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TALENT PROPERTY GROUP LIMITED

新天地產集團有限公司*

(Incorporated in Bermuda with limited liability)

(Stock Code: 760)

CHANGE OF EXECUTIVE DIRECTOR, CHAIRMAN, AUTHORIZED REPRESENTATIVE AND AGENT FOR THE SERVICE OF PROCESS IN HONG KONG AND IN THE COMPOSITION OF THE REMUNERATION COMMITTEE AND THE NOMINATION COMMITTEE OF THE BOARD

This announcement is made pursuant to Rule 13.51(2) of the Rules (the “**Listing Rules**”) Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”).

APPOINTMENT OF EXECUTIVE DIRECTOR, CHAIRMAN OF THE BOARD, CHAIRMAN OF THE NOMINATION COMMITTEE AND MEMBER OF THE REMUNERATION COMMITTEE

The board (the “**Board**”) of directors (the “**Directors**”) of Talent Property Group Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) is pleased to announce that Mr. Zhang Gao Bin (“**Mr. Zhang**”) has been appointed as an executive director of the Company, the Chairman of the Board, chairman of the nomination committee of the Board (the “**Nomination Committee**”) and a member of the remuneration committee of the Board (the “**Remuneration Committee**”), with effect from 9 December 2016.

Mr. Zhang, aged 36, obtained his bachelor degree in business administration from the University of Greenwich, the United Kingdom. He has over ten years of experience in the property development industry. Mr. Zhang Gao Bin is currently the president of the Group’s PRC subsidiaries and is responsible for their general management and human resources.

As Chairman of the Board, Mr. Zhang will be primarily responsible for advising on the overall strategic development and the business operation of the Group.

Mr. Zhang did not, in the last three years preceding the date of this announcement, hold any other directorships in any public companies the securities of which are listed on any securities market in Hong Kong or overseas. Mr. Zhang is the cousin of Mr. Luo Zhangguan, an executive director of the Company. As at the date of this announcement, Mr. Zhang is the beneficial owner of 6,588,858,939 ordinary shares of the Company, representing approximately 64.01% of the Company's total issued shares.

Mr. Zhang has no fixed term of service with the Company. He shall hold office until the next general meeting of the Company and shall be eligible for re-election in accordance with the bye-laws of the Company. Mr. Zhang will be entitled to receive a monthly emolument of HK\$288,000 and a discretionary bonus as determined at the sole discretion of the Board and the Remuneration Committee with reference to his duties and level of responsibilities and the prevailing market conditions.

Save as disclosed above, Mr. Zhang (i) does not have, and is not deemed to have any interests or short positions in any Shares, underlying Shares or debentures (as defined under Part XV of the Securities and Futures Ordinance) of the Company; (ii) does not have any relationship with the Directors, senior management or substantial or controlling shareholders of the Company; and (iii) does not hold any other position with members of the Group or possess any other major professional qualifications. There is no other information in relation to Mr. Zhang that is required to be disclosed pursuant to Rule 13.51(2) (h) to (v) of the Listing Rules and there is no other information that needs to be brought to the attention of the shareholders of the Company.

RESIGNATION OF EXECUTIVE DIRECTOR, CHAIRMAN OF THE BOARD, CHAIRMAN OF THE NOMINATION COMMITTEE AND MEMBER OF THE REMUNERATION COMMITTEE

The Board also announces that Mr. You Xiaofei (“**Mr. You**”) has tendered his resignation as an executive director of the Company, Chairman of the Board, chairman of the Nomination Committee and a member of the Remuneration Committee with effect from 9 December 2016 in order to devote more time to his personal engagements. Mr. You has confirmed that he has no disagreement with the Board and there is no matter in relation to his resignation that needs to be brought to the attention of the shareholders of the Company.

CHANGE OF AUTHORIZED REPRESENTATIVE

The Board also announces that Mr. You has ceased to be the Company's authorized representative for the purpose of Rule 3.05 of the Listing Rule (the “**Authorized Representative**”) and agent for service of process of the Company in Hong Kong under the Companies Ordinance (Chapter 622 of the Laws of Hong Kong) (the “**Process Agent**”) with effect from 9 December 2016, and Mr. Zhang has been appointed as the Authorized Representative and the Process Agent to replace Mr. You with effect from 9 December 2016.

The Board would like to extend its warm welcome to Mr. Zhang for joining the Board and take this opportunity to express its sincere gratitude to Mr. You for his valuable contributions to the Company during his tenure of office.

By Order of the Board
Talent Property Group Limited
Zhang Gao Bin
Chairman

Hong Kong, 9 December 2016

As at the date hereof, the Board comprises Mr. Zhang Gao Bin and Mr. Luo Zhangguan as Executive Directors and Mr. Lo Wai Hung, Mr. Chan Chi Mong, Hopkins and Mr. Mak Yiu Tong as Independent Non-executive Directors.

** for identification purposes only*