

Hongkong Land welcomes HFW to Central

- Strategic relocation and office upgrade of global law firm cements presence in Hong Kong
- The transaction, one of most significant in Central in the past 12 months, furthers Hongkong Land's leading landlord position for the legal sector

25 February 2025

Hongkong Land and Holman Fenwick Willan ("HFW") today announced that HFW, a global sector-focused law firm, has moved into Alexandra House in Central, Hong Kong. HFW occupies two floors - the 22nd and 23rd floors - totalling approximately 22,000 sq. ft. The lease has commenced, and the new office space officially opened in February 2025. This move to core Central, which comes after spending almost three decades in Admiralty, reflects HFW's continued growth and investment in the Greater China region.

HFW was one of the first international law firms to enter the Hong Kong market in 1978. As its first Asia location, Hong Kong has grown to become HFW's largest office outside of its headquarters in London. HFW now has 17 Partners and 40 lawyers in Hong Kong, working as part of an 80-lawyer Greater China team which includes representative offices in Shanghai and Shenzhen. The firm further strengthened its Hong Kong offering in 2024 with the appointment of two leading Construction, Infrastructure, and Projects partners, and their teams.

Mr Peter Murphy, Managing Partner of HFW's Hong Kong office, said, "We are excited to be moving into new state-of-the-art premises in Alexandra House. The move marks a significant milestone in HFW's 47-year history in Hong Kong and reinforces our continued commitment to our clients in Greater China. Our new premises will support our plans for growing our business in the region and will provide a modern and progressive working environment for our people and our clients."

Mr Neil Anderson, Director and Head of Office, Hong Kong, Commercial Property, Hongkong Land, said: "We are delighted that HFW chose to relocate to Alexandra House in the heart of Central, after more than four decades in the city. The transaction reflects a continuing "flight to quality" trend in the market and strengthens our portfolio as a premier address for legal services in Hong Kong. As a specialist in building experience-led city centres, we look forward to providing HFW with innovative services, best-in-class amenities and seamless connections to an expansive, like-minded business community that can drive value for years to come."

As of 30 June 2024, legal tenants represented 31% of all office tenants and occupied more than 1.18 million sq. ft in the Hongkong Land Central portfolio. The portfolio currently houses almost three-quarters of major law firm leases across Greater Central.*

The new office will enhance HFW's global sustainability commitment by leveraging Hongkong Land's leadership position in sustainable property development. This includes Hongkong

Land's recognition on the Dow Jones Sustainability World Index and its Central portfolio's industry-leading "Triple-Platinum" building certifications (BEAM Plus, LEED, WELL).

HFW teamed up with the leading design consultancy firm Envisione on the fit-out for the new office. The result is a modern workspace tailored to support all aspects of the business, featuring abundant natural light, ergonomic furniture, an internal staircase and a variety of progressive workspaces and meeting rooms equipped with the latest technology, ideal for a range of staff and client events. Additionally, sustainable design is integrated throughout, including energy-efficient lighting, eco-friendly materials, and lush green spaces.

**Note: Major law firms are defined by the firms' office size – 3,000 sq. ft or more. Greater Central is comprised of Core Central, Fringe Central, Admiralty and Sheung Wan. The law firm data and definition are provided by JLL.*

Photo Caption 1:



Completed in 1976, Alexandra House is a grade A commercial building situated in the heart of Hong Kong's Central business district, offering seamless connections to all modes of public transport and major commercial buildings in Core Central through pedestrian walkways.

Photo Caption 2:



Located on the 22nd and 23rd floors, HFW's new office at Alexandra House provides a modern and efficient workspace.

Hongkong Land

Hongkong Land is a major listed property investment, management and development group. Founded in 1889, it is a market leader in the development of experience-led city centres that unlock value for generations by combining innovation, placemaking, exceptional hospitality and sustainability.

The Group focuses on developing, owning and managing ultra-premium mixed-use real estate in Asian gateway cities, featuring Grade A office, luxury retail, residential and hospitality products. Its mixed-use real estate footprint spans more than 850,000 sq. m., with flagship projects in Hong Kong, Singapore and Shanghai. Its properties hold industry leading green building certifications and attract the world's foremost companies and luxury brands.

The Group's Hong Kong Central portfolio represents some 450,000 sq. m. of prime property. LANDMARK, the luxury shopping destination of the Hong Kong Central portfolio, is undergoing a three-year, US\$1 billion expansion and upgrade, which aims to reinforce the portfolio as a world-class destination for luxury, retail, lifestyle and business. The Group has a further 165,000 sq. m. of prestigious office space in Singapore mainly held through joint ventures and five retail centres on the Chinese mainland, including a luxury retail centre at Wangfujing in Beijing.

In Shanghai, the Group owns a 43% interest in a 1.1 million sq. m. mixed-use project in West Bund. Due to complete in 2028, it will comprise Grade A offices, luxury and retail space, high end waterfront residential apartments, hotels and convention and cultural facilities. Alongside LANDMARK, it forms part of the Group's CENTRAL Series of globally recognised destinations for luxury and lifestyle experiences.

Hongkong Land Holdings Limited is incorporated in Bermuda and has a primary listing on the London Stock Exchange, with secondary listings in Bermuda and Singapore. Hongkong Land is a member of the Jardine Matheson Group.

HFW

HFW is a leading global sector-focused law firm with more than 700 lawyers, including 185 partners based in 21 offices across the Americas, Europe, the Middle East, and Asia Pacific.

The firm has a long history of serving clients in Greater China. HFW opened its Hong Kong office in 1978, and now has three offices in Greater China, having established representative offices in Shanghai in 1999 and Shenzhen in 2024.

The firm has 20 partners and 80 lawyers across Greater China. This includes 17 partners and 40 lawyers in Hong Kong.

HFW's Greater China practice is strategically positioned to provide comprehensive legal services and support across the region and globally. The team provides expert advice and assistance on China inbound and outbound investments, with a strong focus on contentious and transactional services across the firm's core sectors of aerospace, construction, commodities, energy, insurance and shipping.

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