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XUHUI FOREIGN  
INVESTMENT  
GUIDE

A Promising Land  
for a Promised Future





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Faith in Xuhui

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# More Than Economic Prosperity

Xuhui boasts a long history and a splendid culture. The district has witnessed extraordinary changes in the last decade. It is home to historical sites like the Wukang Building, Mega commercial complexes like the Xujiahui Business Circle, And the West Bund, an urban paradise of technology and art.

Xuhui District combines its glorious history with modernity, And demonstrates its full vigor in business, science and technology, fashion and art. It is a place where cultural profundity and economic strength reinforce each other. Where ideals and dreams become reality. And where strong momentum pushes the district into a greater success!



Live View of Wukang Building



Effect View of International Trade Centre (ITC)



Live View of West Bund AI Tower



Effect view of Galaxy Midtown

# Meeting Xuhui: The Old Meets the New



## Location

Xuhui District in the southwest of downtown Shanghai thrives on the west bank of the Huangpu River. The district stands as a transport hub, reaching out to Shanghai's five "new cities" and integrating the Yangtze River Delta into a connected network.

## Economy

Xuhui District registered a GDP of over 230 billion yuan in 2022, with a revenue of more than 22 billion yuan. It has a well-structured modernized industrial system, which lays a solid foundation for its distinct businesses such as the digital economy, trade, and regional headquarters of foreign companies.

## Population and Area

Xuhui District covers 54.93 square kilometers and has a resident population of 1.11 million.

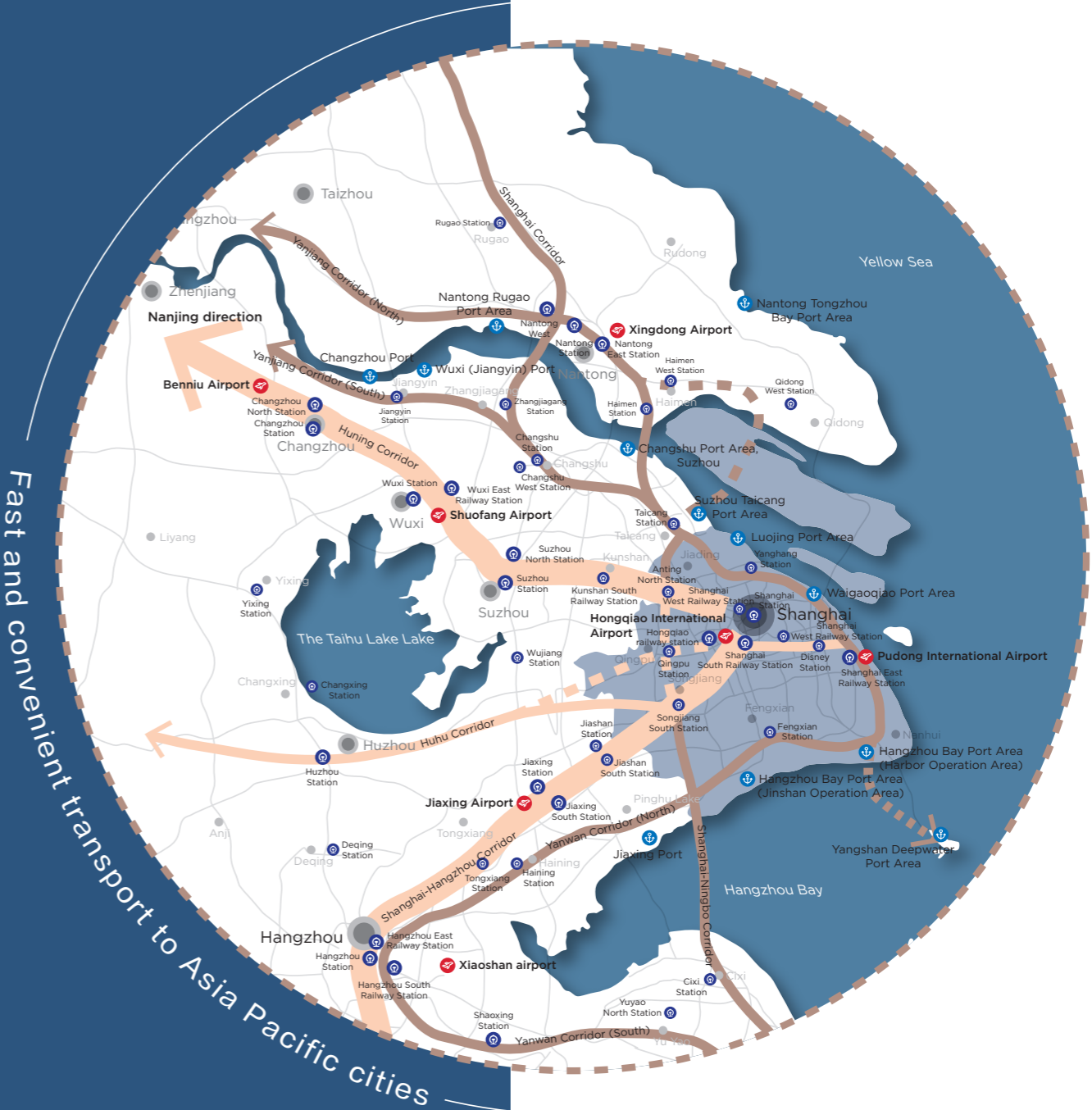
Reaching any corner of the Yangtze River Delta within 90 minutes

