

China Property Market Watch 中国房地产市场观察

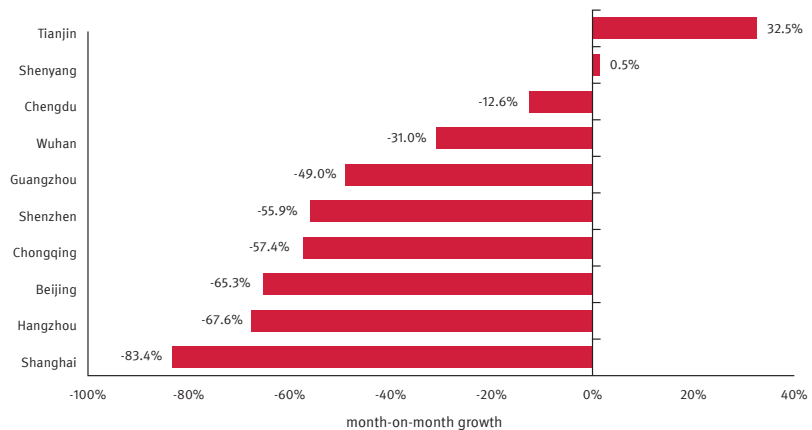
MARCH 2011 二零一一年三月



MARKET HIGHLIGHTS

Market consolidates during Chinese New Year with new tightening policies

Chart 1
Primary residential transacted area month-on-month change (February 2011)



In February 2011, the total area of primary residential sales transactions in most of the ten major Mainland cities fell significantly from January. This was due to the impact of the new round of government regulatory policies, alongside the Chinese New Year holiday. However, new-home prices—adjusted by differences in property type, location, fittings and whether they were presale or completed units—remained stable and dropped only 0.1% from January, the first month-on-month decline since August 2010.

The State Council introduced the third round of tightening measures at the end of January 2011, after having implemented the first and second rounds in April and September 2010 respectively. The latest policies reinforce the previous measures, which included the tightening of credit control and increasing both housing supply and the construction of affordable housing. However, the new round of regulations focuses on restricting home purchases and mortgages, aiming to curb investment demand for Mainland homes. The new measures had an immediate impact on primary transaction volumes: eight of the ten major cities saw significant month-on-month declines in the total transacted area of primary homes. Shanghai saw the biggest fall (-83.4%), followed by Hangzhou and Beijing (-67.6% and -65.3% respectively), while Chongqing and Shenzhen also recorded drops of over 50% (-57.4% and -55.9% respectively). Only Tianjin and Shenyang saw month-on-month growth (32.5% and 0.5% respectively) as home-purchase restrictions were implemented later in these cities.

The new measures have yet to have significant impact on transaction prices. Only Beijing, Tianjin and Chengdu registered month-on-month drops of 2–4% in adjusted primary home prices, while in other Mainland cities, prices continued to rise or remained stable. Moreover, on a year-on-year basis, all ten cities recorded significant growth in transaction prices. Hangzhou and Beijing outperformed with the strongest gains (55.9% and 42.0% respectively), while other cities also registered price increases of over 10%.

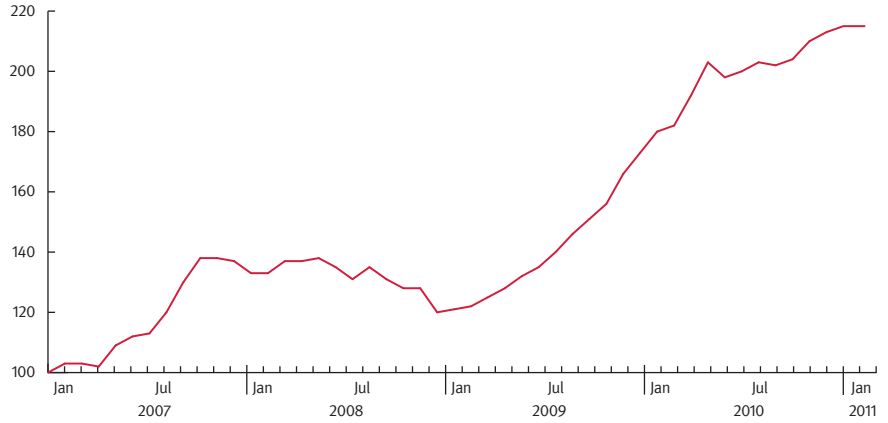
Meanwhile, the government has put more emphasis on the implementation of new policies at provincial levels. Aside from Chongqing, home-purchase restrictions have been introduced in 34 major Mainland cities, with those in first-tier cities such as Beijing, Shanghai and Guangzhou being even more strictly implemented. The policies generally restrict home purchases and mortgages for non-local homebuyers and local residents who already own homes. During the recent National People’s Congress and Chinese People’s Political Consultative Conference, which formulate the future policy direction of China, the central government reiterated its strong determination to curb the property market.

