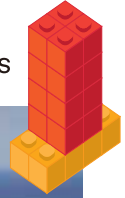


MAJOR PROJECTS

Gold Coast, Australia

THE STAR
RESIDENCES
GOLD COAST



Project Name: The Star Residences, Gold Coast

Development Address:

1 Casino Dr, Broadbeach, QLD 4218

District: Broadbeach Island, Broadbeach Gold Coast

Property Website: www.thestarresidences.com.au

Approximate Saleable Floor Area (sq. ft.): 294,000

Number of Residential Units: 423

Number of Hotel Rooms: 318

Launch Time: FY2018

Expected Completion: FY2022

Building Floors (including retail area): 53 levels

Architectural Form:

Extruded slender form consisting of two visual distinct towers

Decoration Condition:

Subtropical design focusing on the views, open plan living and balconies

Geographical Environment:

Located at The Star Gold Coast on Broadbeach Island and adjacent to Pacific Fair Shopping Center and Gold Coast Convention and Exhibition Centre.

Within easy walking distance to G-Link Light Rail Stations connecting the various precincts on the Gold Coast.

Planning and Design:

Architects – Cottee Parker and DBI Design

Project Highlight:

Stage 1 of a masterplan and integrated resort inclusive of restaurants, bars, casino, hotels, theatre, gym, pools, spa etc. Residential Amenities

- Pool
- Spa
- Gym
- Yoga room
- Dining Room

MAJOR PROJECTS

THE
TOWERS
At Elizabeth Quay



Perth, Australia

**Project Name: The Towers at Elizabeth Quay****Development Address:**

Elizabeth Quay Perth, edge of CBD and Swan River along the Eastern Promenade on Barrack Street, Perth

District: Central Business District, Perth

Property Website: www.thetowersperth.com.au

Approximate Saleable Floor Area (sq. ft.): 391,000

Approximate Net Lettable Floor Area (sq. ft.): 14,800

Number of Residential Units: 379

Number of Hotel Rooms: 205 rooms (Ritz – Carlton hotel)

Launch Time: FY2016

Expected Completion: FY2019/2020

Geographical Environment:

- The Towers with the proposed Ritz-Carlton hotel as its centrepiece at Elizabeth Quay is located on the water's edge of the Swan River, and nestled between the Perth CBD, beautiful and expansive Kings Park, and Stirling Gardens;
- Elizabeth Quay reconnects the CBD with the Swan River, across 10 hectares of riverfront land between Barrack and William Streets. It will play host to a diverse mix of event and recreational spaces, transforming into a vibrant, contemporary, city destination;

- This exclusive riverside precinct will feature a stunning inlet connected by 1.5km of continuous boardwalks and promenades. At its entrance, a bridge will lead to an island complete with winding paths, kiosk and children's playground with spectacular views back to the city;
- As a mixed-use residential and commercial hub, it will feature restaurants, shops, cafes and entertainment venues, providing a new opportunity for Western Australians to celebrate by the water.

Planning and Design:

- The Towers at Elizabeth Quay will feature premium 1, 2 and 3 bedroom residential apartments, pool, gym and prestigious ground-floor retail precinct. The two towers contain 379 apartments, 104 apartments in tower 1, incorporating the Ritz-Carlton Hotel also, and 275 apartments in tower 2.

Project Highlight:

- Designed as part of a planned mixed-use complex that is intended to include the proposed "The Ritz-Carlton, Perth", which is part of the iconic luxury chain of Ritz-Carlton hotels and resorts;
- With sweeping views over the Swan River, 400-hectare Kings Park and Botanic Gardens, the hotel is expected to be the centrepiece of the new Elizabeth Quay development and is part of the most significant and ambitious waterfront project ever undertaken in Western Australia.