Fast and convenient transport to Asia Pacific cities

Fast and convenient transport to Asia Pacific cities

Xuhui District is a hub in Shanghai’s sprawling transport system. The express metro line under construction and another under planning connect the district with Pudong and Hongqiao international airports directly. Shanghai South Railway Station in the district is considered the south gate to Shanghai by rail. A one-hour travel circle has been built between Xuhui and key areas of the Yangtze River Delta.

From Xuhui District one can easily reach any of the five new cities of Shanghai, namely Jiading, Qingpu, Songjiang, Fengxian, and Nanhui. The newly established cities and Shanghai’s main zone are thus connected and conveniently accessible by rail, water, or expressway.



# Xuhui, A Place Where the Old Meets the New

## Longhua Temple

First built more than 1,000 years ago, the ancient pagoda in Xuhui District's Longhua Temple combines the Jiangnan culture and Buddhism.



**“To surpass something, we must first understand it thoroughly”**

Xu Guangqi (1562–1633), a renowned Shanghai-born Chinese statesman and scientist of the Ming dynasty (1368–1644), was buried in his hometown where three rivers join. Therefore, the name Xujiahui, literally meaning the place where the rivers join and the Xu family lives. Xuhui District derives its name from Xujiahui. The Xujiahui Business Circle and Zikawei Library are new landmarks in this centuries-old area.



**A Place Embracing the Chinese and the West**

Over a century ago, the Shanghai-style culture, commonly called the Haipai culture, thrived here. The District celebrates its history, culture, and arts in the Hengfu (Hengshan and Fuxing roads) Historical Conservation Zone which houses more than 1,000 heritage architectures.

## A Paradise of Arts

Xuhui District is a paradise for the arts. Its rich offerings, ranging from film, and music, to art in a broader sense, never fail artists and art lovers.



**A Land of Cutting-edge Technologies**

Xuhui District is home to top-notch educational and research institutions in China, including Shanghai Jiao Tong University, East China University of Science and Technology, Shanghai Normal University, and Chinese Academy of Sciences (CAS) Shanghai Branch. Hosting the World Artificial Intelligence Conference (WAIC) for five years in a row, the district has created a favorable environment for sci-tech innovation.

Xuhui District has many sides – traditional and modern, commercial and cultural, and revolutionary and innovative. All these elements are mixed here and give the district its artistic appeal, its vigor as an emerging urban star, and its dazzling and orderly charm. It is the integration of all those different characteristics that make Xuhui such an attractive attraction. This has enabled it to develop steadily and balanced into a culturally advanced and intelligent district.

# Transformation and Development: For Better, For the Best

Xuhui's objectives for socioeconomic development during the 14<sup>th</sup> Five-Year Plan period:

By 2025, the urban function and core competitiveness will be enhanced significantly, and Xuhui District will become an outstanding district of a modern socialist metropolis with global influence.



## Urban Development Pattern in the 14<sup>th</sup> Five-Year Plan Period

Dual Engines: West Bund and  
Caohejing Hi-Tech Park

East-West Circulation: Xuhui  
Waterfront along the Huangpu River (East)  
and the High-level Sci-Tech Innovation Belt (West)

Integration and Coordination: Central  
Activity Zone (North), Integration and  
Renewal Zone (Central),  
Strategic Expansion Zone (South)

Focus on Urban Renewal  
in the Central

Facts on Xuhui District  
as of the end of 2022

GDP: **230** billion yuan

GMS: **769.5** billion yuan

Gross output of industrial companies with  
annual revenue of more than 20 million yuan:  
**77** billion yuan

The annual foreign investment received:  
**1.24** billion yuan, a YoY increase of **31.9%**

Annual total imports and exports: **106.8**  
billion yuan, a YoY increase of **5.5%**

**145** MNC regional headquarters  
and research centers,  
ranking first among Shanghai's  
downtown districts

**60** buildings paying more than  
100 million yuan in taxes,  
among the top three downtown  
districts of Shanghai



# Industrial Layout



Scan the QR Code to  
Learn More  
Investment Policies



Xuhui District adopts a “5+4+X” industrial layout and aims to be a development benchmark of the five types of economy, namely innovation-driven economy, headquarters economy, service economy, open economy, and stream economy. It ramps up the four 100bn-yuan-scale strategic industrial clusters and takes preemptive actions in new sectors of the Metaverse, green and low-carbon technologies, and intelligent devices. Xuhui District has remained competitive by laying equal emphasis on traditional and emerging industries, upgrading the former and breaking up the ground for the latter.

