



Stock Data

Share Price.....HK\$2.83
52-week range HK\$2.39 – HK\$3.30
FY13 P/E..... 2.78 times
FY14 P/E (Forward) 3.02 times
Market Capitalization...HK\$5.83 bn

*Source: Bloomberg, as of 9/10/2014

Sales Performance for September 2014

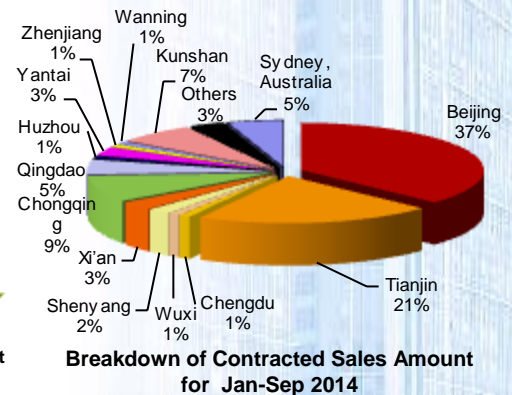
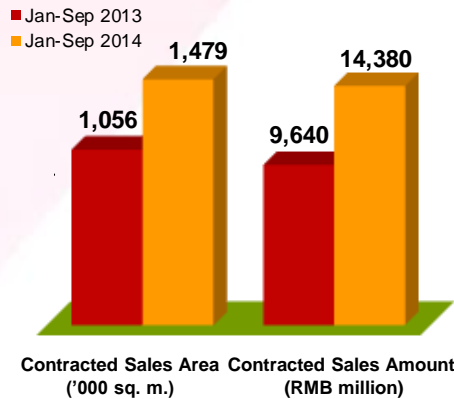
In September 2014, BCL achieved contracted sales area of 291,000 sq. m., up 133% compared with the same period last year, while the corresponding contracted sales amounted to approximately RMB1.89 billion, representing an increase of 54% compared with the same period last year. As at the end of September 2014, the cumulative contracted sales area amounted to approximately 1,479,000 sq. m., representing an increase of 28.6% over the same period last year, and the cumulative contracted sales amounted to approximately RMB14.38 billion, representing an increase of 32.9% over the same period last year. Meanwhile, as at the end of September 2014, the cumulative subscription sales awaiting signing of official sales contracts amounted to RMB1.8 billion.

Annex: Sales Breakdown for September 2014

	Contracted Sales Area ('000 sq. m.)	Contracted Sales Amount (RMB million)	Contracted Sales Area ('000 sq. m.)	Contracted Sales Amount (RMB million)
Beijing & Tianjin	61	640	Core projects	258
Other regions	230	1,250	Non-core projects	33
Total	291	1,890	Total	291

Company Profile

Beijing Capital Land Limited ("BCL") is one of the leading integrated property developers in China. The company is principally engaged 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 in the capital city, BCL also expanded into markets outside Beijing and has acquired land in Shanghai, Tianjin, Shenyang, Qingdao, Yantai, Xi'an, Chengdu, Chongqing, Wuxi, Huzhou, Kunshan and Hainan 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.



Contact Us

Bryan Feng
Beijing Capital Land
– General Manager of Investor Relations
Tel: +852 2869 3288
+86 10 6652 3080
Email: fengyj@bjcapitalland.com.cn

Christensen China Limited
Tel: +852 2117 0861
Fax: +852 2117 0869
Email: BJCapitalLand@ChristensenIR.com

Project Updates

BCL announced its plan to inject the Xi'an First City into its subsidiary Juda International Holdings Limited (HK1329). The consideration payable is approximately HK\$1,960 million. The transfer of the project constitutes a reverse takeover of Juda. Juda has filed the New Listing Application with the Stock Exchange on 17 September 2014. The asset value of Juda will be increased after acquisition and the acquisition will transform Juda to an overseas-incorporated listed real estate platform of BCL.

New Award

In September 2014, BCL was honored with "2014 TOP 10 State-owned Brands of Chinese Real Estate Companies" for the ninth consecutive year and the award was jointly organized by the Enterprise Research Institute under the Development Research Center of the State Council, Tsinghua University Institute of Real Estate Research and China Index Academy. Therefore the brand value of the Company has reached RMB6.964 billion.

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.

