



**Lionhub Group Limited**  
Level 3A, Hyde Park Tower  
148 Elizabeth Street T: (61 2) 8281 3008  
Sydney NSW 2000 F: (61 2) 8281 3030  
[www.lionhub.com.au](http://www.lionhub.com.au)

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**ASX: LHB**

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## **Successful fund raising positions LionHub well to advance its technology park projects in China with sales and marketing set to increase in 2016**

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LionHub Group Limited (ASX: LHB) is pleased to advise that the recently completed fund raising program will allow the Company to fast-track planning and development of the Company's technology park projects in Anhui Province, China.

Through the successful Renounceable Rights Issue ("Rights Issue"), LionHub has raised approximately \$1.4 million.

The Company received acceptances for a total of 6,952,772 New Shares together with 13,905,544 Listed Options raising gross proceeds of \$938,624.50.

The shortfall under the Rights Issue totalled 3,249,077 Shares, which LionHub is now in the process of placing to bring in an additional \$438,625 in proceeds.

The Company intends to apply the proceeds raised from the Rights Issue to advance its two technology park projects in China. Specifically, the new funding will allow LionHub to increase planning and marketing initiatives at both of its projects ahead of extensive construction stages scheduled for 2016.

LionHub has identified several parties that are potentially interested to invest in the projects' land, and management is continuing discussions with these groups regarding investments.

These discussions follow a period of increased marketing with Chinese and international companies, and LionHub is now engaging external property consultants to step-up marketing initiatives for 2016.

### **Development underway at both LionHub technology parks**

LionHub remains well positioned to service the continued demand for technology parks and logistics property in China, and is the only Australian listed company to offer investors direct access to the high potential industrial-technology park sector in the country.

LionHub's two technology park projects in the Anhui Province in China have approved Master Plans, and both are in preparation for the initial construction phase. The parks will include a mix of property types including logistics, industrial, commercial, residential and accelerator/incubator space for startups.

The Company's flagship project, the Singapore Xuancheng Technology Park, is situated within the Xuancheng Economic and Technological Development Zone. Its second project, the Lu'An Singapore Creative Ecological and Industrial Park ("Eco-Park") is also based in Anhui Province.

The residential component of both projects is planned to account for up to 10 per cent of the total 4.1km<sup>2</sup> area being developed by LionHub across both technology parks.



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## **Anhui province continues to exhibit great economic development potential**

LionHub selected Anhui province to develop its projects as it is located in central China, with a large population of 60 million in an area of 139,600 km<sup>2</sup>. It lies in the hinterland of Yangtze Delta where there is great economic development potential.

The Anhui province also benefits from excellent connectivity to the rest of China through a comprehensive network of expressways, modern high speed rail and an international airport, and is therefore strategically positioned to serve as a central hub of China in future years.

## **Xuancheng Singapore Technology Park**

LionHub has already commenced the planning and development of its flagship technology park, the Xuancheng Singapore Technology Park project, in Anhui province which it acquired in June 2014.

The technology park, with an area of 2.2 km<sup>2</sup>, is located strategically within the Xuancheng Economic Trade and Development Zone, an area that has been designated by the Chinese government as an official national industrial transfer zone.

Following the granting of the Master Plan earlier in 2015, the technology park project is now being developed and marketed in phases.

The development of campus style offices and concurrent marketing of industrial and logistics land will commence in Phase 1, while the incubators for technology and fintech start-ups and industrial/logistics enterprises will be developed in later phases.

## **Lu'an Eco-Park**

In August 2015, LionHub completed the purchase of its technology park in China, and now own a 100% working interest to develop the Master Plan and to construct and develop land known as Lu'an Singapore Creative Ecological and Industrial Park ('Lu'an Eco-Park').

The Lu'an Eco-Park will form part of Lu'an city's vision to become a world class business and technology centre, and tenants of the Park are expected to benefit from the local government's support with various tax and investment incentives.

The Project already has an approved Master Plan and the intention is that the Company will adopt the Plan to construct the Park, in stages over a 5 year period with sales to commence in late 2015 and construction to commence by the end of the year.

The 1.92km<sup>2</sup> Eco-Park will comprise a range of property types including residential developments, commercial, industrial, incubator for technology and fintech start-ups as well as warehousing and logistics facilities.

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### **For further information:**

Charles Lim, Chief Executive Officer +612 8281 3008 or [info@lionhub.com.au](mailto:info@lionhub.com.au)

**Enquiries:** Bill Kemmery, FUNDEXA +61 400 122 449 or [bill@fundexa.com](mailto:bill@fundexa.com)

Isabella Kou 手机 : +61 425 567 931 邮件 : [isabella.kou@fundexa.com](mailto:isabella.kou@fundexa.com)



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### About LionHub Group Limited

LionHub Group Limited is a publicly listed real estate development company focusing on technology park development in China. The Company's portfolio provides Australian investors with an early mover advantage in the mainland Chinese property sector.

LionHub enjoys the support of its major shareholder, the Lian Huat Group, with a 20 year history and extensive property interests across Singapore, Australia and China.

LionHub's focus is to provide an avenue for investors to exploit the potential offered by technology park developments in China, with the Company's first project being the Singapore Xuancheng Technology Park in Anhui Province. Following shareholder approval, In August 2015 the Company acquired a 100% working interest to develop the master plan and to construct and develop a second technology park on land known as Lu' An Singapore Creative Ecological and Industrial Park.

Anhui Province is located in central China, with a large population of 60 million in an area of 139,600 km<sup>2</sup>. It lies in the hinterland of Yangtze Delta, with great economic development potential. Within the province, the Xuancheng Economic Trade and Development Zone has been designated by the Chinese government as an official national industrial transfer zone.

Further information (including recent announcements and investor presentations) is available at the Company's web site: <http://lionhub.com.au>