Xuhui District aims to be  
a development benchmark  
for the five types of economy.

Xuhui District ramps up  
four 100bn-yuan industrial clusters.

Xuhui District takes preemptive  
actions in new sectors of the Metaverse,  
green and low-carbon technologies,  
and intelligent devices.

# Five Types of Economy

## Headquarters economy



## Service economy



## Open economy



## Innovation-driven economy

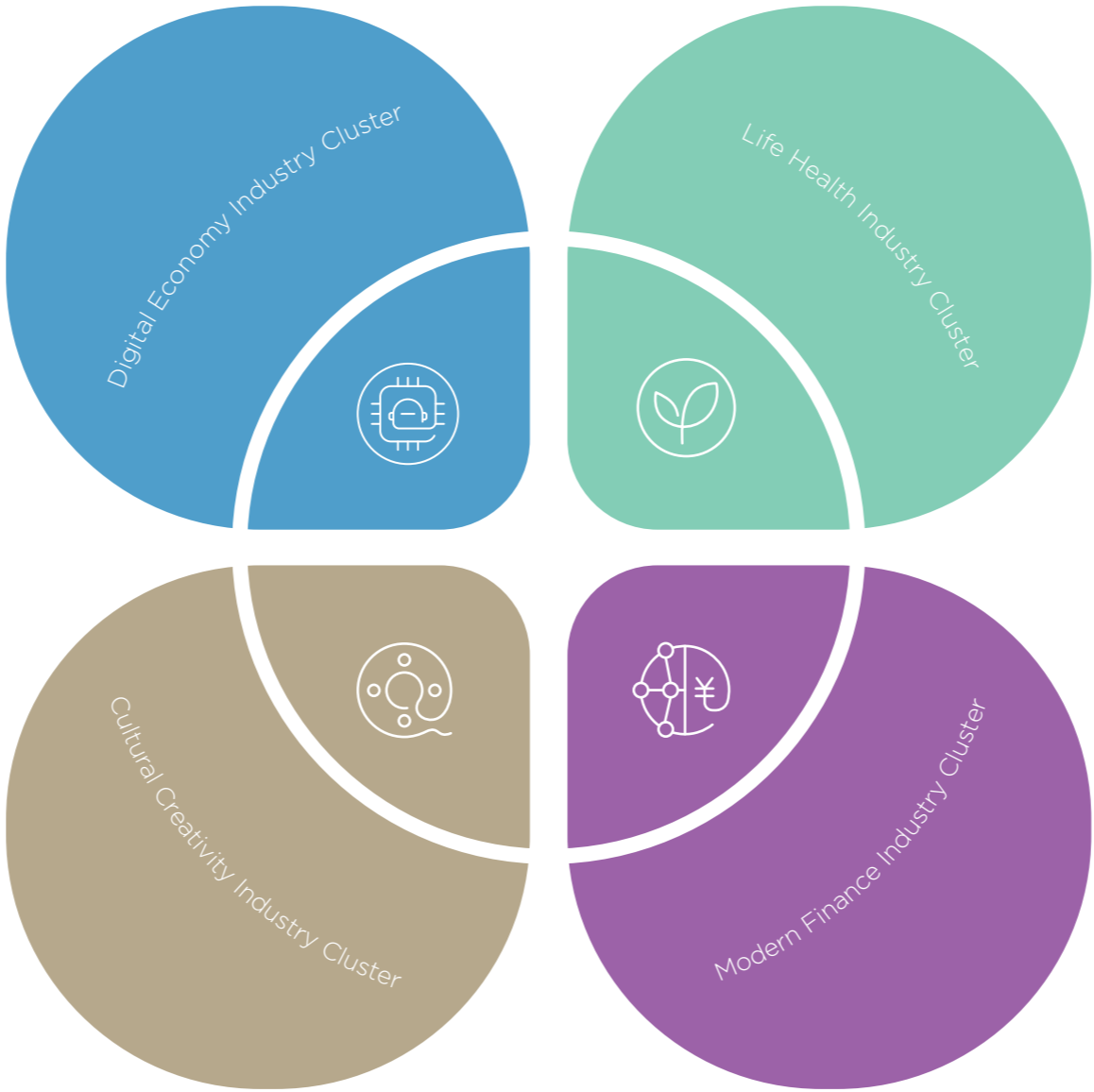


## Stream economy



Corporate Ranking in Random Order

# Four Industry Clusters of Strategic Importance



Corporate Ranking in Random Order

# A Culture-enriched World-class Business District Unmatched

## Central Activity Zone (CAZ North)

With thirty years of commercial pioneering  
Xujiahui enjoys unshakable status as the commercial center of the city  
And is further accelerating its upgrading

CAZ North is a long-standing business district enriched with local Shanghai-style culture. Along with the historical heritage areas of Xuhui, sci-tech innovation, financial service, headquarters economy, modern office services, and creative industry grow fast. CAZ North sits at the center of Shanghai's development.



