

Unless otherwise defined in this announcement, terms defined in the prospectus of Sunac China Holdings Limited (the "**Company**") dated September 24, 2010 (the "**Prospectus**") have the same meanings when used in this announcement.

The information contained herein does not constitute an offer of securities for sale in the United States. Securities may not be offered or sold in the United States unless they are registered under applicable laws or are exempt from registration under the United States Securities Act of 1933, as amended. Additionally, public offerings of securities in the United States must be made by means of a prospectus obtainable from the issuer of the securities and containing financial statements and detailed information about the company involved and its management. The Company does not intend to make a public offering of securities in the United States.

This announcement is for information purposes only and does not constitute an offer or an invitation to induce an offer by any person to acquire, purchase or subscribe for securities. Potential investors should read the Prospectus for detailed information about the Global Offering described below before deciding whether or not to invest in the Shares thereby being offered.

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

In connection with the Global Offering, Deutsche Bank AG, Hong Kong Branch (the "**Stabilizing Manager**"), or any person acting for it, in consultation with the Joint Global Coordinators, may over-allocate or effect any other transactions with a view to stabilizing or maintaining the market price of the Shares at a level higher than that which might otherwise prevail for a limited period commencing from the day on which the Shares commence trading on the Stock Exchange. The stabilizing action which may be taken by the Stabilizing Manager or any person acting for it, in consultation with the Joint Global Coordinators, may include primary and ancillary stabilizing action such as purchasing or agreeing to purchase any of the Shares, exercising the Over-allotment Option, stock borrowing, establishing a short position in the Shares, liquidating long positions in the Shares or offering or attempting to do any such actions. Any market purchases will be effected in compliance with all applicable laws and regulatory requirements, including the Securities and Futures (Price Stabilizing) Rules made under the Securities and Futures Ordinance (Chapter 571 of the Laws of Hong Kong). However there is no obligation on the Stabilizing Manager to conduct any such stabilizing activity, which if commenced, may be discontinued at any time. Any such stabilizing activity is required to be brought to an end after a limited period. The number of Shares being offered in the Global Offering may be increased by up to an aggregate of 112,500,000 additional Offer Shares through the exercise of the Over-allotment Option expected to be granted by the Company to the International Underwriters pursuant to the International Underwriting Agreement, exercisable by the Stabilizing Manager, in consultation with the Joint Global Coordinators, on behalf of the International Underwriters at any time from the date of the International Underwriting Agreement until 30 days after the last date for the lodging of applications under the Hong Kong Public Offering to cover over-allocations in the International Offering, if any. In the event that such Over-allotment Option is exercised, a press announcement will be made.

Potential investors should be aware that no stabilizing action will be taken to support the price of the Shares for longer than the stabilizing period which begins on the day on which trading of the Shares commences on the Stock Exchange and ends on the thirtieth day after the last day for the lodging of applications under the Hong Kong Public Offering. The stabilizing period is expected to end on or before Friday, October 29, 2010. As a result, demand for the Shares, and its market price, may fall after the end of the stabilizing period.



**SUNAC CHINA HOLDINGS LIMITED**

**融創中國控股有限公司**

*(Incorporated in the Cayman Islands with limited liability)*

## **GLOBAL OFFERING**

<b>Number of Offer Shares offered pursuant to the Global Offering</b>	<b>: 750,000,000 Shares (subject to the Over-allotment Option)</b>
<b>Number of Hong Kong Offer Shares</b>	<b>: 75,000,000 Shares (subject to adjustment)</b>
<b>Number of International Offer Shares</b>	<b>: 675,000,000 Shares (subject to adjustment and the Over-allotment Option)</b>
<b>Maximum offer price</b>	<b>: HK\$3.98 per Offer Share (payable in full on application and subject to refund on final pricing, plus brokerage of 1%, SFC transaction levy of 0.003% and Stock Exchange trading fee of 0.005%)</b>
<b>Nominal value</b>	<b>: HK\$0.10 per Share</b>
<b>Stock code</b>	<b>: 1918</b>

### *Sole Sponsor*

Deutsche Bank



### *Joint Global Coordinators, Joint Bookrunners and Joint Lead Managers*

Deutsche Bank



**Goldman  
Sachs**

### *Co-Lead Manager*



Application has been made to the Listing Committee of the Stock Exchange for the granting of the listing of, and permission to deal in the Shares in issue and to be issued as described in the Prospectus and any additional Shares which may be issued by the Company pursuant to the exercise of the Over-allotment Option, the Pre-IPO Share Options and the Trustee Option. Applications for Hong Kong Offer Shares will only be considered on basis of the Prospectus. Dealings in the Shares on the Stock Exchange are expected to commence at 9:30 a.m. on Thursday, October 7, 2010. The Shares will be traded in board lots of 1,000 Shares each.

