

THIS INFORMATION PACK IS IN DRAFT FORM. The information contained in it is incomplete and is subject to change. This Information Pack must be read in conjunction with the section headed “Warning” on the cover of this Information Pack.

FORWARD-LOOKING STATEMENTS

This document contains forward-looking statements that are, by their nature, subject to significant risks and uncertainties, including the risk factors described in this document. These forward-looking statements include, but are not limited to, statements relating to our projections, business strategy and development activities as well as other capital spending, financing sources, the effects of regulation (including gaming and tax regulations), expectations concerning future operations, margins, profitability and competition.

Any statements contained in this document that are not statements of historical fact may be deemed to be forward-looking statements. Without limiting the generality of the foregoing, in some cases you can identify forward-looking statements by terminology such as “may,” “will,” “should,” “would,” “could,” “believe,” “expect,” “anticipate,” “intend,” “plan,” “continue” or the negative of these terms or other comparable terminology. Such forward-looking information involves important risks and uncertainties. These risks and uncertainties include, but are not limited to:

- Conditions precedent to funding under the agreements governing the disbursement of the proceeds of debt and borrowings by our subsidiaries under credit facilities;
- Competition in the casino/hotel and resort industries;
- Completion of Encore at Wynn Macau on time and within budget;
- The risks associated with Macau’s developing gaming regulatory framework;
- New development and construction activities of competitors;
- Our limited operating history;
- Our dependence on Mr. Stephen A. Wynn and existing management;
- Our dependence on a single property for all of our cash flow;
- Leverage and debt service (including sensitivity to fluctuations in interest and currency exchange rates);
- Levels of travel, leisure and casino spending;
- General domestic or international economic conditions;
- Pending or future legal proceedings;
- Changes in tax laws or the administration of such laws;
- Changes in gaming laws or regulations (including the legalization of gaming in certain jurisdictions);
- The impact that an outbreak of an infectious disease or a natural disaster may have on the travel and leisure industry; and
- The consequences of military conflicts, civil unrest or terrorist attacks.

Furthermore, these forward-looking statements merely reflect our current view with respect to future events and are not a guarantee of future performance. Our financial condition may differ materially from the information continued in the forward-looking statements due to a number of factors, including, without limitation, factors disclosed under “Risk Factors” and elsewhere in this document.

Subject to the requirements of applicable laws, rules and regulations, we do not have any obligation and do not intend to update or otherwise revise the forward-looking statements in this document, whether as a result of new information, future events or otherwise. Because of these risks, uncertainties or assumptions, the forward-looking events and circumstances discussed in this document might not occur in the way we expect, or at all. Accordingly, you should not place undue reliance on any forward-looking statements. All forward-looking statements contained in this document are qualified by reference to this cautionary statement.