhi Hui Fu Investment Co., Ltd. entered into a sale and purchase agreement in relation to the acquisition of 50% of the Qingdao Project Company for RMB1,400,000,000;

- (j) On 29 December 2015, Shengyu and Chow Tai Fook Enterprises Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of Charisma City Limited, for RMB1,800,000,000;
- (k) On 29 December 2015, Shengyu and Chow Tai Fook Enterprises Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of Ace Score Holdings Limited, for RMB1,700,000,000;
- (l) On 29 December 2015, Shengyu and Sino Asset Property Limited entered into a sale and purchase agreement in relation to the acquisition of the entire issued share capital of Marche Limited, for RMB7,600,000,000;
- (m) On 29 December 2015, Shengyu and New World Development (China) Limited entered into an equity interest and loan transfer agreement in relation to the acquisition of the entire issued share capital of Rise Eagle Worldwide Limited for RMB2,000,000,000;
- (n) On 29 December 2015, Shengyu and New World Development (China) Limited entered into an equity interest and loan transfer agreement in relation to the acquisition of the entire issued share capital of Triumph Hero International Limited for RMB5,300,000,000;
- (o) On 1 February 2016, 三亞恒合融醫院投資管理有限公司 (Sanya Hengherong Hospital Investment Management Limited), a wholly-owned subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company, entered into a grant contract of state-owned construction land use rights 《國有建設用地使用權出讓合同》 in respect of the acquisition of land use rights of land plots in Sanya, China for a consideration of approximately RMB491 million;
- (p) On 29 June 2016, New Media Group Limited, an indirect non-wholly owned subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company, entered into a sale and purchase agreement with Top Wheel Holdings Limited, pursuant to which New Media Group Limited sold the entire equity interest in New Monday Publishing Limited to Top Wheel Holdings Limited for a consideration of HK\$200,000;
- (q) On 28 September 2016, Hengda Group Limited, a wholly-owned subsidiary of the Group, entered into an agreement with Shenzhen Laililai Industrial Co., Ltd., pursuant to which the Group agreed to dispose all of the Group's interests in each of Hengda Grain and Oil Group Co., Ltd., Hengda Ginseng Co., Ltd. and Hengda Sales Group Co., Ltd., and their respective subsidiaries to the purchaser for RMB600,000,000;
- (r) On 28 September 2016, Hengda Group Limited and Ace Capital Ventures Limited, both wholly-owned subsidiaries of the Group, entered into agreements with Shenzhen Mingcheng Duling Commerce Co., Ltd. and Sunlight Property Management Limited

respectively, pursuant to which the Group agreed to dispose of all of the Group's interests in each of Hengda Dairy Co., Ltd. and Challenger Global Investments Limited and their respective subsidiaries to the purchasers for RMB300,000,000;

- (s) On 28 September 2016, Hengda Group Limited and Primal Glory Limited, both wholly-owned subsidiaries of the Group, entered into agreements with Shenzhen Sanwei Duling Vehicle Sales Services Co., Ltd. and Lipu (Hong Kong) Limited respectively, pursuant to which the Group agreed to dispose of all of the Group's interests in each of Hengda Beverage Group Limited and Sunny High Development Limited, and their respective subsidiaries to the purchasers for RMB1,800,000,000;
- (t) On 21 November 2016, Sun Mass Energy Development Limited (“**Sun Mass**”), a wholly-owned subsidiary of HengTen Networks Group Limited, a non-wholly owned subsidiary of the Company listed on the main board of the Stock Exchange (Stock Code: 136), entered into a sale and purchase agreement (the “**Sale and Purchase Agreement**”) with Allied Trade Ventures Limited and Alpha Year International Limited as the vendors, and Mr. Yip Yuen Sai and Mr. Yip Ka Ming, Allen, as the guarantors in relation to acquisition by Sun Mass of the entire issued share capital of Noble Sea Group Limited and Grade A Ventures Limited, which in turn hold an aggregate 51.6% interests in Shenzhen Grandland Intelligent Information Limited (深圳廣田智能科技有限公司) (the “**PRC Subsidiary**”) at a consideration to be determined by a valuation report on the value of the PRC Subsidiary, which shall not exceed HK\$12,500,000. The Sale and Purchase Agreement lapsed on 23 January 2017 and the acquisition was not completed;
- (u) On 29 November 2016, Calxon Group (Shanghai) Company Limited, an indirect subsidiary of the Group, entered into an equity transfer agreement with Sunac (Qingdao) Real Estate Company Limited, pursuant to which the Group agreed to dispose of the entire equity interest in Qingdao Calxon Real Estate Development Company Limited for RMB3,662,000,000;
- (v) On 16 December 2016, 廣州市凱尚健康產業有限公司 (Guangzhou Kaishang Health Industry Limited), a wholly-owned subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company, entered into a grant contract of state-owned construction land use rights (《國有建設用地使用權出讓合同》) in respect of the acquisition of land use rights of land plots in Xi'an City, Shaanxi Province, China for a consideration of approximately RMB733.3 million;
- (w) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 中信聚恒(深圳)投資控股中心(有限合夥) (CITIC Juheng (Shenzhen) Investment Holdings LLP) (“**CITIC Juheng**”) in relation to CITIC Juheng investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;

