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UNAUDITED OPERATING STATISTICS FOR JULY 2019

The board of directors (the “**Board**”) of China Overseas Grand Oceans Group Limited (the “**Company**”) is pleased to announce certain unaudited operating statistics of the Company and its subsidiaries (the “**Group**”) and its associates and joint ventures (collectively, the “**China Overseas Grand Oceans Series of Companies**”) as follows:

For July 2019, the property contracted sales of the China Overseas Grand Oceans Series of Companies amounted to HK\$6,025,000,000 and the contracted GFA reached 398,600 square meters. From January to July 2019, the total property contracted sales amounted to HK\$34,651,000,000 and the total contracted GFA reached 2,772,700 square meters. As at the end of July 2019, the property subscription sales amounted to HK\$1,114,000,000 and the subscription GFA reached 73,400 square meters.

In July 2019, the Group acquired four new projects in Qingyuan, Guangdong Province and Nantong, Jiangsu Province with an attributable GFA of 595,516.00 square meters and the total attributable land cost was RMB4,470,550,000. Details of the new projects acquired during the period from 1 January to 31 July 2019 are set out in the following:

No.	Date	City	Name of Project	Attributable Interest	Land Area (m ²)	Total GFA (m ²)	Attributable GFA (m ²)	Attributable Land Cost (RMB mn)
1	08/03/2019	Guilin	Diecai District Project	100%	30,654.00	70,131.00	70,131.00	245.92
2	15/03/2019	Changzhou	Tianning Economic Development Zone Project#1	100%	99,951.00	297,298.00	297,298.00	530.00
3	15/03/2019	Quanzhou	Jinjiang Chidiannan Project#1	100%	90,403.00	290,111.00	290,111.00	1,383.00
4	27/03/2019	Xuzhou	Quanshan District Project	100%	45,953.00	136,452.00	136,452.00	583.10
5	16/04/2019	Shaoxing	Yuecheng District Project	100%	40,372.00	101,669.00	101,669.00	1,062.00
6	18/04/2019	Changzhou	Tianning Economic Development Zone Project#2	100%	95,480.00	276,495.00	276,495.00	2,330.00
7	29/04/2019	Lanzhou	Qilihe District Project ^(Note 1)	60%	107,312.00	480,185.00	288,111.00	1,652.40
8	30/04/2019	Quanzhou	Jinjiang Chidiannan Project#2	100%	19,807.00	59,024.00	59,024.00	266.00
9	06/05/2019	Jilin	Fengman District Project	100%	195,389.00	632,824.00	632,824.00	1,011.51
10	10/06/2019	Hohhot	Xincheng District Project#1	100%	44,822.00	107,897.00	107,897.00	469.68
11	10/06/2019	Hohhot	Xincheng District Project#2	100%	25,548.00	67,419.00	67,419.00	269.13
12	10/06/2019	Hohhot	Xincheng District Project#3	100%	69,552.00	162,036.00	162,036.00	448.42
13	28/06/2019	Hefei	Binhu District Project	100%	150,459.00	409,275.00	409,275.00	3,070.97
14	28/06/2019	Nanning	Wuxiang New District Project	40.8%	166,655.00	472,230.00	192,669.84	496.92
15	10/07/2019	Qingyuan	Feilai Lake Project	100%	54,552.00	180,660.00	180,660.00	617.00

16	12/07/2019	Nantong	Chongchuan District Project#1	100%	50,477.00	140,212.00	140,212.00	1,215.99
17	12/07/2019	Nantong	Chongchuan District Project#2	100%	53,783.00	156,112.00	156,112.00	1,496.79
18	12/07/2019	Nantong	Chongchuan District Project#3	100%	38,204.00	118,532.00	118,532.00	1,140.77
Total :					1,379,373.00	4,158,562.00	3,686,927.84	18,289.60

Note:

1. *Project stake has been adjusted and the land will be developed in form of cooperation project.*

The above-mentioned operating data is unaudited and is based on preliminary internal information of the Group, which may differ from figures to be disclosed in the audited or unaudited consolidated financial statements to be published by the Company on an annual or half-yearly basis due to various uncertainties during the process of collating such operating information. As such, the above data is provided for investors' reference only. **Shareholders and investors are advised to exercise caution and not to place undue reliance on such information when dealing in the securities of the Company.** When in doubt, shareholders and investors are advised to seek professional advice from professional or financial advisers.

For and on behalf of
**CHINA OVERSEAS GRAND OCEANS
GROUP LIMITED**

Yan Jianguo
Chairman and Non-Executive Director

Hong Kong, 6 August 2019

As at the date of this announcement, the Board comprises eight directors, of which three are executive directors, namely Mr. Zhang Guiqing, Mr. Paul Wang Man Kwan and Mr. Yang Lin; two non-executive directors, namely Mr. Yan Jianguo and Mr. Billy Yung Kwok Kee, and three independent non-executive directors, namely Dr. Timpson Chung Shui Ming, Mr. Jeffrey Lam Kin Fung and Mr. Dantes Lo Yiu Ching.