

於二零零零年十二月三十一日本集團及合營企業持有之物業
Properties held by the Group and jointly controlled entities
As at 31st December, 2000

本集團持有之物業
PROPERTIES HELD BY THE GROUP

投資物業
Investment Properties

詳情 Description	地段編號 Lot Number	租期 Term of Lease	概約總樓 面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest
中華人民共和國 上海浦東陸家嘴金融貿易區 東方路710號湯臣金融大廈 地庫第1層全層 及商場第1層之部份及 第2至5層全層及141個泊車位 The whole of basement level 1, part of the level 1 and the whole of level 2 to 5 of the commercial podium and 141 car parking spaces of Tomson Financial Building, 710 Dongfang Road Lujiazui Finance and Trade Zone, Pudong, Shanghai, People's Republic of China	陸家嘴金融貿易區 2-2-1號地段 Lot 2-2-1 Lujiazui Finance and Trade Zone	中期 Medium term	寫字樓及商場 19,521平方米; 泊車位 7,594平方米 19,521 for offices and podium; 7,594 for car parks	商業 Commercial	100%
中華人民共和國 上海浦東 外高橋保稅區基隆路1號 湯臣國際貿易大樓 商場第1 至3層全層及辦公大樓4樓、 8樓至12樓、14樓、17樓至25樓 全層及7樓與12A樓之部份及 105個泊車位 The whole of level 1 to 3 of the commercial podium, 4/F., 8/F. to 12/F., 14/F., 17/F. to 25/F. and part of 7/F. and 12A/F. of the office tower and 105 car parking spaces of Tomson International Trade Building, No.1 Jilong Road Waigaoqiao Free Trade Zone, Pudong, Shanghai, People's Republic of China	外高橋保稅區 C3-001號地段 Lot C3-001 Waigaoqiao Free Trade Zone	中期 Medium term	寫字樓及商場 36,249平方米; 泊車位 4,299平方米 36,249 for offices and podium; 4,299 for car parks	商業 Commercial	100%

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本集團持有之物業 (續)

PROPERTIES HELD BY THE GROUP (continued)

投資物業 (續)

Investment Properties (continued)

詳情 Description	地段編號 Lot Number	租期 Term of Lease	概約總樓 面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest
中華人民共和國 上海浦東 陸家嘴金融貿易區 張楊路158、188、288號 湯臣商務中心大廈 商場第1至4層 全層及136個泊車位 Whole of level 1 to 4 of the commercial podium and 136 car parking spaces of Tomson Business Centre, 158, 188, 288 Zhangyang Road, Lujiazui Finance and Trade Zone, Pudong, Shanghai, People's Republic of China	陸家嘴 金融貿易 區張家濱街道 244街坊 1/1丘 Lot 1/1, 244 Street, Zhangjiabangjiedao, Lujiazui Finance and Trade Zone	中期 Medium term	寫字樓及商場 11,903平方米; 泊車位 5,054平方米 11,903 for offices and podium; 5,054 for car parks	商業 Commercial	95%

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PROPERTIES HELD BY THE GROUP (continued)

發展中物業

Properties under development

詳情 Description	地段編號 Lot Number	總地盤面積 (平方米) Gross Site Area (Sq.m.)	概約總樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest	完成階段 Stage of Completion	估計 完成日期 Estimated Date of Completion
中華人民共和國 上海浦東 龍東大道1號 湯臣上海 浦東高爾夫球會	無	1,217,617	254,241平方米 的樓宇及佔地 952,154平方米 的高爾夫球場	(甲)高爾夫球場 (乙)住宅別墅 (丙)會所	70%	高爾夫球場 於一九九六年底 完成,第一期 及第二期 住宅別墅已完成; 第四、五及六期 興建中	(甲)完成 (乙)第四期 二零零一年 一月完成 (丙)第五期 二零零一年 六月完成 (丁)第六期 二零零二年 三月完成
Tomson Shanghai Pudong Golf Club No 1 Long Dong Avenue, Pudong, Shanghai, People's Republic of China	Nil	1,217,617	Buildings of 254,241 sq.m. and a golf course of 952,154 sq.m.	(a) Golf course (b) Residential houses (c) Club house	70%	Golf course completed in late 1996; phase I & II of residential houses completed; phase IV, V & VI under construction.	(a) Completed (b) phase IV in January, 2001 (c) Phase V in June, 2001 (d) Phase VI in March, 2002

