Sustainability

Overview

Sustainability is a core driver of Hongkong Land's long-term business performance and supports the delivery of the HKL 2035 growth strategy. The Sustainability Framework 2030 provides clear, measurable priorities that strengthen asset resilience, enhance income quality and guide value creation for stakeholders. Ongoing implementation across the region ensures that sustainability principles are embedded into investment decisions, operations and stakeholder partnerships. More information on the framework is available at www.hkland.com/en/sustainability.

Climate-related Financial Disclosures

The Group's climate-related financial disclosure is consistent with the requirements of the London Stock Exchange Listing Rules and all 11 recommendations of Task Force on Climate-related Financial Disclosures (TCFD). The disclosures in its Sustainability Report – Framework 2030 & Climate Action are published on the same date as the Annual Report 2025. The Group's environmental and social performance data for the financial year ended 31 December 2025 are disclosed in the Sustainability Performance Report 2025. The reports are available at www.hkland.com/en/sustainability/sustainability-reports.

To support a comprehensive evaluation of its climate-related activities, the Group publishes its TCFD disclosures separately from the Annual Report, alongside related information covering sustainability governance, strategy, decarbonisation targets and pathway, and the outcomes of climate risk assessments and mitigation measures.

2025 Achievements

Responsible Investment Leadership

The Group demonstrated its responsible investment leadership by becoming a signatory to the United Nations Principles for Responsible Investment – an international organisation that works to promote ESG factors within investment decision-making. We launched our first private real estate fund – the Singapore Central Private Real Estate Fund (SCPREF), which comprises a portfolio of ultra-premium, high-performance assets in Singapore and has achieved green building certifications, including BCA Green Mark Platinum standards. The establishment of SCPREF demonstrates our responsible investment leadership and execution of our 2035 business strategy. We will continue to strengthen our performance, credibility and recognition as a responsible investment leader.

ESG Ratings

The Group continued to receive strong recognition from leading ESG rating organisations. This year, we maintained:

Global Real Estate Sustainability Benchmark (GRESB) – Global Sector Leader (Diversified Sector) for the Development Benchmark. We are the Global Listed Sector Leader (Diversified – Office/Retail) for the Standing Investment Benchmark.

Dow Jones Best-in-Class Indices – the Group is a constituent of the Dow Jones Best-in-Class World Index for the first time, ranking among the top 6% of global performers in the sector. We are also a constituent of the Dow Jones Best-in-Class Asia Pacific Index for the third consecutive year.

Decarbonisation

A core sustainability commitment of the Group is to reduce carbon emissions through science-based targets aligned with the 1.5°C pathway, which were validated by the Science Based Targets initiative in June 2022. These commitments include a 46.2% reduction of Scope 1 and 2 greenhouse gas (GHG) emissions by 2030 from 2019 levels and a 22% reduction in carbon intensity for Scope 3 emissions over the same period.

To reduce Scope 1 and 2 GHG emissions, the Group launched Hong Kong's first AI-powered Integrated Facility Management Control Tower. It unifies over 20 building systems such as building management systems, heating, ventilation, and air conditioning (HVAC) systems, thermal comfort control and energy optimisation into a single platform. The transition from reactive to proactive maintenance, powered by AI health analytics, has automated 66% of work orders, boosting operational efficiency and reducing servicing frequency.

The Group pioneered Hong Kong's first tempered and laminated glass recycling solution at Tomorrow's CENTRAL, as a large-scale transformation project of LANDMARK, by partnering with The Hong Kong Polytechnic University and Gammon Construction. This initiative supports a closed-loop circular economy for the project by transforming 50 tonnes of demolished tempered and laminated glass into partition blocks and low-carbon cement alternatives. This innovation is a critical enabler of Tomorrow's CENTRAL's 75% waste diversion target and sets a new benchmark for sustainable construction practices in Hong Kong.

Tenant Partnerships

To accelerate our shared sustainability goals with those of our tenants, the Group continues to evolve its partnership programme at its Central Portfolio. The Sustainability Partnership Programme, relaunched in November is an ambitious business-driven initiative designed to foster closer collaboration between Hongkong Land and our valued tenants to deliver shared value. Shaped by tenant feedback, the programme offers more structured engagement, simplified processes and broader range of services and incentives for our tenants to join. The programme also includes regular knowledge-sharing events and was extended beyond office and retail to F&B tenants. As of the end of 2025, 25% of Central's lettable area — representing more than 900,000 sq. ft were participated in the programme.

Hongkong Land Foundation

As part of the integration of the Group's business strategy, the Group launched the Hongkong Land Foundation to reflect its focus on long-term partnerships and measurable impact. The Foundation's contributions will be built on three pillars: People, Place and Culture. These elements will guide our efforts to empower communities, revitalise environments and celebrate the rich cultural heritage of the areas in which we operate. Key milestone achieved in 2025 include the volunteering team contributed over 9,800 hours to serve more than 70,000 people.