## 2022 Issue 9

#### From March 7 to March 11

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## CCXI & CCXAP

## **Cross-border Bonds Weekly Report**

# Chinese offshore bond issuance increased; return on Chinese USD bond dropped

## Headline: Yoon Suk-yeol elected the 20th president of South Korea

On March 10, the result of presidential election announced by the National Election Commission of South Korea showed that Yoon Suk-yeol, the candidate of People Power Party, won in the 20th presidential election and became the new president of South Korea. Yoon Suk-yeol started his career in the procuratorial system and is a "newcomer in politics". He has handled two important cases involving two former presidents, Park Geun-hye and Lee Myung-bak. On May 10, 2022, Yoon Suk Yeol will be officially inaugurated as President of the Republic of Korea.

### Exchange Rate: RMB exchange rate fluctuated upward

This week, the RMB exchange rate fluctuated upward. As of March 11, the RMB mid-point rate closed at 6.3306, rose by 18bp compared with last Friday.

# Interest Rate: China Government Bond yields fluctuated downward; US Treasury yields increased

This week, China Government Bond yields fluctuated downward. The 1-year China Government Bond yields decreased by 211bp compared with last Friday. US Treasury yields increased due to accelerated inflation and Fed's interest-rate hike. As of March 11, the yield spread between China and US 10-year note was 101.7bp, narrowed by 6.5bp from last Friday and narrowing by 13.1bp from the beginning of the year.

### **Chinese Offshore Bond Market**

#### Primary Market: Chinese offshore bond issuance increased

From March 7 to March 11, there were 15 new issues with a total issued volume of USD 2.065 billion, increased by 24.03% from last week. Chengtou companies were the main issuers, issuing 8 bonds with the total amount of USD 1.02 billion.

#### Secondary Market: Return on Chinese USD bond dropped

As of March 11, the YTD return on Chinese USD corporate bond index decreased by 263bp from last Friday to -7.96%. The return on investment-grade bonds decreased by 207bp to -4.59%, and the return on high-yield bonds decreased by 467bp to -19.93%. In terms of sector indices, real estate bonds had the biggest drop, which decreased by 792bp from last Friday to -29.66%

Rating Action: Several real estate companies were downgraded Credit Event: Yuzhou Group and Fujian Yango Group defaulted on USD bonds

#### **Panda Bond Market**

#### GLP China Holdings Limited issued a corporate bond this week

On March 7, GLP China Holdings Limited successfully issued a corporate bond in the Shanghai Stock Exchange Market. It has a tenor of 3 years, raising RMB 1 billion, at the coupon rate of 4.30%.

Issuer Analysis: GLP China Holdings Limited

## Headline: Yoon Suk-yeol elected the 20th president of South Korea

On March 10, the result of presidential election announced by the National Election Commission of South Korea showed that Yoon Suk-yeol, the candidate of People Power Party, won in the 20<sup>th</sup> presidential election and became the new president of South Korea. Yoon Suk-yeol started his career in the procuratorial system and is a "newcomer in politics". He has handled two important cases involving former President: served as the head of the special procuratorial team, and arrested Park Geun-hye, Choi Soon-sil and Samsung Electronics Vice Chairman Lee Jae-yong and others; in charge of investigating Lee Myung-bak's corruption case and sent him to prison. On May 10, 2022, Yoon Suk Yeol will be officially inaugurated as President of the Republic of Korea.

## Exchange Rate: RMB exchange rate fluctuated upward

This week, the RMB exchange rate fluctuated upward. As of March 11, the RMB mid-point rate closed at 6.3306, increased by 18bp compared with last Friday; the onshore RMB exchange rate increased by 39bp to 6.3228 compared with last Friday; the offshore RMB exchange rate increased by 321bp to 6.3588 compared with last Friday. The apparent growth trend of the Chinese economy shows upside risks for the yuan against the dollar. In the short term, the dollar is approaching record lows against the yuan.

