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CHINESE ESTATES HOLDINGS LIMITED

(Incorporated in Bermuda with limited liability)

(Stock Code: 127)

DECLARATION OF A SPECIAL INTERIM DIVIDEND AND CLOSURE OF REGISTER OF MEMBERS

The board of directors (the “**Board**”) of Chinese Estates Holdings Limited (the “**Company**”, together with its subsidiaries, the “**Group**”) has on 19th July, 2016 held a Board meeting to consider the declaration of a special interim dividend. After considering the business, financial and cashflow position of the Group, including the contents of the Inside Information Announcement – Positive Profit Alert of the Company dated 19th July, 2016, the Board has resolved to declare a special interim dividend of HK\$2.10 per share for the year ending 31st December, 2016, totally approximately HK\$4,006.0 million (the “**Special Interim Dividend**”), payable on or about 11th August, 2016 to the shareholders of the Company whose names appear on the register of members of the Company on 2nd August, 2016.

The register of members of the Company will be closed on 2nd August, 2016. In order to qualify for the Special Interim Dividend, all share transfers documents accompanied by the relevant share certificates must be lodged with the Company’s Branch Registrar and Transfer Office in Hong Kong, namely Computershare Hong Kong Investor Services Limited, at Shops 1712-1716, 17th Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong not later than 4:30 p.m. on 1st August, 2016.

For the avoidance of doubt, the above declaration of Special Interim Dividend does not include the Windsor Special Dividend as defined in the circular of the Company dated 15th January, 2016.

By order of the Board
Lam, Kwong-wai
Executive Director and Company Secretary

Hong Kong, 19th July, 2016

As at the date of this announcement, the Board comprised Ms. Chan, Sze-wan, Ms. Chan, Lok-wan and Mr. Lam, Kwong-wai as Executive Directors, Mr. Lau, Ming-wai and Ms. Amy Lau, Yuk-wai as Non-executive Directors, and Mr. Chan, Kwok-wai, Ms. Phillis Loh, Lai-ping and Mr. Ma, Tsz-chun as Independent Non-executive Directors.

Website: <http://www.chineseestates.com>