



CITIC Tower

1 Tim Mei Avenue, Central



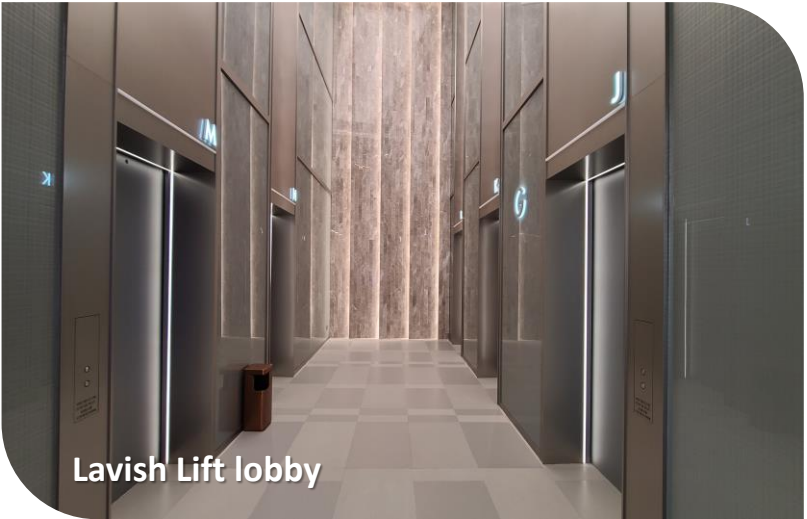
CITIC Tower website



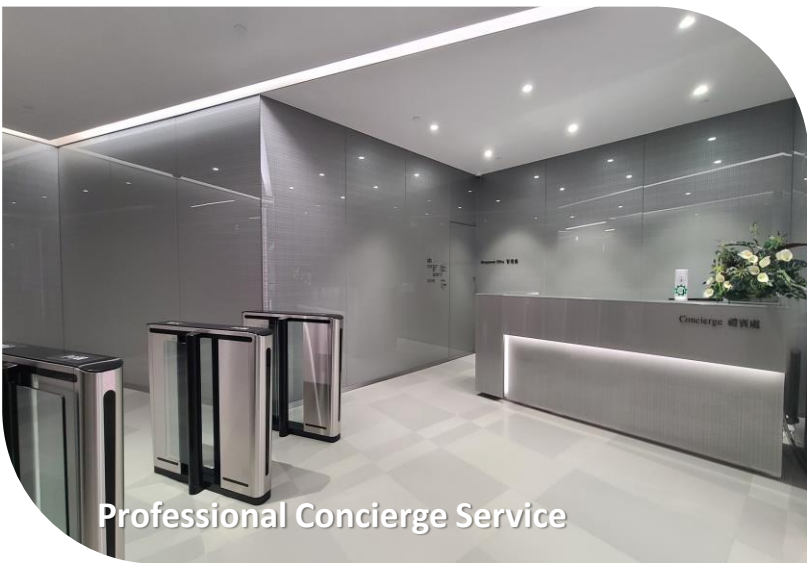
Panoramic harbour views

(On-site real-life shooting at the 22nd floor of CITIC Tower.)

- CITIC Tower is a 33-storey Grade-A commercial building that is centrally located in the business hub adjacent to five star hotels and shopping malls. The building is clad in a solar reflective double glazed curtain wall, offering a full and unobstructed view of Victoria Harbour.
- The building has 33 floors with a total floor area of approximately 43,000 square meters (m²)
- Autonomous disinfection robots spray disinfectant on schedule, utilizing advanced technology to create an environmentally friendly, safe, and healthy working environment for employees.
- The central air conditioning system in the building was replaced in June 2020, significantly improving indoor air quality.
- The newly renovated executive restroom includes shower facilities.
- Roundabout with exclusive drop-off and pick-up area is elegant and allows commuters to travel freely and conveniently throughout the day.
- The turnstiles and elevator intelligent floor selection system provide efficient crowd monitoring, comprehensive security, and touchless operation.

A modern lift lobby with a checkered floor, wood-paneled walls, and glass elevators.

Lavish Lift lobby

A professional concierge service area with a modern reception desk, glass walls, and turnstiles.