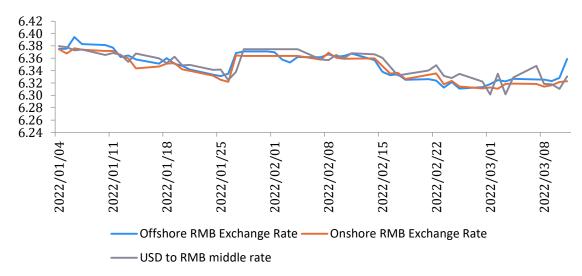


Figure 1: RMB exchange rate

Sources: Wind, CCX research

# Interest Rate: China Government Bond yields fluctuated downward, US Treasury yields increased

The China Government Bond yields fluctuated downward this week. As of March 11, the 1-year, 3-year, 5-year, 7-year, and 10-year China Government Bond yields went down since last Friday, closed at 2.0863%, 2.3227%, 2.5153%, 2.7696%, and 2.7902% respectively, and decreased by 211bp, 82bp, 552bp, 412bp, and 223bp respectively.

3.00 2.80 2.60 2.40 2.20 2.00 1.80 1.60 1.40 1.20 1.00 2022-01-04 2022-01-06 2022-01-10 2022-01-12 2022-01-14 2022-01-18 2022-01-20 2022-01-26 2022-01-28 2022-01-30 2022-03-03 2022-02-07 2022-02-09 2022-02-11 2022-02-15 2022-02-17 2022-02-23 2022-02-25 2022-03-03 2022-03-07 2022-03-09 2022-03-11 2022-01-24 2022-02-01 2022-03-01 2022-02-21 5-year

Figure 2: China Government Bond yields

Sources: ChinaBond.com.cn, CCX research

US Treasury yields increased due to the accelerated US inflation and the coming Fed's rate hike. As of March 11, 2-year, 5-year, 10-year and 30-year Treasury yields closed at 1.75%, 1.96%, 2.00% and 2.36%, increasing by 25bp, 31bp, 26bp and 20bp from last Friday respectively. In terms of Treasury yield spreads, spread between the 2-year and 10-year widened by 1bp to 25bp, and spread between the 5-year and 30-year narrowed by 11bp to 40bp, from last Friday.

2.50% 120bp 80bp 70bp 100bn 2.00% 2.00% 1.50% 1.50% 40bp 1.00% 1.00% 40bp 30bp 20bp 0.50% 20bp 10bp 0.00% 0bp 0bp /01/31 02/10 /02/14 02/16 /02/18 02/22 2022/02/04 2022/02/08 2022/02/14 ead between 2 Yr and 10 Yr bond (RHS) 2 Yr (LHS)

Figure 3: US Treasury yields and yield spreads

Sources: US Department of the Treasury, CCX research

As of March 11, the yield spread between China and US 10-year note was 101.7bp, narrowing by 6.5bp from last Friday and narrowing by 13.1bp from the beginning of the year.

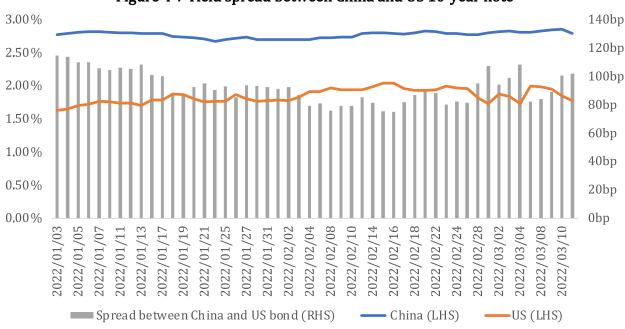


Figure 4: Yield spread between China and US 10-year note

Sources: Bloomberg, ChinaBond.com.cn, CCX research

## **Chinese Offshore Bond Market**

## Primary Market: Chinese offshore bond issuance increased

From March 7 to March 11, there were 15 new issues with a total issued volume of USD2.065 billion, increasing by 24.03% from last week. Chengtou companies were the main issuers, issuing 8 bonds with total amount of USD 1.02 billion.

