

LANDBANK AT A GLANCE

As of 31 December 2011, the Group's landbank including Dalian associates stood at GFA of 13.0 million sq.m. (a total GFA of 11.1 million sq.m. of leasable and saleable area, and a total GFA of 1.9 million sq.m. for clubhouses, car parking spaces and other facilities) in the nine development projects located in prime areas spanning six cities: Shanghai, Hangzhou, Wuhan, Chongqing, Foshan and Dalian.



Private swimming pool of The Waterfront at Chongqing Tiandi

The Group's total landbank as of 31 December 2011, including that of its associates, is summarised below:

Project	Approximate/Estimated leasable and saleable GFA				Subtotal sq.m.	Clubhouse, carpark and other facilities sq.m.	Total sq.m.	Group's interest %
	Residential sq.m.	Office sq.m.	Retail sq.m.	Hotel/ serviced apartment sq.m.				
Completed property:								
Shanghai Taipingqiao	1,000	81,000	81,000	5,000	168,000	82,000	250,000	99.0% ¹
Shanghai RHXC	5,000	—	47,000	—	52,000	69,000	121,000	74.3% ²
Shanghai KIC	—	120,000	54,000	—	174,000	105,000	279,000	86.8%
Hangzhou Xihu Tiandi	—	—	6,000	—	6,000	—	6,000	100.0%
Wuhan Tiandi	5,000	—	46,000	—	51,000	69,000	120,000	75.0%
Chongqing Tiandi	23,000	—	53,000	—	76,000	90,000	166,000	79.4%
Foshan Lingnan Tiandi	4,000	—	16,000	—	20,000	30,000	50,000	100.0%
Dalian Tiandi	27,000	155,000	—	—	182,000	19,000	201,000	48.0% ³
Subtotal	65,000	356,000	303,000	5,000	729,000	464,000	1,193,000	
Property under development:								
Shanghai Taipingqiao	90,000	105,000	51,000	—	246,000	78,000	324,000	99.0% ¹
Shanghai RHXC	116,000	—	18,000	—	134,000	52,000	186,000	74.3% ²
Shanghai KIC	49,000	98,000	—	18,000	165,000	25,000	190,000	99.0% ⁴
THE HUB	—	105,000	128,000	44,000	277,000	110,000	387,000	100.0%
Wuhan Tiandi	120,000	—	112,000	—	232,000	31,000	263,000	75.0%
Chongqing Tiandi	428,000	754,000	280,000	25,000	1,487,000	449,000	1,936,000	79.4% ⁵
Foshan Lingnan Tiandi	250,000	—	120,000	45,000	415,000	177,000	592,000	100.0%
Dalian Tiandi	569,000	263,000	243,000	33,000	1,108,000	220,000	1,328,000	48.0% ³
Subtotal	1,622,000	1,325,000	952,000	165,000	4,064,000	1,142,000	5,206,000	
Property for future development:								
Shanghai Taipingqiao	166,000	174,000	118,000	38,000	496,000	44,000	540,000	99.0%
Shanghai RHXC	535,000	272,000	252,000	10,000	1,069,000	12,000	1,081,000	74.3% ²
Wuhan Tiandi	424,000	287,000	92,000	50,000	853,000	4,000	857,000	75.0%
Chongqing Tiandi	780,000	25,000	91,000	78,000	974,000	218,000	1,192,000	79.4%
Foshan Lingnan Tiandi	379,000	450,000	125,000	80,000	1,034,000	28,000	1,062,000	100.0%
Dalian Tiandi	569,000	901,000	362,000	49,000	1,881,000	2,000	1,883,000	48.0% ³
Subtotal	2,853,000	2,109,000	1,040,000	305,000	6,307,000	308,000	6,615,000	
Total landbank GFA	4,540,000	3,790,000	2,295,000	475,000	11,100,000	1,914,000	13,014,000	

1 The Group has a 99.0% interest in all the remaining lots, except for Shanghai Xintiandi and Lot 116, in which the Group has 97.0% and 50.0% effective interest respectively.

2 The Group has a 75.0% interest in Phase 1, Lot 167A and Lot 167B of Shanghai Rui Hong Xin Cheng project, a 99.0% interest in the non-retail portion of Lot 6 (Phase 5) and a 74.3% interest in all the remaining phases.

3 Dalian Tiandi has a landbank of 3.4 million sq.m. in GFA. As of 31 December 2011, approximately 3.1 million sq.m. had been acquired. The remaining GFA of approximately 0.3 million sq.m. will be acquired through public bidding in due course.

4 The Group has 99.0% and 86.8% interest respectively in KIC Lot 311 and KIC Lot 12-8.

5 The Group has a 79.4% interest in Chongqing Tiandi, except for Lot B11-1/02 in which the Group has a 59.5% effective interest. The development of super high rise office towers is planned for Lot B11-1/02.