With stricter implementation and the wider scope of the latest round of tightening measures, property markets in Mainland cities are expected to enter a period of consolidation and the transaction volumes of primary homes are expected to shrink further. However, as developers are expected to slow the launch of new projects amid an inactive primary property market and the government’s massive plans to construct affordable housing have yet to go live, residential supply is expected to remain limited and home prices stable in the short term.

In February 2011, the total area of primary residential sales transactions in most of the ten major Mainland cities fell significantly from January. This was due to the impact of the new round of government regulatory policies, alongside the Chinese New Year holiday.

The average price of new homes in ten major Mainland cities—taking into account differences in property type, location, fittings and whether they were presale or completed units—fell 0.1% in February, from January.

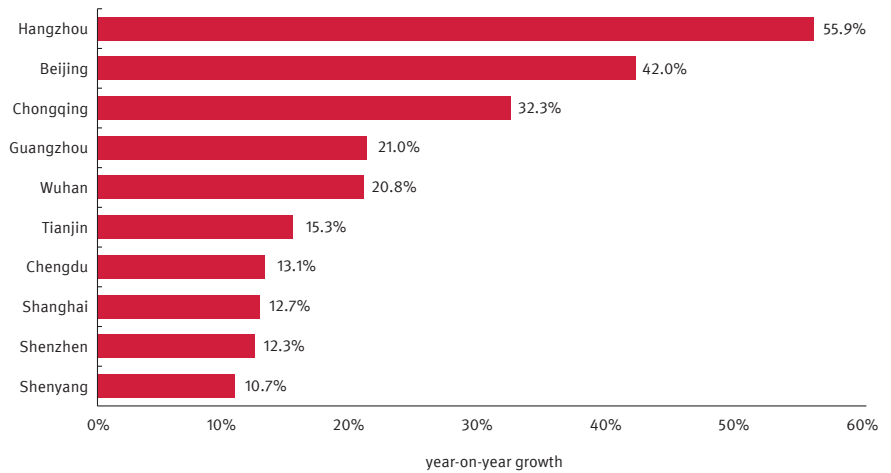
Chart 2
Primary residential price trend (ten major cities)
2007 Jan = 100



Note: The ten major cities are Beijing, Tianjin, Shenyang, Shanghai, Hangzhou, Wuhan, Guangzhou, Shenzhen, Chongqing and Chengdu. The home prices of these cities have been adjusted to take into account differences in property type, location, fittings and whether they were presale or completed units.

All ten key Mainland cities showed year-on-year growth in adjusted new-home prices in February 2011, with Hangzhou witnessing the largest increase (55.9%), followed by Beijing (42.0%) and Chongqing (32.3%).

Chart 3
Year-on-year price change in primary residential property (February 2011)



Beijing led all Mainland cities in suburban and city-wide primary residential prices, but prices in its urban areas were still lower than those in Shanghai.

Table 4

Average per-sq-m prices of primary residential property (February 2011)

City	Urban area (RMB per sq m)	Suburban area (RMB per sq m)	City-wide (RMB per sq m)
Beijing	29,434	19,327	24,794
Tianjin	14,205	7,932	8,663
Shenyang	7,192	5,724	6,369
Shanghai	38,413	18,186	21,374
Hangzhou	27,507	15,959	18,876
Wuhan	8,942	5,811	6,801
Guangzhou	23,682	10,009	12,047
Shenzhen	20,898	-	20,898
Chongqing	7,619	5,231	7,211
Chengdu	8,699	5,793	6,842
Average	18,536	10,115	13,214

Note: The average prices are unadjusted by property attributes.

Per-unit primary residential prices in urban areas were the highest in Shanghai, while in suburban areas, prices were the highest in Beijing.

Table 5

Average unit prices of primary residential property (February 2011)

City	Urban area (RMB million)	Suburban area (RMB million)	City-wide (RMB million)
Beijing	3.28	2.01	2.67
Tianjin	1.44	0.85	0.93
Shenyang	0.62	0.56	0.59
Shanghai	4.72	1.94	2.33
Hangzhou	3.21	1.90	2.24
Wuhan	0.90	0.60	0.70
Guangzhou	2.78	1.23	1.47
Shenzhen	1.85	-	1.85
Chongqing	0.71	0.47	0.67
Chengdu	0.84	0.61	0.70
Average	2.05	1.07	1.39

Note: Price per unit is generated by dividing total sales consideration by the total number of transacted units (unadjusted by property attributes).

Most of the ten cities witnessed month-on-month falls in transacted areas of primary homes, with Shanghai recording the sharpest decline (-83.4%).