附註：本項目中的高爾夫球場部份列於賬項中的固定資產項下。

第一期高爾夫別墅已全部售出，未售出之第二期住宅別墅在賬項中列作流動資產。該等別墅之進一步詳情載於本列表「待售物業」一節。

Note: The golf course portion of the project was carried in the financial statements under fixed assets.

Phase I golf villas were sold out, the unsold residential houses (phase II) were carried in the financial statements under Current Assets. Further details of these house were detailed in the section of "Properties Held for Sale" in this Schedule.

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PROPERTIES HELD BY THE GROUP (continued)

發展中物業 (續)

Properties under development (continued)

詳情 Description	地段編號 Lot Number	總地盤面積 (平方米) Gross Site Area (Sq.m.)	概約總樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest	完成階段 Stage of Completion	估計 完成日期 Estimated Date of Completion
中華人民共和國 上海虹口區東嘉興路 166號街坊 175號地塊 No. 175, Dong Jiaxing Road, Lane 166, Hongkou District, Shanghai, People's Republic of China	—	6,058	40,188	商業及住宅 Commercial - cum - Residential	90%	已接收該地段 Possession of the lot taken	請參閱本列 表末之附註 Please refer to the note at the end of this Schedule
中華人民共和國 廣東惠州惠州市 龍峰沙下牙窿片 Yalongpan, Shaxia, Longfeng, Huizhou City Huizhou, Guangdong, People's Republic of China	06-01-536-1 號地段 Lot 06-01-536-1	22,780	177,577	商業及住宅 Commercial - cum - Residential	100%	地基工程 已完成 Foundation completed	於二零零一年 一月出售 Sold in January, 2001
中華人民共和國 上海浦東 建平路及三八河之 間一幅土地 A piece of land between Jianping Road and Sanba He in Pudong, Shanghai, People's Republic of China	—	270,000	210,000	住宅及 附屬商業 Residential and ancillary commercial	70%	當地居民 正進行搬遷， 在發展工程 展開時再安排 接收該地段 Relocation of local inhabitants in progress. Possession to be arranged when development work shall begin	請參閱本列 表末之附註 Please refer to the note at the end of this Schedule

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本集團持有之物業 (續)
PROPERTIES HELD BY THE GROUP (continued)

發展中物業 (續)
Properties under development (continued)

詳情 Description	地段編號 Lot Number	總地盤面積 (平方米) Gross Site Area (Sq.m.)	概約總樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest	完成階段 Stage of Completion	估計 完成日期 Estimated Date of Completion
中華人民共和國 上海浦東張江高 科技園區 656街道 19街坊3丘 及20街坊1丘 Lot 3 of 19 Jiefang and Lot 1 of 20 Jiefang 656 Street, Zhangjiang Hi- Tech Park, Pudong, Shanghai, People's Republic of China	張江高科 技園區 19街坊3丘及 20街坊1丘 Lot 3 of 19 Jiefang and Lot 1 of 20 Jiefang	141,261	156,684	住宅及 附屬商業 Residential and ancillary commercial	100%	第一及二期 興建中 Phase I & II under construction	第一期於 二零零二年 一月完成 第二期於 二零零二年 七月完成 Phase I in January, 2002 Phase II in July, 2002
中華人民共和國 上海長寧區 湖南路511號 511 Hunan Road, Changning District Shanghai, People's Republic of China	長寧區新華街道 60街坊 4/2丘 Lot 4/2, 60 Jiefang Xinhuajiedao Changning District	4,801	12,201	住宅 Residential	100%	興建中 Under Construction	二零零一年 十一月完成 In November, 2001

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本集團持有之物業 (續)

PROPERTIES HELD BY THE GROUP (continued)

發展中物業 (續)