**ITC in the Xujiahui core commercial hub**  
A new landmark in Shanghai's world-class CAZ

**GROSS FLOOR AREA**  
880,000 m<sup>2</sup>

**TIME OF COMPLETION**  
One ITC, Two ITC, and Three ITC completed; completion of the project expected in 2023-2024

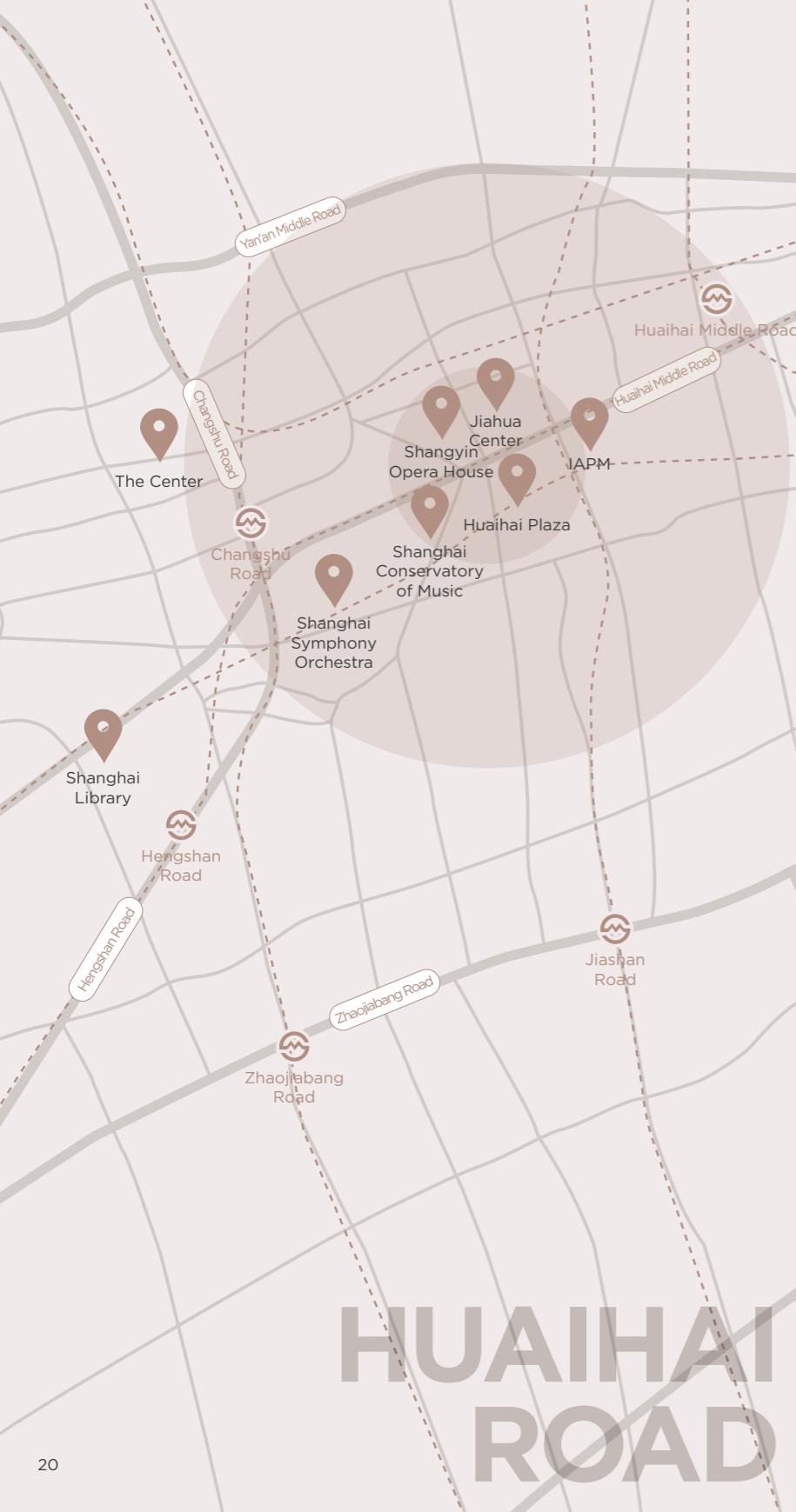


Live View

### Shanghai Grand Gateway

**ADDRESS**  
No. 1 Hongqiao Road, No. 3 Hongqiao Road

**OFFICE AREA**  
About 136k sq. m.



### IAPM

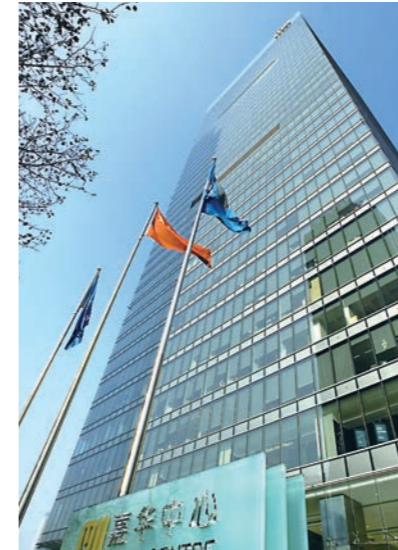
Landmark Complex in the Center of Shanghai

#### ADDRESS

No.999 Middle Huaihai Road

#### OFFICE AREA

About 116k sq. m.