Table 6
Total transacted area of primary residential property (February 2011)

City	Transacted area (thousand sq m)	Month-on-month growth (%)	Year-on-year growth (%)
Beijing	427.3	-65.3%	-40.0%
Tianjin	1,369.3	32.5%	255.8%
Shenyang	1,209.4	0.5%	226.1%
Shanghai	174.7	-83.4%	-46.7%
Hangzhou	249.9	-67.6%	157.3%
Wuhan	441.4	-31.0%	55.2%
Guangzhou	535.8	-49.0%	39.2%
Shenzhen	153.6	-55.9%	71.1%
Chongqing	553.5	-57.4%	-13.8%
Chengdu	2,299.2	-12.6%	128.5%
Total	7,414.1	-34.1%	72.4%

In February 2011, Beijing outperformed all other Mainland cities in the number of sales of new luxury homes valued at RMB5 million or above (391 units), followed by Hangzhou (203 units). Shanghai recorded a substantial month-on-month fall in sales of equivalent homes (101 units).

Table 7
Number of primary residential units sold by price range (February 2011)

City	Price range (RMB million per unit)				
	< 1.0	1.0-<2.0	2.0-<3.0	3.0-<5.0	≥ 5.0
Beijing	761	1,575	627	608	391
Tianjin	9,564	2,322	462	306	175
Shenyang	11,544	1,210	131	173	44
Shanghai	185	899	297	120	101
Hangzhou	267	716	638	284	203
Wuhan	3,611	587	67	15	5
Guangzhou	2,382	1,206	365	291	148
Shenzhen	351	996	189	128	70
Chongqing	5,112	707	103	37	32
Chengdu	19,887	2,188	250	156	104

Aside from Hangzhou (0.5%), all major Mainland cities recorded month-on-month falls in unsold inventory of new homes in February 2011, with Shenyang recording the largest decline (-11.5%).

Table 8

Total floor area of primary residential property available for sale (February 2011)

City	Available inventory (million sq m)	Month-on-month growth (%)	Year-on-year growth (%)
Beijing	10.0	-2.1%	-8.8%
Tianjin	7.9	-2.9%	8.0%
Shanghai	5.9	-8.1%	21.5%
Hangzhou	3.2	0.5%	54.2%
Guangzhou	5.9	-4.0%	46.0%
Shenzhen	4.5	-1.4%	16.6%
Chongqing	4.5	-4.3%	-29.4%
Chengdu	4.3	-6.0%	23.3%
Shenyang	9.3	-11.5%	-0.6%
Wuhan	14.2	-1.4%	10.4%
Total	69.5	-4.3%	6.9%

In February 2011, the average price of new offices in Shanghai—RMB33,987 per sq m—surpassed that of Shenzhen to become the highest among the ten key cities.

Table 9

Sales of primary offices in urban areas (February 2011)

City	Transacted area ('000 sq m)	Total consideration (RMB million)	Price (RMB per sq m)
Beijing	67.5	1,370	20,299
Tianjin	3.6	50	13,695
Shenyang	15.8	184	11,665
Shanghai	32.3	1,097	33,987
Hangzhou	12.3	265	21,595
Wuhan	2.3	14	6,094
Guangzhou	7.0	148	21,224
Shenzhen	8.5	222	26,238
Chongqing	4.0	57	14,279
Chengdu	70.1	683	9,745

The delineation of urban and suburban districts in each city makes inter-city price comparison more worthwhile.

Table 10
Urban and suburban areas of ten major Chinese cities

City	Urban areas	Suburban areas
Beijing	Dongcheng, Chaoyang, Xicheng, Xuanwu, Fengtai, Congwen, Haidian, Shijingshan	Fangshan, Mentougou, Tongzhou, Shunyi, Changping, Daxing, Huairou, Pinggu
Tianjin	Heping, Hedong, Hexi, Nankai, Hebei, Hongqiao	Xiqing, Dongli, Jinnan, Beichen, Wuqing, Baodi
Shenyang	Shenhe, Heping, Huanggu, Dadong, Tiexi New District	Sujiatun, Dongling, Shenbei New District, Yuhong New District
Shanghai	Huangpu, Luwan, Xuhui, Changning, Zhabei, Yangpu, Hongkou, Pudong New Area, Jing'an, Putuo	Baoshan, Chongming, Fengxian, Jiading, Jinshan, Minhang, Nanhui, Qingpu, Songjiang
Hangzhou	Shangcheng, Xiacheng, Xihu, Gongshu, Jiang'gan	Binjiang, Xiasha, Yuhang, Zhijiang Development Zone
Wuhan	Jiang'an, Jianghan, Qiaokou, Hanyang, Wuchang, Qingshan, Hongshan	Dongxihu, Hannan, Caidian, Jiangxia, Xinzhou, Huangpi
Guangzhou	Yuexiu, Liwan, Tianhe, Haizhu	Baiyun, Songhua, Panyu, Huadu, Huangpu, Luogang, Nansha, Zengcheng
Shenzhen	Luohu, Futian, Nanshan, Yantian, Longjiang	-
Chongqing	Dadukou, Jiangbei, Jiulongpo, Nanan, Shapingba, Yubei, Yuzhong	Banan, Beibei, Changshou, Hechuan, Jiangjin, Wanzhou
Chengdu	Jinjiang, Qingyang, Jinniu, Wuhou, Chenghua	Longquanyi, Wenjiang, Qingbaijiang, Xindu, Shuangliu, Pixian

We have access to a unique database covering the market data of 35 Mainland cities, with the potential of expanding to 100 cities.