Table 1: New issuance of Chinese offshore bonds (20220307-20220311)

Pricing Date	Obligor	Currency	Amount (million)	Coupon (%)	Maturity	Tenor	Industry	Issuer Rating (Moody's/S&P/ Fitch)	Issue Rating (Moody's/S&P/ Fitch)
2022/3/8	Henan Railway Construction & Investment Group Co Ltd	USD	100	3.214	03/15/2027	5	Financials	A2/-/-	A2/-/-
2022/3/8	Huatai International Financial Holdings Co Ltd	USD	2	0	11/27/2024	2.73	Chengtou -/BBB+/		-/-/-
2022/3/8	Pingdu Construction Investment Development Co Ltd	USD	100	5	03/15/2025	3	3 Real Estate -/-/-		-/-/-
2022/3/8	Yincheng International Holding Co Ltd	USD	96	13	2023/3/7	364D Chengtou		-/-/-	-/-/-
2022/3/8	Zhejiang Tianzihu Industry Investment Co Ltd	USD	38	2.7	03/15/2025	3	Financials	Financials -/-/-	
2022/3/9	Huatai International Financial Holdings Co Ltd	USD	2	0	12/17/2027	5.77	Chengtou	-/BBB+/-	-/-/-
2022/3/9	Luoyang Longmen Tourism Group Co Ltd	USD	58	2.98	02/16/2024	1.92	Chengtou	-/-/-	-/-/-
2022/3/9	Ninghai State Owned Assets Investment Holding Group Co Ltd	USD	120	3.65	03/16/2025	3	Chengtou	-/-/-	-/-/-
2022/3/9	Shaoxing City Keqiao District State-owned Assets Investment Management Co Ltd	USD	300	3	03/16/2025	3	Chengtou	-/-/BBB	-/-/BBB
2022/3/9	Shengzhou City Construction Investment Development Group Co Ltd	USD	143	2.7	03/16/2025	3	Financials	-/-/-	-/-/-

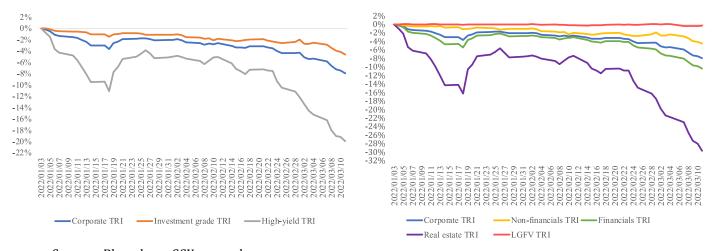
2022/3/9	Shenwan Hongyuan Securities Co Ltd	USD	300	2.625	03/16/2025	3	Chengtou	Baa2/BBB/-	Baa2/-/-
2022/3/10	Fujian Jinjiang Urban Construction Investment Development Group Co Ltd	USD	158	3.2	2023/3/16	364D	Consumer Discretionary	-/-/-	-/-/-
2022/3/10	SAIC-GMAC Automotive Finance Co Ltd	CNY	1,000	3.2	03/17/2025	3	Consumer Discretionary	-/-/-	-/-/-
2022/3/10	Shanghai Fosun High Technology Group Co Ltd	USD	150	3	03/15/2025	3	Financials	-/-/-	-/-/-
2022/3/10	Tianfeng Securities Co Ltd	USD	340	4	03/15/2024	2	Financials	-/-/-	-/-/-

Sources: Bloomberg, CCX research

## Secondary Market: Return on Chinese USD bond dropped

As of March 11, the YTD return<sup>1</sup> on Chinese USD corporate bond index decreased by 263bp from last Friday to -7.96%. The return on investment-grade bonds decreased by 207bp to -4.59%, and the return on high-yield bonds decreased by 467bp to -19.93%. In terms of sector indices, real estate bonds had the biggest drop, which decreased by 792bp from last Friday to -29.66%. The returns on financial, non-financial and Chengtou bonds were -10.35%, -4.52% and -0.28%, decreased by 295bp, 216bp, and 37bp from last Friday, respectively.

Figure 5: YTD return on Markit IBoxx Chinese USD bond index



Sources: Bloomberg, CCX research

As of March 11, the yield-to-worst of Chinese dollar bonds increased by 60bp to 5.40% from last Friday, of which investment grade bond index increased by 45bp to 3.83%, and high-yield bond index increased by 344bp to 26.29%.