Live View

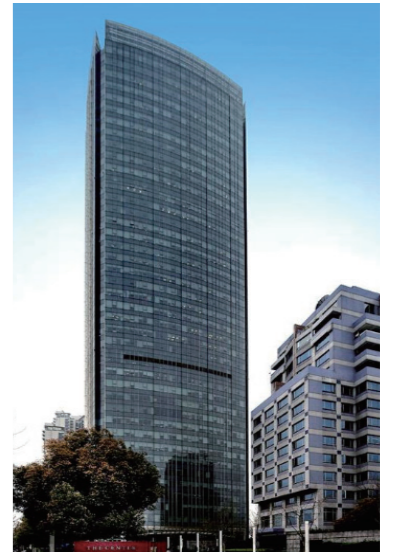
### K. Wah Center

#### ADDRESS

1010 Middle Huaihai Road

#### OFFICE AREA

About 65k sq. m.



Live View

### The Center

#### ADDRESS

No.989 Changle Road

#### OFFICE AREA

About 89k sq. m.



Live View

### Huaihai Plaza

#### ADDRESS

No.1045 Middle Huaihai Road

#### OFFICE AREA

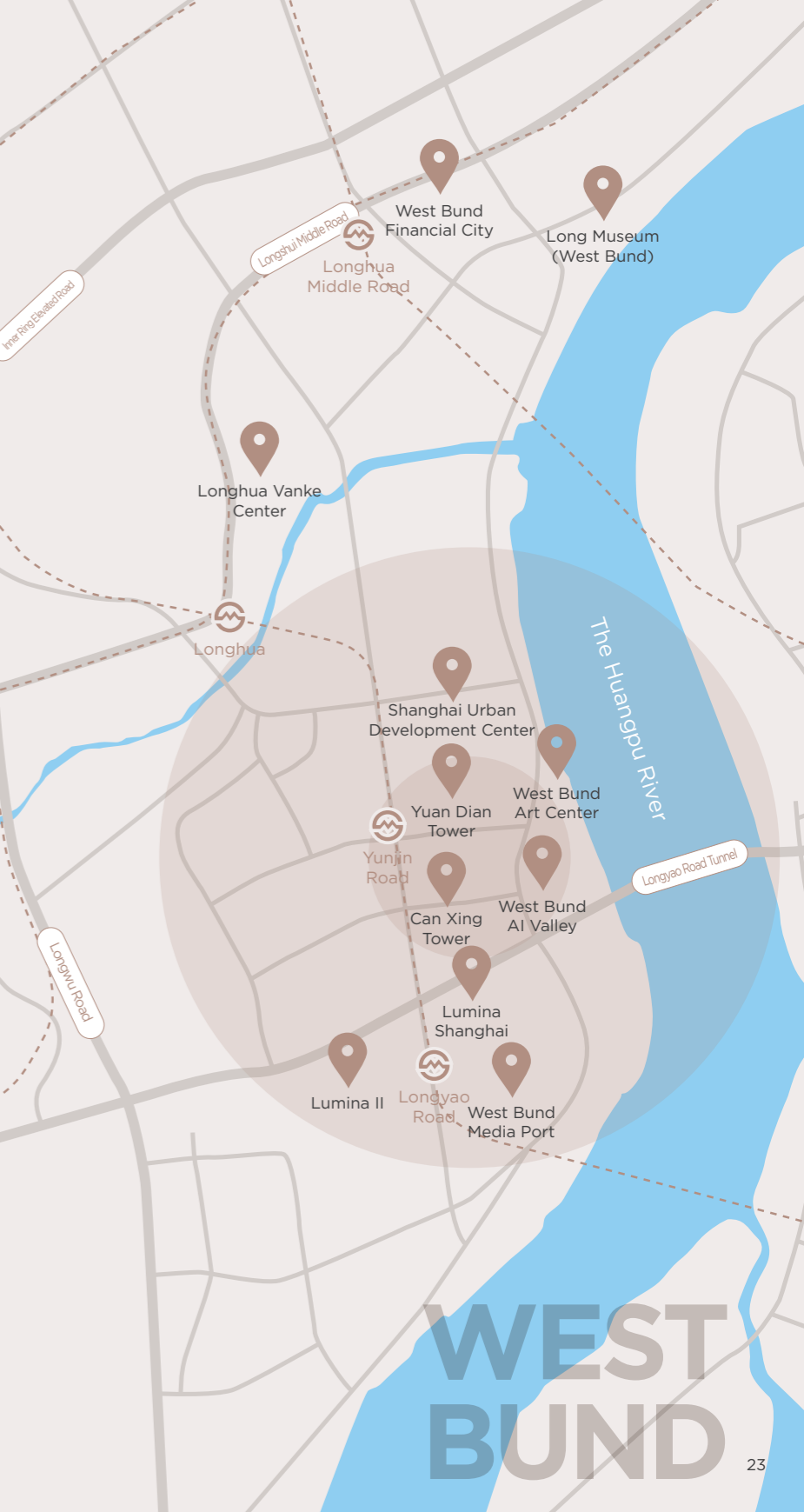
About 3K sq. m.