Bringing clarity to China's property market

China has the world's largest housing market, and investors—both foreign and local—have immense interest in this thriving sector. In 2009, an estimated 8.5 million new homes were sold across Mainland China, compared with only 373,000 in the US. The real estate sector accounted for 22.2% of China's RMB19.3-trillion fixed asset investments last year. Meanwhile, foreign direct investment (FDI) in China's real estate sector amounted to USD16.8 billion in 2009, accounting for 17.9% of the country's total inbound FDI.

Despite the importance of this sector, there is much misunderstanding about China's property market, due to a lack of consistent statistics. For example, inter-city price comparison is not always worthwhile, as some cities mix the data of subsidised housing with private housing statistics, while others do not. The fact that cities expand their boundaries and include additional suburbs in their jurisdictions at different rates has made the issue even more complex.

Against this backdrop, international property consultancy Knight Frank and China-based property consultancy Holdways have formed an alliance to fill the gap in accurate statistical data and bring clarity to China's property market. We have access to a unique database covering the market data of 35 Mainland cities, with the potential of expanding to 100 cities. We are committed to applying our expertise in property research and analysis to organise and present the data in a consistent and concise way.

This report is the first step towards achieving this goal. It covers the primary-market data of China's ten most important cities, spanning the Bohai Rim region in the north; the Yangtze River Delta in the east; the Pearl River Delta in the south; and the western regions. To facilitate worthwhile inter-city comparison, some data, such as the average price of new home sales in the private market, have been reorganised to cover only key urban areas, with the delineation of urban and suburban districts in each city clearly stated in Table 10.

Please feel free to contact us if you require more specific information about China's property market.

About Holdways

Beijing Holdways Information & Technology Co Ltd (hereinafter referred to as Holdways), founded by the China National Real Estate Development Group Corporation, was one of the first property information and consultancy service providers in China.

With comprehensive property and finance databases and strong market research and analytical power, and staffed by qualified and experienced professionals, Holdways provides real estate intelligence, market research, competitor analysis and strategic consultancy services to both domestic and international companies.

About Knight Frank

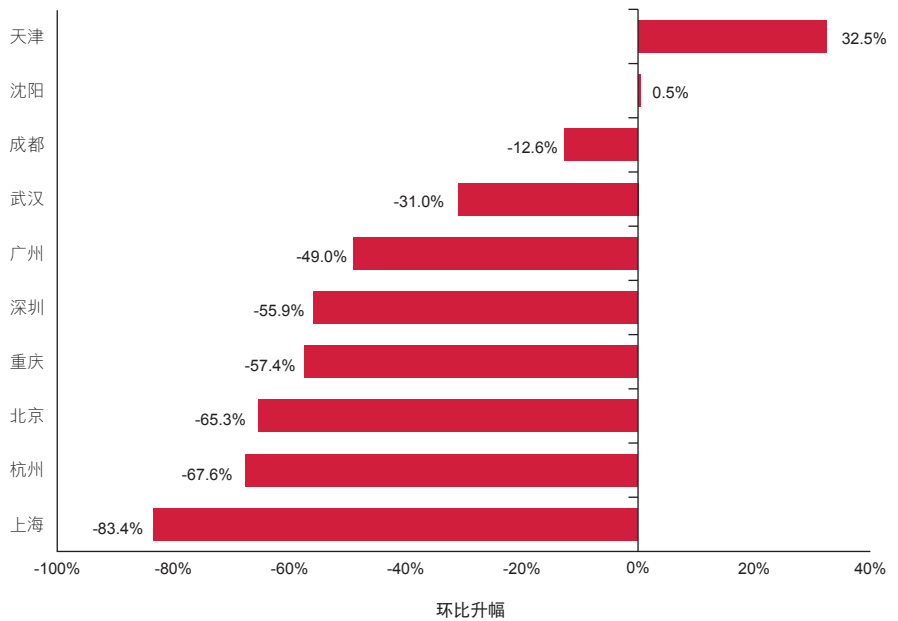
Knight Frank LLP is the leading independent global property consultancy. Headquartered in London, Knight Frank and its New York-based global partner, Newmark Knight Frank, operate 209 offices in 47 countries across six continents. More than 6,840 professionals handle in excess of US\$755 billion worth of real estate annually, advising clients ranging from individual owners and buyers to major developers, investors and corporate tenants.