<sup>1</sup> Year-to-date return measures the return since January 3, 2022

Figure 6: Yield-to-worst of Bloomberg Barclays Chinese USD bond index

Sources: Bloomberg, CCX research

## Rating Action: Several real estate companies were downgraded

From March 7 to March 11, rating agencies took positive rating action on 1 Chinese issuer and took negative rating action on 5 Chinese issuers.

Table 2: Credit rating changes of cross-border bond market (20220307-20210311)

				Current Ratin	ng		Previous Ra	iting	Dating	
	Entity	Sector	Entity Rating	Outlook	Date	Entity Rating	Outlook	Date	Rating Agency	Reason of Change
Inte	rnational Rating:									
a	Nanjing Jiangbei New Area									The parent has a
Upgrade	Industrial Investment Group Co	Technology	BBB+	Stable	2022/3/8	BBB	Stable	2021/12/7	Fitch	stronger credit
Up	Ltd									quality
										Narrow margin of
	D-J Duomouting Curyon Ltd	Real Estate	CCC-		2022/3/7	B+	Stable	2021/3/10	Fitch	safety to repay
	Redco Properties Group Ltd	Real Estate	CCC-	-	2022/3/7	B+	Stable	2021/3/10	Fitch	offshore bond
										maturities
										Weakening liquidity
	Logan Group Co Ltd	Real Estate	B2	RWN	2022/3/7	Ba3	RWN	2022/2/14	Moody's	and elevated
ıde										refinancing risks
Downgrade										Large amount of
Dow										capital-market debt
	Logan Group Co Ltd	Real Estate	B+	RWN	2022/3/7	BB-	NEG	2022/2/8	Fitch	will mature or turn
										puttable in the next
										nine months
										Worsening sales and
	Guangzhou Fineland Real	Real Estate	B2	NEG	2022/3/7	B2	Stable	2021/12/23	Moody's	credit metrics over
	Estate Development Co Ltd									the next 6-12 months
	,									

Jiangsu Zhongnan Construction Group Co Ltd	Real Estate	B2	NEG	2022/3/7	B2	Stable	2021/10/18	Moody's	Weakening sales and credit
Jiayuan International Group Limited	Real Estate	B2	RWN	2022/3/7	В2	Stable	2021/10/18	Moody's	Increasing refinancing risks
Logan Group Co Ltd	Real Estate	В-	RWN	2022/3/8	BB-	NEG	2022/2/17	S&P	Deteriorating liquidity position
Logan Group Co Ltd	Real Estate	CCC-	NEG	2022/3/11	B-	RWN	2022/3/8	S&P	Increasing default risk
Logan Group Co Ltd	Real Estate	CCC	-	2022/3/11	B+	RWN	2022/3/7	Fitch	Low margin of safety in liquidity and increasing refinancing risks

Sources: Bloomberg, CCX research

## Credit event: Yuzhou Group and Fujian Yango Group defaulted on USD bonds

On March 7, Yuzhou Group Holdings Company Limited ("Yuzhou Group") announced that the company has failed to make the interest payment of USD21.25 million within the 30-day grace period on 8.5% senior notes due on 2023, constituting an event of default. As at the date of this announcement, Yuzhou Group has 12 outstanding offshore bonds with total principal amount of USD5.2 billion.

On March 11, Fujian Yango Group Co., Ltd. ("Fujian Yango Group"), the parent company of Yango Group, announced that due to the adverse impact of a number of factors including the macroeconomic environment, the regulations on real estate and financial industry and the COVID-19 pandemic, the Company is facing a temporary cash flow issue and, has not made any payment of principal and interest on the notes due and payable on February 20, 2022 and has not made any payment of interest on the notes due and payable on 2022 with a grace period of 30 consecutive days. As at the date of this announcement, Fujian Yango Group and its subsidiaries have 11 outstanding offshore bonds with the total principal amount of USD2.28 billion.

#### **Panda Bond Market**

## GLP China Holdings Limited issued a corporate bond this week

On March 7, GLP China Holdings Limited successfully issued a corporate bond in the Shanghai Stock Exchange Market. It has a tenor of 3 years, raising RMB 1 billion, at the coupon rate of 4.30%.

