

Summary Highlights in February

Unaudited Operating Data

	Contracted sales (RMB100 million) (YoY Growth)	Contracted GFA sold (sq.m)	ASP (RMB/square meter)
February	5.81	38,060	15,265
Accumulating Jan and Feb	12.15	75,320	16,131

Jingrui Holdings Completed Exchange Offer for Senior Notes Due in March

On February 22, 2022, the Company initiated an exchange offer for US\$190,000,000 of 12.75% senior notes due on March 11, 2022. As of the extended exchange expiry period, the existing notes amounted to US\$175,330,000 (accounting for about 92.28% of the outstanding principle of existing notes) has been validly submitted for exchange and accepted pursuant to the Exchange Offer. Pursuant to the exchange offer, the company issued new notes of US\$171,113,500 due on September 9, 2023 on March 9, 2022, bearing interest at 12.75% per annum and payable semi-annually. In addition, approximately US\$175,330,000 of existing notes validly submitted for exchange and accepted under the Exchange Offer were cancelled.

At the same time, Jingrui conducted consent solicitation for outstanding senior notes of 12.0% due in July 2022, 12.0% due in September 2022, 14.5% due in February 2023, 12.5% due in October 2023 and 12.0% due in January 2024 and all necessary consents have been obtained by the consent expiry period. On March 9 2022, the Company has signed supplemental contracts for each senior notes with relevant parties pursuant to such consents to effectuate the amendments to the terms set out in the respective deeds.

Stock Information

Stock Code	1862.HK
Closing Price	HK\$1.88
52-week Price Range	HK\$ 1.68–2.70
Market Cap	HK\$ 2.893 billion
Issued Shares	1.539 billion
Date of Listing	31 October 2013

Source: HKEX as of 28 February 2022

Result Highlights

1H21

Revenue	RMB5.1 billion
Gross Profit	RMB1.227 billion
Net Profit	RMB366 million
Total Assets	RMB66.752 billion

(As of 30 June, 2021)

1H21

Contracted Sales	RMB18.735 billion
Contracted ASP	RMB19,327/sq.m

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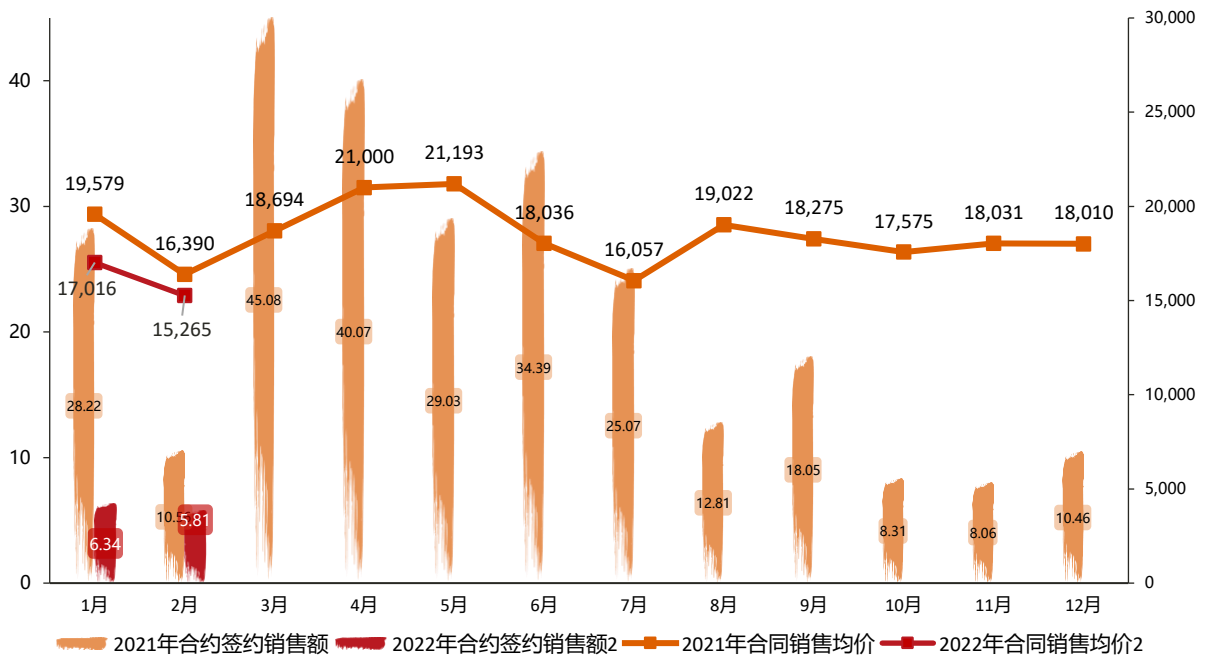
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Monthly Contracted Sales (January 2021 - February 2022)

Contracted sales
(RMB100 million)

Contracted ASP
(RMB/sq.m.)



About Jingrui

Founded in Shanghai in 1993, Jingrui Holdings Limited is one of the leading regional residential property developers in the Yangtze River Delta region of China. As at June 30, 2021, Jingrui has established a presence in four municipalities directly under the central government and 23 cities. With winning market opportunities through reform and innovation as its central task, Jingrui continuously optimizes its development concept and adjusts its strategic blueprint in due time, and has initially completed its strategic transition and upgrade based on the dual-driver model of "customer insights" and "asset-light operation" in 2016. This model facilitates the Company's scale growth by highlighting the value design capability with "customer insights" as the core and the asset-light operation mode of fund operation. In 2021, Jingrui Holdings ranked 51th among the Top 100 Real Estate Enterprises in China, among the Top 10 in "Financing Capacity" and Top 10 in "Operational Efficiency". At present, Jingrui Holdings has formed a comprehensive platform covering five businesses: Yan Capital Management, Jingrui Properties, Jingrui Capital, Jingrui Service and Co-Fortune Capital. By focusing on the asset-light, refined and operation-oriented strategy, Jingrui can cover the upstream and downstream industrial chain of real estate and push itself to transform from a conventional developer into an asset management service provider. For more details, please visit <http://www.jingruis.com>.

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