



"Important factors to attract foreign
investors to invest in the property market"

**FOREIGN INVESTMENT
IN PROPERTY**

"Investing trends in the post-Covid-19"



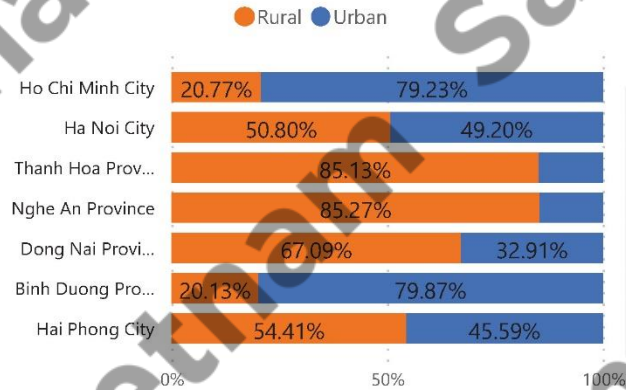




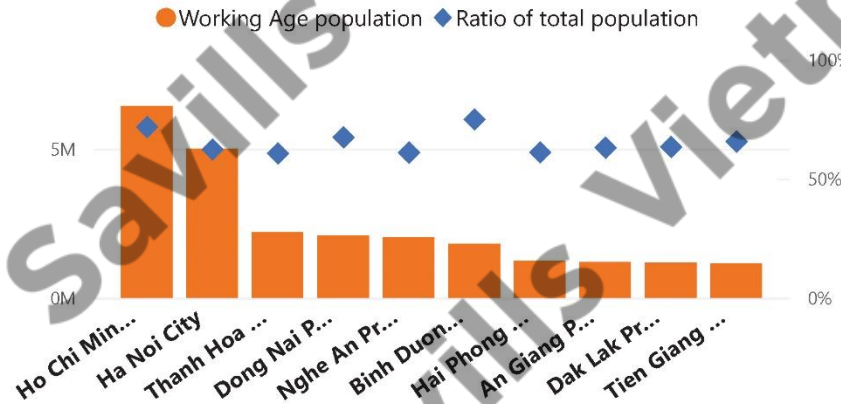
VIETNAM DEMOGRAPHIC



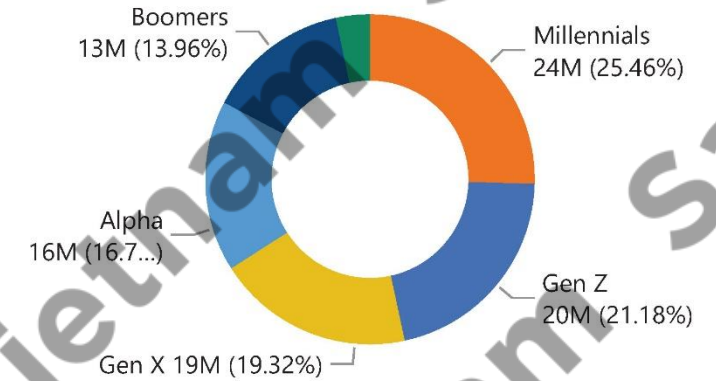
Urban/rural distribution



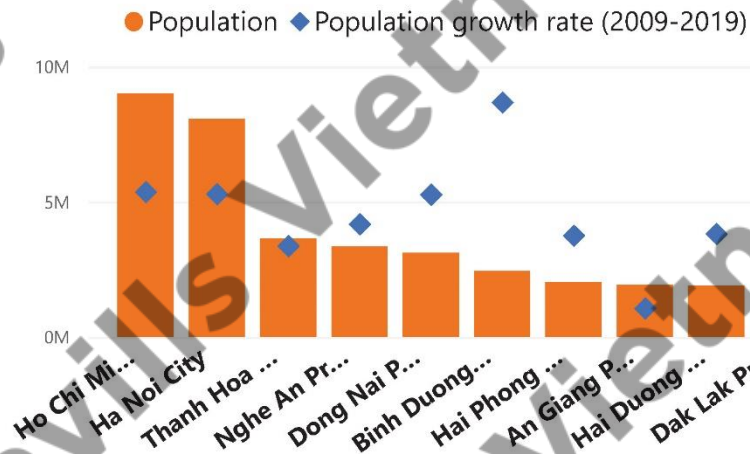
Working age population (15-60 yrsold)



