

# MAJOR PROJECTS

## Gold Coast, Australia



### Project Name: The Star Residences (Tower 1)

#### Development Address:

1 Casino Dr, Broadbeach, QLD 4218

**District:** Broadbeach Island, Broadbeach Gold Coast

**Property Website:** [www.thestarresidences.com.au](http://www.thestarresidences.com.au)

**Approximate Saleable Floor Area (sq. ft.):** 295,000

**Number of Residential Units:** 423

**Number of Hotel Rooms:** 316 (Dorsett Hotel)

**Expected Completion:** FY2022

**Building Floors (including retail area):** 53 levels

### 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

## Gold Coast, Australia

E P S I L O N  
THE STAR RESIDENCES  
GOLD COAST

**Project Name: The Star Residence – Epsilon (Tower 2)****Development Address:**

1 Casino Dr, Broadbeach, QLD 4218

**District:** Broadbeach Island, Broadbeach Gold Coast

**Property Website:** [www.thestarresidences.com.au](http://www.thestarresidences.com.au)

**Approximate Saleable Floor Area (Sq. ft.):** 327,000

**Number of Residential Units:** 457

**Number of Hotel Rooms:** 276

**Expected Launch Time:** FY2020

**Expected Completion:** FY2023

**Building Floors (Include Retail Area):** 64

**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.

**Project Highlight:**

Stage 2 of a masterplan and integrated resort inclusive of restaurants, bars, hotels, theatre, gym, pools, spa etc.

**Residential Amenities:**

- 23.5m lap pool and poolside lounge areas/spa
- Outdoor BBQ, dining areas and kids' club play areas
- Steam room, sauna and gymnasium
- Casual and private dining area
- Yoga and stretch-down areas
- Private bar and lounge
- Dining and theatre

## MAJOR PROJECTS

## Perth, Australia

**Project Name: Perth Hub****Development Address:**

600 Wellington Street, Perth WA 6000

**District:** Central Business District, Perth**Property Website:** [www.perth-hub.com.au](http://www.perth-hub.com.au)**Approximate Saleable Floor Area (Sq. ft.):** 230,000**Approximate Net Lettable Floor Area (Sq. ft.):** 7,500**Number of Residential Units:** 314**Number of Hotel Rooms:** 263 (Dorsett Hotel)**Expected Completion:** FY2022**Building Floors (Include Retail Area):** 30 levels**Geographical environment:**

- Perth Hub is one of Australia's most exciting regeneration projects made possible by approximately AUD1.1 billion of government funding. The project will reconnect the CBD with Northbridge and Chinatown for the first time in more than 100 years. The area, once just a network of bus and train connections, will become an exciting new destination with housing, shops, restaurants, offices and more;
- Perth Hub is bookended by two new important public assets, Perth Arena and Yagan Square. Sinking the rail line and Wellington Street Bus Station will create a 13.5 hectare precinct with a wealth of exciting new development possibilities. When Perth Hub is complete, there will be a mix of apartments, offices, shops, restaurants, services and entertainment. The project will create a new inner city neighbourhood, showcasing Perth's unique lifestyle and character;
- Perth Hub will consist of an apartment tower and Dorsett Hotel. The ground floor will consist of active hospitality venues such as bars, restaurants and cafés.



## MAJOR PROJECTS

## Melbourne, Australia

*The Residences at*  
**WEST SIDE PLACE**  
by East Conventions

**Project Name:** West Side Place**Development Address:** 250 Spencer Street**District:** Central Business District, Melbourne**Property Website:** [www.westsideplace.com.au](http://www.westsideplace.com.au)**Approximate Saleable Floor Area (sq. ft.):** 2,217,000**Approximate Net Lettable Floor Area (sq. ft.):** 69,300**Number of Hotel Rooms:** 257 rooms (Ritz – Carlton hotel)  
316 rooms (Dorsett hotel)**Number of Residential Units:** 2,895**Expected Completion:** Towers 1 and 2: FY2021  
Tower 3: FY2022  
Tower 4: FY2023**Building Floors (including retail area and roof)**Tower 1: 82 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, 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 82 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 316 rooms, retail components and other facility components
- Towers 1 and 2 with approximately 1,400 apartments were launched in June 2016
- Tower 3 with 684 apartments was launched in May 2018
- Tower 4 with 835 apartments was launched in June 2017

## MAJOR PROJECTS

### Brisbane, Australia



#### Project Name: Queen's Wharf

**Development Address:** Queen's Wharf

**District:** Central Business District, Brisbane

**Property Website:** [www.destinationbrisbaneconsortium.com.au](http://www.destinationbrisbaneconsortium.com.au)

**Approximate Saleable Floor Area (sq. ft.):** 1,575,000

#### Number of Residential Units:

Towers 4, 5 and 6: approximately 2,000

#### Number of Hotel Rooms:

4 hotels with approximately 900 rooms

**Expected Launch Time:** Tower 4: FY2020

Towers 5 and 6: Planning

**Expected Completion:** Tower 4: FY2022

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 project, 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 the '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

**Project Name: Royal Riverside****Development Address:**

Yuhao 1 Jie, Li Wan District, Guangzhou

**District:** Guangzhou Li Wan District**Property Website:** [www.royalriverside.com](http://www.royalriverside.com)**Approximate Saleable Floor Area (sq. ft.):** 692,000**Number of Residential Units:** 607**Completion:** FY2019**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 in Guangzhou.

