

Particulars of Principal Properties

The following list contains only properties held by the Group which are material to the Group as at 31st March, 2006 as the Directors are of the opinion that a complete list will be of excessive length.

1. Investment Properties

Location	Term	Usage	Group's interest
Hong Kong			
Chuang's London Plaza, No. 219 Nathan Road, Tsim Sha Tsui, K.I.L. No. 6345	Medium lease	Commercial	100.0%
Chuang's Hung Hom Plaza, No. 83 Wuhu Street, Hungghom, H.H.I.L. Nos. 428, 440 S.A., 440 R.P., 304, 305, 394, 462, 443, 456, 455, 470, 466 and 452	Medium lease	Commercial/Offices/ Car Parking Spaces	100.0%
Chuang's City Tower, No. 39 Morrison Hill Road, Wanchai, S.A., S.B.S.S.1 and R.P. of I.L. No. 1312	Long lease	Commercial/Offices	100.0%
5th, 15th-23rd Floors and Penthouse, Chuang's Enterprises Building, No. 382 Lockhart Road, Wanchai, 16745/46437th shares of and in S.B.S.S.1, S.B.R.P. and S.A.R.P. of I.L. No. 2618	Long lease	Offices	100.0%
Park Villa, No. 37 Island Road, Deep Water Bay, R.B.L. No. 599	Long lease	Residential	100.0%

Particulars of Principal Properties

1. Investment Properties (Continued)

Location	Term	Usage	Group's interest
Apartment B, 17th Floor, Apartment B, 18th Floor and Car Parking Spaces Nos. LG12 and LG15, Twin Brook, No. 43 Repulse Bay Road, 2/40th shares of and in R.B.L. No. 377	Long lease	Residential/ Car Parking Spaces	100.0%
Chuang's Tower, Nos. 30-32 Connaught Road Central, Central, M.L. Nos. 410, 375 and 376	Long lease	Commercial/Offices	60.1%
Malaysia Central Plaza, No. 34 Jalan Sultan Ismail, 50250 Kuala Lumpur, Lot No. 1221, Section 57, Kuala Lumpur, Federal Territory	Freehold	Commercial/Offices/ Car Parking Spaces	100.0%

2. Buildings

Location	Term	Usage	Group's interest
Singapore 245 Jalan Ahmad Ibrahim, Jurong Town, Singapore 629144, Lots 508 and 715 of Mukim 6	Medium lease	Industrial	88.2%
The People's Republic of China Chuang's New City Administrative Centre Shatian, Dongguan, Guangdong	Long lease	Office	60.1%

Particulars of Principal Properties

3. Properties for Sale

Location	Stage of completion	Expected completion date	Usage	The site and unsold gross floor area	Group's interest
Hong Kong					
Reading Place No. 5 St. Stephen's Lane, Mid-level, S.G., S.H. & S.I. of I.L. No. 609B	Completed	Completed	Residential	Site area – about 5,202 sq. ft. Unsold gross floor area – about 13,678 sq. ft.	100.0%
The Notting Hill No. 1 Tung Shan Terrace, R.P. of I.L. No. 2933	Completed	Completed	Residential	Site area – about 9,147 sq. ft. Unsold gross floor area – about 5,846 sq. ft.	70.0%
Malaysia					
Taman Sri Amber, Lot 2148 Pekan Setul, District of Seremban	Apartments – Construction works in progress	Occupation permit to be issued soon	Residential	Site area – about 269,750 sq. ft. Unsold gross floor area – about 13,254 sq. ft.	100.0%

Particulars of Principal Properties

3. Properties for Sale (Continued)

Location	Stage of completion	Expected completion date	Usage	The site and unsold gross floor area	Group's interest
The People's Republic of China					
Gold Coast Phase II, Chuang's New City, Dongguan, Guangdong	Completed	Completed	Residential	Site area – about 30,242 sq. m. Unsold gross floor area – about 51,152 sq. m. and 370 car parking spaces	60.1%
Chuang's Garden Phases I, II and III, Chuang's New Town, Huizhou, Guangdong	Completed	Completed	Residential	Site area – about 16,400 sq. m. Unsold gross floor area – about 6,823 sq. m.	60.1%
Beverly Hills, Phase I, Changsha, Hunan	Site formation works and superstructure works in progress	End of 2006	Residential/ Commercial	Site area – about 95,948 sq. m. Unsold gross floor area – about 64,382 sq. m.	32.5%

4. Leasehold Land, Land Use Rights and Development Rights

Location	Stage of completion	Expected completion date	Usage	Approximate site and gross floor area	Group's interest
Malaysia					
Remaining development, Taman Sri Amber, Lot 2148 Pekan Setul, District of Seremban	Planning stage	N/A	Residential/ Commercial	Site area – about 1,032,000 sq. ft. Gross floor area – about 595,000 sq. ft.	100.0%

Particulars of Principal Properties

4. Leasehold Land, Land Use Rights and Development Rights (Continued)

Location	Stage of completion	Expected completion date	Usage	Approximate site and gross floor area	Group's interest
The People's Republic of China					
Phase III and remaining development, Chuang's New City, Dongguan, Guangdong	Planning stage	N/A	Comprehensive development area	Site area – about 277,000 sq. m. Gross floor area – over 600,000 sq. m.	60.1%
Phase I and remaining development, Chuang's • Le Papillon, Guangzhou, Guangdong	Site investigation works completed	N/A	Comprehensive development area	Site area – about 200,000 sq. m. Gross floor area – over 450,000 sq. m.	51.1%
Remaining development, Chuang's New Town, Huizhou, Guangdong	Planning stage	N/A	Comprehensive development area	Site area – about 136,000 sq. m. Gross floor area – over 340,000 sq. m.	60.1%
Remaining development, Beverly Hills, Changsha, Hunan	Planning stage	N/A	Comprehensive development area	Site area – about 900,000 sq. m. Gross floor area – about 1,136,000 sq. m.	32.5%