- (x) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 廣田投資有限公司 (Guangtian Investment Co., Ltd.) (“**Guangtian**”) in relation to Guangtian investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
- (y) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 深圳市華建控股有限公司 (Shenzhen Huajian Holdings Co., Ltd.) (“**Huajian**”) in relation to Huajian investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
- (z) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 深圳市中融鼎興投資合夥企業(有限合夥) (Shenzhen Zhongrong Dingxing Investment LLP) (“**Zhongrong Dingxing Investment**”) in relation to Zhongrong Dingxing Investment investing an amount of RMB3,000,000,000 in the capital of Hengda Real Estate;
- (aa) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with subsidiary (山東高速投資控股有限公司 (Shandong Highway Investment Group Co., Ltd.)) and affiliate (山東鐵路發展基金有限公司 (Shandong Railway Development Fund Co., Ltd.)) of 山東高速集團有限公司 (Shandong Highway Group Co., Ltd.) (“**Shandong Highway Companies**”) in relation to Shandong Highway Companies investing an amount of RMB3,000,000,000 in the capital of Hengda Real Estate;
- (bb) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 蘇州工業園區睿燦投資企業(有限合夥) (Suzhou Industrial Park Ruican Investment LLP) (“**Ruican Investment**”) in relation to Ruican Investment investing an amount of RMB3,000,000,000 in the capital of Hengda Real Estate;
- (cc) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 深圳市美投高新技術創業投資有限公司 (Shenzhen Meitou Hitech Venture Capital Investment Co., Ltd.) (“**Meitou**”) in relation to Meitou investing an amount of RMB3,000,000,000 in the capital of Hengda Real Estate;
- (dd) On 30 December 2016, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with 廣東唯美明珠投資有限公司 (Guangdong Weimei Mingzhu Investment Co., Ltd.) (“**Guangdong Weimei**”) in relation to Guangdong Weimei investing an amount of RMB3,000,000,000 in the capital of Hengda Real Estate;
- (ee) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Maanshan Maowen Technology Industrial Park Co., Ltd. (馬鞍山市茂文科技工業園有限公司) (“**Maowen Technology**”) in relation to Maowen Technology investing an amount of RMB5,500,000,000 in the capital of Hengda Real Estate;

- (ff) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Shenzhen Baoxin Investment Co., Ltd. (深圳市寶信投資控股有限公司) (“**Baoxin**”) in relation to Baoxin investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
- (gg) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Jiangxi Huada Property Group Co., Ltd. (江西省華達置業集團有限公司) (“**Huada Property**”) in relation to Huada Property investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
- (hh) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Shenzhen Qixiang Investment Co., Ltd. (深圳市麒翔投資有限公司) (“**Qixiang Investment**”) in relation to Qixiang Investment investing an amount of RMB5,000,000,000 in the capital of Hengda Real Estate;
- (ii) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Shenzhen Jiancheng Investment Co., Ltd. (深圳市鍵誠投資有限公司) (“**Jiancheng**”) in relation to Jiancheng investing an amount of RMB3,500,000,000 in the capital of Hengda Real Estate;
- (jj) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Suzhou Industrial Park Ruican Investment Enterprise LLP (蘇州工業園區睿燦投資企業(有限合夥)) (“**Ruican**”) in relation to Ruican investing an amount of RMB3,500,000,000 in the capital of Hengda Real Estate;
- (kk) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Ningbo Minyin Jintou Hongda No. 3 Investment Management LLP (寧波民銀金投鴻達叁號投資管理合夥企業(有限合夥)) (“**Hongda**”) in relation to Hongda investing an amount of RMB3,000,000,000 in the capital of Hengda Real Estate;
- (ll) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Jiaxing Yumin No. 5 Investment LLP (嘉興宇民伍號投資合夥企業(有限合夥)) (“**Yumin**”) in relation to Yumin investing an amount of RMB2,000,000,000 in the capital of Hengda Real Estate;
- (mm) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Weifang Golden Orange Hongyuan Investment Management LLP (濰坊金橙宏源投資管理合夥企業(有限合夥)) (“**Golden Orange Hongyuan**”) in relation to Golden Orange Hongyuan investing an amount of RMB2,000,000,000 in the capital of Hengda Real Estate;
- (nn) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Jiayu Vehicle Accessories Ningxia LLP (嘉寓汽車配件寧夏(有限合夥)) (“**Jiayu**”) in relation to Jiayu investing an amount of RMB2,000,000,000 in the capital of Hengda Real Estate;

