



22 July 2014

**High Concentration of Shareholding
in
Sunshine 100 China Holdings Limited (Stock Code: 2608)**

This announcement is made by the Securities and Futures Commission (“SFC”) in respect of the concentration of the shareholding of Sunshine 100 China Holdings Limited (“the Company”) in the hands of a limited number of shareholders as at 7 July 2014.

In view of the high concentration of shareholding in a small number of shareholders, shareholders and prospective investors should be aware that the price of the shares of the Company (“Shares”) could fluctuate substantially even with a small number of shares traded, and should exercise extreme caution when dealing in the Shares.

The SFC has recently completed an enquiry into the shareholding of the Company. Our findings suggested that as at 7 July 2014, 18 shareholders held an aggregate of 485,054,045 Shares, representing 24.25% of the issued Shares. Such shareholding, together with the 1,500,000,000 Shares (representing 75% of the issued Shares) held by 2 substantial shareholders of the Company, represented 99.25% of the issued Shares as at 7 July 2014. Therefore, only 14,945,955 Shares (representing 0.75% of the issued Shares) were held by other shareholders.

As at 7 July 2014, the shareholding structure of the Company was as follows:

	Number of Shares held (shares)	% of total number of issued Shares (%)
Joywise Holdings Limited (<i>Note 1</i>)	1,386,715,012	69.34
Riverside 100 Holdings A LLC (<i>Note 2</i>)	113,284,988	5.66
A group of 18 shareholders	485,054,045	24.25
Other shareholders	14,945,955	0.75
	2,000,000,000	100.00

Note 1: Joywise Holdings Limited is held by family trusts, whose beneficiaries include Mr. Yi Xiaodi (Chairman and Executive Director), Mr. Fan Xiaochong (Executive Director) and Ms. Fan Xiaohua (Non-Executive Director). Mr. Yi Xiaodi, Mr Fan Xiaochong and Ms. Fan Xiaohua are deemed to be interested in the Shares held by Joywise Holdings Limited.

Note 2: Riverside 100 Holdings Limited is indirectly owned by a private equity fund, Warburg Pincus.

The Company was listed on the main board of Hong Kong Stock Exchange on 13 March 2014 by offering a total of 500 million Shares, representing 25% of the issued Shares, at an initial public offer (“IPO”) price of HK\$4.00 per Share. The Share price closed at HK\$3.74 on the first



day of listing, representing a decrease of 6.5% from the IPO price. The closing price of the Shares subsequently rose to the highest of HK\$4.04 on 20 June 2014. On 3 July 2104, the closing price of the Shares dropped 12.2% from the previous closing price to HK\$3.46, but then rebounded to HK\$3.67 on 7 July 2014.

On 7 July 2014, the Company announced its unaudited operating statistics for the six months ended 30 June 2014, which reported unaudited contracted sales of approximately RMB2,431million and contracted sales area of approximately 285,764 sq.m.

On 18 July 2014, the Company announced the proposed issue of U.S. dollar denominated senior notes, with terms and conditions yet to be determined.

As at 21 July 2014, the price of the Shares closed at HK\$3.85, representing an increase of 4.9% from the closing price of HK\$3.67 on 7 July 2014, but is still 3.8% below the IPO price of HK\$4.00.

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