Knight Frank has a strong presence in the Greater China property markets, with offices in Hong Kong, Beijing, Shanghai, Guangzhou and Macau, offering high-quality professional advice and solutions across a comprehensive portfolio of property services.

市场焦点

新政冲击春节楼市，市场进入低迷期

图一
一手商品住宅成交面积环比升幅 (2011年2月)



二零一一年二月，受中央政府出台新国八条新政及春节假期的影响，大部分城市一手住宅成交量环比大幅下滑。

二零一一年二月，受中央政府出台新国八条及春节假期的影响，大部份城市一手商品住宅成交量环比大幅下滑，但已按物业类别、地理位置、装修水平及期房/现房等因素作出调整的十大城市新房价格仍保持稳定，较一月微降百分之0.1，是自二零一零年八月以来首次出现环比下降。

新国八条于二零一一年一月出台，是国务院继二零一零年四月和九月后第三次调控房地产市场，除继续加强差异化房贷、增加市场供应及增建保障性住房等调控政策，本次调控以限购及限贷为核心内容，旨在抑制内地楼市的投资需求。新政对新房成交量产生了立竿见影的效果，二月十大城市中有八个城市的成交面积环比录得显著下调，其中以上海的降幅最大（-百分之83.4），杭州和北京次之（-百分之67.6和-百分之65.3），重庆和深圳亦录得逾百分之50的跌幅（-百分之57.4和-百分之55.9）。只有天津和沈阳两个城市环比录得增幅（百分之32.5和百分之0.5），主要是因为这两个城市的限购政策较迟出台。

新的调控政策并未对成交价格造成显著影响，只有北京、天津和成都经调整后的新房成交价格录得百分之二至四的降幅，其余城市仍保持增长或相对稳定。不过，十大城市经调整后的成交价格均录得明显按年增幅，其中以杭州和北京的涨幅最大（分别为百分之55.9和百分之42.0），其余城市增幅亦高于百分之十。

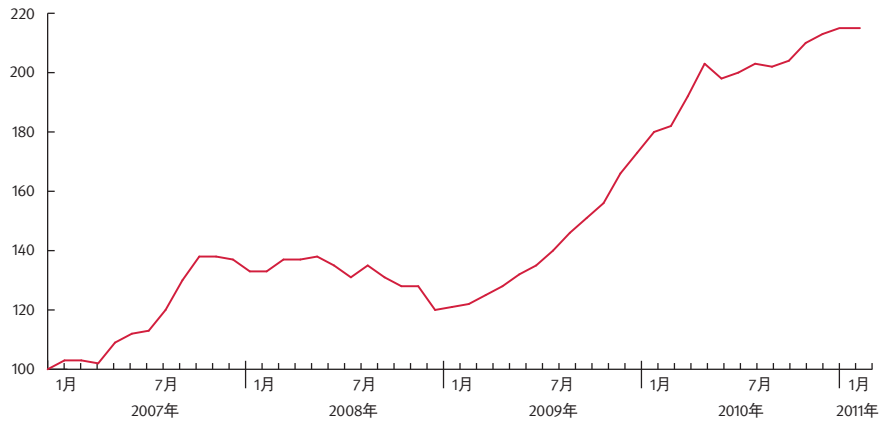
另外，政府更加注重各地方政府对本次调控政策的执行情况。截至目前，除重庆外，全国34个大中城市均已出台相应的限购政策，其中以北京、上海、广州等一线城市的限购细则最为严格。细则中普遍对外埠人口及已有住房的本地人口提出限购及限贷措施。三月初，决定未来中国政策方向的“两会”在京召开，中央政府再次表明调控房地产市场的决心。

由于此番政策的执行力度更为严格，影响范围更为广泛，预计各地楼市将会进入一段较长的调整期，短期内新房成交量将继续萎缩。同时，由于新房市场低迷，开发商料将放慢推盘，且大规模的保障性住房建设计划仍在启动阶段，住宅供应将维持在有限水平，因此我们认为短期内总体房价仍可保持平稳。