- (oo) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Shenzhen Qianhai Zhongyi Holding Co., Ltd. (深圳市前海中意控股有限公司) (“**Shenzhen Zhongyi**”) in relation to Shenzhen Zhongyi investing an amount of RMB1,000,000,000 in the capital of Hengda Real Estate;
- (pp) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Shanghai Haoren Property Management Co., Ltd. (上海豪仁物業管理有限公司) (“**Haoren**”) in relation to Haoren investing an amount of RMB1,000,000,000 in the capital of Hengda Real Estate;
- (qq) On 31 May 2017, Kailong Real Estate and Hengda Real Estate entered into an investment agreement with Qingdao Yonghe Jinfeng Group Co., Ltd. (青島永合金豐集團有限公司) (“**Yonghe Jinfeng**”) in relation to Yonghe Jinfeng investing an amount of RMB1,000,000,000 in the capital of Hengda Real Estate;
- (rr) On 9 June 2017, Hengda Real Estates and certain of its subsidiaries entered into an agreement with Shenzhen Metro Group Co., Ltd., pursuant to which the Group sold 1,553,210,974 A shares in China Vanke Co., Ltd. held by the Group to Shenzhen Metro Group Co., Ltd. for RMB29,200,266,311.20;
- (ss) On 28 June 2017, Kailong Real Estate, Hengda Real Estate and Mr. Hui Ka Yan entered into an agreement with each of the First Round Investors and the Second Round Investors to amend the terms of the repurchase obligation under the First Round Investment Agreements and the Second Round Investment Agreements, respectively;
- (tt) On 8 September 2017, a subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company listed on the main board of the Stock Exchange, entered into 11 grant contracts of state-owned construction land use rights (《國有建設用地使用權出讓合同》) in respect of the acquisition of land use rights of land plots in Xingyang, Zhengzhou City, Henan Province, China for a consideration of approximately RMB1,830 million;
- (uu) On 26 September 2017, Right Bliss Limited (“**Right Bliss**”), a wholly-owned subsidiary of Evergrande Health Industry Group Limited, a non-wholly owned subsidiary of the Company, entered into a disposal agreement with Future Blossom Limited, pursuant to which Right Bliss agreed to sell 90.01% of the equity interests in New Media Group Limited and loans in the amount of approximately HK\$55.57 million to Future Blossom Limited for an aggregated consideration of HK\$63,000,000;
- (vv) the Shandong Highway Group Investment Agreement;
- (ww) the Suning Electrical Appliances Group Investment Agreement;
- (xx) the Shenzhen Amer Investment Agreement;
- (yy) the Jiayu Investment Agreement;

(zz) the Guangzhou Yehoo Investment Agreement; and

(aaa) the Ding Xiang Sichuan Investment Agreement.

8. EXPERTS AND CONSENTS

The following are the qualifications of the experts who has been named in this circular or has given opinion or letter contained in this circular:

Name	Qualification
Gram Capital	A licensed corporation to carry out Type 6 (advising on corporate finance) regulated activity under the SFO
CBRE	Property valuer
King & Wood Mallesons	PRC lawyer

As at the Latest Practicable Date, each of Gram Capital, CBRE and King & Wood Mallesons has given and has not withdrawn its written consent to the issue of this circular with the inclusion therein of its letter and references to its names, in the form and context in which they are included.

As at the Latest Practicable Date, each of Gram Capital, CBRE and King & Wood Mallesons did not have any shareholding in any member of the Group and did not have the right to subscribe for or to nominate persons to subscribe for shares in any members of the Group.

As at the Latest Practicable Date, each of Gram Capital, CBRE and King & Wood Mallesons did not have any interest, direct or indirect, in any assets which have been acquired or disposed of by or leased to any member of the Group, or which are proposed to be acquired or disposed of by or leased to any member of the Group since 31 December 2016, being the date to which the latest published audited consolidated financial statements of the Company were made up.

9. GENERAL

- (a) The registered office of the Company is P.O. Box 309, Ugland House, Grand Cayman, KY1-1104, Cayman Islands.
- (b) The principal place of business of the Company in Hong Kong is Suites 1501-1507, One Pacific Place, 88 Queensway, Hong Kong.
- (c) The branch share registrars of the Company in Hong Kong is Computershare Hong Kong Investor Services Limited.
- (d) The principal share registrars of the Company is Royal Bank of Canada Trust Company (Cayman) Limited.