Properties under development (continued)

詳情 Description	地段編號 Lot Number	總地盤面積 (平方米) Gross Site Area (Sq.m.)	概約總樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest	完成階段 Stage of Completion	估計 完成日期 Estimated Date of Completion
中華人民共和國 上海浦東張家濱之南 雲山路之西及 浦東高爾夫球場 之北一幅土地 A piece of land south of Zhangjia Bang, West of Yunshan Road and North of Pudong Golf Course in Pudong, Shanghai, People's Republic of China	—	68,852	33,749	住宅 Residential	100%	高爾夫花園 已完成及 第四期別墅興建中 Tomson Golf Garden completed, Phase IV Villas under construction	第四期別墅於 二零零一年 一月完成 Phase IV Villas to be completed in January, 2001

附註：湯臣高爾夫花園未售出之住宅單位在賬項中列為流動資產。有關該等單位之進一步詳情載列於本附表「待售物業」一節。

Note: the unsold residential units of Tomson Golf Garden were carried in the financial statements under Current Assets. Further details of these units were detailed in the section of "Properties Held for Sale" in this Schedule.

中華人民共和國 上海浦東 陸家嘴金融貿易區 上海富都世界 一幅土地 A piece of land in Shanghai Fortune World, Lujiazui Finance and Trade Zone, Pudong, Shanghai, People's Republic of China	陸家嘴金融貿易區 X4-2號 地段 Lot X4-2 Lujiazui Finance and Trade Zone	20,111	120,000	住宅 Residential	58%	計劃中 Under planning	請參閱本列 表未之附註 Please refer to the note at the end of this Schedule
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本集團持有之物業 (續)

PROPERTIES HELD BY THE GROUP (continued)

待售物業

Properties held for sale

詳情 Description	地段編號 Lot Number	租期 Term of Lease	概約總 樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest
中華人民共和國 上海浦東 陸家嘴金融貿易區 東方路710號湯臣金融 大廈6樓至8樓、10樓、 11樓、13樓及17樓之部份 Part of 6/F. to 8/F., 10/F., 11/F., 13/F., 17/F. of Tomson Financial Building 710 Dongfang Road Lujiazui Finance and Trade Zone, Pudong, Shanghai, People's Republic of China	陸家嘴 金融貿易區 2-2-1號地段 Lot 2-2-1 Lujiazui Finance and Trade Zone	中期 Medium term	4,342	商業 Commercial	100%
中華人民共和國 上海浦東 外高橋保稅區 基隆路1號湯臣國際 貿易大樓5樓、6樓、 15樓及16樓之部份 Part of 5/F., 6/F., 15/F., and 16/F. of Tomson International Trade Building No.1 Jilong Road, Waigaoqiao Free Trade Zone, Pudong, Shanghai, People's Republic of China	外高橋保稅區 C3-001號地段 Lot C3-001 Waigaoqiao Free Trade Zone	中期 Medium term	4,085	商業 Commercial	100%

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本集團持有之物業 (續)

PROPERTIES HELD BY THE GROUP (continued)

待售物業 (續)

Properties held for sale (continued)

詳情 Description	地段編號 Lot Number	租期 Term of Lease	概約總 樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest
中華人民共和國 上海浦東外高橋保稅區 富特西路1路381、383號 華申路27及29號、 富特北路358號 湯臣外高橋工業園區 Tomson Waigaoqiao Industrial Park, No. 381, 383, 1 Futexi Road, 27 & 29 Huashen Road, 358 Futebei Road, Waigaoqiao Free Trade Zone, Pudong, Shanghai, People's Republic of China	外高橋保稅區 19街坊 1/1丘及1/4丘 Lot 1/1 & 1/4, 19 Jiefang, Waigaoqiao Free Trade Zone	中期 Medium term	109,359	工業 Industrial	90%
中華人民共和國 上海浦東新區 陸家嘴金融貿易區 張楊路158、188、228號 湯臣商務中心大廈 星星棟第5、6、8、10、 12層之部份； 太陽棟第6-11、13、14、25 層之部份及月亮棟 第5-17、19-25層之部份 Part of levels 5,6,8,10,12 of Star Tower, part of levels 6-11, 13,14,25 of Sun Tower and part of levels 5-17, 19-25 of Moon Tower of Tomson Business Centre, No. 158, 188, 228 Zhangyang Road, Lujiazui Finance and Trade Zone, Pudong New Area, Shanghai, People's Republic of China	陸家嘴金融貿易區 張家濱街道244街坊 1/1丘 Lot 1/1, 244 Jiefang, Zhangjiabangjiedao, Lujiazui Finance and Trade Zone	中期 Medium term	7,482	商業 Commercial	95%

