廣州富力地產股份有限公司

GUANGZHOU R&F PROPERTIES CO., LTD.*

(a joint stock limited company incorporated in the People's Republic of China with limited liability)

(Stock code: 2777)

ISSUE OF ADDITIONAL US$100 MILLION 5.875% SENIOR NOTES DUE 2023 BY EASY TACTIC LIMITED (TO BE CONSOLIDATED AND FORM A SINGLE SERIES WITH THE US$500 MILLION 5.875% SENIOR NOTES DUE 2023 ISSUED BY EASY TACTIC LIMITED ON 17 NOVEMBER 2017)

INTRODUCTION

Reference is made to the announcement of 廣州富力地產股份有限公司(Guangzhou R&F Properties Co., Ltd.*) dated 13 November 2017 (the "**Announcement**") in relation to the issuance of US$500 million 5.875% senior notes due 2023 by Easy Tactic Limited (the "**Original Notes**"). Unless otherwise defined, capitalized terms used herein shall have the same meanings as those defined in the Announcement.

ISSUE OF THE ADDITIONAL NOTES

On 4 January 2018, the Issuer, the Company, R&F HK and the other Subsidiary Guarantors entered into a subscription agreement with Goldman Sachs (Asia) L.L.C. in relation to the further issue of US$ senior notes (the "**Additional Notes**") which will be consolidated and form a single series with the Original Notes.

To the best of the Directors' knowledge, information and belief, having made all reasonable enquiries, Goldman Sachs (Asia) L.L.C. is an independent third party and not a connected person of the Company.

PRINCIPAL TERMS OF THE ADDITIONAL NOTES

The principal terms of the Additional Notes are identical to the terms of the Original Notes, except for the issue date and the issue price. The principal amount of the Additional Notes is US$100 million and the issue price is 99.426% of the principal amount of the Additional Notes plus accrued interest from (and including) 17 November 2017 to (but excluding) 9 January 2018.

REASON FOR THE ADDITIONAL NOTES ISSUE

The Group is principally engaged in the development and sale of properties, property investment, hotel operations and other property development related services in the PRC.

The Group intends to use the net proceeds from the issue of the Additional Notes to refinance debt and for general corporate purposes.

LISTING

Application will be made for the listing and quotation of the Additional Notes on the SGX-ST. Admission of the Additional Notes to the Official List of, and quotation of the Additional Notes on the SGX-ST is not to be taken as an indication of the merits of the Issuer or the Additional Notes. SGX-ST assumes no responsibility for the contents of this announcement. No listing of the Additional Notes has been or will be sought in Hong Kong.

By order of the Board
Guangzhou R&F Properties Co., Ltd.
Li Sze Lim
Chairman

Hong Kong, 4 January 2018

As at the date of this announcement, the executive Directors are Mr. Li Sze Lim, Mr. Zhang Li, Mr. Zhou Yaonan and Mr. Lu Jing; the non-executive Directors are Ms. Zhang Lin and Ms. Li Helen; and the independent non-executive Directors are Mr. Zheng Ercheng, Mr. Ng Yau Wah, Daniel and Mr. Wong Chun Bong.

* *for identification purpose only*