



Both The Belcher's in western Mid-Levels (top) and Ocean Shores in Tseung Kwan O, received high acclaim from owners for their superb quality.

PROPERTY SALES

Properties sold by the Group during the year ended 30th June 2001, as principal and agent, amounted to HK\$19,641 million, an increase of 102 per cent from the previous year. This figure includes the Group's 49 per cent interest in Ocean Shores Phase 2 in Tseung Kwan O, 50 per cent interest in Royal Peninsula in Kowloon and 29 per cent interest in The Belcher's in western Mid-Levels.

PROJECTS COMPLETED IN FY2000/01

In the year ended 30th June 2001, the Group completed 11 projects with an aggregate attributable gross floor area of 4.1 million square feet. Projects completed during the year are listed in the Chairman's Statement on page 5.

Projects to be Completed in FY2001/02

Location

Tseung Kwan O Town Lot 51
Inland Lot 8882, Happy Valley
Yuen Long Town Lot 506
Tseung Kwan O Town Lot 55
Sha Tin Town Lot 394
89 Pok Fu Lam Road, western Mid-Levels
Shaukeiwan Inland Lot 843, Aldrich Bay
71 Mount Kellett Road, the Peak
1-7 Lion Rock Road, Kowloon
Airport Railway Tung Chung Station Development, Tung Chung Town Lot 3 Phase 1
54-58 Kwai Cheong Road, Kwai Chung
7-9 Minden Avenue, Kowloon

Total for FY2001/02

Over 85 per cent of the residential properties completed during the year have been sold, while the shopping centres at Chelsea Heights in Tuen Mun, The Belcher's in western Mid-Levels, Ocean Shores in Tseung Kwan O and Shouson Place in Island South have been kept for long-term rental. The MEGA-iAdvantage data centre in Chai Wan is also being retained as an investment.

PROJECTS TO BE COMPLETED IN FY2001/02

The Group expects to complete 12 projects in the coming financial year, with an aggregate attributable gross floor area of 4.6 million square feet.

Projects Completed in FY2000/01

	Attributable gross floor area in million square feet			Total
	Residential	Shopping Centre	Data Centre	
For sale	3.6	–	–	3.6
For investment	–	0.2	0.3	0.5
Total	3.6	0.2	0.3	4.1

Projects to be Completed in FY2001/02

	Attributable gross floor area in million square feet			Total
	Residential	Shopping Centre	Office	
For sale	4.5	–	*	4.5
For investment	–	*	0.1	0.1
Total	4.5	*	0.1	4.6

* Less than 0.1 million square feet

		Attributable gross floor area in square feet			
Project Name	Group's Interest (%)	Residential	Shopping Centre	Office	Total
Oscar by the Sea Phase 2	Joint venture	1,004,000	–	–	1,004,000
The Leighton Hill	100	898,000	–	–	898,000
The Parcville	66.67	664,000	–	–	664,000
Ocean Shores Phase 2	49	574,000	–	–	574,000
Prima Villa	100	511,000	–	–	511,000
The Belcher's Phase 2	29	386,000	–	–	386,000
Les Saisons	30	222,000	–	–	222,000
–	100	14,000	–	–	14,000
–	100	22,700	2,900	–	25,600
–	20	177,000	5,500	–	182,500
–	100	–	–	80,000	80,000
–	100	–	–	29,000	29,000
		4,472,700	8,400	109,000	4,590,100



Top: 90 per cent of units in Villa by the Park in Yuen Long enjoy green views.

Bottom: The shopping mall at Two International Finance Centre in Central is scheduled to open in the first half of 2003.