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本集團持有之物業 (續)

PROPERTIES HELD BY THE GROUP (continued)

待售物業 (續)

Properties held for sale (continued)

詳情 Description	地段編號 Lot Number	租期 Term of Lease	概約總 樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest
中華人民共和國 上海浦東龍東大道1號 湯臣高爾夫別墅第二期 1戶 1 house, Tomson Golf Villas, Phase II 1 Long Dong Avenue, Pudong, Shanghai, People's Republic of China	花木鄉同樂村 23/10丘 Lot 23/10 Tong Le Chun, Hua Mu Xiang	長期 Long-term	1,801	住宅 Residential	70%
中華人民共和國 上海閔行區 諸翟鎮金豐路· 121弄1-43·45-59·61-133號· 179弄61-74·76-89號之部份 嘉年城市新苑 Jianian City Xin Wan, part of 1-43, 45-59, 61-133 of No. 121, 61-74, 76-89 of No. 179, Jinfeng Road, Zhudizhen Minhang District, Shanghai, People's Republic of China	諸翟鎮9街坊1丘 及10街坊1丘 Lot 1 of 9 Jiefang, Lot 1 of 10 Jiefang, Zhudizhen	長期 Long-term	24,516	住宅 Residential	100%
中華人民共和國 上海浦東 龍東大道一號 (北2區)湯臣高 爾夫花園B至H 座部份 Part of Block B to H, Tomson Golf Garden, 1 Long Dong Avenue, (2 of North District), Pudong, Shanghai, People's Republic of China	浦東新區 金橋鎮 張濱村47/1丘 Lot 47/1, Jinqiaozhen, Zhangbang Cun Pudong New Area	長期 Long-term	21,915	住宅 Residential	100%

於二零零零年十二月三十一日本集團及合營企業持有之物業

**Properties held by the Group and jointly controlled entities
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合營企業持有之物業

PROPERTIES HELD BY JOINTLY CONTROLLED ENTITIES

詳情 Description	地段編號 Lot Number	租期 Term of Lease	概約總 樓面面積 (平方米) Approximate Gross Floor area (Sq.m.)	用途 Use	本集團 之權益 Group's Interest
持作投資之物業 <i>Properties held for investment</i>					
中華人民共和國 上海浦東 陸家嘴金融貿易區 張楊路777號 上海新亞湯臣 洲際大酒店 Hotel Inter-Continental Pudong Shanghai 777 Zhangyang Road, Lujiazui Finance and Trade Zone, Pudong, Shanghai, People's Republic of China	張楊路 商業區 12號地段 Lot 12 Zhangyang Road Commercial District	中期 Medium term	43,410	酒店 Hotel	50%
待售物業 <i>Properties held for sale</i>					
中華人民共和國 上海浦西虹橋鄉 上海嘉年別墅 27幢別墅 27 houses, Rainbow Townhouse Hongqiao Village Puxi, Shanghai, People's Republic of China	虹橋鄉 20及31號地段 Lot 20 and 31, Hongqiao Village	長期 Long-term	別墅5,354 平方米; 附屬設施 1,434平方米 5,354 for houses; 1,434 for ancillary facilities	住宅別墅 Residential houses	50%

附註：若干物業（如上所示）之發展計劃現正檢討中，在該等計劃定案前，現時無法預計此等物業項目之完成時間。

Note: The development plans for some properties (as noted above) are still under review, and prior to their finalisation, the completion time for these property projects cannot be estimated at this stage.