Population by Generation



Population by Province



Top immigrants cities



Highest emigrants cities





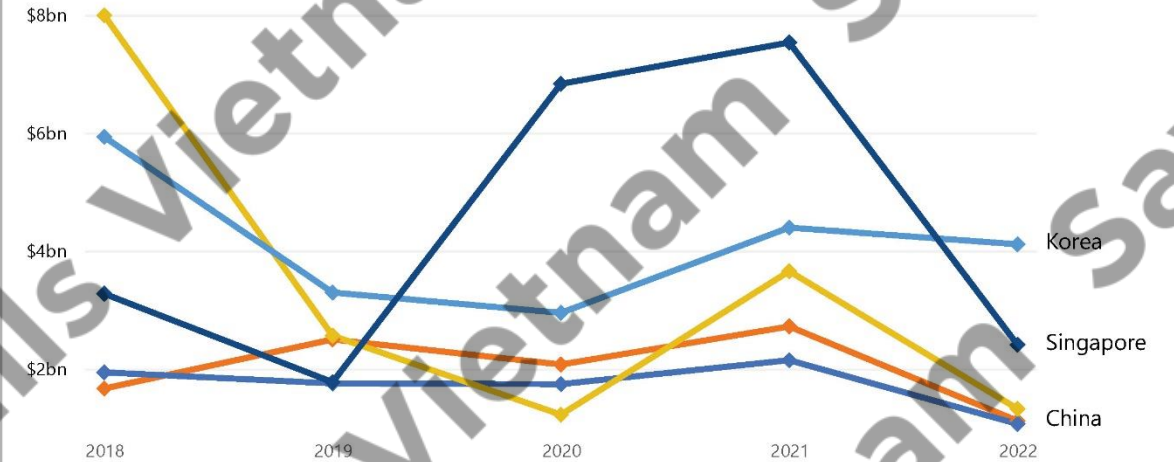
FDI 2018 - 2022



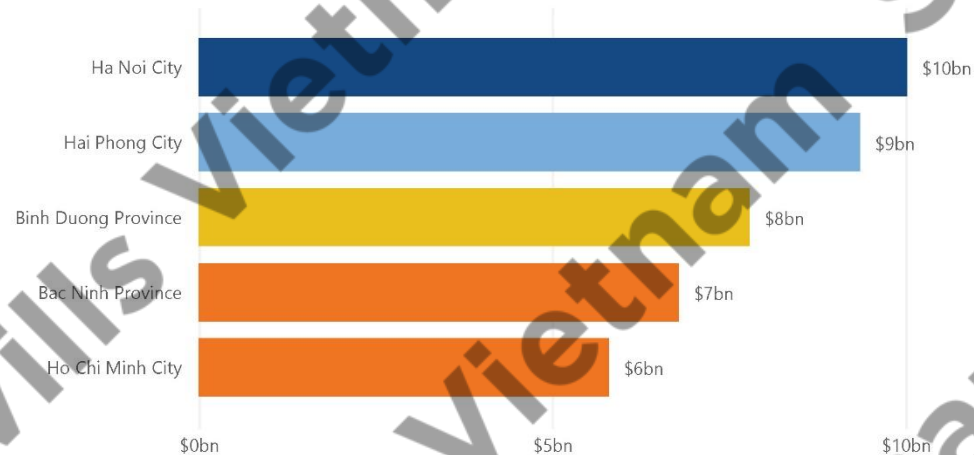
FDI by year



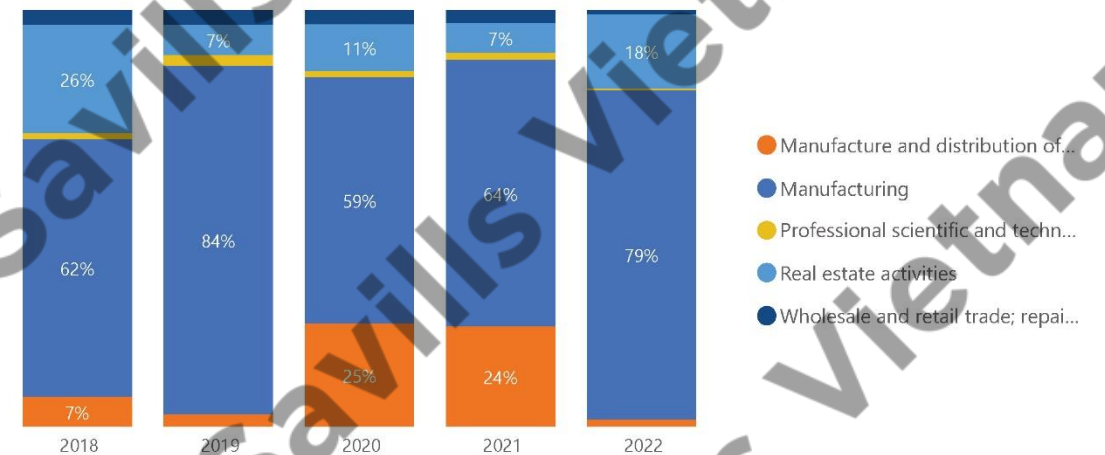
Top 5 Investor Nationality by \$



Top 5 cities by accumulated FDI \$ inflows



Top 5 industries by total FDI





FDI Q1 - 2022



Total FDI (USD)
\$12.9bn

Number of projects
550

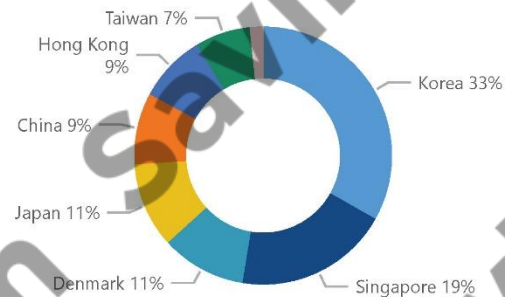
Newly project
322

Additional projects
228

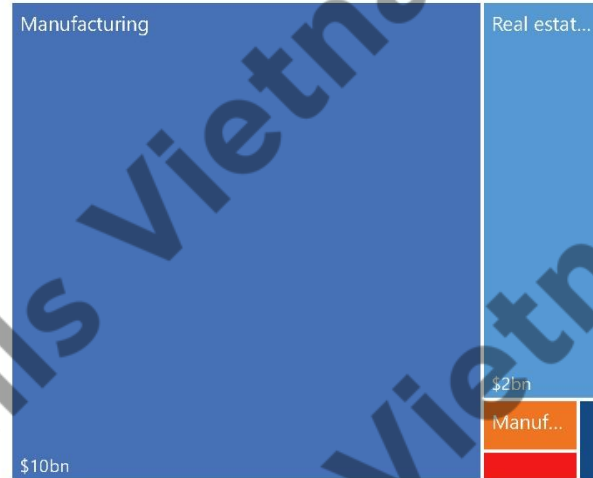
Top 10 cities by \$, 2021



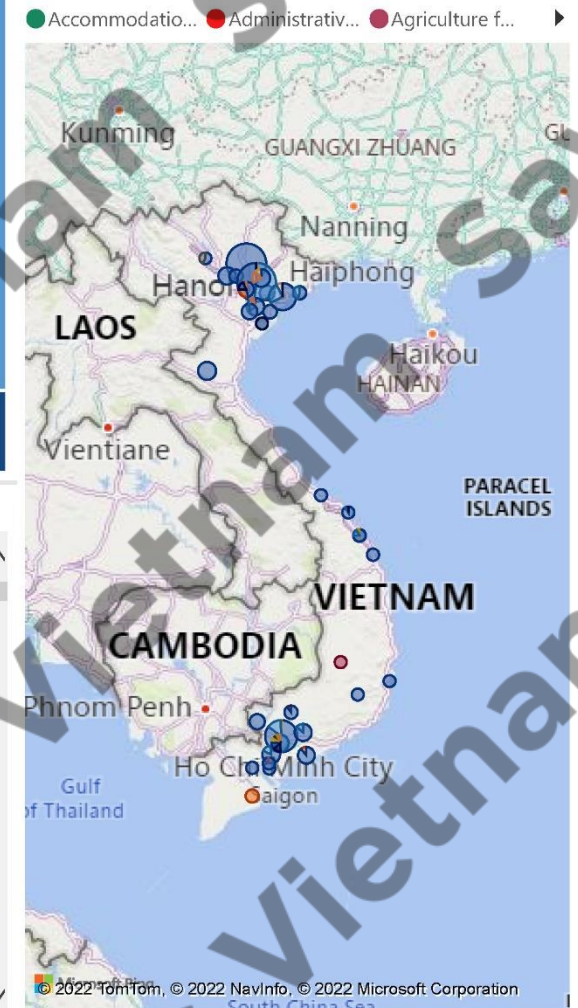
Top 8 investors by \$, 2021



Top 5 industries by \$, 2021



Projects map



Project list

Project name	Investor nationality	City	Industry	Newly FDI (USD)	Additional FDI (USD)	Total FDI capital (USD)
The Shack Da Nang	Rumani	Da Nang City	Accommodation and food service activities	\$134,777		\$134,777
F3 Vina Restaurant Project	Korea	Ha Noi City	Accommodation and food service activities	\$50,000		\$50,000
Masil Company Limited	Korea	Ha Noi City	Accommodation and food service activities		\$181,818	\$181,818
SGL Food and Trade project	Korea	Ha Noi City	Accommodation and food service activities	\$250,000		\$250,000
Brandco Company Limited	Korea	Ho Chi Minh City	Accommodation and food service activities	\$437,254		\$437,254
Chang Sung Company Limited	Korea	Bac Giang Province	Administrative and support service activities		\$220,000	\$220,000
GF Vietnam Trade and	Korea	Bac Ninh Province	Administrative and		\$217,638	\$217,638
Total				\$3,212,912,319	\$9,719,697,612	\$12,932,609,931



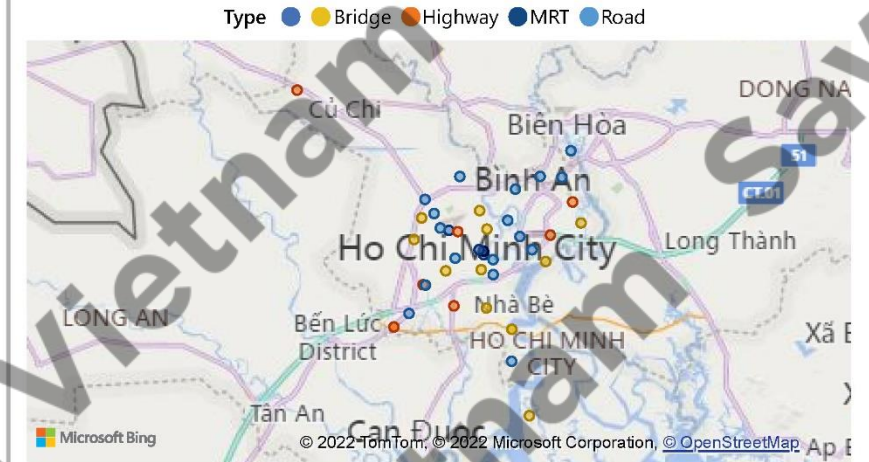
INFRASTRUCTURE



	2023	2024	2025	2026	
Projects	Parallel road from Mai Chi Tho road through Nam Rach Chiec residential area to Ring Road 2 Phuoc Khanh bridge Binh Tien bridge Intelligent traffic management centre Elevated highway # 1 Ben Luc – Long Thanh Highway Road connecting Vo Van Kiet Highway with HCMC – Trung Luong Highway Upgrading Highway 50 Upgrade and expand Nguyen Tat Thanh street Binh Khanh bridge Metro lines 1 Vam Sat 2 Bridge Ven song Saigon Street	Northern radial road Nguyen Khoai Bridge HCM-Long Thanh-Dau Giay highway underpass and flyover. Vam Thuat Bridge New bridge to replace Cat Lai ferry	Tham Luong - Ben Cat Canal Upgrade 22 National Road Rach Gia Bridge, Long Kieng Bridge on Le Van Luong Road Two Bridges in Binh Thanh 5 overhead routes Tan Ky Tan Quy bridge Underground Parking Upgrade Nguyen Thi Thap Street Invest, upgrade and expand To Ngoc Van Street Elevated highway #5 Expansion of Ha Noi Highway (Parallel road) HCMC – Moc Bai - Phase 1 Dredging of Tac river and new construction of Truong Phuoc bridge Expand Nguyen Thi Dinh Street	Expansion/upgrades to 1A highway Le Dai Hanh – Lanh Binh Thang flyover 1A highway through Binh Chanh District Thu Thiem bridges 4 Metro lines 2 Ring roads 3 The expansion of Tran Dai Nghia Street Parallel road with Nguyen Van Tao Upgrade and expand Truong Chinh Street Connecting street between Thoi An and Thanh Xuan Ward	
Investment Capital (USD)		\$7,634,598,262	\$503,394,359	\$2,280,238,609	\$6,215,945,768

Ha Noi City Ho Chi Minh City

Map



No of projects by district





OFFICE Q1.2022



Click to Switch QoQ / YoY comparison



NLA (m2)

2.45M

YoY: 2.37M (+3%)

Avg gross rent (US\$/m2/mth)

\$31

YoY: \$31 (-0%)

Occupancy

90%

YoY: 89% (+0%)

City filter

Ho Chi Minh City

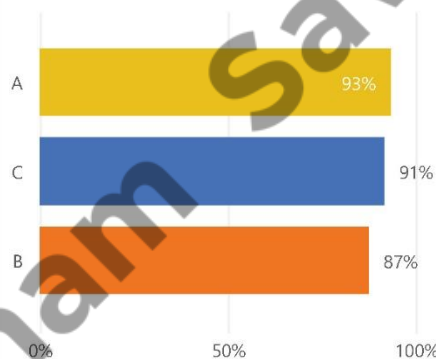
Supply Type

All

NLA by location



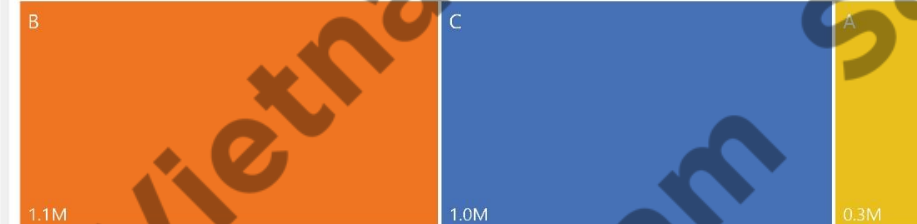
Occupancy by grade



Avg rent by grade



NLA by grade

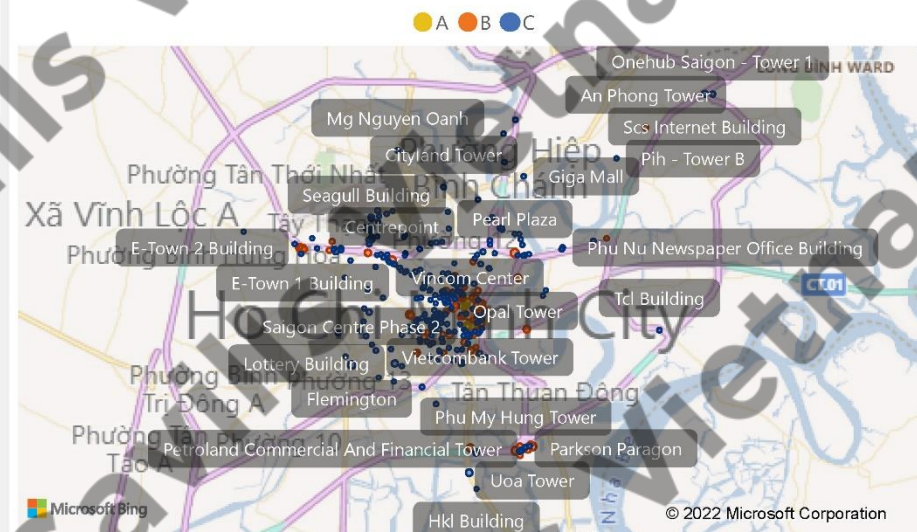


NLA by developer

Developer	NLA	Market share(%)
REE	138,340	5.65%
Vingroup	62,846	2.56%
Vietcombank + Bonday + Benthanh	55,025	2.25%
Phu My Hung	53,340	2.18%
Mapletree	49,591	2.02%
Keppel Land Watco	46,705	1.91%
Hoa Lam	45,030	1.84%
Viettel	43,600	1.78%
SSG	40,766	1.66%
Total	2,450,159	100.00%

Active project list

Project name	Developer	District	NLA	Occupancy	Avg gross rent (US\$/m2/mth)
Vincom Center	Vingroup	District 1	62,846	87%	\$47
Vietcombank Tower	Vietcombank + Bonday + Benthanh	District 1	55,025	93%	\$62
Bitexco Financial Tower	Bitexco	District 1	39,786	85%	\$54
Sonatus	Hoang Thanh	District 1	39,510	92%	\$51
Saigon Centre	Keppel	District 1	35,859	99%	\$65
Total			2,450,159	90%	\$31





