

Schedule of Properties Development Rights

物業發展權益附表

PROPERTIES IN HONG KONG

香港物業

Properties held for sale

持作出售物業

Location 地點	Lot number 地段編號	Approx. gross floor area (square feet) 總樓面面積約數 (平方呎)	Usage 用途	Group's interest 集團 所佔權益
1. MOD 595 No. 595 Reclamation Street Mongkok, Kowloon Hong Kong MOD 595 香港九龍旺角 新填地街595號	Kowloon Inland Lot No. 11173 九龍內地段11173號	10,274**	Residential/ Commercial 住宅／商業	100%
* Certain units have been sold after 31st December, 2009 若干單位已於二零零九年十二月三十一日後售出				
* Excluding all car parking spaces area 不包括所有車位之面積				

Note: The property development rights were granted pursuant to development agreement with Urban Renewal Authority.
附註：物業發展權乃根據與市區重建局訂立之發展協議授出。

2. i-home No. 38 Larch Street Tai Kok Tsui Kowloon Hong Kong i-home 香港九龍大角咀 洋松街38號	Kowloon Inland Lot No. 11182 九龍內地段11182號	39,128*#	Residential/ Commercial 住宅／商業	100%
* Certain units have been sold after 31st December, 2009 若干單位已於二零零九年十二月三十一日後售出				
* Excluding all car parking spaces area 不包括所有車位之面積				

Note: The property development rights were granted pursuant to development agreement with Urban Renewal Authority.
附註：物業發展權乃根據與市區重建局訂立之發展協議授出。

Schedule of Properties Development Rights

物業發展權益附表

PROPERTIES IN HONG KONG (cont'd)

香港物業 (續)

Property under development held for sale

持作出售之發展中物業

Location 地點	Lot number 地段編號	Stage of completion 完成階段	Estimated completion date 估計完成日期	Approx. site area (square feet) 地盤面積約數 (平方呎)	Estimated gross floor area (square feet) 估計總樓面面積 (平方呎)	Usage 用途	Group's interest 集團所佔權益
1. The Zenith (Phase II) 3 Wanchai Road & 258 Queen's Road East Wanchai, Hong Kong 尚翹峰 (第二期) 香港灣仔 灣仔道3號及 皇后大道東258號	The Remaining Portion of Inland Lot No. 8953 內地段 8953號 餘下部分	Foundation work in progress 地基工程 進行中	End of 2012 二零一二年 年底	15,775	159,700	Residential/ Commercial 住宅/商業	87.5% (notes 1 & 2) (附註1及2)

Notes:

附註:

- It refers to the percentage of interest of property development rights in a consortium which engaged Urban Renewal Authority ("URA") (the successor to Land Development Corporation) in the project.
指佔與市區重建局(「市建局」)(為土地發展公司之繼任人)共同參與該項目之財團物業發展權利之權益百分比。
- The 87.5% attributable interest of property development rights includes the indirect interest of 12.5% held through the Group's interest in Power Jade Limited which has a 25% direct interest in the consortium.
應佔物業發展權利之87.5%權益包括透過本集團於Power Jade Limited(其持有該財團25%直接權益)所持12.5%之間接權益。
- In this joint venture with URA, the consortium finances both the land costs and construction costs, and is entitled to claim for reimbursements for land costs and construction costs so incurred together with the share of any development profits with URA in accordance with the terms and conditions of the joint development agreement.
在與市建局合作之合營項目中,該財團為土地成本及建築成本提供資金,並有權依據共同發展協議之條款及條件要求付還所涉及之土地成本及建築成本,以及與市建局攤分任何發展溢利。