



Press Release

THE HUB Developed by Shui On Land Wins 2020 ULI Asia Pacific Awards for Excellence

(September 2, 2020) Shui On Land Limited (Stock Code: 272) today announced that THE HUB has stood out among worldwide real estate projects, and won the 2020 ULI Asia Pacific Awards for Excellence presented by the international organization Urban Land Institute (ULI). The ULI awards, acknowledged as one of the most prestigious awards in the real estate industry, are designed to recognize and reward excellent diversified land use practices in the Asia-Pacific region. THE HUB's winning the awards demonstrates that the project is developed in a forward-looking and sustainable way that meets the needs of community development and fuels regional economic prosperity. This is another time that Shui On Land's projects have won ULI awards, following the Knowledge and Innovation Community (KIC) in Shanghai and Foshan Lingnan Tiandi winning the 2019 ULI Global Awards for Excellence and the 2019 ULI Asia Pacific Awards for Excellence.

Ms. Stephanie B. Y. Lo, Executive Director of Shui On Land, said, "Shui On Land has always been committed to developing creative solutions for the development and renovation of Chinese cities. The core philosophy of our development projects is being people-oriented, reshaping their living environments and spatial experiences, and at the same time focusing on creating sustainable and multi-functional communities based on the needs of urban and regional development. As Shanghai's gateway to the Yangtze River Delta and even East Asia, THE HUB plays a key role in promoting regional development, and its winning the ULI Asia Pacific Awards for Excellence is another authoritative recognition of our master planning, and development and operation capabilities. This honor will motivate us to continue to develop sustainable, smart and human centric urban communities to cater to the future generations, drive the industry forward, and bring more contributions to the development, construction and renovation of Chinese cities."

ULI is committed to recognizing excellent cases and best practices in land use and sustainable communities, and its Global Awards for Excellence and Asia Pacific Awards for Excellence are among the most prestigious awards programs in the real estate industry. This year, thirteen outstanding real estate development projects from across the Asia Pacific region (including Mainland China, Hong Kong SAR, Australia, Japan, Singapore, New Zealand and India) have been selected as winners of 2020 ULI Asia Pacific Awards for Excellence. All the winners have demonstrated their excellence not only in architectural design but in a wide range of areas, including project planning, the implementation and management capabilities, responsiveness to community needs, contribution to the community, environmental protection and improvement, marketplace acceptance, and financial operation. They have also demonstrated their forward-looking approach to development and design. THE HUB has been automatically shortlisted for the 2021 ULI Global Awards for Excellence.

Located in the core area of the Hongqiao Central Business District in West Shanghai and adjacent to the Hongqiao transportation hub, THE HUB is the only commercial complex



directly connected to Hongqiao High-speed Railway Station as well as Shui On Land's first "urban transportation hub" project. It covers an area of 62,000 square meters, with a gross floor area of about 380,000 square meters. In adherence with Shui On Land's philosophy of "integrating live, work, recreation and leisure" and its innovative brand positioning, THE HUB has been built to comprise a shopping mall, Xintiandi commercial zone, offices, a performance center and a hotel, and is designed to become the "first stop" and the "last stop" in Shanghai, serving the 75 million population living within an hour's reach via high speed rail. With the unique and perfect integration of shopping, recreation, dining, performance and public spaces through multi-level connections, THE HUB has grown steadily over the years to become a popular location attracting leading companies in various industries to site their regional headquarters and branches, including Fortune 500 companies like Roche Diagnostics and Shell that have respectively established their Greater China Headquarters and Downstream Business Headquarters in here. The success of THE HUB has also significantly catalyzed the development of Hongqiao CBD.

THE HUB is also built in a way that follows Shui On Land's consistent focus on community well-being and sustainable development. Therefore, a green building goal has been explicitly stated at the beginning of the construction, which requires to create a healthy and efficient space across the whole process of project planning, design, construction and operation management. As a result, THE HUB becomes a pioneer in Hongqiao CBD's "green and low-carbon" future.

In 2020, Shui On Land starts to adopt a new "5C" sustainable development strategy: Clean, Culture, Community, Care and Corporate Governance, which reflects our determination to extend and enhance the sustainable development goal. Over the years, Shui On Land's projects have won numerous awards in this regard. Shanghai Xintiandi Community is the first community in the world winning the "WELL CERTIFIED SILVER" award presented by IWBI. In addition, six projects of Shui On Land have been awarded LEED for Neighborhood Development Stage 2 Gold-level certification, and they are Taipingqiao, Rui Hong Xin Cheng, KIC, Wuhan Tiandi, Foshan Lingnan Tiandi, and Chongqing Tiandi. These achievements demonstrate the high-standards and sustainability of our green projects.

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About Shui On Land Headquartered in Shanghai, Shui On Land (Stock Code: 272) is a leading commercial property focused developer, owner and asset manager in China. It has a proven track record in developing large scale, mixed-use, sustainable communities, and is the flagship property development company of the Shui On Group. As of 30 June 2020, the Company has 11 projects in various stages of development and 2 projects under management in prime locations of major cities, with a landbank of 9.0 million sq.m. (6.8 million sq.m. of leasable and saleable GFA, and 2.2 million sq.m. of clubhouses, car parking spaces and other facilities). It is also one of the largest private commercial property owner and manager in Shanghai, with a total portfolio of 1.68 million sq.m. of office and retail premises, including its flagship Shanghai Xintiandi, which is currently under its management.



The Company was listed on the Hong Kong Stock Exchange on October 4, 2006, being the largest Chinese real estate enterprise listed that year. Shui On Land is a constituent stock of the Hang Seng Composite Index, HSCI Composite Industry Index - Properties & Construction, Hang Seng Composite LargeCap & MidCap Indices as well as the Hang Seng Stock Connect HK Index.

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