Professional Concierge Service

A white disinfection robot with a cloud-shaped top and a face-like display, operating in a modern hallway.

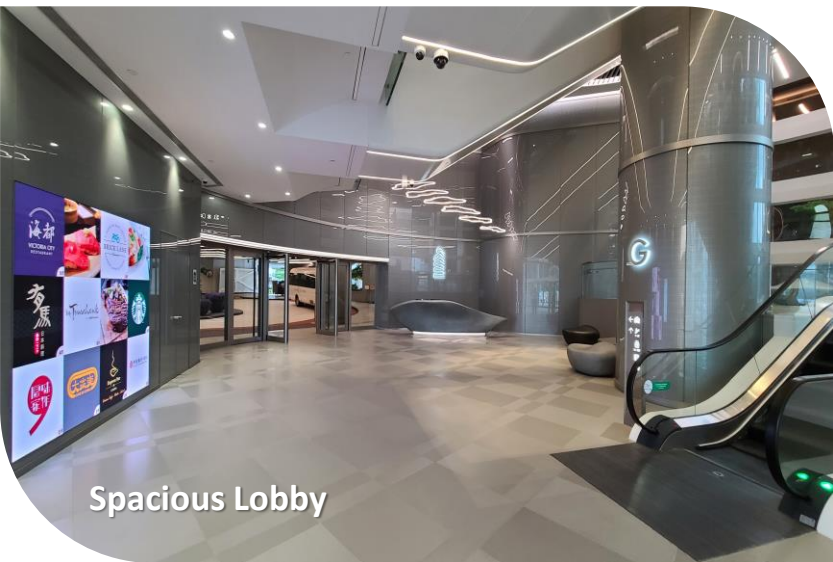
Disinfection Robots

A circular drop-off and shuttle bus service area with a white bus, a central pillar, and a circular ceiling with concentric light rings.

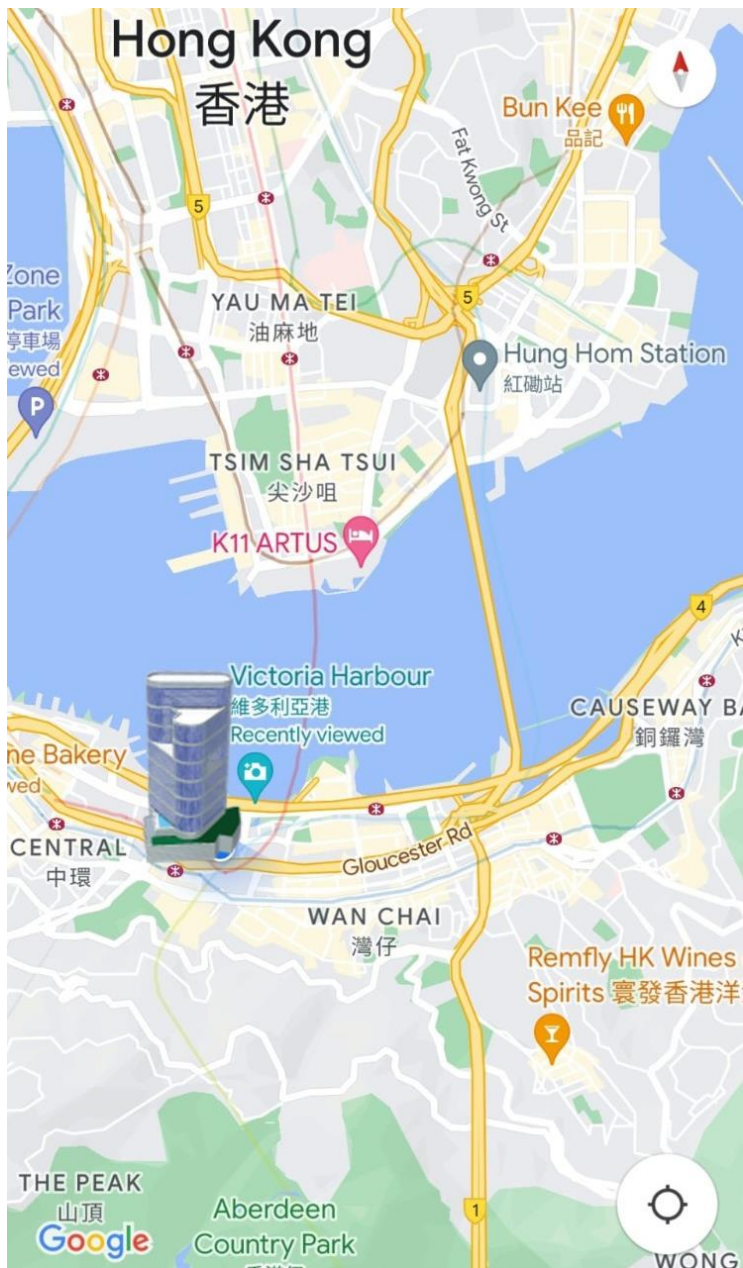
Exclusive Drop-Off & Shuttle Bus Service