MAJOR PROJECTS

Melbourne, Australia

The Residences at
WEST SIDE PLACE
 by Far East Consortium



Project Name: West Side Place

Development Address: 250 Spencer Street

District: Central Business District, Melbourne

Property Website: www.westsideplace.com.au

Approximate Saleable Floor Area (sq. ft.): 2,206,000

Approximate Net Lettable Floor Area (sq. ft.): 81,400

Number of Hotel Rooms: 257 rooms (Ritz – Carlton hotel)
312 rooms (Dorsett hotel)

Number of Residential Units: approximately 3,000

Launch Time: Towers 1 and 2: FY2017
Tower 3: FY2019
Tower 4: FY2018

Expected Completion: Towers 1 and 2: FY2021
Towers 3 and 4: FY2022/FY2023

Building Floors (including retail area and roof)

Tower 1: 80 Floors
Tower 2: 64 Floors
Tower 3: 69 Floors
Tower 4: 71 Floors

Geographical Environment:

- The property represents a two-stage development known as "West Side Place", a major mixed-use development that will comprise four towers across the overall site;
- The site has main frontages with Spencer Street and Lonsdale Street and Little Lonsdale Street and Merriman Lane;
- The site is in immediate proximity to Southern Cross Train Station and Spencer Street Shopping Town;
- The property is located within the Melbourne CBD Grid.

Planning and Design:

Featuring four high-rise towers with approximately 3,000 apartments as well as Ritz-Carlton hotel at the top levels of Tower 1, West Side Place, Melbourne embodies a new height of luxury inner city living. Proudly positioned at the corner of Lonsdale and Spencer Streets, the highest tower at West Side Place will soar an impressive 80 storeys with the prestigious Ritz-Carlton hotel occupying the top levels, becoming Australia's tallest hotel

Project Highlight:

- West Side Place is a mixed-use residential development located next to the Upper West Side development. It consists of saleable floor area for residential apartments of approximately 2.2 million sq. ft., a Ritz-Carlton hotel with 257 hotel rooms, a Dorsett Hotel with 312 rooms, retail components and other facility components
- Towers 1 and 2 with approximately 1,400 apartments were launched in June 2016
- Tower 4 with 835 apartments was launched in June 2017
- Tower 3 with 684 apartments was launched in May 2018

MAJOR PROJECTS

Brisbane, Australia

**Project Name:** Queen's Wharf**Development Address:** Queen's Wharf**District:** Central Business District, Brisbane**Property Website:** <http://www.destinationbrisbaneconsortium.com.au/>**Approximate Saleable Floor Area (sq. ft.):** 1,400,000**Number of Residential Units:**

Towers 4, 5 and 6: approximately 2,000

Number of Hotel Rooms:

4 hotels with approximately 1,000 rooms

Expected Launch Time: Tower 4: FY2019

Towers 5 and 6: Planning

Expected Completion: Tower 4: FY2023

Towers 5 and 6: Planning

Building Floors (including retail area):

Tower 4: max. 67 storeys

Tower 5: max. 63 storeys

Tower 6: max. 50 storeys

Planning and Design:

The project comprises both the integrated resort component and the residential component and encompasses approximately 2,940,000 sq.ft., with approximately 1,290,000 sq.ft. being over land and approximately 1,650,000 sq.ft. being over river, consisting of three residential towers comprising approximately 2,000 apartments, 4 world class hotels, high end food and commercial outlets and a casino in Brisbane's prime waterfront district.

Geographical Environment:

Given the CBD location of the site, the surrounding uses include a broad range of tourism, and education activities, in addition to the commercial and retail activities of the CBD itself. These include:

- Cultural Precinct (opposite the site, adjoining the Victoria Bridge) – which includes the Queensland Performing Arts Centre (QPAC), Queensland Conservatorium, Queensland Museum and Science Centre, the State Library, the QAGOMA and the Brisbane Entertainment and Convention Centre (BECC);
- South Bank (directly opposite the site on the southern bank of the Brisbane River) – the parklands, retail and dining throughout the precinct (focused on Little Stanley Street and the waterfront) and the entertainment facilities within and surrounding the parklands;
- QUT (adjoining the site to the south-east) – QUT is located to the south-east of the site, and will be connected to the QWBIRD by the proposed boardwalk and upgraded Bicentennial Bikeway;
- Queen Street Mall – the retail heart of the CBD; and
- CBD – the core of the city, providing for principal business and administration functions, complemented by a wider range of uses including retail, entertainment, education and residential.

Project Highlight:

The renewal of Queen's Wharf Brisbane represents a once-in-a-generation opportunity to shape the future vibrancy and success of almost 20% of the city centre, to deliver integrated mixed-use development on a scale rarely seen in Australia, to unlock the river front of our 'river city', and, significantly, an opportunity to breathe life into what is arguably the greatest collection of heritage buildings and places in Australia.

