

LEY CHOON GROUP HOLDINGS LIMITED

(Incorporated in the Republic of Singapore)
(Company Registration No. 198700318G)
(the "Company")

NO. 241 PASIR PANJANG ROAD, SINGAPORE 118596

The Board of Directors of the Company is pleased to announce that the Company's wholly owned subsidiary, Ley Choon Development Pte. Ltd. has successfully entered into an agreement to purchase No. 241 Pasir Panjang Road, Singapore 118596 (the "**Property**") for a total purchase consideration of S\$13.23 million (the "**Transaction**").

The Property has a land area of 12,930 square feet and a plot ratio of 1.4 times. The development of the Property could potentially yield up to 19,913 square feet in gross floor area (including balcony). The Transaction will be financed by internal funds and bank borrowings. The development of properties is part of Ley Choon Development Pte. Ltd's original core business, accordingly, the Transaction has been entered into by Ley Choon Development Pte. Ltd. in, or in connection with, the ordinary course of its business.

The Transaction is not expected to have any material impact on the earnings per share and the net tangible assets of the Company for the current financial year ending 31 December 2011.

None of the Directors or controlling shareholders of the Company have any interest, direct or indirect, in the Transaction, save for their shareholdings in the Company.

BY ORDER OF THE BOARD

Toh Choo Huat
Executive Chairman and Chief Executive Officer
21 December 2012

*DMG & Partners Securities Pte Ltd was the financial adviser to the Company for the acquisition of the entire issued and paid-up share capital of Ley Choon Constructions and Engineering Pte Ltd (the "**Financial Adviser**"). The Financial Adviser assumes no responsibility for the contents of this announcement.*