The Global Offering consists of the Hong Kong Public Offering and the International Offering. The Company intends to initially make available up to 750,000,000 Offer Shares under the Global Offering, of which 675,000,000 Offer Shares will be conditionally placed at the Offer Price pursuant to the International Offering and the remaining 75,000,000 Offer Shares will be offered to the public in Hong Kong at the Offer Price under the Hong Kong Public Offering subject to, in each case, reallocation on the basis described in the paragraph headed "Reallocation" under the section headed "Structure and Conditions of the Global Offering" in the Prospectus.

Under the Global Offering, the Company is allotting and offering 750,000,000 Shares. The 750,000,000 Offer Shares in the Global Offering will represent approximately 25% of the Company's enlarged share capital immediately after the completion of the Global Offering, without taking into account the exercise of the Over-allotment Option, the Pre-IPO Share Options or the Trustee Option.

Applicants who wish to be allotted the Hong Kong Offer Shares in their own names should (i) complete and sign the white application forms or (ii) submit applications online through the designated website of the White Form eIPO Service Provider at [www.eipo.com.hk](http://www.eipo.com.hk) under the White Form eIPO service. Applicants who wish to have the Hong Kong Offer Shares allotted and issued in the name of HKSCC Nominees Limited and deposited directly into CCASS for credit to their CCASS Investor Participant stock accounts or the stock accounts of their designated CCASS Participants should (i) complete and sign the yellow application forms, copies of which, together with the Prospectus, may be obtained during normal business hours from 9:00 a.m. on Friday, September 24, 2010 until 12:00 noon on Wednesday, September 29, 2010 at the Depository Counter of HKSCC at 2nd Floor, Vicwood Plaza, 199 Des Voeux Road Central, Hong Kong or your stockbroker, who may have such Application Forms and Prospectus available; or (ii) give **electronic application instructions** to HKSCC via CCASS.

It should be noted that multiple or suspected multiple applications or any application for more than 37,500,000 Hong Kong Offer Shares will be rejected. Only one application on a white or yellow application form or by way of giving **electronic application instructions** to HKSCC or to the White Form eIPO Service Provider via White Form eIPO service ([www.eipo.com.hk](http://www.eipo.com.hk)) may be made for the benefit of any person. Applicants for any Hong Kong Offer Shares under the Hong Kong Public Offering are required to undertake and confirm that they or the relevant beneficial owner(s) have not applied for or taken up or indicated an interest for, and will not apply for or take up, or indicate an interest for, any other International Offer Shares. Subject to the granting of the listing of, and permission to deal in, the Shares on the Stock Exchange as well as compliance with the stock admission requirements of HKSCC, the Shares will be accepted as eligible securities by HKSCC for deposit, clearance and settlement in CCASS with effect from the date of commencement of dealings in the Shares on the Stock Exchange or any other date HKSCC chooses. Settlement of transactions between participants of the Stock Exchange is required to take place in CCASS on the second business day after any trading day. All activities under CCASS are subject to the General Rules of CCASS and CCASS Operational Procedures in effect from time to time. All necessary arrangements have been made for the shares to be admitted into CCASS.

Acceptance of all applications for the Hong Kong Offer Shares pursuant to the Hong Kong Public Offering is conditional on the conditions as stated in the paragraph headed "Structure and Conditions of the Global Offering – Conditions of the Hong Kong Public Offering" in the Prospectus. If the conditions are not fulfilled or waived prior to the times and dates specified, the Global Offering will lapse and the Stock Exchange will be notified immediately. We will publish a notice of the lapse of the Hong Kong Public Offering (a) in the South China Morning Post (in English) and the Hong Kong Economic Times (in Chinese), (b) on the Company's website ([www.sunac.com.cn](http://www.sunac.com.cn)) (in English and Chinese) and (c) on the Stock Exchange's website ([www.hkexnews.hk](http://www.hkexnews.hk)) on the day after such lapse. If the Global Offering does not become unconditional, all application monies, or the approximate portion thereof, including brokerage fee of 1%, SFC transaction levy of 0.003% and Stock Exchange trading fee of 0.005%, received from applicants under the Hong Kong Public Offering will be refunded without interest and on the terms set out in the paragraph headed "How to Apply for Hong Kong Offer Shares – Dispatch/Collection of Share Certificates/e-Refund payment instructions/Refund Checks" of the Prospectus.