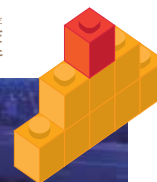
Remarks:

The Group has 50% stake of the residential component and 25% stake of the integrated resort component, excluding the Ritz-Carlton Hotel, of the project.

MAJOR PROJECTS

Guangzhou, China

FAR EAST - ROYAL RIVERSIDE
 远东 御江豪庭



Project Name: Royal Riverside

Development Address:

Yuhao 1 Jie, Li Wan District, Guangzhou

District: Guangzhou Li Wan District

Property Website: www.royalriverside.com

Approximate Saleable Floor Area (sq. ft.): 684,000

Number of Residential Units: 607

Launch Time: FY2017/2018

Completion/Expected Completion: FY2018/2019

Building Floors (including retail area):

Five Residential Buildings

Tower 1 (御豪軒): 20 Floors, Tower 2 (御龍軒): 15 Floors,

Tower 3 (御景軒): 15 Floors, Tower 4 (御翠軒): 31 Floors,

Tower 5 (御雅軒): 32 Floors

Geographical Environment:

Centrally located in the heart of the city, Royal Riverside is just a 15-minute walk away from the metro Station and offers convenient access to Huadiwan Station or Fangcun Metro Station. It is only a 15- minute drive to the new international airport.

Planning and Design:

Situated at the riverside with a large community of nature and an endless inspiration for design concept. In addition to the practicability of architecture, Royal Riverside is designed in modern art deco style. The designer is focused on the details of the decoration with European artistic taste and well-proportioned sculpture and water features, rendering an artistic atmosphere nearby.

Project Highlight:

- Royal Riverside is fully equipped with a private club house, outdoor swimming pool, underwater loungers etc. The club house features a world-class resort that offers cinemas, bars and elderly center;
- There is 100,000 square meters of space comprising standardized public kindergartens, open boutique community, commercial streets, private clubs, and markets, and effecting a "LOHAS" community-based living.

- Awards:**
- Leju 2015 Premium Property
 - SouFun – 2015 Guangzhou High Quality Property
 - 2015 China Properties and Houses Champion Chart – The Best Quality Property with an Attitude

MAJOR PROJECTS



Hong Kong, China

**Project Name:** Astoria Crest**Development Address:**

229 Hai Tan Street (for Upper Floors)
231 Hai Tan Street (for Ground Floor Shop)

District: Cheung Sha Wan, Kowloon

Property Website: www.astoriacrest.com.hk

Approximate Saleable Floor Area (sq. ft.): 20,000

Approximate Net Lettable Floor Area (sq. ft.): 3,900

Number of Residential Units:

87 (including 15 reserved units for URA)

Launch Time: FY2018

Expected Completion: FY2019

Building Floors (including retail area): 27

Greening Rate: Around 40%

Geographical Highlight:

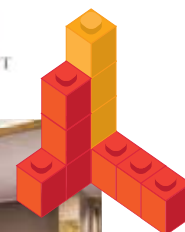
- Within walking distance of Nam Cheong Station and Sham Shui Po Station;
- Convenient access to Hong Kong International Airport;
- Close proximity to West Kowloon Cultural District;
- Kowloon school network (40 primary schools).

Project Highlight:

Clubhouse with gym, function room and flat roof.

MAJOR PROJECTS

Hong Kong, China


Project Name: Marin Point
Development Address:

31 Shun Lung Street, Sha Tau Kok

District: Sha Tau Kok

Property Website: www.marinpoint.com
Approximate Saleable Floor Area (sq. ft.):

103,000

Approximate Net Lettable Floor Area (sq. ft.):

6,800

Number of Residential Units: 261

Launch Time: FY2018

Expected Completion: FY2019

Building Floors (including retail area): 6

Customer Position:

Residents with valid Frontier Closed Area Permit for Sha Tau Kok area issued by the Commissioner of Police

Geographical Environment:

- Located at seaside site of Sha Tau Kok Town Center with 270° panoramic sea view and hilly landscape along Pat Sin Leng and Plover Cove Country Park;
- Surrounded by green and natural environment adjacent to green areas, such as Pat Sin Leng, Plover Cove Country Park, Luk Keng and Lau Shui Heung, as well as Sha Tau Kok Farm which offer a peaceful and healthy lifestyle;
- Adjoining various historic landmarks, of which Ha Wo Hang Fat Tat Tong, the Residence of Ip Ting-sz in Lin Ma Hang Tsuen and Kang Yung Study Hall are named as Declared Monuments in Hong Kong;
- Buses and green minibuses routes to Fanling and Sheung Shui in the district provide easy access to districts in Hong Kong by interchange of MTR or highways and roads. Cross-border buses provide routes to Mainland China, as well as Sha Tau Kok Boundary Control Point, and Liantang/Heung Yuen Wai Boundary Control Point, which is expected to be completed in 2018 facilitate the cross-boundary advantage;
- Ancillary communal facilities in Sha Tau Kok are well placed with mature development, such as restaurants, banks, markets and ancillary stores.

Project Highlight:

Marin Point is well designed with space concepts of low density and resort hotels that apply the unique concept of "embracing the landscape into the room", in order to create more space for leisure scenery in balconies with panoramic view of the swimming pool in the clubhouse to the seacoast in Sha Tau Kok.

The only star-rated private clubhouse with facilities:

- Outdoor swimming pool
- Marin Point Banquet Hall
- Gym rooms
- Activity rooms
- Children's playground
- Study and leisure rooms
- Recreational rooms
- Game rooms

MAJOR PROJECTS

Hong Kong, China

**Project Name:** The Garrison**Development Address:**

28 Mei Tin Road

District: Sha Tin**Property Website:** www.thegarrison.com.hk**Approximate Saleable Floor Area (sq. ft.):** 27,000**Approximate Net Lettable Floor Area (sq. ft.):** 5,100**Number of Residential Units:** 118**Launch Time:** FY2019**Expected Completion:** FY2019**Building Floors (including retail area):** 23**Customer Positioning:** Branching families in the same area and investors**Project Highlight:**

Located in a prime location in the centre of Tai Wai, is a rare new supply in the downtown area in recent years. It only takes around 4 minutes' walk to the Tai Wai MTR station, the meeting point of three MTR lines, enjoying the convenience of the East Rail Line and the Ma On Shan Line while being the interchange station of the Shatin to Central Link which is about to be completed. It is only one stop away from large-scale integrated shopping malls including Festival Walk in Kowloon Tong and New Town Plaza in Sha Tin, where international brands and restaurants are located with its convenient transportation. It is definitely the best choice for residential or investment because of its prime location in the quality School Net 88 of Sha Tin District and a number of international schools and higher education institutions in place.

MAJOR PROJECTS

Singapore



Project Name: Artra

Development Address: 10 Alexandra View

District: Central Business District

Property Website: www.artra.sg

Approximate Saleable Floor Area (sq. ft.): 409,000

Approximate Net Lettable Floor Area (sq. ft.): 21,300

Number of Residential Units: 400

Launch Time: FY2018

Expected Completion: FY2021

Building Floors (including retail area):
44 storeys with 2 levels of basement carpark

Geographical Environment:

- Close to Alexandra Park Connector and Singapore Botanic Gardens;
- Right next to Redhill MRT Station, supermarket & commercial units at 1st storey, and childcare centre at 2nd storey;
- Shopping: China Town, Raffles Place, Marina Bay, Orchard Area;
- School: Gan Eng Seng Primary School, Queensway Primary School, Alexandra Primary School, Henderson Secondary School, Bukit Merah Secondary School, Crescent Girls' School;
- Other auxiliary facilities: Singapore General Hospital.

Project Highlight:

- Friendly amenities include shops, gourmet, supermarket and childcare;
- Excellent recreational facilities such as 50-meter lap pool, leisure pool, leisure tennis court, sky fitness, sky jacuzzi, sky terraces and roof terrace;
- All units are north-south facing within an elegant 44-storey tower;
- Every master bedroom is fully-fitted with a walk-in wardrobe, well-appointed, thoughtful and spacious two-bedroom plus study, three-bedroom and three-bedroom plus study layouts;
- Large premium three-bedroom plus study and 5-bedroom plus family layouts with private lift lobby.

Awards: Green Mark Gold

Remarks: The Group has a 70% stake in the project.