Table 3: New issuance of Panda Bond in the Year 2022 (20220103-20220311)

Issuer	Amount (RMB billion)	Coupo n (%)	Issue date	Maturity	Tenor	Bond Type	Issue Market	Local Rating Agency
							Shanghai	Shanghai
GLP China Holdings Limited	1	4.3	2022/3/7	2025/3/7	3	Corporate Bond	Exchange	Brilliance
							Market	Rating

Hengan International Group Co., Ltd	1	2.5	2022/3/3	2022/8/3	0.49	СР	China Interbank Market	China Chengxin
Hengan International Group Co., Ltd	1	2.5	2022/3/3	2022/8/3	0.49	СР	China Interbank Market	China Chengxin
BMW Finance N.V.	2.5	2.33	2022/2/24	2022/5/25	0.25	SCP	China Interbank Market	China Chengxin
China Mengniu Dairy Company Limited	1	3.1	2022/2/21	2025/2/21	3.00	MTN	China Interbank Market	China Chengxin
China Mengniu Dairy Company Limited	1.5	2.89	2022/2/21	2024/2/21	2.00	MTN	China Interbank Market	China Chengxin
China Traditional Chinese  Medicine Co. Limited	1	2.4	2022/2/16	2022/11/15	0.75	SCP	China Interbank Market	China Chengxin
New Development Bank	3	2.45	2022/1/27	2025/1/27	3	International Institution Bond	China Interbank Market	China Chengxin
China Mengniu Dairy Company Limited	2.5	2.35	2022/1/24	2022/4/22	0.24	SCP	China Interbank Market	China Chengxin
Beijing Enterprises Water Group Limited	1.5	3.38	2022/1/21	2026/1/21	5	MTN	China Interbank Market	Shanghai Brilliance Rating
Beijing Enterprises Water Group Limited	1	2.97	2022/1/21	2023/1/21	5	MTN	China Interbank Market	Shanghai Brilliance Rating
China Everbright Water Limited	1	2.50	2021/12/16	2022/6/12	0.4	SCP	China Interbank Market	Shanghai Brilliance Rating
Shenzhen International Holdings Limited	1	2.95	2022/1/10	2028/1/15	6	Corporate Bond	Shenzhen Exchange Market	Lianhe Cred

Sources: Bloomberg, CCX research

## Issuer Analysis: GLP China Holdings Limited

Issuer profile: GLP China Holdings Co., Ltd. was registered in Hong Kong by Blear Services Limited and was transferred to CLH Limited in the same month, a wholly-owned subsidiary of GLP Pte. Ltd. In 2014, a strategic investment consortium was introduced to invest USD 2.104 billion through Khangai Company Limited, accounting for 30.15% of the issued shares. In February 2022, CLH acquired the shares of Khangai Company Limited and Khangai II Company Limited, and its shareholding ratio increased to 84.30%. As of the end of February 2022, GLP Group holds 100% of the shares of CLH and is the actual controller of the company. GLP China Holdings Co., Ltd. is the largest provider of modern warehousing facilities in China. As of the end of September 2021, the company has completed warehousing, logistics, and other properties with an area of more than 30 million square meters, ranking first in the modern warehousing industry in China. The company invests, develops, and manages more than 400 logistics warehousing, data centers, and new energy infrastructure in 68 regional markets in China, mainly serving third-party logistics companies, retail, manufacturing, and other downstream industries. As a leading alternative asset investment management

institution, the company has raised and operated a number of private equity funds dedicated to investing in China. The company's current warehousing project development model is that the company selects the site to acquire land through bidding, auction, listing based on the market demand, builds a logistics park, provides supporting logistics facilities, and finally leases it to customers for use. At the same time, a dedicated asset management team provides logistics consulting services. In terms of risk, GLP China's warehouse property assets account for a high proportion, and the valuation premium is relatively high. The industry prosperity and financial conditions easily affect the asset valuation. At the same time, the scale of interest-bearing debt in foreign currency is relatively large, and the revenue is mainly in RMB, which faces greater exchange rate risks. Debt pressure continues to rise in recent years, and investment properties are mostly loan collaterals, resulting in a high proportion of asset restrictions and greater liquidity pressure.

