

FOR IMMEDIATE RELEASE

Shun Tak, Hongkong Land Proudly Unveil One Central Macau Retail Complex

*Exclusive shopping centre in the heart of Macau now completed,
set to become city's #1 luxury shopping destination*

Hong Kong and Macau, 6th December 2009—Shun Tak Holdings Limited (“Shun Tak”) and Hongkong Land Limited (“Hongkong Land”), two of Hong Kong’s leading property developers, today proudly announced the Grand Opening of One Central Macau, a groundbreaking mixed-used project for the city combining luxury residential, hotel, serviced apartment and retail facilities on a sprawling waterfront site in the scenic Nape Area.

Today’s grand opening launched a new era in Macau’s shopping scene as international brands opened the doors to their luxury duplex and triplex shops, all of which provide discerning shoppers in Macau with the same convenience and quality they have come to expect from CENTRAL in Hong Kong and other fashion capitals such as New York and Paris. The list of tenants at One Central Macau includes brands like Louis Vuitton, Hermès, Gucci, Fendi, Ermenegildo Zegna, Dolce & Gabbana, Dior, Cartier, Bvlgari and Burberry, among many others. Many have opened their first, largest or flagship stores in the 400,000-square-foot, three-level shopping mall.

The 200,000-square-foot site is uniquely positioned in the heart of the city on Nam Van Lake. With a full panoramic view of the waterfront, One Central Macau comprises seven residential blocks of 32 to 38 storeys each as well as an iconic tower designed by world-famous architect Kohn Pedersen Fox, which houses the Mandarin Oriental, Macau and the most unique serviced apartments in the city.

In addition to the architecturally innovative mall’s prime waterfront location and impeccable list of tenants, One Central Macau is also directly linked to the MGM GRAND Macau, already an award-winning lifestyle destination. Together, One Central Macau and the MGM GRAND Macau will serve as an exciting, upscale entertainment hub in this evolving gaming paradise.

Speaking about the development, Ms Pansy Ho, Managing Director of Shun Tak, said, “The completion and grand opening of this fabulous project marks a milestone in Macau and a significant step forward in realising Shun Tak’s vision of contributing significantly to the development of Macau. One Central Macau has been a success from its conception through its opening, combining Shun Tak’s 40 years of experience and knowledge, Hongkong Land’s expertise in retail, and our mutual desire to make One Central Macau one of the premier destinations in the city for luxury and lifestyle experiences on an international level.”

Mr. Y K Pang, Chief Executive of Hongkong Land, said, “Through our partnership with Shun Tak in bringing One Central Macau to life, we were able to leverage a track record of success in developing unique, luxury shopping experiences for consumers that demand the highest level of quality. When embarking on this project, we were committed to re-creating the shopping experience found in Hong Kong here in Macau, and with such eager response from the most prestigious international brands, we can say today without hesitation that we have realised this dream.”

Open just in time for the holiday season, One Central Macau will offer shoppers the ultimate retail and lifestyle experience, with access to entertainment, fine dining, upscale residential buildings, the Mandarin Oriental Hotel and Serviced Apartments, and leading lifestyle and gaming destination MGM GRAND Macau.

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About Shun Tak Holdings Limited

Shun Tak is a leading listed conglomerate, with core businesses in the property, hospitality, transportation and investments. It has a successful proven track record in the property markets in Hong Kong and Macau and currently owns one of the largest land bank in Macau among listed companies in Hong Kong. Traditionally, Shun Tak has established a strong presence in Macau with substantial direct and indirect investments in the transportation, gaming and hospitality industries. Shun Tak was a pioneer in top-tier hotel services in Macau through its investments in Mandarin Oriental Macau and Westin Resort Macau. Macau Tower Convention & Entertainment Centre, managed by Shun Tak, is an established landmark in Macau. Shun Tak has the largest fleet of high speed passenger ferries in Asia operating in its established air-sea multi-modal transportation network within the Pearl River Delta to complement Macau’s vibrant development. Shun Tak’s shares are listed on the Hong Kong Stock Exchange.

About Hongkong Land

Hongkong Land is one of Asia’s leading property investment, management and development groups. Founded in Hong Kong in 1889, the Group has interests across the region. Hongkong Land’s business is built on partnership, integrity and excellence.

In Hong Kong, the Group owns and manages some five million sq. ft of prime commercial space that defines the heart of the Central Business District. In Singapore, it is helping to create the city-state’s new Central Business District with the expansion of its joint venture portfolio of new developments. Hongkong Land’s properties in these and other Asian centres are recognised as market leaders and house the world’s foremost financial, business and luxury retail names.

Hongkong Land also develops premium residential properties in a number of cities in the region, not least in Singapore where its 77%-owned listed affiliate, MCL Land, is a



significant developer.

Hongkong Land Holdings Limited is incorporated in Bermuda. Its primary listing is in London, and its shares are also listed in Bermuda and Singapore. The Group's assets and investments are managed from Hong Kong by Hongkong Land Limited. Hongkong Land is a member of the Jardine Matheson Group.

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