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LONGFOR GROUP HOLDINGS LIMITED

龍湖集團控股有限公司

(incorporated in the Cayman Islands with limited liability)

(Stock Code: 960)

**PUBLIC OFFERING OF THE THIRD TRANCHE OF
2021 DOMESTIC CORPORATE BONDS IN THE PRC AND
UNAUDITED FINANCIAL INFORMATION OF
CHONGQING LONGHU DEVELOPMENT COMPANY LIMITED**

This announcement is made by Longfor Group Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) pursuant to Rule 13.09 of the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”) and the Inside Information Provisions (as defined in the Listing Rules) under Part XIVA of the Securities and Futures Ordinance (Cap. 571 of the Laws of Hong Kong).

Chongqing Longhu Development Company Limited* (重慶龍湖企業拓展有限公司), an indirect subsidiary of the Company, established in the People’s Republic of China (the “**PRC**”) (the “**Issuer**”) will issue the third tranche of the 2021 domestic corporate bonds to professional investors on 10 and 11 August 2021. The third tranche of the 2021 domestic corporate bonds has a principal amount of not more than RMB3.0 billion (the “**Third Tranche of 2021 Domestic Corporate Bonds**”) and is in two forms: (i) five-year bond, where the Issuer shall be entitled to adjust the coupon rate after the end of the third year and the investors shall be entitled to sell back the bonds, and (ii) seven-year bond, where the Issuer shall be entitled to adjust the coupon rate after the end of the fifth year and the investors shall be entitled to sell back the bonds. The range of coupon rate of Third Tranche of 2021 Domestic Corporate Bonds for consultation ranges from 2.80% to 3.80% for the five-year bond and ranges from 3.00% to 4.00% for the seven-year bond, respectively. The final coupon rate will be determined on 9 August 2021 based on book-building. The Third Tranche of 2021 Domestic Corporate Bonds are non-guaranteed bonds, and satisfy the basic conditions for conducting securities-pledged repurchase.

Details of the procedures for the application for the Third Tranche of 2021 Domestic Corporate Bonds are published on the website of the Shanghai Stock Exchange (<http://www.sse.com.cn>) on 6 August 2021. The Issuer has received “AAA” rating from credit rating agency China Chengxin International Credit Rating Co., Ltd. (中誠信國際信用評級有限公司) towards the Issuer and the Third Tranche of 2021 Domestic Corporate Bonds.

Pursuant to relevant rules and regulations of the PRC and the requirements of the China Securities Regulatory Commission, the unaudited consolidated financial statements of the Issuer for the three months ended 31 March 2021 (the “**Unaudited March Financials**”) are published on the website of Shanghai Stock Exchange (<http://www.sse.com.cn>) on 6 August 2021.

Set out below are the key financial figures of the Unaudited March Financials:

**For the
three months ended
31 March 2021
(unaudited)
RMB' 000**

Current assets	519,275,764.2
Non-current assets	145,589,043.6
Total assets	664,864,807.8
Current liabilities	318,645,086.3
Non-current liabilities	139,716,619.6
Total liabilities	458,361,705.9
Total equity	206,503,101.9
Revenue	14,988,519.4
Net profit after taxation	1,687,682.0
Cash resources [#]	81,853,012.6

[#] including restricted bank deposit

Attention of the shareholders and potential investors of the Company is hereby drawn to the fact that the Unaudited March Financials and its summary disclosed in this announcement, which were published on the relevant websites of the PRC, have been prepared in accordance with the PRC Generally Accepted Accounting Principles, which may require adjustment during the course of auditing. Furthermore, the Unaudited March Financials may require adjustment under the International Financial Reporting Standards. The Unaudited Consolidated Financial Information is published pursuant to relevant PRC laws and regulations for the reference of investors of the Third Tranche of 2021 Domestic Corporate Bonds only. In addition, the information contained in the relevant websites in the PRC and this announcement is limited solely to the operation of the Issuer and its subsidiaries, which does not reflect a full picture of operation or status of the Group. **Shareholders of the Company and potential investors should exercise caution when dealing with the securities of the Company and should not rely solely on such information.**

By Order of the Board
Longfor Group Holdings Limited
Wu Yajun
Chairperson

Hong Kong, 6 August 2021

As at the date of this announcement, the Board comprises eight members: Madam Wu Yajun, Mr. Shao Mingxiao, Mr. Zhao Yi and Mr. Wang Guangjian who are executive directors; and Mr. Frederick Peter Churchouse, Mr. Chan Chi On, Derek, Mr. Xiang Bing and Mr. Zeng Ming who are independent non-executive directors.

* for identification purposes only