**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](http://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)

**Expected Completion:** FY2020

**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](http://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**Completion:** FY2019**Building Floors (including retail area):** 6**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 2019 will 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:

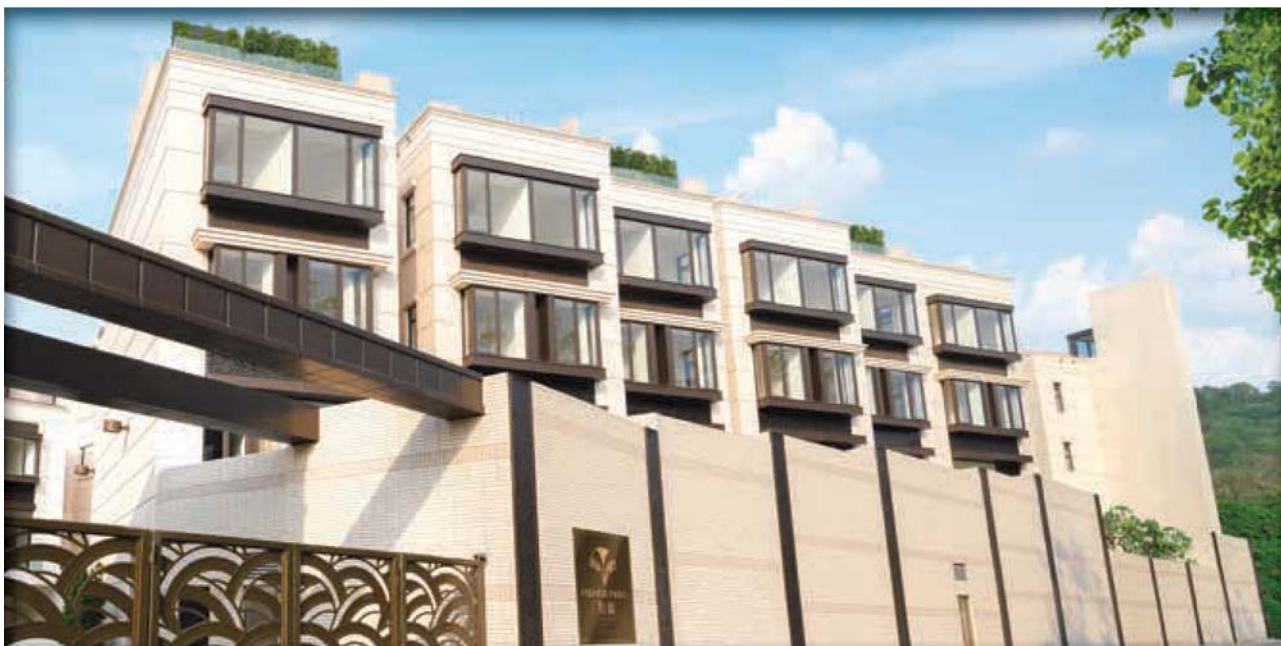
- Outdoor swimming pool
- Marin Point Banquet Hall
- Gym rooms
- Activity rooms
- Children’s playground
- Study and leisure rooms
- Recreational rooms
- Game rooms



## MAJOR PROJECTS



## Hong Kong, China

**Project Name: Manor Parc****Development Address:**

3 Tan Kwai Tsuen Lane

**District:** Tong Yan San Tsuen, Yuen Long**Property Website:** [www.manorparc.com.hk](http://www.manorparc.com.hk)**Approximate Saleable Floor Area (sq. ft.):**

50,000

**Number of Residential Units:** 24**Completion:** FY2019**Geographical Environment:**

Favorable description on location, facilities, school, transportation, hospital and restaurant

- Located in the strategic position of the right hand side of China's targeted development Guangdong-Hong Kong-Macao Greater Bay Area. It will benefit from its synergy and be connected with strategic infrastructure projects of multi-billion dollars. The site connects Shenzhen Port, Lantau Island new development hub as well as Pearl River Delta Region, becoming the "regional economic and entertainment hub" of the Northwest New Territories;
- Located between Hung Shui Kiu Development Area (under planning) and Yuen Long South Development Area (under planning), which are the two main development regions and economic and trade core areas. It has a vantage geographical position of locating between Hong Kong and Greater Bay Area, which would be the centers for creating further economic growth;
- Adjoining the planned Hung Shui Kiu Station of West Rail as well as the prevailing Light Rail railway and highway networks, it will be easy to travel to and from the urban areas, airport, Hong Kong-Zhuhai-Macau Bridge or the Mainland.