OFFICE 5Y

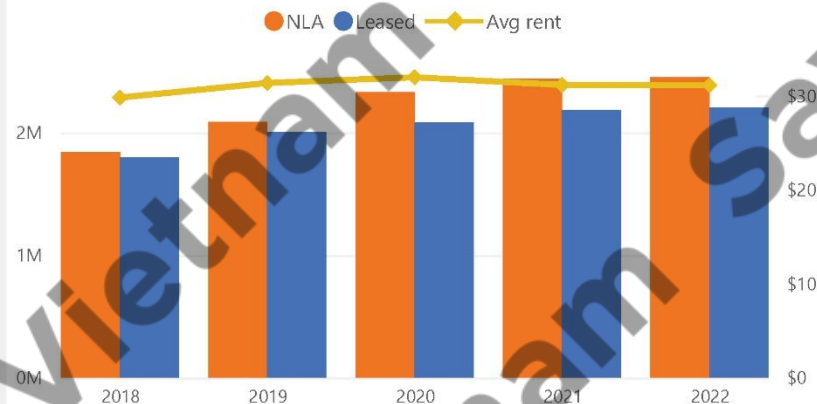


Year quart...
All

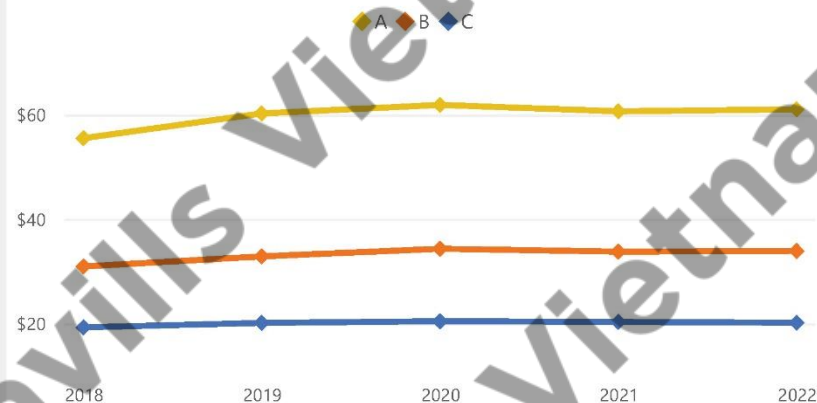
City, District
Ho Chi Minh City

Grade
All

5Y Performance



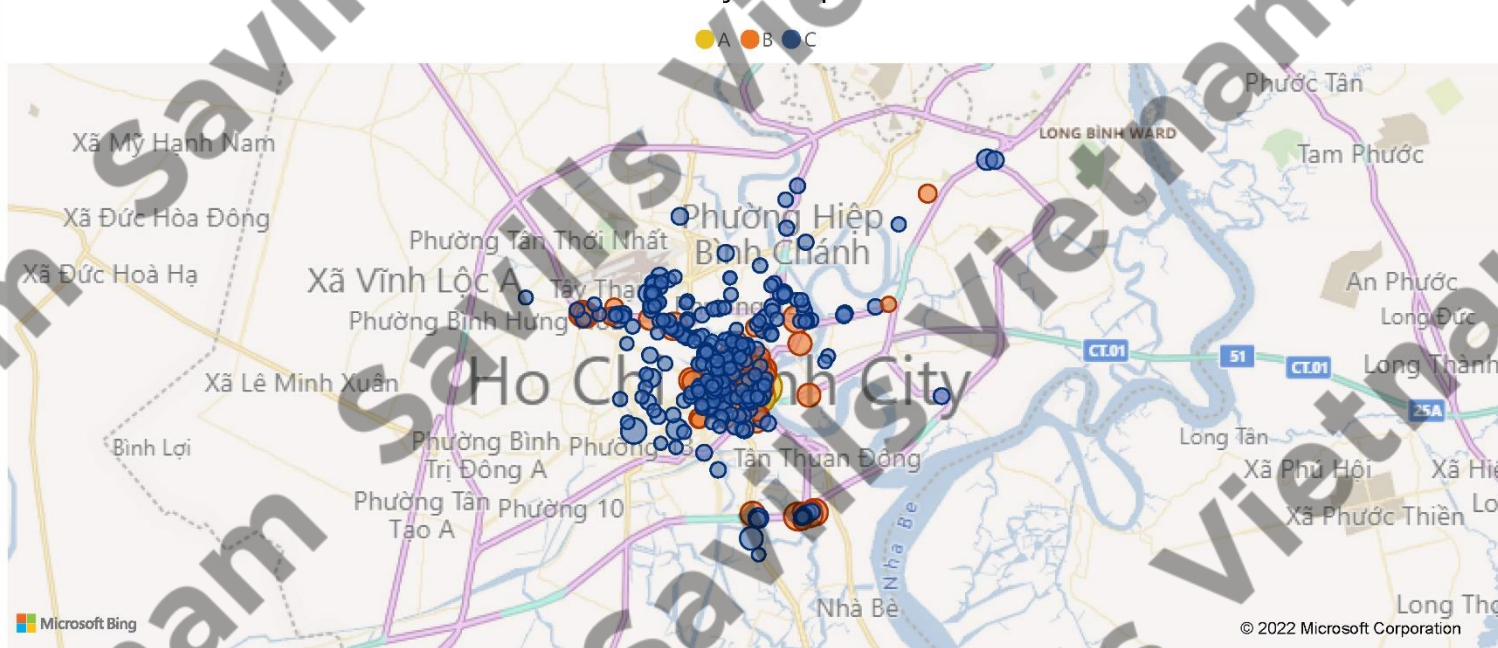
Avg rent by year



Top 10 Developer	NLA	%Total
REE	138,340	6%
Vingroup	62,846	3%
Vietcombank + Bonday + Benthanh	55,025	2%
Phu My Hung	53,340	2%
Marketplace	48,501	2%
Total	575,196	23%

Grade	NLA	Occupancy	Avg rent
A	278,623	93%	
B	1,122,282	87%	
C	1,049,255	91%	
Total	2,450,159	90%	

Project map

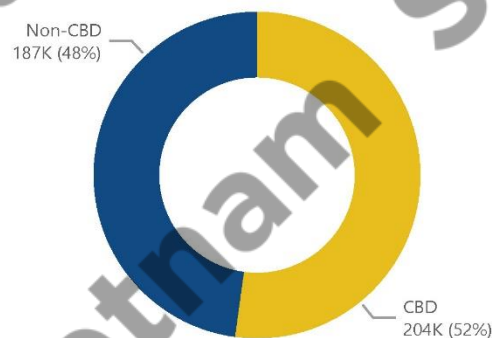




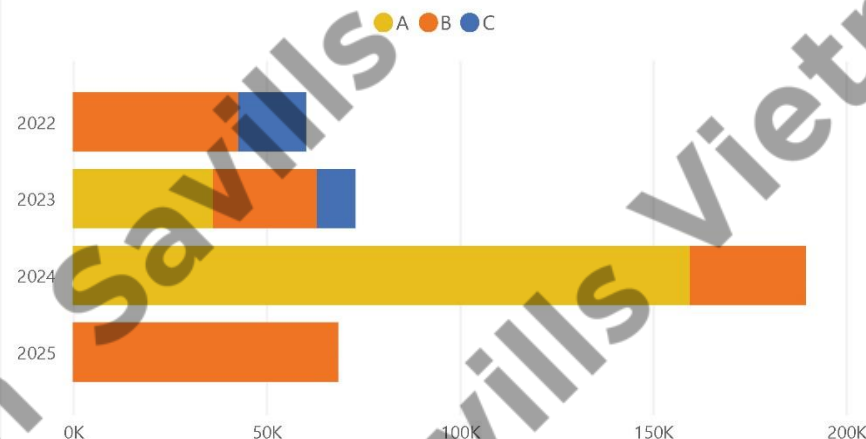
OFFICE OUTLOOK



Future supply by location



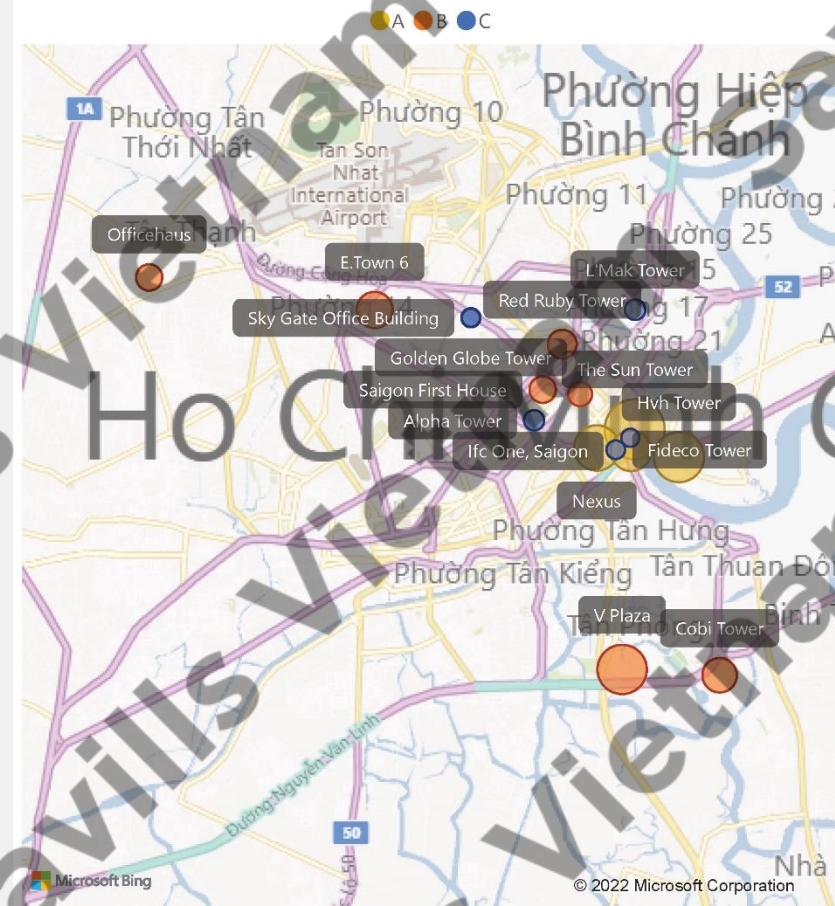
Future supply by year and grade



Ho Chi Minh City

Ha Noi City

Map



NLA by developer

Developer	Future NLA	Market share (%)
An Vuong	3,240	0.83%
BRG Capital	15,250	3.89%
Cobi International	27,373	6.99%
Fideco	3,776	0.96%
Hoa Dao construction + DINCO	6,150	1.57%
Hong Ngoc Bao	19,060	4.87%
Huong Viet	50,760	12.96%
Joint venture of Mapletree and SCID	49,500	12.64%
LMAK	6,546	1.67%
Private development	4,608	1.18%
REE	30,000	7.66%
Refico + Viet Capital	43,500	11.11%
Tan Hoang Minh	11,696	2.99%
Total	391,548	100.00%