# Arts and Technologies Join Hands at Xuhui Waterfront along the Huangpu River

## High-quality Binjiang Development Belt

The well-structured West Bund is known for six key projects: West Bund Media Port, West Bund AI Valley, West Bund Financial City, West Bund Dynamic Field, West Bund Biomedical Bay, and West Bund AI Center. They are distributed along the 8.95 km coastline.

Xuhui Waterfront along the Huangpu River is called the West Bund, a hub that integrates the science and technology, finance, arts, and media sectors. It pushes the limits of traditional industries and sets a stage where creative minds meet, communicate, and re-create. Xuhui Waterfront is now Shanghai's brand icon and synonym for high-quality development, premium service, and top cultural events.





Live View

## West Bund Media Port

The Port is designed as an art- and media-centered hub for cultural and creative startups.

### LOCATION

Longyao Road, south to Longteng Avenue

### GROSS FLOOR AREA

1,100,000 m<sup>2</sup>, completed and in use



Effect View

## West Bund AI Valley

The Valley is designed to be an AI-centered cluster for the digital economy.

### LOCATION

Yunjin Road, Longyao Road, Fenggu Road, Longteng Avenue, and YunyaoRoad

### GROSS FLOOR AREA

1,200,000 m<sup>2</sup>, partly completed and in use



Effect View

## West Bund Financial City

A New Generation of Premier Waterfront Urban Holiday Destinations in the Financial City of the World

### ADDRESS

Bounded by Ruining Road to the east, Ruining Road to the south, Dongan Road to the west, and Middle Longhua Road to north

### BUILDING AREA

About 1700k sq. m.

### TIME OF COMPLETION

To be completed in succession between 2024-2027



Live View

## Lumina 2

### ADDRESS

318 Longwen Road

### GROSS FLOOR AREA

70,000 m<sup>2</sup>, completed

## Lumina

Lumina is the tallest skyscraper in Xuhui Waterfront and provides prime office space and retail sections.

### ADDRESS

175 Longyao Road

### GROSS FLOOR AREA

170,000 m<sup>2</sup>, completed



Live View

## Longhua Vanke Center

A business complex in the West Bund.

### ADDRESS

2678-2716 Longhua Road

### GROSS FLOOR AREA

66,500 m<sup>2</sup>

Delivered in 1<sup>st</sup> quarter of 2023



Effect View

# Sci-tech Innovation: A New Driving Force of Urban Development

## Integration and Renewal Zone (IRZ Central)

Caohejing Hi-Tech Park always aims high on sci-tech innovation.

IRZ Central builds an ecosystem of Caohejing Hi-Tech Park, urban renewal, and in-zone communities. In the past four decades, Xuhui District has tapped into the educational and research potential of IRZ Central. It has attracted world-leading sci-tech resources and witnessed the Metaverse industry's growth. IRZ Central is thriving to become an international community and a leading demonstration zone for city-industry integration.



CENTRAL  
AREA  
OF XUHUI



Effect View

### Galaxy Midtown

A mega urban complex of shopping malls, offices, residential area, and theater(s)