A modern turnstile and destination control system with glass walls and a checkered floor.

Turnstiles & Destination Control System

A spacious lobby with a checkered floor, glass walls, a large pillar, and a digital display showing various advertisements.

Spacious Lobby



- Admiralty MTR station (Exit E2), the station is the four-line mega interchanging hub in the MTR network, connecting the East Rail line with the Tsuen Wan Line, Island Line and South Island Line.
- MTR Travelling Time: Airport (46minutes), Hong Kong West Kowloon Station (25minutes)*.
- The Central-Wan Chai Bypass entrance offers access to Quarry Bay in 11 minutes and Western Harbour crossing in 9 minutes^.

*Estimated journey time refers to the time it should take to travel from Admiralty station to the destination stations as indicated on the MTR Corporate Web Site.

^Estimated time of driving from CITIC Tower to the destination is based on the estimation and calculation with reference to Google Maps (1 Oct 2023). This is for reference only and the actual time of driving may vary depending on the road and traffic condition.



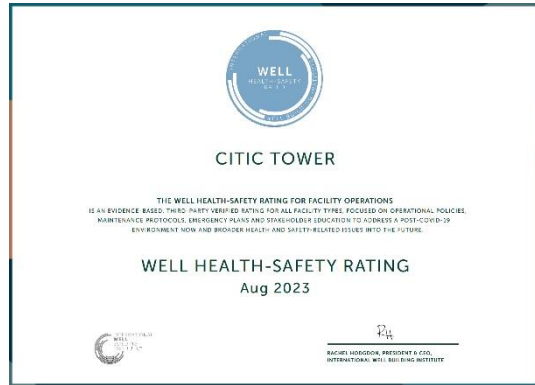
WELL Health-Safety Rated
2023

Zero Carbon Ready Building
Certification
(Super Low)

LEED certification
PLATINUM

WiredScore Platinum

Quality Water Supply Scheme
for Buildings – Fresh Water
(Management System) (Gold)