Future project list

Project name	Developer	District	Launch year	Future NLA (m2)
Alpha Tower	Hoa Dao construction + DINCO	District 3	2022	6,150
Cobi Tower	Cobi International	District 7	2022	27,373
D'. Saint Raffles	Tan Hoang Minh	District 1	2023	11,696
E.Town 6	REE	Tan Binh District	2024	30,000
Fideco Tower	Fideco	District 1	2023	3,776
Golden Globe Tower	Private development	Phu Nhuan District	2022	4,608
Hvh Tower	Huong Viet	District 2	2024	50,760
Ifc One, Saigon	Viva Land	District 1	2023	36,227
L'Mak Tower	LMAK	Binh Thanh	2022	6,546
Total				391,548



APARTMENT Q1.2022



Click to Switch QoQ / YoY comparison



Primary supply

4,047

YoY: 4,924 (-18%)

New launch

2,150

YoY: 2,214 (-3%)

Sales

3,018

YoY: 2,085 (+45%)

Whole market

75%

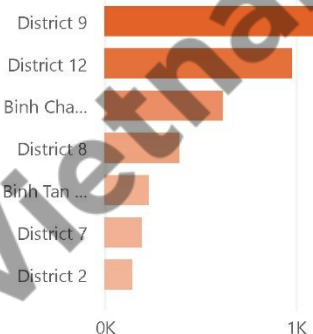
YoY: 42% (+32%)

Absorption

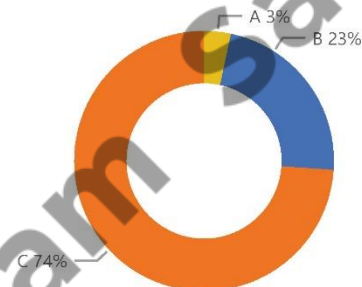
Fresh supply

83%

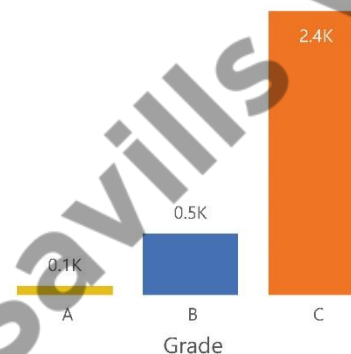
Primary supply by district



Primary supply by grade



Sales by grade



Primary supply by grade



City
Ho Chi Minh City

Inventory flag
All

Primary supply by developer

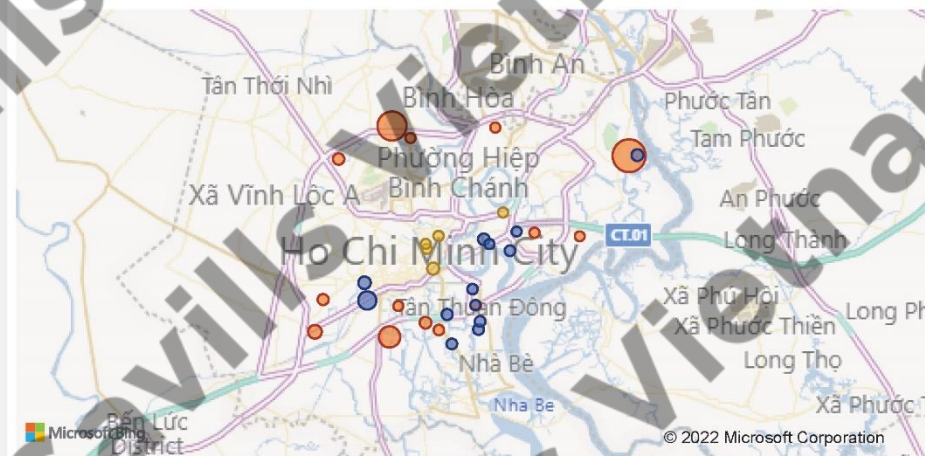
Developer	P.Supply	Market share(%)
Vingroup	1,167	28.84%
Pi Group	898	22.19%
Nam Long	707	17.47%
DHA	508	12.55%
Novaland	104	2.57%
Mapletree	90	2.22%
Khang Nam Intresco	85	2.10%
Phu My Hung	83	2.05%
Khối Thành Co., Ltd	75	1.85%
HDTC	73	1.80%
Hưng Thịnh	55	1.36%
Total	4,047	100.00%

Active project list

Project name	Developer	P.Supply	Newly launch	Quarterly sales	Absorption	Avg NFA price
Vinhomes Grand Park - The Origami Phase 1	Vingroup	1,075	405	905	84%	\$3,104
Pi City	Pi Group	898	869	865	96%	\$1,930
Flora Mizuki - Phase 2	Nam Long	531	492	504	95%	\$1,803
D-Aqua	DHA	386	200	363	94%	\$2,403
Akari City	Nam Long	176	148	28	16%	\$2,082
Total		4,047	2,150	3,018	75%	\$2,730

Active map

A B C





APARTMENT 5Y



Year quart...
All

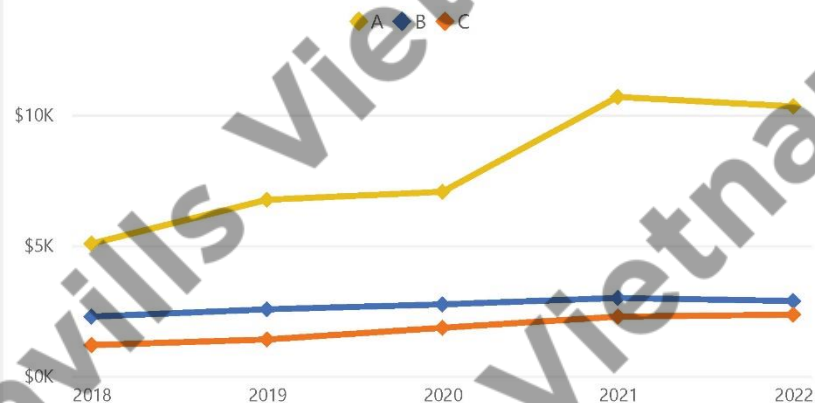
City, District
Ho Chi Minh City

Grade
All

5Y Performance



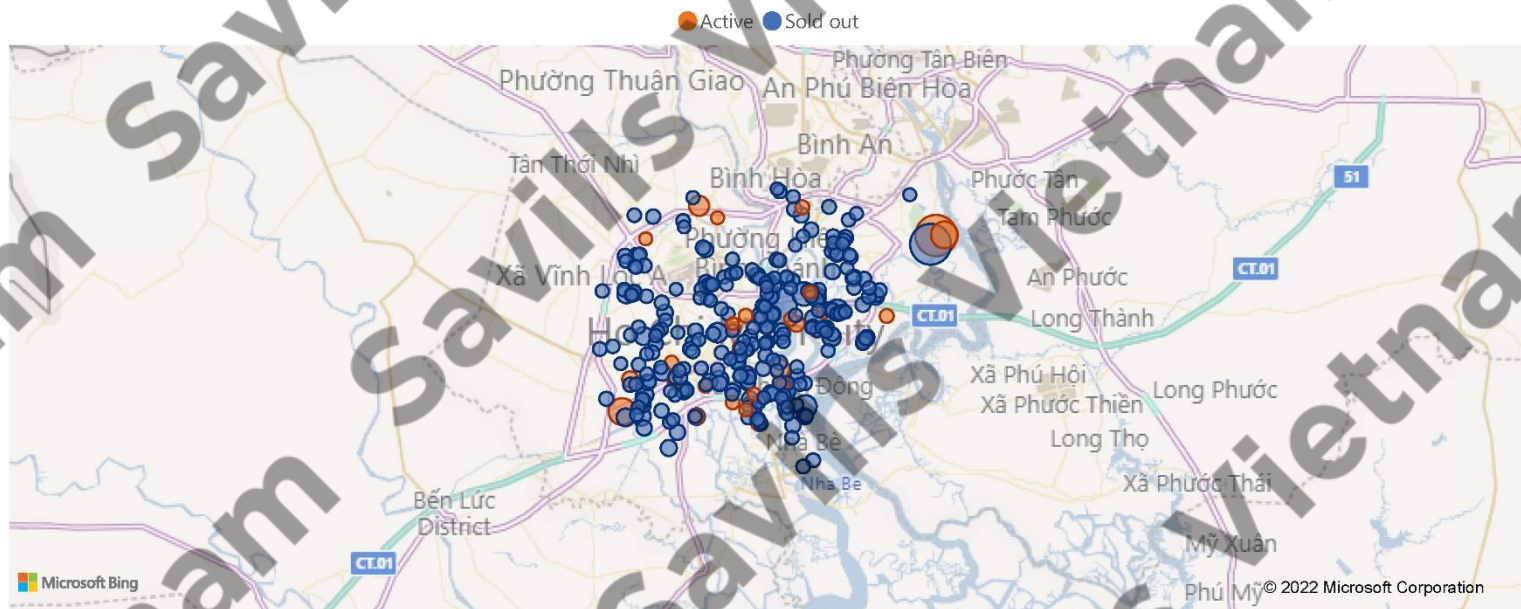
Avg price by year



Top 10 Developer	Supply	%Total
Vingroup	36,805	13%
Novaland	21,950	8%
Hung Thinh	14,313	5%
HBTC	13,288	5%
Sunshine Group	10,809	4%
Total	135,368	47%

Grade	P.Supply	Sales	Absorption	Avg price
A	136	74	54%	
B	921	522	57%	
C	2,990	2,422	81%	
Total	4,047	3,018	75%	