二零一一年二月，已按物业类别、地理位置、装修水平及期房/现房等因素作出调整的十大城市新房价格较一月微降百分之0.1。

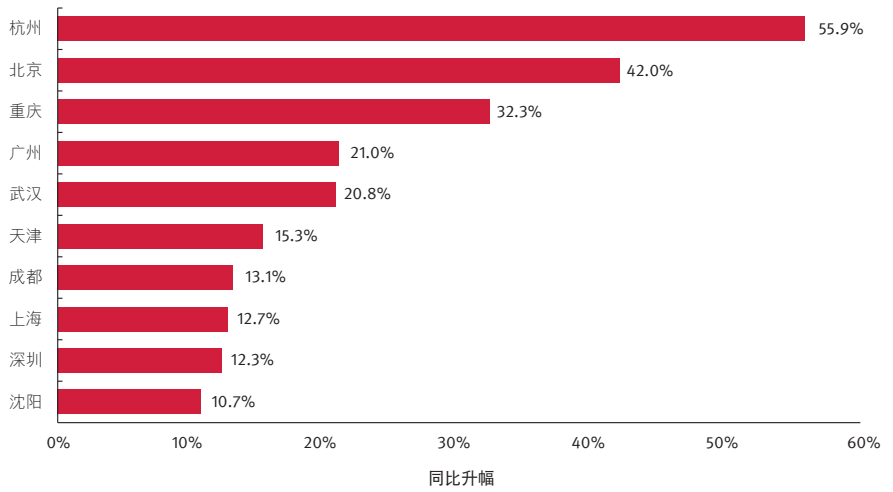
二零一一年二月，十大城市已调整的房价均同比上升，其中以杭州的升幅居首（百分之55.9），其次为北京（百分之42.0），重庆（百分之32.3）位居第三。

图二
十大城市一手商品住宅成交价格走势
零七年一月=100



注：十大城市包括北京、天津、沈阳、上海、杭州、武汉、广州、深圳、重庆和成都。这些城市的房价已按物业类别、地理位置、装修水平及期房/现房等因素作出调整。

图三
十大城市一手商品住宅价格同比升幅 (2011年2月)



以次城区及全市平均成交价格计，北京一手商品住宅位居榜首，但其主城区平均价格仍明显低于上海。

表四
主城区及次城区一手商品住宅成交均价（2011年2月）

城市	主城区平均价格 (人民币/平方米)	次城区平均价格 (人民币/平方米)	全市平均价格 (人民币/平方米)
北京	29,434	19,327	24,794
天津	14,205	7,932	8,663
沈阳	7,192	5,724	6,369
上海	38,413	18,186	21,374
杭州	27,507	15,959	18,876
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广州	23,682	10,009	12,047
深圳	20,898	-	20,898
重庆	7,619	5,231	7,211
成都	8,699	5,793	6,842
十大城市 平均价格	18,536	10,115	13,214

注：成交均价并未按物业的不同性质作出调整。

十大城市主城区一手住宅每套均价以上海居首，次城区则以北京居首。

表五
主城区及次城区一手商品住宅每套成交均价（2011年2月）

城市	主城区每套均价 (万人民币)	次城区每套均价 (万人民币)	全市每套均价 (万人民币)
北京	328.4	200.6	267.4
天津	144.2	85.3	92.5
沈阳	62.0	55.9	58.8
上海	472.1	194.2	233.1
杭州	320.9	190.2	223.7
武汉	90.2	60.5	70.1
广州	278.2	122.9	147.0
深圳	185.2	-	185.2
重庆	71.1	46.8	66.8
成都	84.2	60.7	69.7
十大城市 平均价格	204.6	107.1	139.5

注：每套均价由成交总值除以成交总套数得出，并未按物业的不同性质作出调整。

大部分城市一手商品住宅成交面积环比下降，其中以上海（-百分之83.4）的下降幅度最大。

表六
全市一手商品住宅成交面积（2011年2月）

城市	面积（万平方米）	环比升幅（%）	同比升幅（%）
北京	42.7	-65.3%	-40.0%
天津	136.9	32.5%	255.8%
沈阳	120.9	0.5%	226.1%
上海	17.5	-83.4%	-46.7%
杭州	25.0	-67.6%	157.3%
武汉	44.1	-31.0%	55.2%
广州	53.6	-49.0%	39.2%
深圳	15.4	-55.9%	71.1%
重庆	55.3	-57.4%	-13.8%
成都	229.9	-12.6%	128.5%
十大城市总成交面积	741.4	-34.1%	72.4%

二零一一年二月，总价为人民币五百万或以上的一手豪宅成交套数以北京（391套）最多，杭州（203套）位居其次；上海（101套）出现大幅下滑。

表七
以总价划分一手商品住宅销售套数（2011年2月）

城市	每套售价范围（人民币百万元）				
	< 1.0	1.0-<2.0	2.0-<3.0	3.0-<5.0	≥ 5.0
北京	761	1,575	627	608	391
天津	9,564	2,322	462	306	175
沈阳	11,544	1,210	131	173	44
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成都	19,887	2,188	250	156	104

