



**YING LI INTERNATIONAL REAL ESTATE LIMITED**  
(Incorporated in the Republic of Singapore)  
(Company Registration No. 199106356W)

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**LOAN AND OPTION AGREEMENT**

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The Board of Directors of Ying Li International Real Estate Limited (the “**Company**”) refers to the announcement made on 26 February 2009 in relation to the loan and option agreement (the “**Agreement**”) dated 26 February 2009 entered into between the Company, Oversea-Chinese Banking Corporation Limited (the “**Lender**”) and Newest Luck Holdings Limited (“**Newest Luck**”).

As part of the Agreement, the Lender was granted the right to exercise an option (the “**Option**”) to subscribe for up to 20,000,000 new Shares (the “**New Option Shares**”) to be issued by the Company. The Company is pleased to announce that the Singapore Exchange Securities Trading Limited (the “**SGX-ST**”) has approved, in principle, the listing and quotation of the New Option Shares to be issued upon the Lender’s exercise of the Option in accordance with the terms of the Agreement.

The SGX-ST’s in-principle approval is not to be taken as an indication of the merits of the Agreement.

BY ORDER OF THE BOARD  
**YING LI INTERNATIONAL REAL ESTATE LIMITED**  
XIE XIN  
**Director**

Date : 10 March 2009