Project map





APARTMENT OUTLOOK



Supply till 2025

158K

No. projects till 2025

207

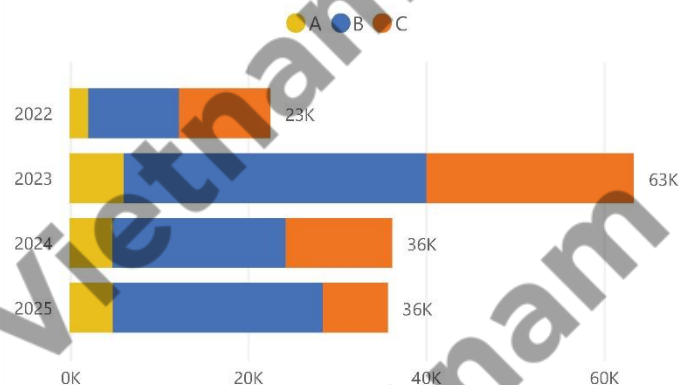
Grade C's Supply

33%

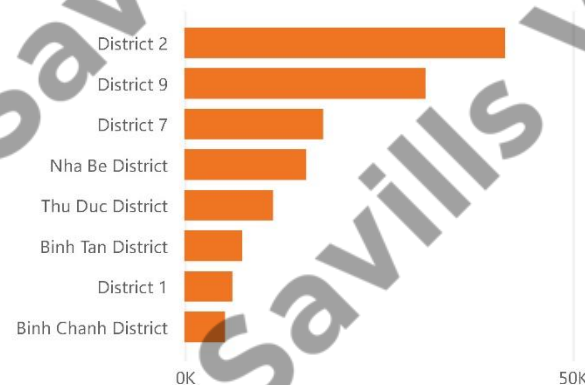
Ho Chi Minh City

Ha Noi City

Future supply by year



Future supply till 2025 by district



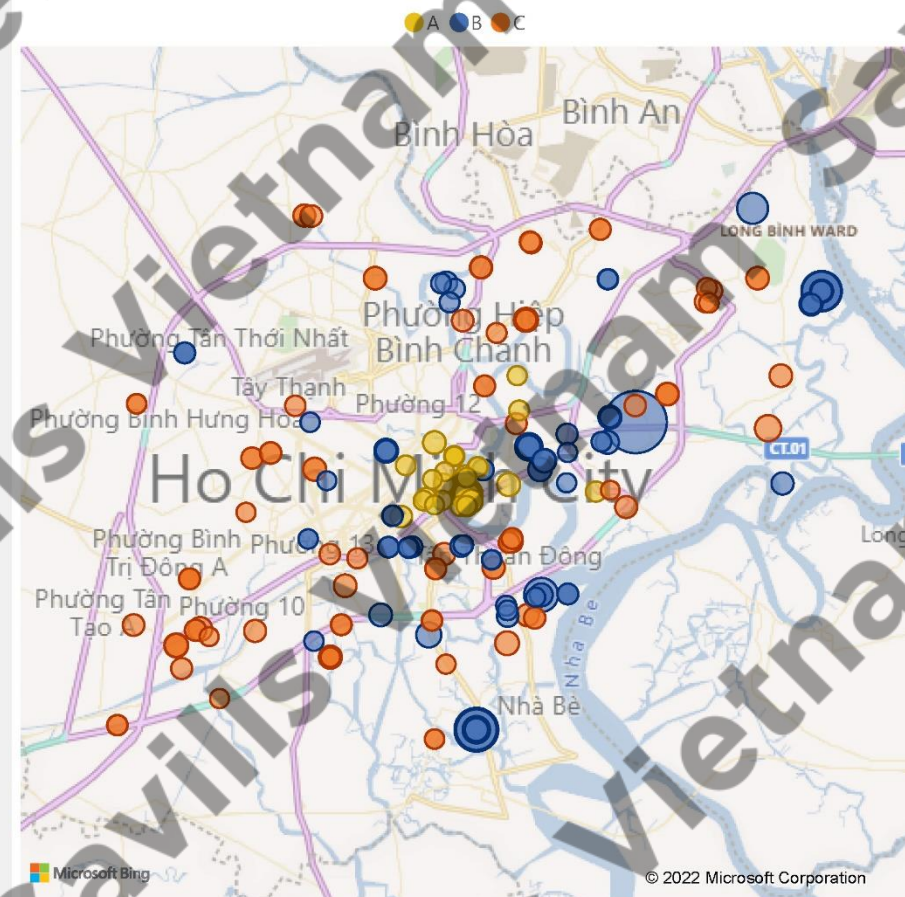
NLA by developer

Developer	Supply	Market share (%)
Vingroup	17,227	10.92%
Masterise Homes	15,935	10.10%
GS E&C	13,770	8.72%
Sunshine Group	10,039	6.36%
Novaland	9,928	6.29%
Dat Xanh Group	9,515	6.03%
Lotte Group	6,500	4.12%
HDTC	5,000	3.17%
Nam Long	4,686	2.97%
Keppel Land	3,375	2.14%
Sun Kim Land	2,800	1.78%
Total	157,825	100.00%

Future project list

Project name	Developer	District	Grade	Launch year	Future supply
The Global City	Masterise Homes	District 2	B	2023	10,000
Zeitgeist 4	GS E&C	Nha Be District	B	2025	5,770
Vinhomes Grand Park - Next Phases 1	Vingroup	District 9	B	2023	5,000
Vinhomes Grand Park - Next Phases 2	Vingroup	District 9	B	2024	5,000
Total					157,825

Map





VILLA/TOWNHOUSE Q1.2022



Click to Switch QoQ / YoY comparison



Primary supply

487

QoQ: 395 (+23%)

New launch

306

QoQ: 172 (+78%)

Sales

241

QoQ: 214 (+13%)

Whole market Absorption

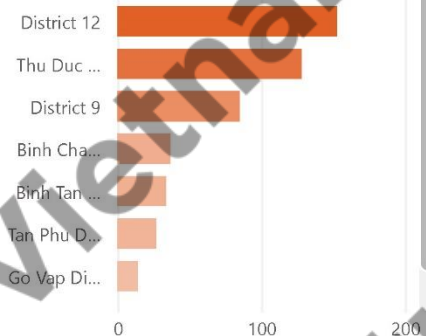
49%

QoQ: 54% (-5%)

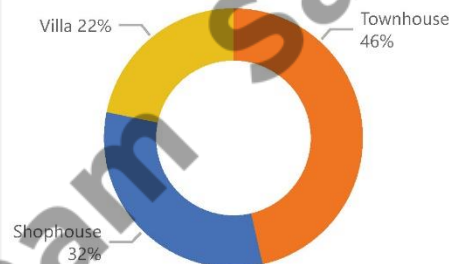
Fresh supply

59%

Primary supply by district



Primary supply by type



Sales by type



Primary supply by type



City

Inventory fl...

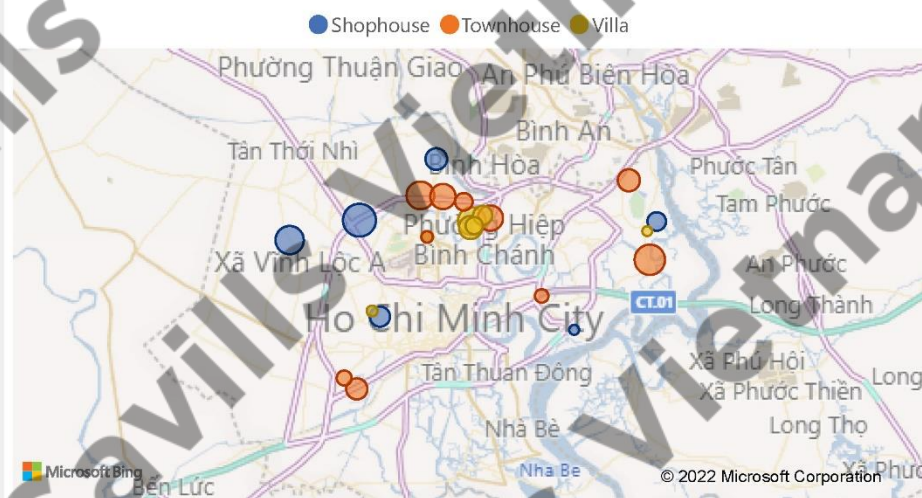
Primary supply by developer

Developer	P.Supply	Market share(%)
Dai Phuc Group	55	11.29%
HDTC	46	9.45%
Van Phuc Group	42	8.62%
TPS Land	41	8.42%
Sen Vang Holdings	37	7.60%
Pi Group	36	7.39%
Vamihomes	31	6.37%
Zentaland	31	6.37%
Ngan Thanh & Son Kim Land	25	5.13%
Thanh Do	24	4.93%
Total	487	100.00%

Active project list

Project name	Developer	P.Supply	Newly launch	Quarterly sales	Absorption	Avg LA price
Laimian Sh	HDTC	46	46	37	80%	\$5,181
52 Nguyen	TPS Land	41	0	0	0%	\$3,826
Xien Th						
Sen Vang	Sen Vang	37	37	20	54%	\$3,245
Town Sh	Holdings					
Picity High	Pi Group	36	36	34	94%	\$4,638
Park Th						
Van Phuc City	Dai Phuc Group	36	0	25	69%	\$12,527
- Sunlake Villa						
Total		487	306	241	49%	\$7,177

Active map





VILLA/TOWNHOUSE 5Y



Year quart...
All

City, District
Ho Chi Minh City

Type
All

5Y Performance



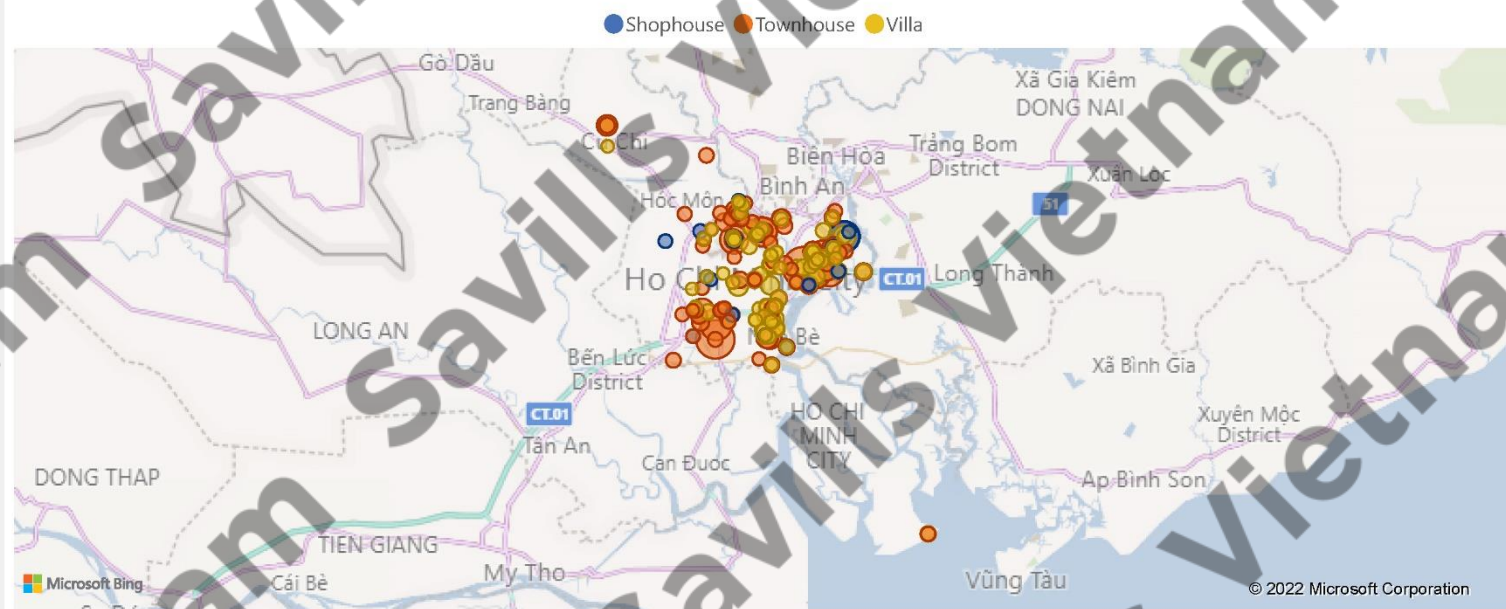
Avg LA price by year



Top 10 Developer	Supply	%Total
Vingroup	1,567	7%
City Land Ltd.	1,515	7%
Dai Phuc Group	1,473	7%
M.I.K	1,341	6%
Novaland	1,320	6%
Khanh Dien	1,188	6%
Total	11,769	55%