International Well Building Institute
2023

Hong Kong Green Building Council
11/3/2024 – 10/3/2027

U.S. Green Building Council
7/2024

WiredScore
2024

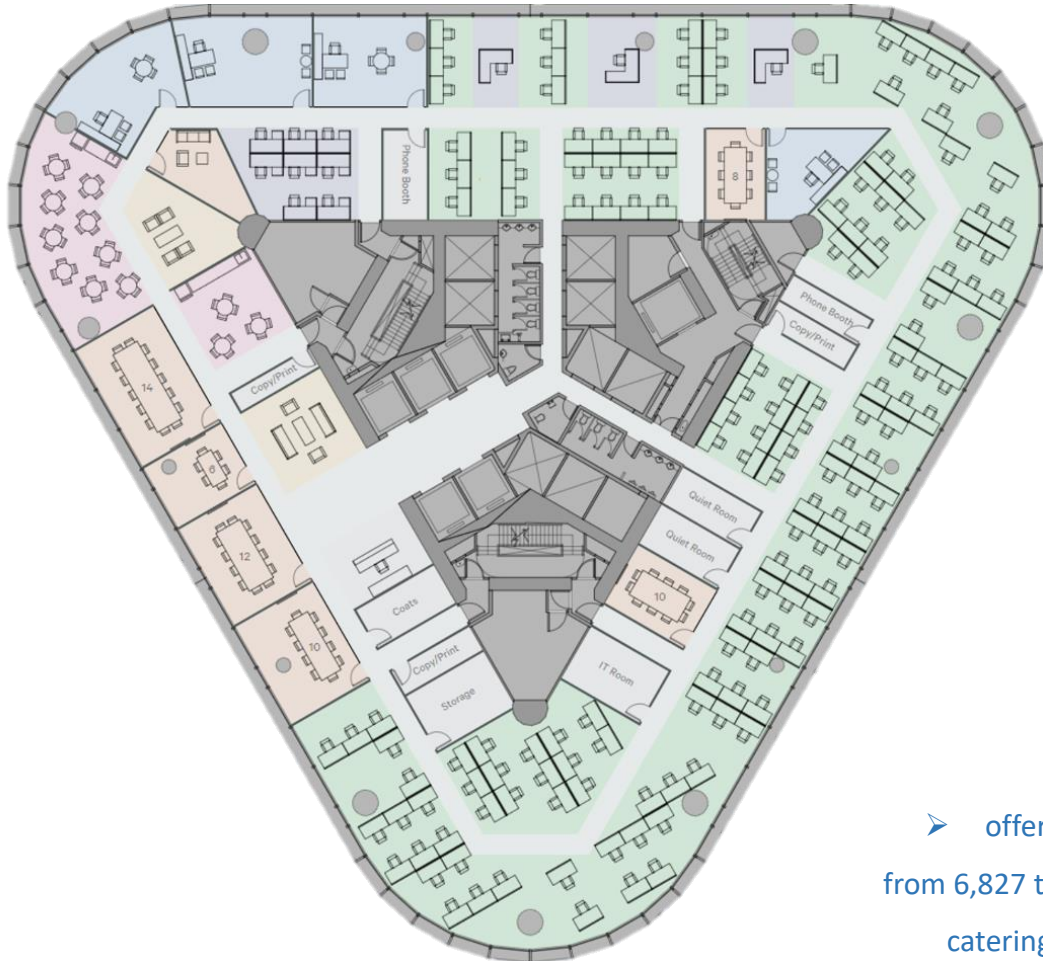
Water Supplies Department
1/4/2018 – 31/3/2024