在十个主要内地城市当中，除杭州（百分之0.5）一手商品住宅可售面积持平外，其他城市均环比下降，其中以沈阳（-百分之11.5）下降幅度最大。

表八
一手商品住宅可售面积（2011年2月）

城市	可售面积(万平方米)	环比升幅(%)	同比升幅(%)
北京	1,000.3	-2.1%	-8.8%
天津	785.4	-2.9%	8.0%
上海	587.1	-8.1%	21.5%
杭州	321.9	0.5%	54.2%
广州	594.4	-4.0%	46.0%
深圳	446.2	-1.4%	16.6%
重庆	450.1	-4.3%	-29.4%
成都	425.1	-6.0%	23.3%
沈阳	925.2	-11.5%	-0.6%
武汉	1,415.7	-1.4%	10.4%
十大城市总可售面积	6,951.4	-4.3%	6.9%

二零一一年二月，上海一手写字楼的平均价格超越深圳，成为内地主要城市中最高，达每平方米人民币33,987元。

表九
主城区一手写字楼买卖数据（2011年2月）

城市	成交面积（万平方米）	成交金额（亿人民币）	成交均价（人民币/平方米）
北京	6.8	13.7	20,299
天津	0.4	0.5	13,695
沈阳	1.6	1.8	11,665
上海	3.2	11.0	33,987
杭州	1.2	2.7	21,595
武汉	0.2	0.1	6,094
广州	0.7	1.5	21,224
深圳	0.8	2.2	26,238
重庆	0.4	0.6	14,279
成都	7.0	6.8	9,745

划分每个城市的主城区和次城区使城市之间的房价比较更具意义。

表十
中国内地十大城市主城区与次城区划分

城市	主城区	次城区
北京	东城区、朝阳区、西城区、宣武区、丰台区、崇文区、海淀区、石景山区	房山区、门头沟区、通州区、顺义区、昌平区、大兴区、怀柔区、平谷区
天津	和平区、河东区、河西区、南开区、河北区、红桥区	西青区、东丽区、津南区、北辰区、武清区、宝坻区
沈阳	沈河区、和平区、皇姑区、大东区、铁西新区	苏家屯区、东陵区、沈北新区、于洪新区
上海	黄浦区、卢湾区、徐汇区、长宁区、闸北区、杨浦区、虹口区、浦东新区、静安区、普陀区	宝山区、崇明区、奉贤区、嘉定区、金山区、闵行区、南汇区、青浦区、松江区
杭州	上城区、下城区、西湖区、拱墅区、江干区	滨江区、下沙区、余杭区、之江开发区
武汉	江岸区、江汉区、硚口区、汉阳区、武昌区、青山区、洪山区	东西湖区、汉南区、蔡甸区、江夏区、新洲区、黄陂区
广州	越秀区、荔湾区、天河区、海珠区	白云区、从化市、番禺区、花都区、黄埔区、萝岗区、南沙区、增城市
深圳	罗湖区、福田区、南山区、盐田区、龙岗区	-
重庆	大渡口区、江北区、九龙坡区、南岸区、沙坪坝区、渝北区、渝中区	巴南区、北碚区、长寿县、合川市、江津市、万州区
成都	锦江区、青羊区、金牛区、武侯区、成华区	龙泉驿区、温江区、青白江区、新都区、双流县、郫县

我们的市场数据库覆盖国内35个城市，并有望把范围扩大至国内100个城市。

让中国房地产市场更透明

中国房屋市场的规模为全球之冠，此兴旺的市场对外国及本土投资者充满吸引力。在二零零九年，中国内地新建商品住宅销售估计达到850万间，而美国同期则只有约37.3万间。去年全国19.3万亿元人民币的固定资产投资中，房地产占总额的比重高达百分之22.2。而且，外商在二零零九年直接投资于中国房地产的金额高达168亿美元，占中国吸引的外商直接投资总额百分之17.9。

虽然房地产业在中国有着举足轻重地位，但由于统计口径并不一致，市场对中国房地产业的情况仍存有很多误解。例如，有些城市把商品住宅和保障性住房的数据混合，有些城市则把两者分开，故比较各城市的住宅均价并不一定有意义。而且，大部份城市的扩展速度以及把郊区纳入中心城区的步伐不尽相同，令此问题更为复杂。

在此背景下，国际物业顾问莱坊与国内物业顾问中房驰昊正式建立合作伙伴关系，务求以准确的统计数据填补市场在这方面的空缺，让中国的房地产市场更加清晰。我们的市场数据库覆盖国内35个城市，并有望把范围扩大至国内100个城市。我们致力运用我们在业内丰富的研究和分析经验，把数据整理成为前后呼应和更容易理解的资料。

这份报告正是迈向此目标的第一步。报告内容覆盖华北的环渤海湾、华东的长三角、华南的珠三角及中国西部等地区内十个主要城市的一手物业市场资料。为了更有效进行跨城市比较，部份数据(包括私人一手住房成交均价等)只覆盖市区范围。表十详细描述各城市主城区和次城区的定义。