Type	P.Supply	Sales	Absorption	Avg LA price
Shophouse	155	93	60%	
Townhouse	226	94	42%	
Villa	106	54	51%	
Total	487	241	49%	

Project map





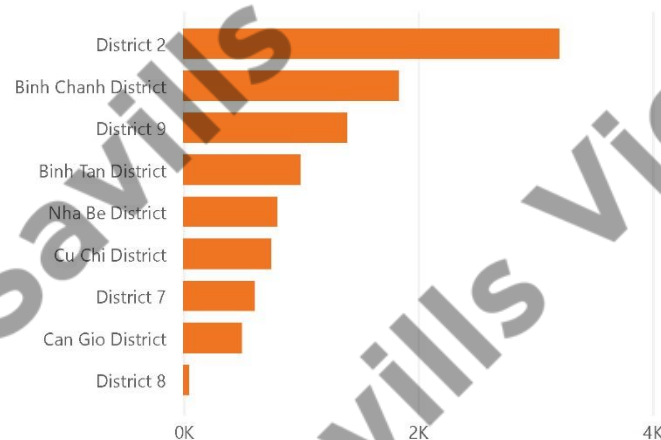
VILLA/TOWNHOUSE 5Y



Future supply by year



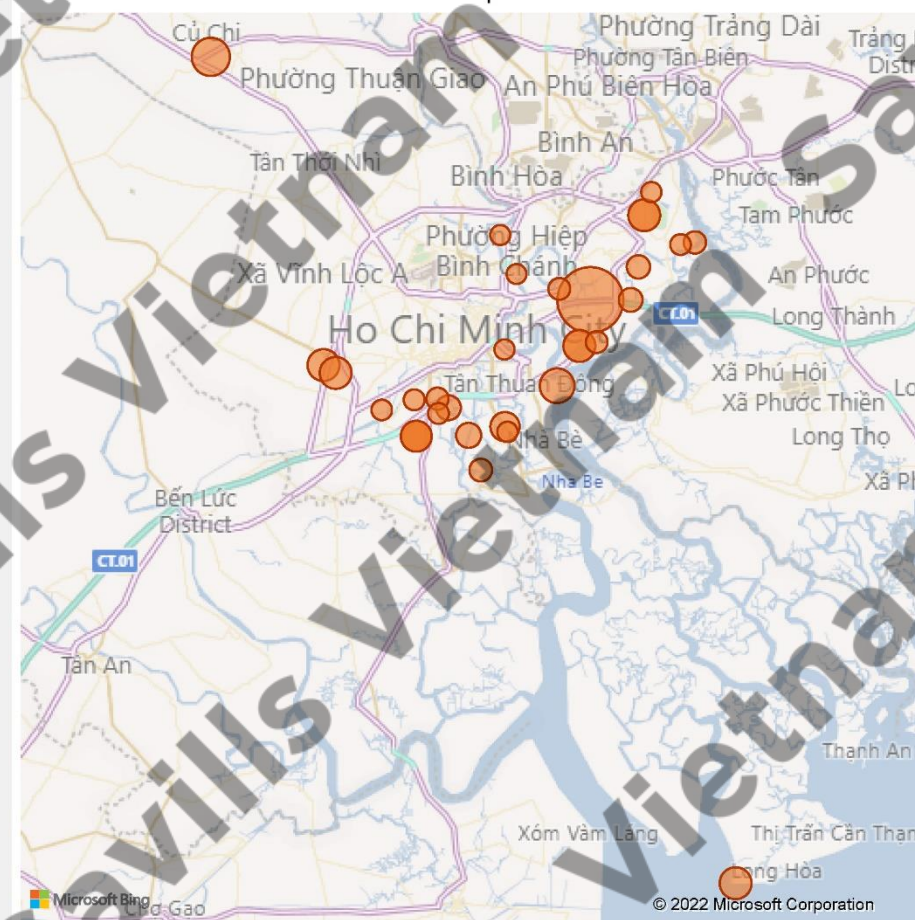
Future supply till 2025 by district



Ho Chi Minh City

Ha Noi City

Map



NLA by developer

Developer	Supply	Market share (%)
Khang Dien	2,940	28.72%
Noaland	2,000	19.54%
Masterise Homes	1,971	19.26%
Vingroup	1,306	12.76%
Van Thinh Phat	722	7.05%
Phu Long	393	3.84%
Dai Phuc Land	292	2.85%
GS E&C	138	1.35%
Capitaland	100	0.98%
Saigon Construction Company	98	0.96%
Nam Long	61	0.60%
Sistaland	50	0.49%
Keppel Land	43	0.42%
Son Kim Land	40	0.39%
Total	10,235	100.00%

Future project list

Project name	Developer	District	Launch year	Future supply
The Global City	Masterise Homes	District 2	2022	1,850
Vincity Cu Chi	Vingroup	Cu Chi District	2025	750
Saigon Peninsula	Van Thinh Phat	District 7	2025	608
Golf View Residence Phase 1	Noaland	District 9	2024	500
Golf View Residence Phase 2	Noaland	District 9	2024	500
Khang Dien Tan Tao Phase 1	Khang Dien	Binh Tan District	2023	500
Khang Dien Tan Tao Phase 2	Khang Dien	Binh Tan District	2023	500
Noaland Project I Thanh My Loi Phase 1	Noaland	District 2	2024	500
Total				10,235

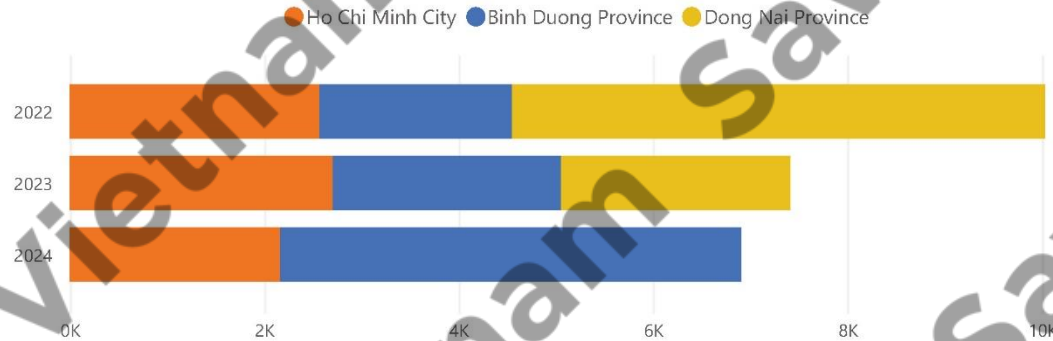


COMPETITIVE LANDSCAPE



- Province
- Select all
 - Ho Chi Minh City
 - Binh Duong Province
 - Dong Nai Province

Future supply by year and province

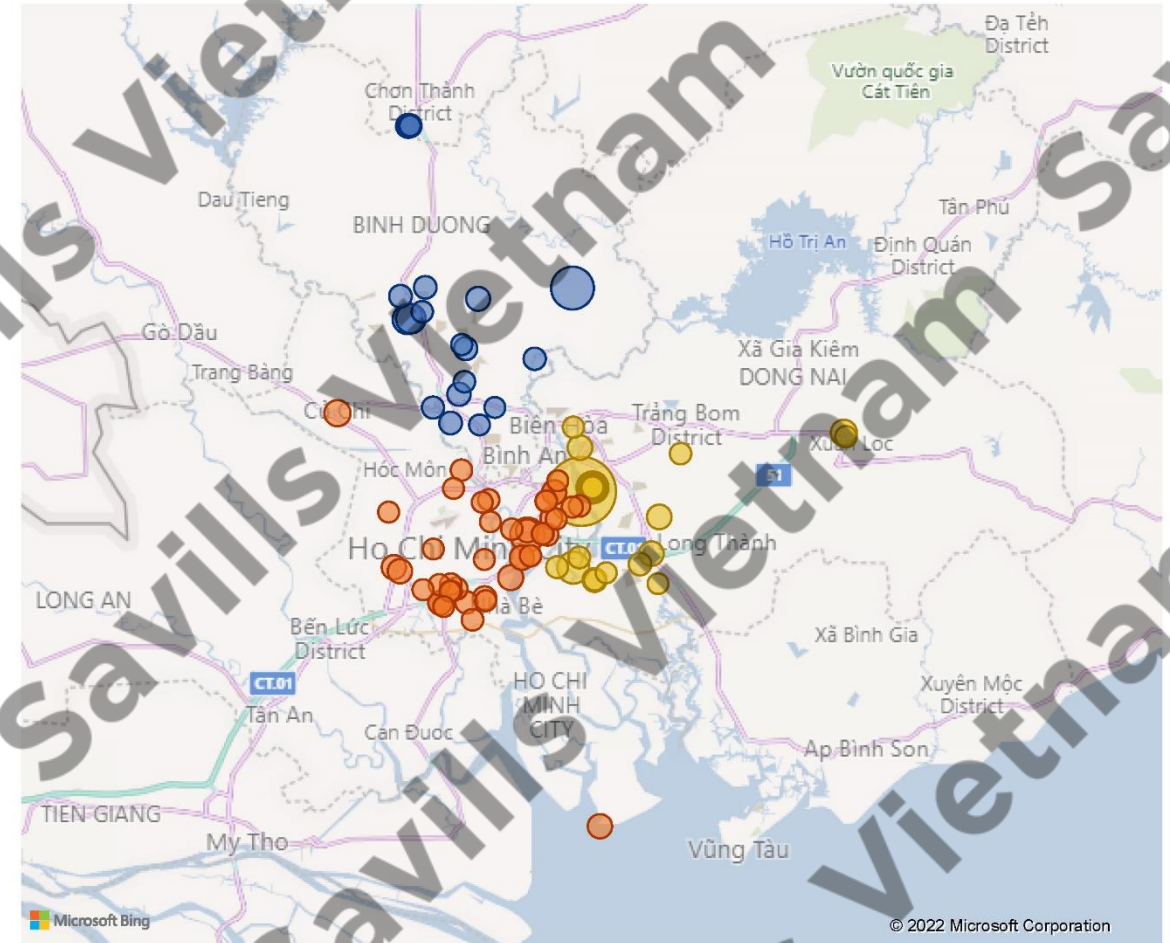


Ytd Performance



Future projects

- Ho Chi Minh City
- Binh Duong Province
- Dong Nai Province





IP OVERVIEW



\$22M
by
Advisory Services

Region filter
All

Province filter
All

Leasable area (ha)

34,676

YoY take-up (ha)

7,566

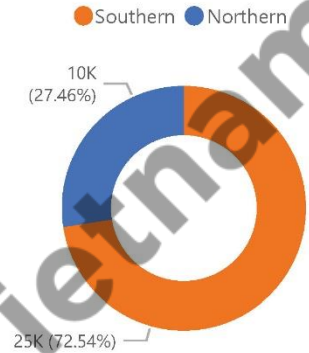
Occupancy

79%

Avg. land price(US\$/m2/one-off)

