



### Stock Data

Share Price(03/07/13).....2.77HK\$  
52-week range...HK\$1.90- HK\$3.81  
FY12 P/E..... 4.07times  
Market Capitalization....HK\$ 2.827bn  
(H Shares)

### Sales Performance for June 2013

In June 2013, BCL achieved contracted sales area of 209,000 sq. m., while the corresponding contracted sales amounted to RMB2.23 billion, representing YoY growths of 6.1% and 30.8% respectively, and a MoM growth of 70% and 111.3% respectively. As at the end of June 2013, the cumulative total contracted sales area aggregated to 723,000 sq. m., while contracted sales amounted to RMB6.59 billion, representing a YoY growth of 7.5%. Meanwhile, the cumulative subscription sales awaiting signing of official sales contracts amounted to RMB0.8 billion.

Contracted Sales for Jan – June 2013 reached RMB6.59 billion, representing YOY growth of 7.5%

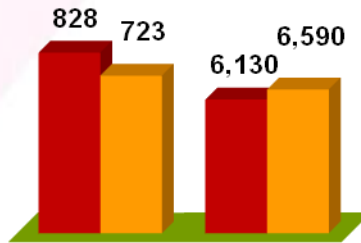
#### Annex: Sales Breakdown for June 2013

	Contracted Sales Area ('000 sq. m.)	Contracted Sales Amount (RMB million)	Contracted Sales Area ('000 sq. m.)	Contracted Sales Amount (RMB million)	
Beijing and Tianjin	75	1,340	Core projects	178	2,040
Other regions	134	890	Non-core projects	31	180
Total	209	2,230	Total	209	2,230

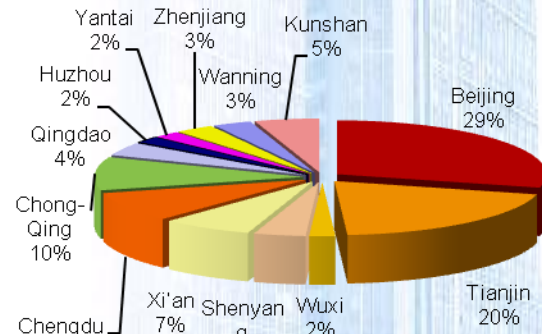
### Company Profile

BCL is one of the leading integrated property developers in China. The company principally engages in developing mid- to high-end residential properties which are supplemented by prime commercial properties highlighting the prominent edge of its integrated operational ability in diversifying properties portfolio. In addition to various prime locations of the capital city, BCL also expanded into markets outside Beijing and has acquired land sites in Tianjin, Chengdu, Wuxi, Shenyang, Xi'an, Chongqing, Huzhou, Qingdao, Yantai, Zhenjiang, Jiangyin and Kunshan respectively since 2005. The Capital Group, one of Beijing's largest enterprises and under the direct supervision of the Beijing Municipal Government, is the parent company of BCL.

■ Jan – June 2012  
■ Jan – June 2013



Contracted Sales Area ('000 sq. m.) Contracted Sales Amount (RMB million)



Breakdown of Contracted Sales by Region from Jan to June 2013

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### Kunshan Outlets Launched for Sale, Ranked 1<sup>st</sup> in terms of Sales Locally

Phase 1 of Kunshan Integrated Outlets Project – “Fun Town” – was officially launched for sale on 2 June 2013. Subscriptions for almost 500 units, that were worth RMB300 million in aggregate, were received on the launch day, making this the best-selling project in Kunshan on the launch day.

Located in the development zone in Kunshan, of Jiangsu Province, Kunshan Integrated Outlets Project will have total GFA of approximately 1,260,000 sq. m.. Moreover, an integrated operational model with elements nurturing a new modern service sector will be adopted to create a contemporary living environment and a one-stop location for shopping, entertainment and living. The project is part of a new line of integrated residential products under the “Residential + Outlets” theme which achieved huge success in Beijing, and are expected to be launched in other regions across the country.

Due to uncertainties incurred in the calculation of the sales figures, discrepancies may exist between the information disclosed above and the periodic reports. Therefore, investors are advised to treat the information disclosed in this letter as periodic references only.