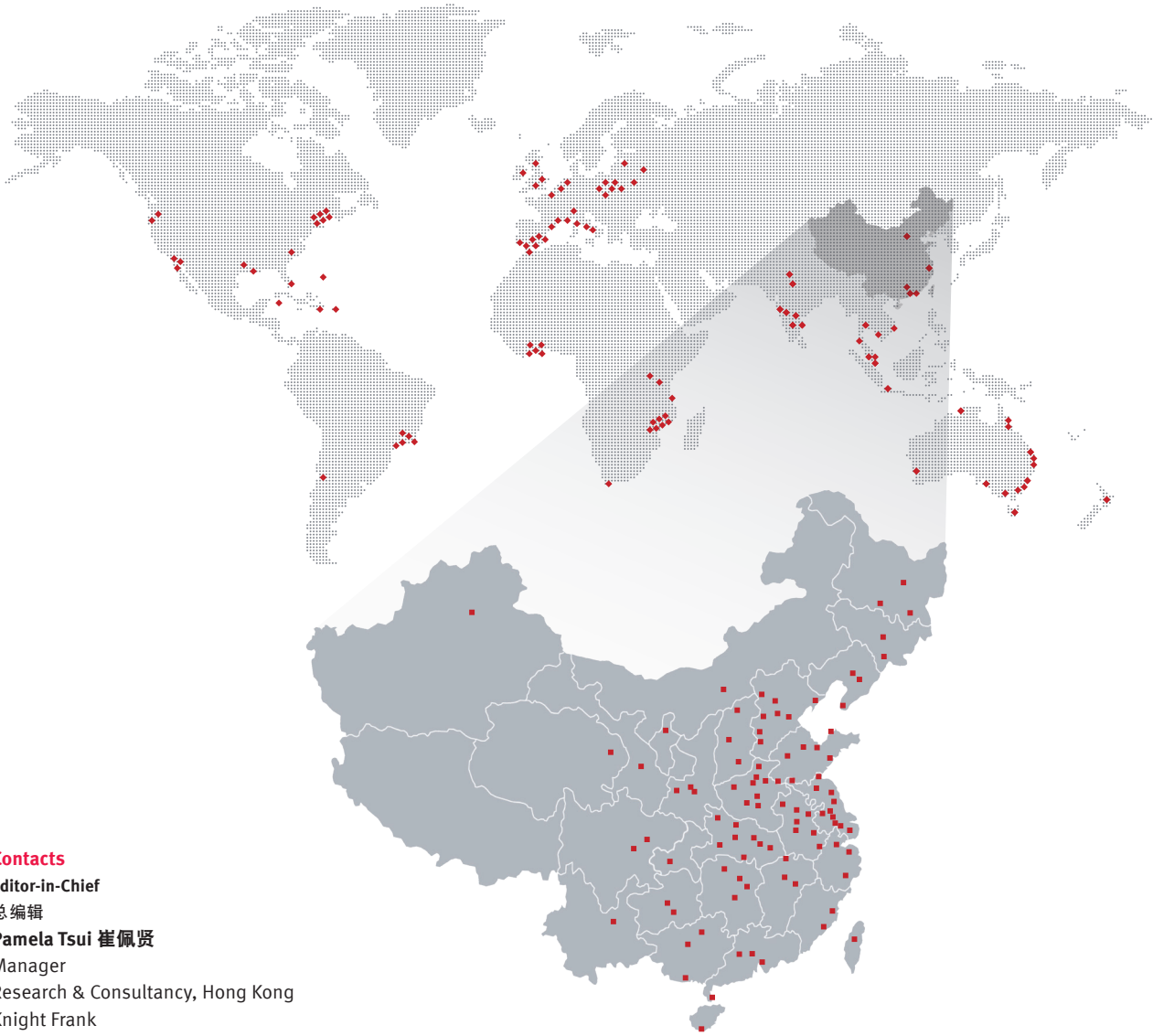
如需要更多有关中国房地产市场的信息，欢迎与我们联系。

关于中房驰昊

北京中房驰昊是国内最早从事房地产信息咨询业务的机构之一，隶属中国房地产开发集团。公司拥有完备的房地产及金融数据库，具有领先的市场研究及资料分析能力，培养了一个具有较高顾问水平的专业化团队，目前正在为国内外相关企业提供房地产信息资料、市场研究、竞争分析、企业研究及战略顾问等服务。

关于莱坊

莱坊是全球领先的私营房地产顾问服务公司。莱坊透过与以纽约为基地的地产公司Newmark Knight Frank的伙伴关系，在全球六大洲47个国家设有逾209个办事处。集团聘有超过6,840名专业人士，每年管理总值逾7,550亿美元的房地产物业，并向各大业主、买家、发展商、投资者及企业客户提供专业建议。



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