

# Major Properties and Property Interests

## 1. PARTICULARS OF THE GROUP'S INTERESTS IN MAJOR PROPERTIES HELD FOR INVESTMENT

	<b>Name of property and location</b>	<b>Use</b>	<b>Lease term</b>	<b>Approximate gross floor area (excluding carparks) sq. ft.</b>	<b>Group's interest %</b>
(a)	Shops A, C and E on Ground Floor, Shops B and D on 1st Floor, Office floors 4th to 30th Floors and 60 car parking spaces on 2nd and 3rd Floor, China Overseas Building, 139 Hennessy Road and 138 Lockhart Road, Wanchai, Hong Kong	Commercial and carparks	Medium-term lease	217,754	100
(b)	Warehouse Tower and Office Tower, Hai Fu Warehouse, Junction of 5 Weiwu Road and 6 Jingliu Road, Futian Free Trade Zone, Shenzhen, PRC	Godown and commercial	50 years from 2 September 1993	285,103	100
(c)	Level 3, Hai Xing Plaza, 1 Ruijin Nan Road Luwan District, Shanghai, PRC	Commercial	50 years from 3 November 1992	53,164	51
(d)	Levels 6, 12, 17, and portion of Levels 7 and 16, Dongshan Plaza, 45-77 Xianlie Central Road, Dongshan District, Guangzhou, PRC	Commercial	50 years from 2 June 1995	118,105	100
(e)	G/F, 1/F and 2/F, Horae Place, 209 Ma Tau Wai Road, To Kwa Wan, Kowloon	Commercial	Long-term lease	39,147	100

*Note:*

The Group's interest reflects an interest in the division of the property following completion of a development project.

## 2. PARTICULARS OF THE GROUP'S INTERESTS IN MAJOR PROPERTIES HELD UNDER DEVELOPMENT

	<b>Name of property and location</b>	<b>Intended use</b>	<b>Stage of completion at 31 December 2005</b>	<b>Expected year of completion</b>	<b>Approximate site area sq.ft.</b>	<b>Approximate gross floor area sq.ft.</b>	<b>Group's interest %</b>
(a)	la Cité R+R1 land piece, Novo Aterro Area Preta, Macau	Residential	Construction in progress	2006-2007	149,802	1,122,853	100
(b)	Top View Newcity of Zhujiang Jinsuilu North, Newcity of Zhujiang, Guangzhou, PRC	Residential	Construction in progress	2006-2007	194,785	1,496,196	100
(c)	Starcrest 8, Nanjiu Road, Nanhai District, Foshan, PRC	Residential	Construction in progress	2006-2008	2,911,145	7,997,652	100
(d)	Lakeside Palace Jinji Lake Northeast, Gongyeyuan District, Suzhou, PRC	Residential	Construction in progress	2006-2007	1,400,030	3,046,212	100
(e)	Bay Line 1266, Longwu Road, Shanghai, PRC	Residential in progress	Construction	2006-2007	2,631,486	2,906,280	99.5
(f)	Zhonghai Plaza Guanghua No.1 Street, Chaoyang District, Beijing, PRC	Commercial	Resettlement in progress	2008	208,100	1,496,196	100
(g)	Zhonghai Haiyang Huayuan, Dingsi Road, Changping District, Beijing, PRC	Residential	Construction in progress	2006	7,618,404	1,313,208	72
(h)	Zhonghai Tiandi Chongwen District, Beijing, PRC	Residential	Under planning	2007-2008	1,184,040	3,961,152	100
(i)	The Metropolis Chengshousi Road, Chaoyang District, Beijing, PRC	Residential	Construction in progress	2007-2009	2,677,088	6,886,400	63.2

Note:

The Group's interest reflects an interest in the division of the property following completion of a development project.

### 3. PARTICULARS OF THE GROUP 'S INTERESTS IN MAJOR PROPERTIES HELD FOR SALE

	<b>Name of property and location</b>	<b>Use</b>	<b>Approximate gross floor area (excluding car parks) sq.ft.</b>	<b>Group 's interest %</b>
(a)	Der Rhein Phase II Junction of Caizhi Road and Sirong Road, Changchun, PRC	Residential	682,539	79
(b)	Classic Palais Phase I 228, Nanerhuan Road, Xi'an, PRC	Residential	1,054,185	100
(c)	Seine Elysee Zone A 126, Songshan Road, Hexi Newcity, Nanjing, PRC	Residential	185,663	79
(d)	St. Andrews Phase I Gaobeidian Road West, Chaoyang District, Beijing, PRC	Residential	199,348	75.05
(e)	Marbella Villa Phase I, II & III 7477, Linhe Road, Changchun, PRC	Residential	1,999,328	79

*Note:*

The Group 's interest reflects an interest in the division of the property following completion of a development project.

#### 4. PARTICULARS OF THE GROUP'S INTERESTS IN MAJOR PROPERTIES HELD FOR FUTURE DEVELOPMENT

	<b>Name of property and location</b>	<b>Intended use</b>	<b>Approximate site area sq. ft.</b>	<b>Approximate gross floor area sq. ft.</b>	<b>Group's interest %</b>
(a)	Shiyatou Project Bulonglu North, Buji Town, Longgang District, Shenzhen, PRC	Residential	518,254	1,001,052	79
(b)	K2 Project, Newcity of Zhujiang Newcity of Zhujiang, Guangzhou, PRC	Commercial/ Residential	379,582	2,981,628	100
(c)	G2 Project, Newcity of Zhujiang Liedelu West, Newcity of Zhujiang, Guangzhou, PRC	Residential	239,747	2,098,980	100
(d)	Songgang Project Songgang Town, Shenzhen, PRC	Residential	1,056,126	2,969,760	100
(e)	Gold Coast Project Huangqi Town, Foshan, Foshan, PRC	Residential	4,400,670	13,995,228	100
(f)	Paomachang Project Yinxian Road, Dongqianhu, Ningbo, PRC	Residential	3,616,436	3,773,532	100
(g)	Guojishequ Project Shuxi Road, Chengdu, PRC	Residential	14,253,764	15,048,072	100
(h)	Longwan Bandaο Project Longteng Road, Qingyang Road, Chengdu, PRC	Residential	1,433,555	4,901,621	100

#### 4. PARTICULARS OF THE GROUP 'S INTERESTS IN MAJOR PROPERTIES HELD FOR FUTURE DEVELOPMENT *(Continued)*

Name of property and location		Intended use	Approximate site area <i>sq. ft.</i>	Approximate gross floor area <i>sq. ft.</i>	Group 's interest %	
(i)	(i)	Land situated in Lot No. 1497, Section B of Lot No. 1498 Lot Nos. 1500, 1501, 1503, 1508, 1510, 1511, 1513-1515, 1517-1524, 1526-1530, 1532-1534, 1536-1538, 1540-1548, 1550-1553, 1562, 1564, 1569 and 1746 in Demarcation District No. 100 and Lot No. 3522 in Demarcation District, No. 91, Fanling, New Territories, Hong Kong.	Residential	804,553	321,821	100
	(ii)	Land situated in Section B of Lot No. 1496 and Lot No. 1563 in Demarcation District No. 100 Fanling, New Territories, Hong Kong.	Residential	7,406	2,962	100

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