The Offer Price is expected to be fixed by agreement between the Joint Global Coordinators (on behalf of the Underwriters), and the Company on or around Wednesday, September 29, 2010 and, in any event, no later than Tuesday, October 5, 2010. Investors applying for Hong Kong Offer Shares under the Hong Kong Public Offering must pay, on application, the maximum offer price of HK\$3.98 for each Hong Kong Offer Share together with a brokerage fee of 1%, SFC transaction levy of 0.003% and Stock Exchange trading fee of 0.005%. The Joint Global Coordinators, on behalf of the Underwriters, may with the consent of the Company, reduce the number of Offer Shares and/or the indicative offer price range stated in the Prospectus (which is HK\$3.18 to HK\$3.98 per Hong Kong Offer Share) at any time on or prior to the morning of the last day for lodging applications under the Hong Kong Public Offering. In such a case, notices of the reduction in the number of Hong Kong Offer Shares and/or the indicative offer price range will be published (a) in the South China Morning Post (in English) and the Hong Kong Economic Times (in Chinese), (b) on the Company's website ([www.sunac.com.cn](http://www.sunac.com.cn)) (in English and Chinese) and (c) on the Stock Exchange's website ([www.hkexnews.hk](http://www.hkexnews.hk)) not later than the morning of the last day for lodging applications under the Hong Kong Public Offering. If applications have been submitted before the last day for lodging applications under the Hong Kong Public Offering, then even if the number of Offer Shares and/or the indicative offer price range is so reduced, such applications cannot be subsequently withdrawn. If, for any reason, the Offer Price is not agreed between the Joint Global Coordinators, on behalf of the Underwriters, and the Company by Tuesday, October 5, 2010, the Global Offering (including the Hong Kong Public Offering) will not proceed and will lapse. Share certificates will only become valid certificates of title at 8:00 a.m. on Thursday, October 7, 2010 provided that the Hong Kong Public Offering has become unconditional in all respects and the right of termination described in the section entitled "Underwriting – Underwriting Arrangements and Expenses" has not been exercised.

Copies of the Prospectus, together with the white application forms, may be obtained during normal business hours from 9:00 a.m. on Friday, September 24, 2010 until 12:00 noon on Wednesday, September 29, 2010 from the following locations:

Any of the following addresses of the Hong Kong Underwriters:

**Deutsche Bank AG, Hong Kong Branch**

48/F, Cheung Kong Center  
2 Queen's Road Central  
Central  
Hong Kong

or

**Goldman Sachs (Asia) L.L.C.**

68/F, Cheung Kong Center  
2 Queen's Road Central  
Central  
Hong Kong

or

**CMB International Capital Limited**

Units 1803-4, 18/F  
Bank of America Tower  
12 Harcourt Road  
Central  
Hong Kong

or any of the following branches or sub-branches of **Bank of China (Hong Kong) Limited** and **Bank of Communications Co., Ltd. Hong Kong Branch**:

(a) Bank of China (Hong Kong) Limited

<b>Area</b>	<b>Branch Name</b>	<b>Address</b>
<b>Hong Kong Island:</b>	Bank of China Tower Branch	3/F, 1 Garden Road
	Central District (Wing On House) Branch	71 Des Voeux Road Central
	409 Hennessy Road Branch	409-415 Hennessy Road, Wan Chai
	Aberdeen Branch	25 Wu Pak Street, Aberdeen
	Chai Wan Branch	Block B, Walton Estate, 341-343 Chai Wan Road, Chai Wan
	King's Road Branch	131-133 King's Road, North Point
	Lee Chung Street Branch	29-31 Lee Chung Street, Chai Wan
	Kam Wa Street Branch	3 Kam Wa Street, Shau Kei Wan