\$127

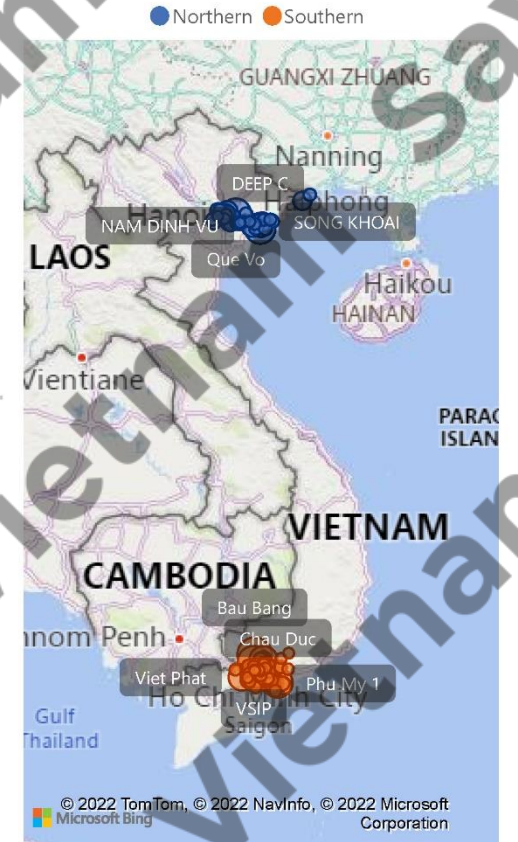
Supply by region



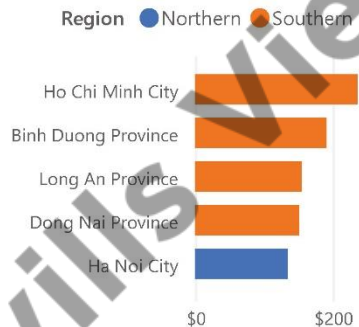
Performance by location



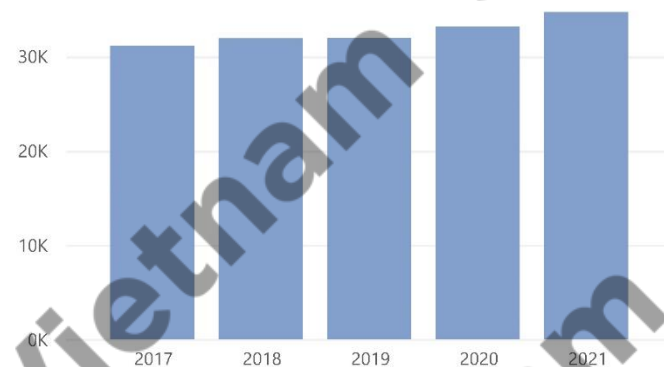
Active IPs



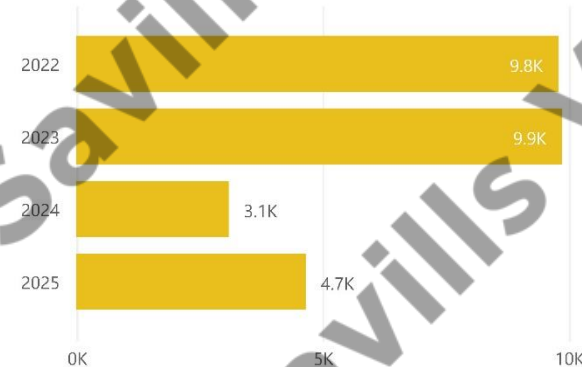
Avg. land price by province (US\$/m2/one-off)



Accumulated supply from 2017



Future supply (ha)





RBW/RBF OVERVIEW



\$22M
by
Advisory Services

Region filter

All

Province filter

All

NLA (m2)
7,487,120

Leased (m2)
6,510,371

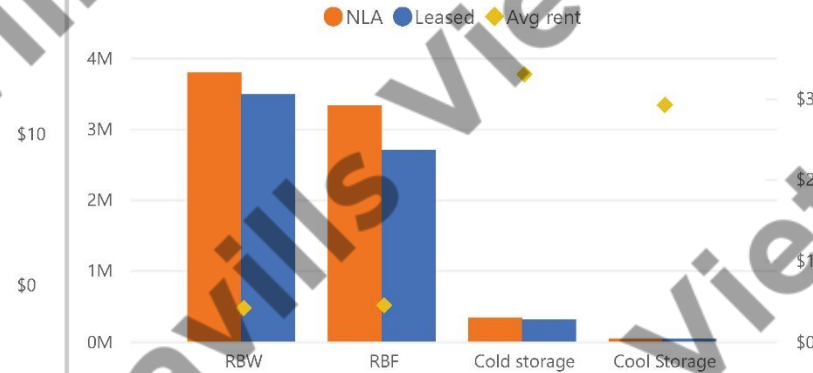
Occupancy
87%

Avg Rent (US\$/m2/mth)
\$6

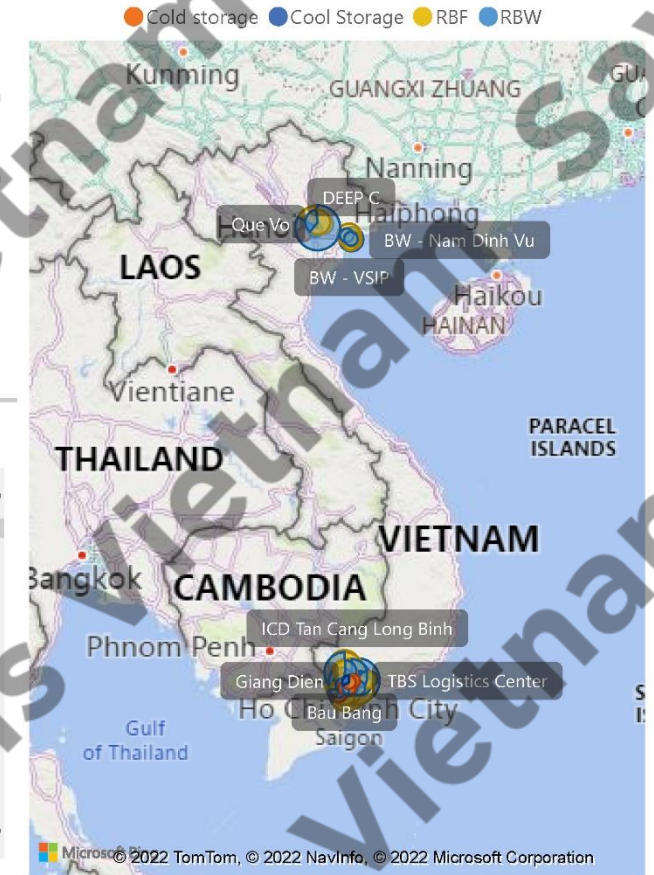
Performance by location



Performance by type



Active RB/RBW



Developer list

Developer	NLA (m2)	Market share (%)
BWID	1,032,325	13.79%
ICD Tan Cang	452,175	6.04%
Mapletree	434,260	5.80%
Sonadezi	397,738	5.31%
Tin Nghia	292,553	3.91%
LAIP	190,750	2.55%
Tan Tao	187,500	2.50%
VSIP	179,117	2.39%
U&I Logistics	167,476	2.24%
Total	7,487,120	100.00%

Active project list

Project	IP name	Province	Developer	Type	NLA	Avg rent
Icd Tan Cang Long Binh Rbw Sd	ICD Tan Cang Long Binh	Dong Nai Province	ICD Tan Cang	RBW	436,175	
Bwid Bau Bang Rbf	Bau Bang	Binh Duong Province	BWID	RBF	254,744	\$4
Tan Duc - Phase 1 Rbf	Tan Duc	Long An Province	Tan Tao	RBF	187,500	\$3
Long Thanh Rbf	Long Thanh	Dong Nai Province	Sonadezi	RBF	186,156	\$5
Bwid My Phuoc 4 Rbw Sd	My Phuoc	Binh Duong Province	BWID	RBW	159,052	\$4
Nhon Trach 3 - Phase 1 Rbf	Nhon Trach 3	Dong Nai Province	Tin Nghia	RBF	154,960	
Total					7,487,120	\$6

Environmental Social Governance (ESG)



ENVIRONMENTAL

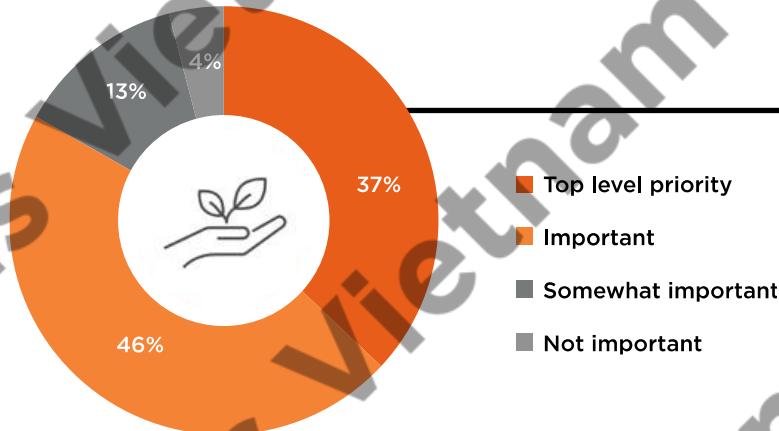
- CO2 and GHG emissions
- Energy & water efficiency
- Supply chain
- Air and water pollution
- Climate change
- Waste & recycling

SOCIAL

- Employment rights
- Working conditions
- Health and safety
- Employee diversity
- Pay equality
- Human rights
- Support for the community
- Indigenous people

GOVERNANCE

- Board diversity and independence
- Data protection
- Tax planning
- Shareholder rights
- Executive pay
- Bribery and corruption
- Transparency



Over 80% of respondents said that sustainability is an important or top level priority for their organisation

40% of occupiers have stated net zero carbon emissions,

85% of real estate choices will be changed by this commitment.

77% have set a target date of 2030.

66% said sustainability is important to their property leasing and investment decisions.

ESG REPORTING IS MANDATORY

- ESG reporting is now mandatory for HKSE listed companies. Vietnam, China, NZ, SGP, India following by 2024/5
- Companies are transforming
- The consideration of non-financial factors in investing, not covered in financial statements
- ESG reporting: including energy use and emissions, labour practices, board diversity and management
- Used to consider future risks and opportunities
- Aim for continuous improvement

Occupiers; Xua va Nay

savills

INSURANCE

Premium revenues +15.6% YoY,
Of which life insurance +21.7%,

SMEs

90% of enterprises,
40% of GDP,

TECHNOLOGY

5,600 new digital firms, 1.0M personnel,
Total 64,000, +9.0% YoY.



\$146m/258
(Insurtech)



\$152m



\$200m
(\$2B unicorn)



\$250m



\$90m



\$100m

500

"We believe Vietnam can become a technology hub not just for Southeast Asia but across the emerging world."



