



KERRY PROPERTIES LIMITED

(Incorporated in Bermuda with limited liability)

嘉里建設有限公司

Press Release

Kerry Properties Limited HK\$6,000 Million Unsecured Syndicated Loan Facility

(Hong Kong, 27 February 2006) Kerry Properties Limited (683 HK) today signed a HK\$6,000 million 5-year revolving credit loan facility (the "Facility") with 18 leading local and international financial institutions. The Facility received a very enthusiastic response from banks and was oversubscribed.

The Facility will be used for general corporate funding requirements of the Borrower and its group companies including early repayment of the Borrower's syndicated loan facility concluded in January 2002.

The principal terms and the participating banks of the Facility are as follows:

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|-------------------------------|---|--|
| Borrower | : | Kerry Properties Limited |
| Facility Type | : | Revolving credit facility |
| Loan Amount | : | HK\$6,000 Million |
| Term | : | 5 years |
| Repayment | : | Bullet |
| Interest rate | : | 0.29% per annum over 1, 2, 3 or 6-month Hibor |
| Coordinating Arrangers | : | Bank of China (Hong Kong) Limited (Bookrunner) BNP Paribas (Bookrunner) Calyon (Bookrunner) Industrial and Commercial Bank of China (Asia) Limited (Bookrunner) Citigroup (Bookrunner) DBS Bank Ltd (Bookrunner) Standard Chartered Bank (Hong Kong) Limited (Bookrunner) Bank of Communications Co., Ltd., Hong Kong Branch Mizuho Corporate Bank, Ltd. The Bank of Tokyo-Mitsubishi UFJ, Ltd. (Documentation & Facility Agent) Agricultural Bank of China, Hong Kong Branch HSBC Sumitomo Mitsui Banking Corporation |
| Arrangers | : | Wing Lung Bank Limited Bangkok Bank Public Company Limited, Hong Kong Branch China Construction Bank Corporation, Hong Kong Branch Scotiabank (Hong Kong) Limited |
| Senior Manager | : | Tai Fung Bank Limited |

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