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## **LUEN THAI HOLDINGS LIMITED**

*(incorporated in the Cayman Islands with limited liability)*

**(Stock code: 311)**

### **UNUSUAL PRICE AND TRADING VOLUME MOVEMENTS**

The Board has noted the increases in both the price and trading volume of the shares of the Company today, and wishes to state that the Board is not aware of any specific reasons for such increases.

The Board wishes to update the shareholders of the Company and the public investors about the recent developments regarding the Project.

This announcement is made at the request of The Stock Exchange of Hong Kong Limited (the “**Stock Exchange**”).

The board of directors (the “**Board**”) of Luen Thai Holdings Limited (the “**Company**”) has noted the increases in both the price and trading volume of the shares of the Company today and wishes to state that the Board is not aware of any specific reasons for such increases.

The Board wishes to update the shareholders of the Company and the public investors about the recent developments of the project (the “**Project**”) in relation to the redevelopment of the Converted Land (as defined in the announcement of the Company dated 17 February 2009) in Qingyuan City, Guangdong Province, the People’s Republic of China. As disclosed in the Company’s announcements dated 10 March 2008 and 17 February 2009, the land use right of the Converted Land has been converted from industrial use to commercial/residential use. The Company is now in the course of formulating detailed plans for the redevelopment of the Converted Land.

While the Board has noted some recent press articles reporting on the potential of the Project, the Board wishes to state that the Company is in the process of selecting professionals for the Project and, save as disclosed by the Company prior to the date of this announcement, the Company has not entered into any legally binding commitment for the Project.

Save as disclosed above, the Board confirms that there are no negotiations or agreements relating to intended acquisitions or realisations which are discloseable under Chapters 14 and 14A of the Rules Governing the Listing of Securities on the Stock Exchange (the “**Listing Rules**”), neither is the Board aware of any matter discloseable under the general obligation imposed by Rule 13.09 of the Listing Rules, which is or may be of price-sensitive in nature.

Made by the order of the Board, the directors of which collectively and individually accept responsibility for the accuracy of this announcement.

By order of the Board  
**Chiu Chi Cheung**  
*Company Secretary*

Dated 10 July 2009

As at the date hereof, the Board of Directors of the Company comprise the following Directors:

*Executive Directors:*

Tan Siu Lin (*Chairman*)  
Tan Henry  
Tan Cho Lung, Raymond  
Tan Sunny  
Mok Siu Wan, Anne

*Independent Non-executive Directors:*

Chan Henry  
Cheung Siu Kee  
Seing Nea Yie

*Non-executive Directors:*

Tan Willie  
Lu Chin Chu

Website: [www.luenthai.com](http://www.luenthai.com)