“Raining capital...”

savills

GOLD

Global demand +50% YoY

Vietnam gold demand all sources
+8% YoY

STOCK MARKET

12/21 226,000 new domestic
accounts

2021 1.53M (x4:20)

Total 4.27m ~4.3% penetration

BANK DEPOSITS (5n to 2021)

Domestic savings 8% pa,

Economic Entities 18% pa,

Total accumulated US\$475B

INFLATION

US 40n high

Eurozone 25n high

UK 30n high

China meh, 0.9%

Vietnam meh, 1.8%

Monetary policy will increase
cost of debt

Outflow of deposits

Property is an inflation
hedge

Inflation Rate, ◆		2019	◆	2022	◆
	Venezuela	19,906%		2,000%	
	Sudan	51.0%		41.8%	
	Suriname	4.4%		31.7%	
	Yemen	12.0%		31.5%	
	Zimbabwe	255.3%		30.7%	
	Iran	34.6%		27.5%	
	South Sudan	51.2%		24.0%	
	Zambia	9.2%		19.2%	
	Haiti	17.3%		15.5%	
	Turkey	15.2%		15.4%	

Remittances



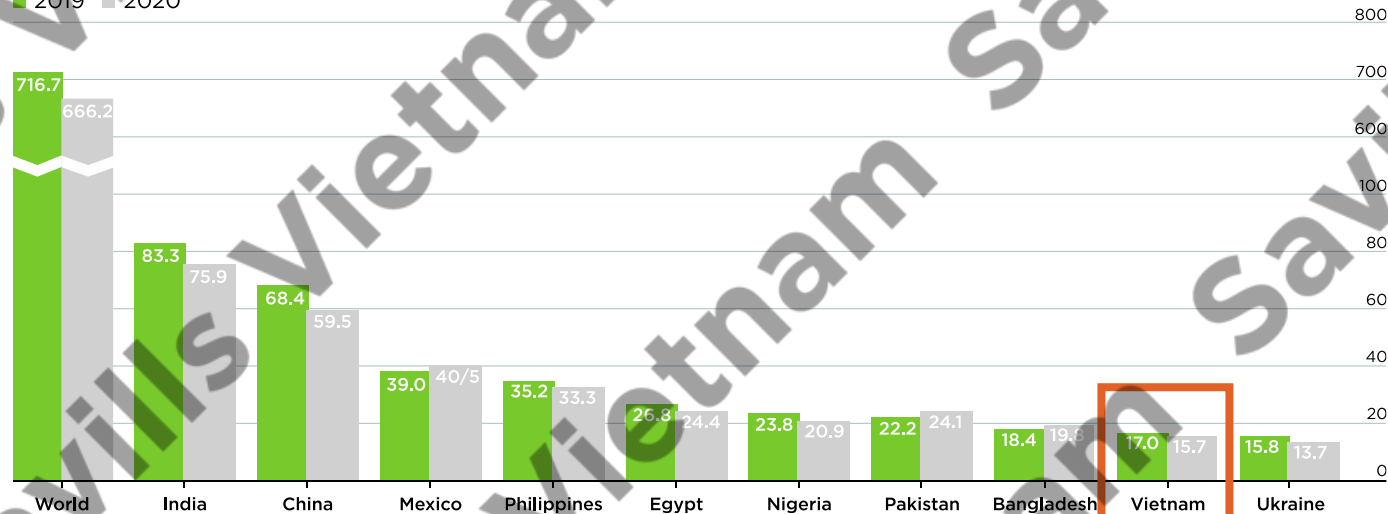
Vietnam

- Stock of emigrants: **2,592,000**
- Stock of emigrants as pct of population: **2.9%**
- Top destination countries:
The United States, Australia, Canada, Germany, France, the Republic of Korea, the Czech Republic, Japan, Cambodia, China

Remittances decline, with some exceptions

(Inflows to the largest developing country recipients; US\$ bn)

■ 2019 ■ 2020



Source: The Economist Intelligence Unit, World Bank.

2021 Remittances set record US\$18.1bn

- 4.9 – 5.1% of GDP,
- HCMC \$6.5B,
- Increased proportion from Asian countries due to increased Viet workers,
- Traditional source countries are lower, due to 'looser' next gen relationships,
- Strong home economy means its less necessary,
- CIEM ~ 20% to RE,
- Av city dwelling price \$200k,
- 18,000 dwellings, nationally.

Source: Global Knowledge Partnership on Migration and Development (KNOMAD), EIU, World Bank

Transactions



CapitaLand Development sells Hanoi office building for S\$751m



Keppel Land in JV to acquire three residential sites in Hanoi for \$159.7 million



CapitaLand Development to acquire residential site in Binh Duong for S\$1.1b



Gamuda acquires 5.6 hectares of land in Binh Duong for US\$53.9m



International Center 17 Ngo Quyen, Hoan Kiem, Ha Noi



Le Méridien Saigon Hotel, District 1, Ho Chi Minh City



Hung Thinh acquired 60% share capital of Song Tien Real Estate Corp for the Angel Island Project



Urban Green Apartment, Thu Duc City City, Ho Chi Minh City



GLP launches \$1.1-billion Vietnam Logistics Development Fund



CapitalLand's The Ascott Acquires two properties in Paris and Hanoi for S\$210 million



Park Hyatt Saigon, 2 Lam Son Square, District 1, HCMC



Niship Nippon Railroad bought share in Paragon Dai Phuoc in Nhon Trach, Dong Nai



Capital Place



Location	Ba Dinh Dist., Ha Noi
Development Type	Office/ Basement retail
NLA (m2)	97,484
Land tenure	2066
Transaction Value (US\$)	550,000,000
Transaction Date	SP Q4/2021
Value/NLA (US\$/m2)	5,642
Seller	Capitaland (Singapore)
Buyer	Vivaland
Yield	6.0%

EVOLUTION.....



Macropolicy	CSRC launched the qualified domestic institutional investor (QDII) system to allow local investors to invest in overseas capital markets			The People's Bank Of China raised reserve requirements 10 times in the year
	The Tenth Five-Year Plan proposed the "Open up the West" campaign to accelerate the development of central and western regions			
Event	China joined WTO			The Shanghai composite index hit a record high of 6,124.04
	Investment in real estate development exceeded RMB1 trillion			
	The transfer of sovereignty over Macao			The urban population exceeded 500 million

Stunning the Globe | 1998-2007

1998 1999 2000 2001 2002 2003 2004 2005 2006 2007

Real estate	Measures for the Administration of Housing Loans issued by the PBoC; The welfare housing system cancelled, ushering in an era of commodity housing; CCB issued the first batch of loans for house purchase			The Measures for the Administration of Affordable Housing were formally implemented		
	The guidance on the development of personal consumer credit was issued, with mortgage loans gradually gaining popularity; Regulations were issued to fully establish the housing provident fund system			The Regulations on the Transfer of State-owned Land Use Rights by Bidding, Auction and Listing were promulgated to apply to all lands		
	Notice on Fees of Real Estate Intermediary Services issued to define real estate consulting fee, real estate price appraisal fee, and real estate brokerage fee			The Circular on Promoting the Sustained and Healthy Development of the Real Estate Market defined real estate as a pillar industry for the first time		
				Individual income tax was imposed on second-hand housing transfer		
Project benchmarking	Shanghai Plaza 66 opened as a luxury landmark in China			Beijing's first land auction		
	Shanghai was the first to implement the low-rent housing system			Shanghai Tomson Riviera set the standard of luxury apartments with the unit price of RMB10,000 per sq m; Fraser Place Shekou in Shenzhen became China's first LEED-certified commercial project		
				Shin Kong Place opened in Beijing to become China's largest stand-alone department store		
				Shanghai Xintiandi opened, combining retail with local historical and cultural features		

The Chinese government announced a RMB4 trillion stimulus package			Forecast for economic growth lowered for the first time		
Tightening credit policy			China (Shanghai) Pilot Free Trade Zone was established; The Belt and Road Initiative		
A socialist legal system with Chinese characteristics took shape; Duty exemption pilot in Hainan			Integrated development of Beijing-Tianjin-Hebei region became a major national strategy		
Quantitative easing policy by the US for market rescue			Supply-side structural reform; The two-child policy introduced		
Global Financial Crisis; Beijing held the 29th Olympic Games			Asian Infrastructure Investment Bank (AIIB) was established		
Urban residents accounted for more than 50% total population; More than 500 million Internet users			Residency registration threshold lowered in second-tier cities; Replacing business tax with value-added tax		
China is the world's largest economy in purchasing power parity terms			RMB officially included in the Special Drawing Rights (SDR) basket of currencies; G20 Hangzhou Summit		
			The First Belt and Road Forum for International Cooperation		
			The First China International Import Expo was held in Shanghai		
			A pilot free trade zone to be built across Hainan Island; The integration of the Yangtze River Delta became a national strategy		
			Xiongan New Area established; The Guangdong-Hong Kong-Macao Greater Bay Area proposed		
			Electronic Commerce Law took effect		

Innovation and Breakthroughs | 2008-1H/2019

2008 2009 2010 2011 2012 2013 2014 2015 2016 2017 2018 1H/2019

Real estate	Tax imposed on house property in Shanghai and Chongqing; MOHURD issued Administrative Measures for Real Estate Brokers			Regulations were issued to improve the purchase restriction policy		
	Suggestions on promoting the healthy development of the real estate market was issued			"Housing is for living, not for speculation" set the tone for China's real estate market		
	SASAC called on 78 state-owned enterprises to withdraw from the property market; Home purchase restrictions implemented in some cities			The scope of the pilot property tax was expanded; The Measures for the Disposal of Idle Land was implemented		
				Guidelines were issued to support long-term rental apartments; The State Council proposed to cancel the temporary residence permit system and fully implement the residence permit system.		
Project benchmarking	Ping An's acquisition of London's landmark Lloyd's Building marks the first major overseas property acquisition by a Chinese company			Pilot collective construction land for rental housing; Income tax reform to allow deductions for home loan interest and rent		
	Shino-Ocean Taikoo Li opened in Chengdu, combining business with historical buildings; Sanya Haitang Bay International Shopping Centre opened, China's largest stand-alone duty-free shop			Stricter requirements of HPF mortgage applicants		
				A long-term mechanism for the real estate industry was proposed; Equal rights for home tenants and owners		
				Shanghai Tower, the tallest building in China, was completed		
				Raffles City Chongqing, the largest investment by a Singaporean developer in China, was launched		

- Infrastructure delivery
- National Strategic Planning
- Enabling Local Planning processes
- National Land Database - > Laos...
- Land Value Framework = Market Value
- Credit policies
- VIACs continued growth

A detailed line drawing of a hand holding a coin, set against a yellow background. The hand is rendered in white with black outlines, and the coin is also white with black outlines. The background is a solid yellow color.

Savills Cares

Industry award fees are being redirected to help local people. Charities for underprivileged around the country will receive donations.

Savills is committed to caring for the community

The Savills logo, consisting of a yellow square with the word "savills" in lowercase black letters.

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