**ADDRESS**

6-12 Cangwu Road

**GROSS FLOOR AREA**

650,000 m<sup>2</sup>

Phase I completed; completion of the project expected in 2023-2025



Effect View

### Vanke Center Xuhui

Vanke's largest investment in commercial property

**ADDRESS**

1000 Nanjing Road, 55 Ding'an Road

**OFFICE AREA**

430,000 m<sup>2</sup>

Phase I and Phase II completed; completion of Phase III expected in 2023

### Golden Union Park

Xuhui District's largest old-area transformation project

**ADDRESS**

140 Tianlin Road

**GROSS FLOOR AREA**

300,000 m<sup>2</sup>

Phase I completed; completion of the project expected in 2023-2024

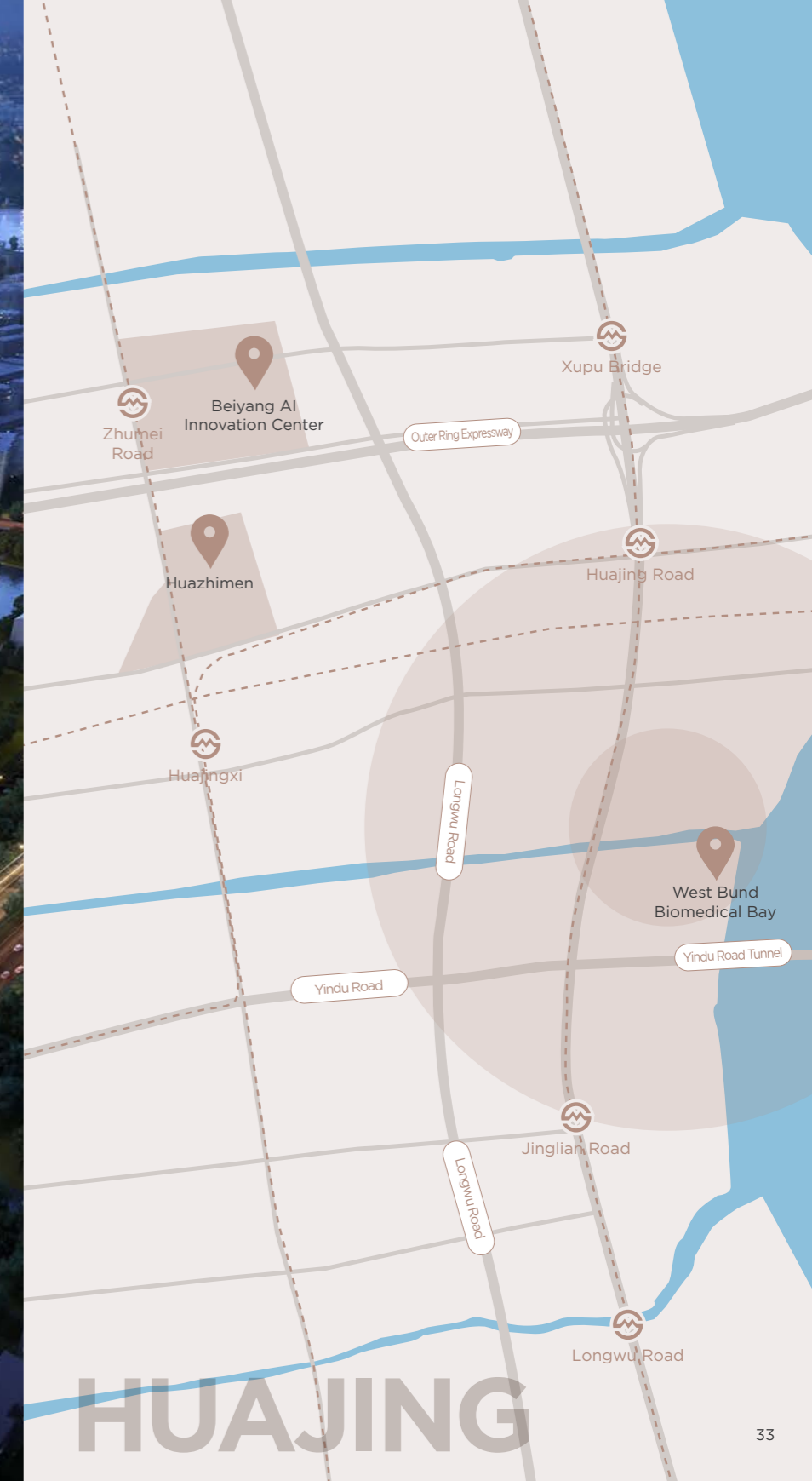


Effect View

# An Innovation-driven and Innovation-driving Center For a New and Better Future

## Strategic Expansion Zone (SEZ South)

Huajing town sits at the center of Shanghai's map. The old-day suburban town is now a hub for metro lines and home to industrial parks and eco-parks. This innovation-driven and innovation-driving town has witnessed high-quality industrial development while growing into a global benchmark for integration of urban development and industrial growth.





Effect View

## Beiyang AI Town

The Town is designed to be a globally influential AI eco-hub.

### LOCATION

Changhua Road in the east, Outer Ring in the south, Laohumin Road in the west, and Dianpu River in the north

### GROSS FLOOR AREA

1,000,000 m<sup>2</sup>

Completion expected in 2024–2026



Effect View

## Huazhimen (Hua's Gate)

A multi-functional mega complex where two metro lines converge.

### LOCATION

Jinghong Road in the east, East Xingnan Road in the south, Caolian Road in the west, and planned greenery in the north

### GROSS FLOOR AREA

1,300,000 m<sup>2</sup>



Effect View

## West Bund Biomedical Bay

An incubation hub for R&D, clinical, and manufacturing businesses in the life and health industry.

### LOCATION

South Huajing town

### GROSS FLOOR AREA

500,000 m<sup>2</sup>

# A Favorable Environment for Business and Life

Xuhui District boasts a business legacy, creating a favorable environment for business and life. Working and living in the District, one enjoys quality education and premium medical, cultural, and other public services. Xuhui is gaining momentum in every way.