Projects to be Completed in FY2002/03

Location

Ma Wan Development
Tseung Kwan O Town Lots 57 & 66
Tseung Kwan O Town Lot 55
Tuen Mun Town Lot 374
Shui Pin Wai, Yuen Long
1 Ho Man Tin Hill Road, Kowloon
1 & 3 Po Shan Road, Mid-Levels
Airport Railway Tung Chung Station Development,
Tung Chung Town Lot 3 Phase 2
Airport Railway Hong Kong Station Development Phase 2
370 Kwun Tong Road

Total for FY2002/03

Major Projects to be Completed from FY2003/04 to FY2005/06

Location

Ma Wan Development – Park Island (remaining phases)
Yuen Long Town Lot 503
Tsuen Wan Town Lots 77 & 89
Airport Railway Olympic Station Development Package 3
Airport Railway Kowloon Station Development Package 3
To Fung Shan Phases 2, 3 & 4, Shatin
Kwu Tung Phases 2 & 3, Sheung Shui
Tuen Mun Town Lot 399
Ngau Tam Mei, Yuen Long
Yunnan Lane, Yau Ma Tei
Ap Lei Chau Inland Lot 129
Yuen Long Town Lot 504
New Kowloon Inland Lot 6275, Cheung Sha Wan
Ap Lei Chau Inland Lot 128
New Kowloon Marine Lot 3, Lai Chi Kok
New Kowloon Inland Lot 6328, Cheung Sha Wan
Kowloon Inland Lot 11145, Farm Road
Airport Railway Kowloon Station Development Packages 5, 6 & 7
Airport Railway Hong Kong Station Development Phase 2 –
Two International Finance Centre (remaining portion)
418 Kwun Tong Road – Millennium City Phase 5
392 Kwun Tong Road – Millennium City Phase 6

Total

Project Name	Group's Interest (%)	Attributable gross floor area in square feet			
		Residential	Shopping Centre	Office	Total
Park Island Phase 1	Joint venture	1,698,000	86,100	–	1,784,100
Park Central	57.52/25	1,397,500	195,500	–	1,593,000
Ocean Shores Phase 3	49	716,000	10,500	–	726,500
–	25	306,500	5,500	–	312,000
Villa by the Park	100	439,500	–	–	439,500
–	Joint venture	158,000	–	–	158,000
–	60	72,000	–	–	72,000
–	20	60,500	–	–	60,500
Two International Finance Centre (initial portion)	47.5	–	242,000	309,000	551,000
Millennium City Phase 3	70	–	–	108,000	108,000
		4,848,000	539,600	417,000	5,804,600

Group's Interest (%)	Attributable gross floor area in square feet				
	Residential	Shopping Centre	Office	Hotel	Total
Joint venture	1,966,000	–	–	–	1,966,000
100	1,180,000	–	–	–	1,180,000
100	1,113,000	–	–	–	1,113,000
Joint venture	1,110,000	–	–	–	1,110,000
Joint venture	1,076,000	–	–	–	1,076,000
100	744,000	–	–	–	744,000
100	603,500	–	–	–	603,500
100	375,000	–	–	–	375,000
100	383,000	–	–	–	383,000
Joint venture	312,000	–	–	–	312,000
35	316,000	–	–	–	316,000
100	1,454,000	249,000	–	–	1,703,000
50	648,000	65,000	–	–	713,000
100	454,000	16,000	–	–	470,000
34	358,000	18,000	–	–	376,000
35.44	541,000	21,000	–	–	562,000
100	223,000	45,000	–	–	268,000
Joint venture	1,009,000	171,000	2,495,000	1,023,000	4,698,000
47.5	–	–	618,000	523,000	1,141,000
100	–	573,000	710,000	–	1,283,000
100	–	–	360,000	–	360,000
	13,865,500	1,158,000	4,183,000	1,546,000	20,752,500

