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中國海外發展有限公司
CHINA OVERSEAS LAND & INVESTMENT LTD.

(incorporated in Hong Kong with limited liability)

(Stock Code: 688)

VOLUNTARY ANNOUNCEMENT

LAND ACQUISITION UPDATE FOR THE TEN MONTHS ENDED 31 OCTOBER 2016

China Overseas Land & Investment Limited (the “**Company**”) wishes to provide to its shareholders the below update on the land acquisitions carried out by the Company and China Overseas Grand Oceans Group Limited (“**COGO**”), an associate of the Company, for the ten months ended 31 October 2016 (the “**Land Acquisition Update**”). The Land Acquisition Update is also available on the website of the Company (www.coli.com.hk).

For October 2016, both the Company (together with its subsidiaries (collectively, the “**Group**”)) and COGO (together with its subsidiaries (collectively, the “**COGO Group**”)) did not acquire any land parcels.

Details of the land acquisitions are set out below for reference:

Land parcels acquired by the Group in 2016 ^(Note 1)								
No.	Time of acquisition	City in which land acquired is located	Name of development project	Percentage interest attributable to the Company	Land area (m ²)	Total GFA (m ²)	Attributable GFA (m ²)	Land premium (RMB mn) ^(Note 2)
1	January	Jinan	Licheng District Huashan Project	100%	559,321.57	1,471,182.00	1,471,182.00	3,796.08
2	February	Hong Kong	New Territories Tai Po Project	100%	37,696.00	107,100.00	107,100.00	1,789.20 ^(Note 3)
3	March	Nanchang	Donghu District Qingshanhu Project	100%	59,880.00	239,632.00	239,632.00	1,957.67
4	May	Changchun	Lvyuan District Jingyang Dalu Project	100%	149,342.00	462,359.00	462,359.00	656.04
5	August	Jinan	Licheng District Huashan Project	100%	1,052,029.00	3,941,699.20	3,941,699.20	7,744.18
6	August	Xi'an	Xixian New District Project	100%	72,938.02	297,326.00	297,326.00	318.00
7	September	Ningbo	Jiangdong District Project	100%	116,046.00	330,382.00	330,382.00	4,474.81
Sub-total for the Group:					2,047,252.59	6,849,680.20	6,849,680.20	20,735.98
Land acquisitions by the COGO Group in 2016								
					Land area (m ²)	Total GFA (m ²)	Attributable GFA (m ²)	Land premium (RMB mn) ^(Note 2)
Sub-total for the COGO Group:					210,257.40	709,448.67	524,773.98	998.22
TOTAL:					2,257,509.99	7,559,128.87	7,374,454.18	21,734.20

Note:

1. The details of the land parcels stated in the table above do not include those property projects acquired by the Company from CITIC Corporation Limited. For the acquisition details, please refer to the announcements dated 14 March and 15 September 2016 and the circular dated 29 June 2016 and which are available on HKEx and the Company's website.
2. The land premium illustrated in the table above represents the full sum of land premium payable by the Group in respect of the relevant acquisition.
3. Exchange rate of HK\$ to RMB is 0.84.

The above Land Acquisition Update has been prepared based on the respective internal management records of the Company and COGO which have not been audited nor reviewed by external auditors, and as such the data contained therein is for investors' information only. Such data may differ from the figures to be disclosed in the audited or unaudited consolidated financial statements to be published by the Company and COGO on an annual, semi-annual or quarterly basis due to various uncertainties during the process of collection and collating of such data. The Land Acquisition Update does not constitute, nor should it be construed as, an offer or solicitation for the purchase or sale of any securities or financial instruments of the Company or any of its subsidiaries or associates. It does not and is not intended to provide any investment service or investment advice.

By order of the Board
China Overseas Land & Investment Limited
Hao Jian Min
Chairman & Chief Executive Officer

Hong Kong, 9 November 2016

As at the date of this announcement, Messrs. Hao Jian Min (Chairman and Chief Executive Officer), Xiao Xiao (Vice Chairman), Luo Liang and Nip Yun Wing are the executive directors; Mr. Chang Ying is the non-executive director; and Mr. Lam Kwong Siu, Madam Fan Hsu Lai Tai, Rita and Mr. Li Man Bun, Brian David are the independent non-executive directors of the Company.