Night view of Grand Gateway



AI PLAZA

Binjiang Cherry Blossoms

# Business

## A Thriving Commercial Landscape

Xuhui District is home to over 60 wholesale (annual sales of and above 20 million yuan) and retail (annual sales of and above five million yuan) businesses, totaling a gross floor area of 2,100,000 m². In addition to top business circles like Xujiahui Business Circle, Xuhui also plans to feature commercial zones, specialized marketplaces, innovation and business parks, and sections for other purposes. This will offer rich options for businesses and customers alike.



IAPM



Capella Shanghai Jian Ye Li

# Scientific Research Resources

## Top Research Institutes

Xuhui District is home to 156 state- and municipal-level research institutes, such as the Chinese Academy of Sciences (CAS) Shanghai Branch. Key functional platforms, including the National Artificial Intelligence Laboratory and CAS's three centers of excellence, have landed in Xuhui. And a total of 106 CAS and CAE (Chinese Academy of Engineering) academicians live or work here. For six straight years, Xuhui District has topped its counterparts in Shanghai in terms of average invention patent ownership, reaching 137.2 patents per 10,000 people.



Exploration-Industry Metaverse Forum



Innovation and Entrepreneurship Feast of Winter



Shanghai's first "regional TTO" platform



Shanghai Jiaotong University



Shanghai Middle School



Shanghai Nanyang Model High School

## Rich Educational Resources

Xuhui District is rich in educational resources. With basic education resources above Shanghai's average, Xuhui is the first in China to match compulsory education schools with students based on geographical proximity. Eighteen famous universities and colleges are located here, including Shanghai Jiao Tong University, Shanghai Medical College of Fudan University, East China University of Science and Technology, and Shanghai Conservatory of Music.



## Education Resources

# Medical Resources

## Abundant Medical Facilities

One-quarter of Shanghai’s level IIIA hospitals are in Xuhui District, including Zhongshan Hospital, Fudan University Shanghai Cancer Hospital, Shanghai Chest Hospital, and Shanghai Sixth People’s Hospital. Jiahui International Hospital is a joint venture with the largest foreign fund in Shanghai. One can always find medical services appropriate for them, with Green Channels accessible in certain conditions.



Zhongshan Hospital, Fudan University



Eye & ENT Hospital of Fudan University



International Peace Maternal and Child Health hospital of China Welfare Institute



Jiahui International Hospital



LongHua Hospital Shanghai University of Traditional Chinese Medicine

# Booming Sports

There are 3,016 sports venues in the Xuhui District, totaling 1,239,200 m² or 1.26 m² per capita, ranking second among the districts in downtown Shanghai. Xujiahui Sports Park under upgrading occupies an area of 35.96 hectares and houses Shanghai Stadium, Shanghai Gymnasium, Shanghai Natatorium, and the newly built Complex. It is the best-equipped sports park in Shanghai.



Shanghai International Marathon



Annual Citizen Sports Festival of Xuhui



# Sports Resources



Xujiahui Sport Park

# Business and Investment Services



## Investment Promotion Office of Xuhui District

## Business Service Center of Xuhui District

(Corporate Service Center)

The functional organ is responsible for business attraction, investment promotion, and enterprise services under the People's Government of Xuhui District.

Address: 8/F, Bldg. 1, 366 North Caoxi Road  
Contact number (switchboard): 86-021-64872222

### First sub-center

District Commercial Committee, Xujiashui Sub-district, Hunan Sub-district, Tianping Sub-district, Shanghai Xujiashui Center Group, Xufang Group

Add: Floor 2, No. 106, Nandan East Road, Xuhui District  
Tel: 86-021-64471791

### Fourth sub-center

District Investment Promotion Office, Tianlin Sub-district, Kangjian Sub-district, Changqiao Sub-district, Lingyun Sub-district, New Xuhui Group

Add: 770 Qinzhou Road, Xuhui District  
Tel: 86-021-64221108

### Second sub-center

District Science and Technology Commission, Hongmei Sub-district, Caohejing Sub-district, Fenglin Sub-district, Shanghai Chengtou Group, Fenglin Group

Add: 15/F, Xinyan Building, No. 65, Guiqing Road, Xuhui District  
Tel: 86-021-64950310

### The fifth sub-center

Huajing Town

Add: No. 2443, Longwu Road, Xuhui District  
Tel: 86-021-54821818-3163

### Third sub-center

District Culture and Tourism Bureau, District Finance Office, Longhua Sub-district, Xietu Sub-district, West Bund Group, Xuhui Capital

Add: 31/F, West Tower, West Bank AI Tower, No. 700, Yunjin Road, Xuhui District  
Tel: 86-13918506473 86-17702166521

# Faith in Future, Faith in Xuhui

Xuhui is proud of its history and culture.  
Xuhui is confident in its capability and strengths.  
Let's join hands, press ahead together.  
And together we write the first chapter of the upcoming journey.



Above are all effect views