Major Properties Under Development

	Residential	Shopping Centre	Office	Industrial/Office	Hotel
1 Oscar by the Sea Phase 2	●				
2 Ocean Shores Phases 2 & 3	●	●			
3 Park Central	●	●			
4 Prima Villa	●				
5 To Fung Shan Phases 2, 3 & 4	●				
6 Kwu Tung	●				
7 Shek Wu Wai	●				
8 Ngau Tam Mei	●				
9 The Parcville	●				
10 Yuen Long Town Lot 503	●				
11 Yuen Long Town Lot 504	●	●			
12 Villa by the Park	●				
13 Tuen Mun Town Lot 399	●				
14 Tuen Mun Town Lot 374	●	●			
15 Airport Railway Tung Chung Station Development	●	●			●
16 Park Island	●	●			
17 Tsuen Wan Town Lots 77 & 89	●				
18 New Kowloon Marine Lot 3	●	●			
19 New Kowloon Inland Lot 6328	●	●			
20 New Kowloon Inland Lot 6275	●	●			
21 Airport Railway Olympic Station Development Package 3	●				
22 1 Ho Man Tin Hill Road	●				
23 Kowloon Inland Lot 11145, Farm Road	●	●			
24 Yunnan Lane, Yau Ma Tei	●				
25 Airport Railway Kowloon Station Development Package 3	●				
26 Airport Railway Kowloon Station Development Packages 5, 6 & 7	●	●	●		●
27 The Belcher's Phase 2	●				
28 The Leighton Hill	●				
29 Les Saisons	●				
30 Ap Lei Chau Inland Lot 128	●	●			
31 Ap Lei Chau Inland Lot 129	●				
32 Two International Finance Centre		●	●		●
33 Millennium City Phase 5		●	●		
34 Millennium City Phases 3 & 6			●		
35 20-22 Siu Lek Yuen Road				●	
36 12-23 Wang Wo Tsai Street				●	
37 51-53 Kwai Cheong Road				●	
38 77 Wing Hong Street				●	
39 50 Wong Chuk Hang Road				●	

Existing

Railways

Major Highways

Under Construction

Railways

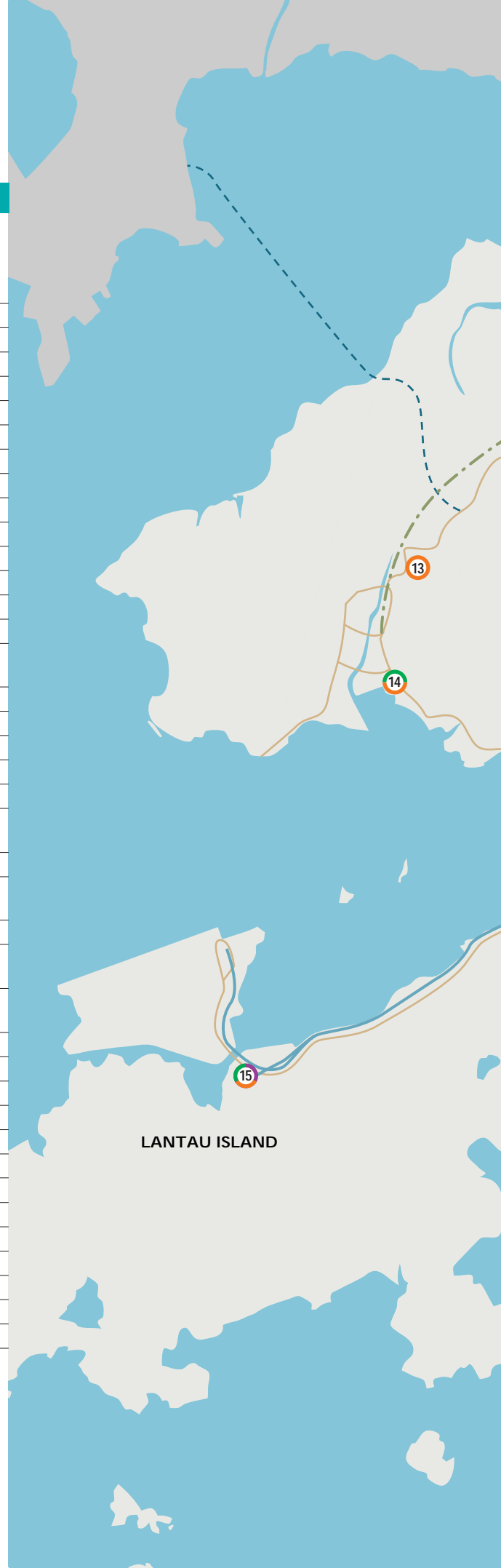
Major Highways

Planned (completion by 2008)

