

## ASX / MEDIA RELEASE

16 May 2018

### CASCADE GARDENS, PYMBLE – JOINT VENTURE – CLARIFICATION

Tian An Australia Limited (ASX: TIA) (**TIA** or **Company**) wishes to clarify the Company's announcement released 4 May 2018: "Cascade Gardens, Pymble – Joint Venture".

In that announcement, the Company stated that:

- Cascade Gardens will consist of 98 apartments, including three residential buildings between three and four stories;
- LFD will be responsible for the day-to-day management of the project through an external project manager and development manager.

The Company wishes to clarify that:

- Cascade Gardens will consist of 98 apartments, including three residential buildings between four to eight stories;
- although the project is managed externally by a project manager and development manager, the development manager is a related entity of LFD.

**END**

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**About Tian An Australia:**

The principal activity of Tian An Australia is to identify urban projects to develop for resale. By nature, these master planned projects offer many built-form value add opportunities beyond the standard residential lot market. Tian An Australia has a vision to grow as a significant contributor to the design and development of premium residential property utilising community based planning and innovative design concepts targeted to meet the needs and exceed the expectations of markets while delivering new benchmarks in environmental excellence.