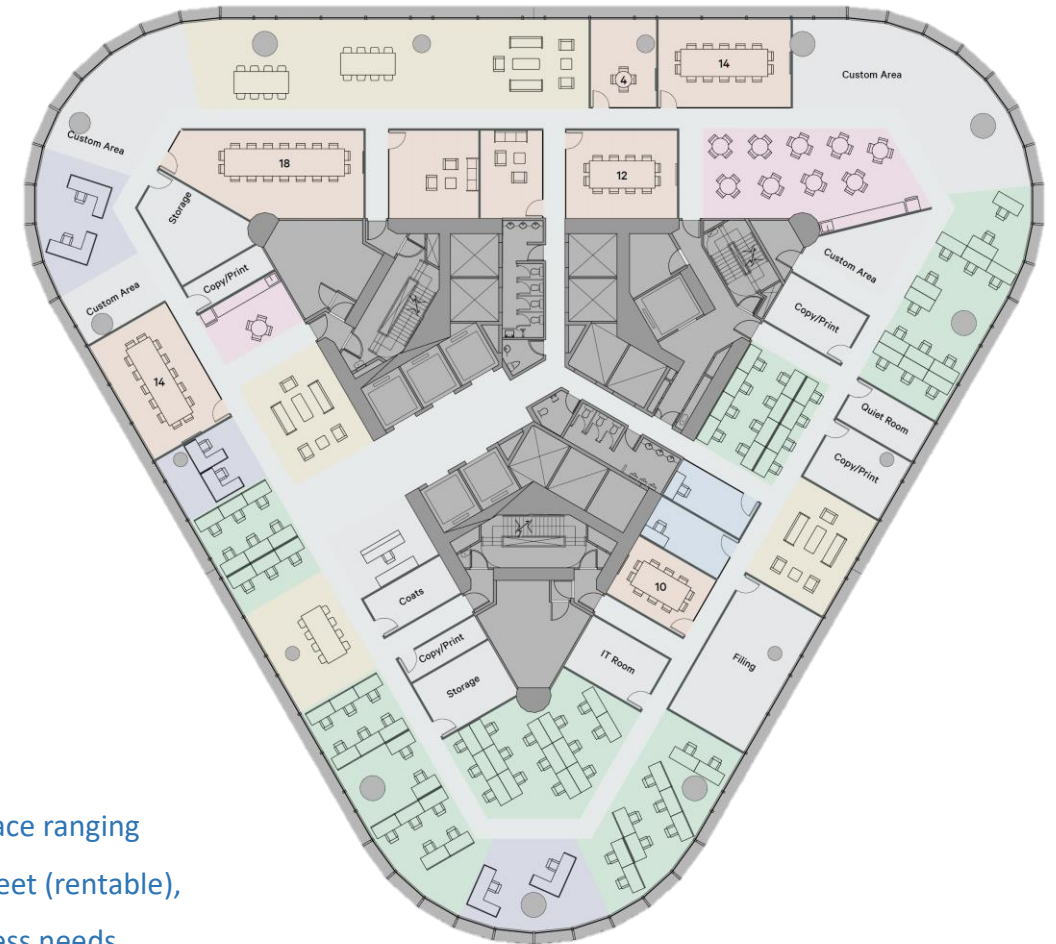
Awarding Agency	Award Title
Environmental Protection Department	Indoor Air Quality Certificate (Excellent Class) 9/1/2008 – 8/1/2024
HKIFM Excellence in Facility Management Awards	Office Building Excellence Award 2017-2022
Hong Kong Green Organisation Certificate	Wastewi\$e Excellence Level 2023
HSBC	Living Business ESG Awards 2019
Environment Bureau	Charter on External Lighting 2019 – Platium Award
Business Environment Council	Low Carbon Charter 2019
Bank of China (Hong Kong)	BOCHK Corporate Low-Carbon Environmental Leadership Awards Certificate 2022 and 5 years+ EcoPioneer



High Zone



Low Zone



- offer flexible office space ranging from 6,827 to 18,080 square feet (rentable), catering to various business needs.

- CITIC Tower's 2nd to 5th floors offers Chinese, Western, and Japanese restaurants, the upscale dining options as well as various fast-food restaurants. While enjoying delicious cuisine, visitors can also enjoy the breathtaking views of Victoria Harbour. The 2nd floor also features a bank, adding to the business convenience for tenants.





Security

- Turnstiles and lift destination control system to provide superior access control
- 24-hour CCTV
- Guard tour patrol system



Lifts

Passenger Lifts

- 14 lifts with loading capacity of 20 persons
- Lift destination control system

Service/Fireman Lifts

- 1 service lift with loading capacity of 2,000kg serving all floors



Escalators

- 6 pairs of escalators serving the retail podium from G/F to 5/F



Curtain Wall

- Solar reflective double glazed pane of glass



Telecommunications

- 5G mobile coverage
- Fiber optics system
- Computer earth system on each floor
- Dedicated vertical riser for multi-floor tenants
- Wi-Fi connectivity at designated common areas



Power Supply

Power Supply System

- 380/220 volt electricity supply for all floors
- Electricity loading at 70 VA/m² per floor

Standby Power Supply Provision

- Designated space for back-up generator of multi-floor tenants
- Essential power for tenants' servers



Flooring

Floor loading

- 3kPa live load + 2kPa partition load

Floor To Floor Height

- Slab to slab: 3.65m
- Raised floor to false ceiling: 2.5m

Floor system

- 150mm depth

Internal staircase

- Provision of structural opening

Facilities

- Executive toilet and shower facilities for all floors



Air Conditioning System

- VAV ceiling duct type system with intelligent direct digital control & 24-hour chilled water supply
- Ultraviolet light air purification system installed at the fresh air intake and main air supplies for all floors



Lighting

- Illumination level of 500 lux at desktop level by T5 LED fluorescent lamp