- (e) The company secretary of the Company is Mr. Fong Kar Chun, Jimmy. Mr. Fong is a member of the Law Society of Hong Kong and has been a qualified solicitor in Hong Kong since 2001.
- (f) The English text of this circular shall prevail over their respective Chinese text for the purpose of interpretation.

10. DOCUMENTS AVAILABLE FOR INSPECTION

Copies of the following documents will be available for inspection at the Company's principal place of business in Hong Kong at Suites 1501-1507, One Pacific Place, 88 Queensway, Hong Kong during normal business hours on any weekdays, except public holidays, from the date of this circular and up to and including the date of the EGM:

- (a) the articles of association of the Company;
- (b) the annual reports of the Company for years ended 31 December 2015 and 2016;
- (c) the letter from the Independent Board Committee;
- (d) the letter from Gram Capital;
- (e) the summary valuation report of Hengda Real Estate;
- (f) the material contracts referred to in the section headed "Material Contracts" of this appendix;
- (g) the written consents of the experts referred to in the section headed "Experts and Consents" of this appendix; and
- (h) this circular.



CHINA EVERGRANDE GROUP

中國恒大集團

(Incorporated in the Cayman Islands with limited liability)

(Stock Code: 3333)

NOTICE OF EXTRAORDINARY GENERAL MEETING

NOTICE IS HEREBY GIVEN that the extraordinary general meeting of China Evergrande Group (the “**Company**”) will be held at 10:00 a.m. on Thursday, 23 November 2017 at Salon 5, JW Ballroom, 3/F, JW Marriott Hotel Hong Kong, Pacific Place, 88 Queensway, Hong Kong for the purpose of considering and, if thought fit, passing the following resolution as an ordinary resolution of the Company:

ORDINARY RESOLUTION

“THAT:

- (a) the investment agreements dated 6 November 2017 (the “Third Round Investment Agreements”) entered into between 廣州市凱隆置業有限公司 (Guangzhou Kailong Real Estate Company Limited), 恒大地產集團有限公司 (Hengda Real Estate Group Company Limited) (“Hengda Real Estate”), both being subsidiaries of the Company, Mr. Hui Ka Yan, the controlling shareholder of the Company, and the Third Round Investors (as defined in the circular of the Company dated 8 November 2017), pursuant to which the Third Round Investors will subscribe for approximately 14.11% of the enlarged equity interest of Hengda Real Estate for RMB60 billion be and are hereby approved, confirmed and ratified; and
- (b) any one director of the Company be and is hereby authorised to do all such further acts and things and to sign and execute all such documents and to take all such steps which he/she may consider necessary, desirable or expedient to implement and/or give effects to the transactions contemplated under the Third Round Investment Agreements”.

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

Hong Kong, 8 November 2017

NOTICE OF EGM

Notes:

1. Any member of the Company entitled to attend and vote at the meeting is entitled to appoint one or more proxies (who must be an individual) to attend and on a poll, vote instead of him. A proxy need not be a member of the Company.
2. To be valid, a form of proxy, together with the power of attorney or other authority (if any) under which it is signed or a notarially certified copy thereof must be lodged with the Company's share registrar, Computershare Hong Kong Investors Services Limited, at Shops 1712-1716, 17th Floor, Hopewell Centre, 183 Queen's Road East, Hong Kong not less than 48 hours before the time appointed for holding the meeting or any adjournment thereof. Completion and return of the form of proxy will not preclude a member from attending and voting in person at the meeting.
3. For determining the entitlement to attend and vote at the extraordinary general meeting, the register of members of the Company will be closed from Monday, 20 November 2017 to Thursday, 23 November 2017, both days inclusive, during which period no transfer of shares will be registered. In order to be eligible to attend and vote at the extraordinary general meeting, all transfer documents accompanied by the relevant share certificates must be lodged with the Company's branch share registrar in Hong Kong, Computershare Hong Kong Investor Services Limited, at Shops 1712 - 1716, 17th Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong, for registration not later than 4:30 p.m. on Friday, 17 November 2017.
4. Where there are joint registered holders of any share, any one of such persons may vote at any meeting, either personally or by proxy, in respect of such share as if he/she were solely entitled thereto; but if more than one of such joint holders are present at any meeting personally or by proxy, that one of the said persons so present being the most or, as the case may be, the more senior shall alone be entitled to vote in respect of the relevant joint holding and, for this purpose, seniority shall be determined by reference to the order in which the names of the joint holders stand on the register of members in respect of the relevant joint holding.

As at the date of this notice, the board of Directors comprises nine members, of which Mr. Hui Ka Yan, Mr. Xia Haijun, Ms. He Miaoling, Mr. Shi Junping, Mr. Pan Darong and Mr. Huang Xiangui are the executive Directors; and Mr. Chau Shing Yim, David, Mr. He Qi and Ms. Xie Hongxi are the independent non-executive Directors.