**Project Highlight:**

- The design concept derives from combining the trendy and classic of architectural aesthetics into the design of building. The chosen materials of engraved entrance gate as well as the stone and building materials of the project are all the works of famous architects, showing the full magnificent details. 24 towers are constructed on a side-by-side basis that enhancing visual permeability. Meticulous attention to every detail, the design is exquisite in taste.
- In addition to spacious indoor area, some of the houses are composed of terrace and rooftop which are sufficient for family members to enjoy blessedness of home life.
- Each house is featured with two proprietary parking spaces and luxurious garages. Some of the houses comprise indoor exclusive elevator leading directly to each of its floor and rooftop.
- Featuring with a dedicated clubhouse and private area for various kinds of activities, this splendid building will provide occupants with comfortable and leisure lifestyle.

## MAJOR PROJECTS

## Hong Kong, China

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

28 Mei Tin Road

**District:** Sha Tin**Property Website:** [www.thegarrison.com.hk](http://www.thegarrison.com.hk)**Approximate Saleable Floor Area (sq. ft.):** 29,000**Approximate Net Lettable Floor Area (sq. ft.):** 5,100**Number of Residential Units:** 118**Expected Completion:** FY2020**Building Floors (including retail area):** 23**Project Highlight:**

Located in a prime location in the centre of Tai Wai, The Garrison 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

ARTSIA

**Project Name:** Artra**Development Address:** 10 Alexandra View**District:** Central Business District**Property Website:** [www.artra.sg](http://www.artra.sg)**Approximate Saleable Floor Area (sq. ft.):** 409,000**Approximate Net Lettable Floor Area (sq. ft.):** 21,500**Number of Residential Units:** 400**Expected Completion:** FY2021**Building Floors (including retail area):**

44 storeys with 2 levels of basement car park

**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 this project.



## MAJOR PROJECTS



## London, the United Kingdom

**Project Name:** Hornsey Town Hall**Development Address:**

Hornsey Town Hall, The Broadway, Crouch End

**District:** Haringey, London**Property Website:** [www.hornsey-townhall.co.uk](http://www.hornsey-townhall.co.uk)**Approximate Saleable Floor Area (sq. ft.):** 108,000**Number of Residential Units:** 135**Number of Hotel Rooms:** 68**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
- 68 room hotel
- 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

London, the United Kingdom



**Project Name:** Consort Place

**Development Address:**  
50 Marsh Wall, 63-69, 68-70 & 74 Manilla Street, London

**District:** Canary Wharf, London

**Approximate Saleable Floor Area (sq. ft.):** 390,000

**Approximate Net Lettable Floor Area (sq. ft.):** 6,700

**Number of Residential Units:**  
509 (private residential)

**Number of Hotel Rooms:** 231 (Dorsett Hotel)

**Expected Launch Time:** FY2020

**Expected Completion:** FY2023

**Building Floors (including retail area):**  
Two high rise towers (65 storeys and 35 storeys)

**Geographical Environment:**

Located in the Canary Wharf area in London, Consort Place is a mixed-use development. The availability of local transport, underground, buses and Crossrail (starting 2020), make Consort Place easily accessible from various London prime locations.

**Project Highlight:**

- Two slender high rise towers with 634 apartments (including 125 affordable housing apartments)
- Stunning views across London city and beyond
- Close proximity to London's financial centre
- Dorsett Hotel with 231 rooms
- State-of-the-art facilities to include gym vitality pool, multi use media room and sky lounge
- 24-hour concierge and security
- Health centre, café and restaurants
- Children's play space and new public realm
- Historic 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](http://www.meadowside-manchester.com)**Approximate Saleable Floor Area (sq. ft.):** 558,000**Number of Residential Units:** 756**Launch/Expected Launch Time:** Plots 2 and 3: FY2018  
Plot 4: Planning  
Plot 5: FY2019**Expected Completion:** Plot 2: FY2021  
Plot 4: Planning  
Plot 5: FY2021**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

### Manchester, the United Kingdom


**Project Name:** Northern Gateway

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

**Approximate Saleable Floor Area (sq. ft.):** 1,645,000\*

**Number of Residential Units:** more than 15,000

**Project Status:** obtained master planning in FY2019

**Expected Launch Time:**

- Addington Street: FY2020
- Victoria Riverside: FY2021
- Others: Planning

**Expected Completion:** 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.