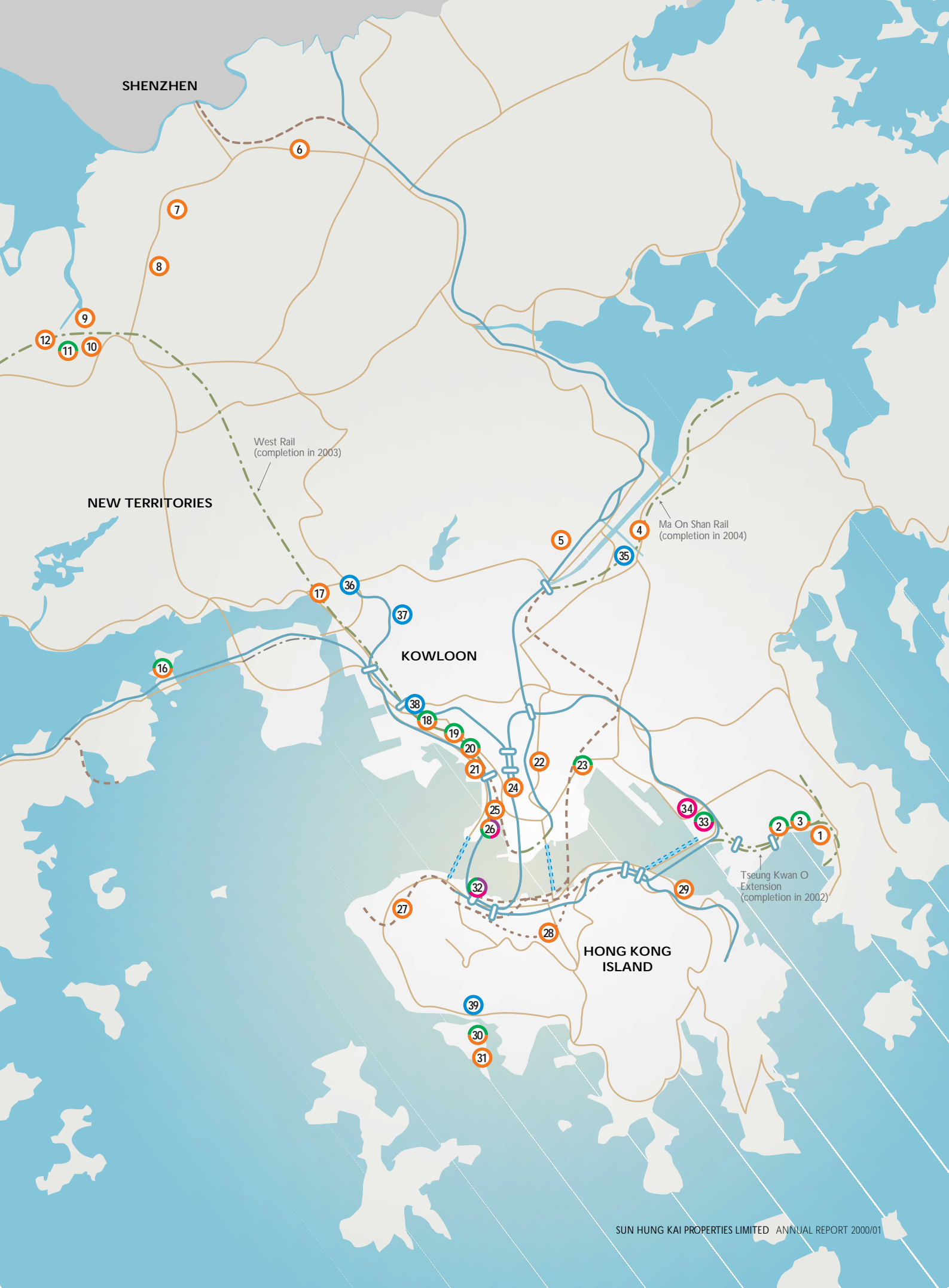
Railways

Major Highways

Railway Interchange



LANTAU ISLAND



SHENZHEN

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West Rail
(completion in 2003)

NEW TERRITORIES

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KOWLOON

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