

*Hong Kong Exchanges and Clearing Limited and The Stock Exchange of Hong Kong Limited take no responsibility for the contents of this announcement, make no representation as to its accuracy or completeness and expressly disclaim any liability whatsoever for any loss howsoever arising from or in reliance upon the whole or any part of the contents of this announcement.*



**中國水務地產集團有限公司**

**CHINA WATER PROPERTY GROUP LIMITED**

*(Incorporated in the Cayman Islands with limited liability)*

**(Stock Code: 2349)**

## **VOLUNTARY ANNOUNCEMENT**

The Board is pleased to announce that to the best of the Directors' knowledge and information, the Application has in principle been approved by the relevant PRC authorities at the end of 2012 and is currently in good progress. To the information of the Board, whilst the relevant PRC authorities have in principle internally approved the Application, there will be further process to be conducted by the relevant PRC authorities before the Group can receive the formal approval documents. There will be a consideration payable under the process to be completed to the relevant PRC authorities, which shall be determined by the relevant PRC authorities. The Company will make further announcement as and when appropriate in compliance with the Listing Rules when further progress have been conducted by the relevant PRC authorities.

This announcement is made on a voluntary basis.

Reference is made to the announcement of the Company dated 18 September 2009 (the "**Announcement**") in relation to, among others, the Application to the relevant PRC authorities to amend the use of the Land of the Group located in Huadu District of Guangzhou in Guangdong Province, the PRC from industrial uses to residential-commercial uses. Unless the context requires otherwise, capitalised terms used herein shall bear the same meanings as defined in the Announcement.

The Board is pleased to announce that to the best of the Directors' knowledge and information, the Application has in principle been approved by the relevant PRC authorities at the end of 2012 and is currently in good progress. To the information of the Board, whilst the relevant PRC authorities have in principle internally approved the Application, there will be further process to be conducted by the relevant PRC authorities before the Group can receive the formal approval documents. There will be a consideration payable under the process to be completed to the relevant PRC authorities, which shall be determined by the relevant PRC authorities.

As a result of the change of the Land use, it is contemplated that the value and classification of the Land in the financial statements for the year ended 31 December 2012 of the Group will be affected in accordance with the relevant accounting standards and it is expected that the Group will record a gain as a result of such revaluation. As at the date of this announcement, no revaluation amount on the Land has been obtained yet.

The Company will make further announcement as and when appropriate in compliance with the Listing Rules when further progress have been conducted by the relevant PRC authorities and/or after completion of the revaluation of the Land as a result of the change of use.

**Shareholders of the Company and/or investor should note that the Group has not received the formal approval documents regarding the proposed amendments to the change of Land use yet and accordingly, shareholders of the Company and public investors are advised to exercise caution when dealing in the Company's securities.**

By order of the Board  
**China Water Property Group Limited**  
**Wang Wenxia**  
*Vice Chairman and Chief Executive Officer*

Hong Kong, 7 February 2013

*As at the date of this announcement, the Board comprises Ms. Wang Wenxia (Vice Chairman and Chief Executive Officer) and Mr. Ren Qian as executive Directors, Mr. Duan Chuan Liang (Chairman) and Mr. Zhou Kun as non-executive Directors and Mr. Chan Pok Hiu, Mr. Wong Chi Ming and Mr. Wang Jian as independent non-executive Directors.*