<b>Area</b>	<b>Branch Name</b>	<b>Address</b>
<b>Kowloon:</b>	Yau Ma Tei Branch	471 Nathan Road, Yau Ma Tei
	Humphrey's Avenue Branch	4-4A Humphrey's Avenue, Tsim Sha Tsui
	Mong Kok Branch	589 Nathan Road, Mong Kok
	To Kwa Wan Branch	80N To Kwa Wan Road, To Kwa Wan
	Hoi Yuen Road Branch	55 Hoi Yuen Road, Kwun Tong
Whampoa Garden Branch	Shop G8B, Site 1, Whampoa Garden, Hung Hom	
Festival Walk Branch	Unit LG256, Festival Walk, Kowloon Tong	
Mei Foo Mount Sterling Mall Branch	Shop N47-49 Mount Sterling Mall, Mei Foo Sun Chuen	
<b>New Territories:</b>	Tuen Mun Town Plaza Branch	Shop 2, Tuen Mun Town Plaza Phase II
	Yuen Long (Hang Fat Mansion) Branch	8-18 Castle Peak Road, Yuen Long
	Metro City Branch	Shop 209, Level 2, Metro City Phase 1, Tseung Kwan O
	Fo Tan Branch	No 2, 1/F Shatin Galleria, 18-24 Shan Mei Street, Fo Tan

(b) Bank of Communications Co., Ltd. Hong Kong Branch

<b>Area</b>	<b>Branch Name</b>	<b>Address</b>
<b>Hong Kong Island:</b>	Hong Kong Branch	20 Pedder Street, Central
	North Point Sub-Branch	442-444 King's Road
	Kennedy Town Sub-Branch	G/F., 113-119 Belcher's Street
	Siu Sai Wan Sub-Branch	Shop No.217A-217B, Siu Sai Wan Plaza, Siu Sai Wan Estate
	Wanchai Sub-Branch	G/F., 32-34 Johnston Road
Aberdeen Sub-Branch	Shop E, G/F., Albert House, 20 Chengtu Road	
<b>Kowloon:</b>	Shamshuipo Sub-Branch	G/F., Shop 1, Golden Centre, 94 Yen Chow Street, Sham Shui Po
	Mongkok Sub-Branch	Shops A & B, G/F., Hua Chiao Commercial Centre, 678 Nathan Road
	Tsimshatsui Sub-Branch	Shop 1-3, G/F., 22-28 Mody Road
	Ngau Tau Kok Sub-Branch	Shop G1 & G2, G/F., Phase I, Amoy Plaza, 77 Ngau Tau Kok Road
	Homantin Sub-Branch	Shop G37A, Oi Man Shopping Centre, Oi Man Estate
Lam Tin Sub-Branch	G/F., 63-65 Kai Tin Tower, Kai Tin Road	



Area	Branch Name	Address
<b>New Territories:</b>	Tai Po Sub-Branch	Shop No. 1 G/F, Wing Fai Plaza, 29-35 Ting Kok Road
	Ma On Shan Sub-Branch	Shop Nos. 3038A & 3054-56, Level 3, Sunshine City Plaza
	Sha Tsui Road Sub-Branch	122-124 Sha Tsui Road, Tsuen Wan

White and yellow application forms completed in all respects (to which cheques or banker's cashier orders should be crossed "Account Payee Only" and made payable to "Bank of China (Hong Kong) Nominees Limited – Sunac China Public Offer" and securely stapled to the top left hand corner of the application form) should be deposited in the special collection boxes provided at any one of the branches and/or sub-branches of Bank of China (Hong Kong) Limited and Bank of Communications Co., Ltd. Hong Kong Branch referred to above at the following times on the following dates:

**Friday, September 24, 2010 – 9:00 a.m. to 5:00 p.m.**  
**Saturday, September 25, 2010 – 9:00 a.m. to 1:00 p.m.**  
**Monday, September 27, 2010 – 9:00 a.m. to 5:00 p.m.**  
**Tuesday, September 28, 2010 – 9:00 a.m. to 5:00 p.m.**  
**Wednesday, September 29, 2010 – 9:00 a.m. to 12:00 noon**

#### **APPLICATIONS BY GIVING ELECTRONIC APPLICATION INSTRUCTIONS TO HKSCC**

Investors can apply for Hong Kong Offer Shares by giving **electronic application instructions** to HKSCC as follows:

1. CCASS Investor Participants may give **electronic application instructions** to HKSCC through the CCASS Phone System by calling (852) 2979 7888 or through the CCASS Internet System (<https://ip.ccass.com>) (using the procedures contained in HKSCC's "An Operating Guide for Investor Participants" in effect from time to time). HKSCC can also input **electronic application instructions** for CCASS Investor Participants on their behalf if they go to the Customer Service Centre of HKSCC at 2/F Vicwood Plaza, 199 Des Voeux Road Central, Hong Kong and complete an input request form. Prospectuses are also available for collection at the Customer Service Centre of HKSCC.
2. Those who are not CCASS Investor Participants may instruct their brokers or custodians who are CCASS Clearing Participants or CCASS Custodian Participants to give **electronic application instructions** to HKSCC via CCASS terminals to apply for Hong Kong Offer Shares on their behalf. CCASS Clearing/Custodian participants can input **electronic application instructions** at the following times on the following dates:

**Friday, September 24, 2010 – 9:00 a.m. to 8:30 p.m.<sup>(1)</sup>**  
**Saturday, September 25, 2010 – 8:00 a.m. to 1:00 p.m.<sup>(1)</sup>**  
**Monday, September 27, 2010 – 8:00 a.m. to 8:30 p.m.<sup>(1)</sup>**  
**Tuesday, September 28, 2010 – 8:00 a.m. to 8:30 p.m.<sup>(1)</sup>**  
**Wednesday, September 29, 2010 – 8:00 a.m.<sup>(1)</sup> to 12:00 noon**

(1) These times are subject to change as HKSCC may determine from time to time with prior notification to CCASS Clearing/Custodian Participants.

CCASS Investor Participants can input **electronic application instructions** from 9:00 a.m. on Friday, September 24, 2010 until 12:00 noon on Wednesday, September 29, 2010 (24 hours daily, except the last application day).

## **APPLICATIONS BY WHITE FORM eIPO**

Applicants applying by White Form eIPO may submit application to the White Form eIPO Service Provider through the designated website ([www.eipo.com.hk](http://www.eipo.com.hk)) from 9:00 a.m. on Friday, September 24, 2010 until 11:30 a.m. on Wednesday, September 29, 2010 or such later time as described in the section headed "How to Apply for Hong Kong Offer Shares – Effect of bad weather on the opening of the application lists" in the Prospectus (24 hours daily, except on the last application day). The latest time for completing full payment of application monies in respect of such applications will be 12:00 noon on Wednesday, September 29, 2010, the last application day. Applicants will not be permitted to submit applications to the White Form eIPO Service Provider after 11:30 a.m. on the last day for submitting applications. If you have already submitted your application and obtained an application reference number from the website prior to 11:30 a.m., you will be permitted to continue the application process (by completing payment of application monies) until 12:00 noon on the last day for submitting applications, when the application lists close.

Subject to the terms and conditions set out in the Prospectus and the Application Forms, applications must be received no later than 12:00 noon on Wednesday, September 29, 2010 (or if the application lists are not open on that day, then by 12:00 noon on the next day the lists are open). Please see the section headed "How to Apply for Hong Kong Offer Shares" in the Prospectus for further details. No receipt will be issued for application monies.

**The total number of Hong Kong Offer Shares available under the Hong Kong Public Offering is to be divided equally into two pools for allocation purposes: pool A and pool B. The Offer Shares in pool A will be allocated on an equitable basis to applicants who have applied for the Offer Shares with an aggregate subscription price of HK\$5 million (excluding the brokerage, SFC transaction levy, and the Stock Exchange trading fee payable) or less. The Offer Shares in pool B will be allocated on an equitable basis to applicants who have applied for the Offer Shares with an aggregate subscription price of more than HK\$5 million and up to the total value of pool B (excluding the brokerage, SFC transaction levy, and the Stock Exchange trading fee payable). Investors should be aware that applications in pool A and applications in pool B may receive different allocation ratios. If the Offer Shares in one (but not both) of the pools are undersubscribed, the surplus Hong Kong Offer Shares will be transferred to the other pool to satisfy demand in this other pool and be allocated accordingly. Applicants can only receive an allocation of the Offer Shares from either pool A or pool B but not from both pools.**

Allocation of the Offer Shares to investors under the Hong Kong Public Offering will be based on the level of valid applications received in the Hong Kong Public Offering. The basis of allocation may vary depending on the number of the Offer Shares validly applied for by applicants. The Company may, if necessary, allocate the Offer Shares on the basis of balloting, which would mean that some applicants may receive a higher allocation than others who have applied for the same number of the Offer Shares and that those applicants who are not successful in the ballot may not receive any Hong Kong Offer Shares.



