

PARTICULARS OF PROPERTIES HELD

Property name	Location	Type	Group's attributable interest	
			%	Approximate site area (Sq.ft.)
PRC Properties				
D. Held for future development				
1. Beijing Site	Shibalidian Chaoyang District Beijing	Multi-uses	20.00	8,400,000#
2. Changchun Industrial Site	Southeast junction of Pudong Road and Dongsheng Avenue Changchun	Industrial	65.00	699,660
3. Kerry Everbright City – Phase IIA – Other Phases	Tianmu Road West Zhabei District Shanghai	Commercial/ Residential	54.45	103,628 193,266
				296,894
4. Tianjin Industrial Site	Lot No. 28 Tianjin Harbour Nanjiang Area Tanggu District Tianjin	Industrial	25.00	269,102
5. Guangxi Beihai Site	Southwest junction of Beihai Avenue and Guizhou Road Beihai	Residential/ Commercial	100.00	118,404
6. Suzhou Site	Lot B4, Ganjiang Road Junction of Xiangxikou and Furen Lane Gucheng District Suzhou	Residential/ Commercial	100.00	55,118
Total PRC properties held for future development				9,839,178
TOTAL PRC PROPERTY PORTFOLIO				16,992,760
#	Joint venture contract signed			