**Issuance history:** GLP China Holdings Limited is one of the earlier issuers in the Panda Bond Market. It entered the Panda Bond Market in early 2016 and issued a total of 24 bonds, raising RMB 35.1 billion altogether. 16 corporate bonds all issued in the Shanghai Exchange Market and 8 medium-term notes are issued in the interbank market. The average coupon rate is 4.55%, and the average spread is 148.30bp. The funds raised are mainly used to repay the interest-bearing debts and interests of the company and its domestic subsidiaries, borrowings from shareholders, and project construction.

Table 4: Historical Issuance of GLP China Holdings Limited in the Panda Bond Market

		DIC 1. III3tor	icai issua	iicc or an	i Giiiia	TOTATTES	Difficed in the Landa Do	na Market	
No.	Issue date	Maturity	Tenor	Amount (RMB billion)	Coupon (%)	Spread (BP)	Usage of Proceeds	Bond Type	Issue Market
1	2022/3/7	2025/3/7	3	1	4.30	196.88	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	Corporate Bond	Exchange Market
2	2021/10/17	2026/10/17	5	0.7	4.30	140.92	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	Corporate Bond	Exchange Market
3	2021/8/23	2026/8/23	5	1.2	4.30	157.77	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	Corporate Bond	Exchange Market
4	2021/6/11	2026/6/11	5	2	4.30	129.15	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	Corporate Bond	Exchange Market
5	2021/4/22	2026/4/22	5	1.5	4.40	144.03	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	Corporate Bond	Exchange Market
6	2021/3/25	2024/3/25	3	1.5	4.40	152.65	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	Corporate Bond	Exchange Market
7	2021/3/18	2024/3/18	3	1.5	4.40	145.7	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	MTN	Inter-Bank Market

Exchange Market	Corporate Bond	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	143.47	4.37	1.7	3	2024/3/8	2021/3/8	8
Exchange Market	Corporate Bond	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	119.56	3.98	0.7	3	2024/1/25	2021/1/25	9
Exchange Market	Corporate Bond	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	137.39	3.88	0.2	3	2023/7/30	2020/7/30	10
Inter-Bank Market	MTN	To repay the interest-bearing debts of the issuer and its domestic subsidiaries	141.38	3.90	2	3	2023/7/23	2020/7/23	11
Exchange Market	Corporate Bond	To repay part of shareholder's loan	121.23	4.35	3.3	9	2028/3/18	2019/3/18	12
Inter-Bank Market	MTN	To repay borrowings from financial institutions	156.94	4.64	1.5	3	2021/11/13	2018/11/13	13
Inter-Bank Market	MTN	To repay borrowings from financial institutions	162.19	4.83	1.2	3	2021/10/12	2018/10/12	14
Inter-Bank Market	MTN	To repay borrowings from financial institutions and develop projects	199.7	5.24	1.5	3	2021/7/20	2018/7/20	15
Exchange Market	Corporate Bond	To repay part of shareholder's loan	171.92	5.20	2	9	2021/7/17	2018/7/17	16
Exchange Market	Corporate Bond	To repay GLP Group shareholder's loan	139.61	5.09	1.5	9	2027/5/02	2018/5/02	17
Inter-Bank Market	MTN	To repay borrowings from banks and develop projects	178.18	5.15	1.2	3	2021/4/13	2018/4/13	18
Exchange Market	Corporate Bond	To repay GLP Group shareholder's loan	197.69	5.45	4	9	2027/4/9	2018/4/9	19
Inter-Bank Market	MTN	To repay borrowings from banks and develop projects	173.16	5.29	1.2	3	2021/3/28	2018/3/28	20
Exchange Market	Corporate Bond	To repay GLP Group shareholder's loan	178	5.65	1.2	9	2027/2/7	2018/2/7	21
Inter-Bank Market	MTN	To repay borrowings from banks and develop projects	126.32	4.99	1	5	2022/10/16	2017/10/16	22
Exchange Market	Corporate Bond	To repay bank borrowings, shareholder borrowings, entrusted loans, and/or supplement working capital	87.86	3.58	0.5	5	2021/7/13	2016/7/13	23
Exchange Market	Corporate Bond	To repay bank borrowings, shareholder borrowings, entrusted loans, and/or supplement working capital	57.59	3.12	1	3	2021/7/13	2016/7/13	24

Sources: Bloomberg, CCX research

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