Depending on the number of valid applications received under the Hong Kong Public Offering, the initial allocation of Offer Shares between the Hong Kong Public Offering and the International Offering is subject to re-allocation between the Hong Kong Public Offering and the International Offering on the basis as described in the paragraph headed "The Hong Kong Public Offering" under the section headed "Structure and Conditions of the Global Offering" in the Prospectus.

The application lists will be opened from 11:45 a.m. to 12:00 noon on Wednesday, September 29, 2010, except as provided in the paragraph headed "Effect of Bad Weather Conditions on the Opening of the Application Lists" in the section headed "How to Apply for Hong Kong Offer Shares" of the Prospectus. Subject to the terms and conditions set out in the Prospectus and the application forms, applications under the white or yellow application forms (with payment attached) or **electronic application instructions** to HKSCC or to the White Form eIPO Service Provider via White Form eIPO service must be received by no later than 12:00 noon on Wednesday, September 29, 2010 (or such later date as may apply in the case of a tropical cyclone warning signal number 8 or above or a "black" rainstorm warning signal being in force in Hong Kong as described in the section headed "How to Apply for Hong Kong Offer Shares" of the Prospectus). No temporary document of title will be issued in respect of the Hong Kong Offer Shares.

It is expected that the Offer Price, the level of indication of interest in the International Offering, the results of application and the basis of allocation of the Offer Shares under the Hong Kong Public Offering will be published on or before Wednesday, October 6, 2010 (a) in the South China Morning Post (in English) and the Hong Kong Economic Times (in Chinese), (b) on the Company's website ([www.sunac.com.cn](http://www.sunac.com.cn)) (in English and Chinese) and (c) on the Stock Exchange's website ([www.hkexnews.hk](http://www.hkexnews.hk)). Results of allocations of the Hong Kong Public Offering, and the Hong Kong identity card/passport/Hong Kong business registration numbers of successful applicants (where appropriate) will be made available through various channels as described in the section headed "How to Apply for Hong Kong Offer Shares – Results of Allocations" in the Prospectus on Wednesday, October 6, 2010.

If you do not receive any Hong Kong Offer Shares for any reason, we will refund your application monies, including brokerage fee of 1%, SFC transaction levy of 0.003% and Stock Exchange trading fee of 0.005%. No interest will be paid thereon. All interest accrued on such monies prior to the date of dispatch of e-Refund payment instructions/refund cheques will be retained for our benefit. If your application is accepted only in part, or if the offer price is less than HK\$3.98, your application monies will be refunded as appropriate.

Applicants who apply for 1,000,000 Hong Kong Offer Shares or more on a white or yellow application form and have indicated their intention on their applications to collect their share certificate(s) (where applicable) (for applicants using white application forms) and/or refund cheque(s) (where applicable), they may collect these in person from the Company's Hong Kong Share Registrar, Computershare Hong Kong Investor Services Limited at Shops 1712-1716, 17th Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong from 9:00 a.m. to 1:00 p.m. on Wednesday, October 6, 2010 or such other date as notified by us in the South China Morning Post (in English) and the Hong Kong Economic Times (in Chinese) as the date of despatch/collection of share certificates/e-Refund payment instructions/refund cheques. Uncollected share certificate(s) and/or refund cheques (if any) will be despatched shortly after the time specified for the collection on the date of despatch by ordinary post to the addresses as specified in their applications at their own risk. In relation to applicants under white or yellow application form who have applied for less than

1,000,000 Offer Shares, or applicants applying for 1,000,000 or more Offer Shares but have not elected to collect their refund cheque(s) (where applicable) and/or share certificate(s) (where applicable) in person, their refund cheque(s) and/or share certificate(s) will be sent by ordinary post at the applicants' own risk to the addresses specified in the relevant Application Forms on Wednesday, October 6, 2010.