MAJOR PROJECTS

London, the United Kingdom



Project Name: Alpha Square

Development Address:

50 Marsh Wall, 63-69, 68-70 & 74 Manilla Street, London

District: Canary Wharf, London

Approximate Saleable Floor Area (sq. ft.): 377,000

Approximate Net Lettable Floor Area (sq. ft.): 6,000

Number of Residential Units:

509 (private residential)

Expected Launch Time: FY2019

Expected Completion: FY2024

Building Floors (including retail area):

Two high rise towers (65 storeys and 35 storeys)

Geographical Environment:

Located in the Canary Wharf area in London, Alpha Square is a mixed-use development. The availability of local transport, underground, buses and Crossrail (starting 2018), make Alpha Square easily accessible from various London prime locations.

Project Highlight:

- Two slender high rise towers with 634 apartments
- Stunning views across London city and beyond
- Close proximity to London's financial centre
- Hotel with around 231 rooms
- State of the art facilities to include gymnasium, cinema room & rooftop lounge
- 24-hour concierge and security
- New primary school, health centre, café and restaurants
- Children's play space and new public realm
- Historical public house
- Easy access to South Quay DLR, London Underground, Crossrail and River Bus

MAJOR PROJECTS

Manchester, the United Kingdom

Meadow Side



Project Name: MeadowSide

Development Address:

Aspin Lane, Manchester

District: Central Business District, Manchester

Property Website: www.meadowside-manchester.com

Approximate Saleable Floor Area (sq. ft.): 557,000

Number of Residential Units: 756

Expected Launch Time: Plots 2 and 3: FY2018

Plot 4: Planning

Plot 5: FY2020

Expected Completion: Plots 2, 3, 5: FY2021

Plot 4: Planning

Building Floors (including retail area):

Plot 2 – 22

Plot 3 – 17

Plot 4 – 40

Plot 5 – 12/9

Geographical Environment:

Development sits around one of the only green spaces within the city centre, is within walking distance of the central business district and major transport hubs.

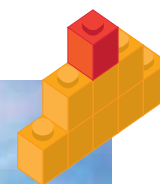
A range of 1, 2 and 3 bedroom apartments are available along with penthouses and residents communal areas, including a gym and private lounge.

Project Highlight:

- Four distinctive buildings embracing a central park, providing quality park-side living with a mix of 1-3 bed apartments, townhouses and penthouses
- Slick glass facades up to 40 storeys high
- High specification interiors and hotel style amenities, 24-hour concierge, beautifully designed boutique lobby, private gym and private dining
- 5-min walk to Manchester Victoria Station
- Around one of the biggest green spaces in Manchester city centre
- Neighbouring the most inspiring, eclectic and creative areas of the city, NOMA and the Northern Quarter

MAJOR PROJECTS

London, the United Kingdom

**Project Name:** Hornsey Townhall**Development Address:**

Hornsey Town Hall, The Broadway, Crouch End

District: Haringey, London**Property Website:** www.hornsey-townhall.co.uk**Approximate Saleable Floor Area (sq. ft.):** 107,000**Number of Residential Units:** 135**Launch Time:** FY2019**Expected Completion:** FY2021**Building Floors:** 7**Geographical Environment:**

Located in the heart of Crouch End, this iconic art deco building with its landscaped town hall square is positioned around the Town Hall Square. It is adjacent to shops and restaurants on a busy high street with good transport links to Central London

Project Highlight:

- Grade II listed historic Town Hall and Broadway Annex
- 67 room hotel run by Dorsett
- Three new residential buildings encompassing a range of studio, 1,2 & 3 bedroom homes
- Landscaped public square with new courtyards and gardens
- Arts centre and event space for world class performances
- Co-working, office and flexible workspaces
- Restaurants, cafes and a rooftop bar
- 24-hour concierge and security

MAJOR PROJECTS

Manchester, the United Kingdom



Project Name: Northern Gateway

District: New Cross, Lower Irk Valley and Collyhurst, Manchester

Approximate Saleable Floor Area (sq. ft.): 2,164,000*

Number of Residential Units: more than 15,000

Project Status: under master planning

Geographical Environment:

- The vision is to create a series of distinct yet clearly connected communities making the most of the area's natural resources including the River Irk and its location close to the city centre;
- Unlock the residential potential of more than 390 acres of land that sweeps north from Victoria Station taking in the neighbourhoods of New Cross, the Lower Irk Valley and Collyhurst.

Project Highlight:

More than 15,000 new homes over the next decade with an emphasis on design quality and sustainability, open space and green walking and cycling routes.

* Approximate saleable residential floor areas may vary subject to master planning.