For applicants who applied through the White Form eIPO service and paid their application monies from a single bank account, refund monies (if any) will be despatched to the application payment bank account in the form of e-Refund payment instructions. For applicants who applied through the White Form eIPO service and paid their application monies from multiple bank accounts, refund monies (if any) will be despatched to the address as specified on the applicants' White Form eIPO application in the form of refund cheque(s), by ordinary post at their own risk.

If you are applying for the Hong Kong Offer Shares by using a yellow application form or by giving **electronic application instructions** to HKSCC and your application is wholly or partially successful, your share certificate will be issued in the name of HKSCC Nominees Limited and deposited into CCASS for credit to your CCASS Investor Participant stock account or the stock account of any designated CCASS Participant which you have instructed to give **electronic application instructions** on your behalf or as instructed by you in your yellow application form on Wednesday, October 6, 2010 or in the event of a contingency, on any other date as shall be determined by HKSCC or HKSCC Nominees Limited. If you are applying through a designated CCASS Participant (other than a CCASS Investor Participant), you can check the number of Hong Kong Offer Shares allocated to you (and the amount of refund money payable to you if you have instructed a CCASS Clearing/Custodian Participant to give **electronic application instructions** on your behalf) with that CCASS Participant. If you are applying as a CCASS Investor Participant, you should check the announcement published by the Company on Wednesday, October 6, 2010 (for CCASS Investor Participants applying by giving **electronic application instructions** to HKSCC, they can also check the application result via the CCASS Phone System and CCASS Internet System) and report any discrepancies to HKSCC before 5:00 p.m. on Wednesday, October 6, 2010 or such other date as shall be determined by HKSCC or HKSCC Nominees Limited. Immediately following the credit of the Hong Kong Offer Shares to your stock account, you can check your new account balance via the CCASS Phone System and CCASS Internet System (under the procedures contained in "An Operating Guide for Investor Participants" as published by HKSCC in effect from time to time). HKSCC will also make available to you an activity statement showing the number of Hong Kong Offer Shares credited to your CCASS Investor Participant stock account and (if you are applying by giving **electronic application instructions** to HKSCC) the amount of refund monies (if any) credited to your designated bank account.

In connection with the Global Offering, the Company intends to grant the Over-allotment Option to the International Underwriters pursuant to the International Underwriting Agreement, exercisable by the Stabilizing Manager, in consultation with the Joint Global Coordinators. The Over-allotment Option gives the International Underwriters the right, exercisable by the Stabilizing Manager, in consultation with the Joint Global Coordinators, at any time from the International Underwriting Agreement until 30 days after the last day for lodging of applications under the Hong Kong Public Offering, to require the Company to issue up to 112,500,000 additional Offer Shares, representing in aggregate approximately 15% of the initial size of the Global Offering at the Offer Price to cover, directly or indirectly, over-allocations in the International Offering, if any. The Stabilizing Manager, in consultation with the Joint Global Coordinators, may also cover any over-allocations by purchasing

Shares in the secondary market or by a combination of purchases in the secondary market and a partial exercise of the Over-allotment Option. Any such secondary market purchase will be made in compliance with all applicable laws, rules and regulations. If the Stabilizing Manager, in consultation with the Joint Global Coordinators, exercises the Over-allotment Option in full, the additional Offer Shares will represent approximately 3.61% of the Company's enlarged issued share capital following the completion of the Global Offering and the exercise of the Over-allotment Option without taking into account any Shares which may be issued pursuant to the exercise of the Pro-IPO Share Options or the Trustee Option. In the event that the Over-allotment Option is exercised, the Company will make a press announcement.

Dealing in the Shares on the Stock Exchange are expected to commence on Thursday, October 7, 2010. The Shares will be traded in board lots of 1,000 each.

By order of the Board  
**Sun Hongbin**  
*Chairman*

Hong Kong, Friday, September 24, 2010

*As at the date of this announcement, the Directors are Mr. SUN Hongbin, Mr. LI Shaozhong, Mr. WANG Mengde, Mr. CHI Xun and Mr. SHANG Yu as executive Directors, Ms. HU Xiaoling and Mr. ZHU Jia as non-executive Directors, and Ms. KAN Lai Kuen, Alice, Mr. LI Qin and Mr. MA Lishan as independent non-executive Directors.*

Please also refer to the published version of this announcement in the South China Morning Post (in English) and in the Hong Kong Economic Times (in Chinese).