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RICS料地產從業員薪金續升

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英國皇家特許測量師學會(RICS)與MacDonald & Company宣布每年一度的亞洲區房地產市場報告。該報告顯示，內地房地產從業員的薪酬升幅最為強勁，超越亞洲其他地區，但新加坡房產業從業員的平均薪金，仍穩居首位(約80萬元)，而本港房產業從業員的平均薪金排行第二，約76.54萬元。

亞洲區內房地產業專才平均每年薪金74.24萬元，按此計算，區內專才去年薪金平均上升22.3%，RICS全球主席Robert Peto預期，未來一年地產從業員薪金繼續上升，其中內地升幅達雙位數，而本港升幅則為單位數。他又指，對內地樓市有信心，即使推出宏調措施，相信樓價不會急跌，由於內地經濟增長需要保八，加上外資湧入內地，相信內地樓市不會泡沫化，未來發展更健康。(da-me/d)

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Summary: Macdonald & Company and RICs announced the 2010 Asian Real Estate Market Salary Survey yesterday. Robert Peto, President of RICS is optimistic about the property market in China and foresees that the annual salary of professionals in China will grow by more than 10%. Also, he anticipated that the salary of professionals in Asia would continue growing in the coming year.

Publication: exmoo.com

Type: Online

URL: http://www.exmoo.com/view.php?id=328774&type_id=180

Publishing Date: 10 November 2010

RICS：亞洲房產業專才2010年新酬升幅達22.3%

RICS特許測量師學會與 Macdonald & Company 聯合進行2010年度亞洲房地產市場薪酬、福利及態度調查報告

英國皇家特許測量師學會 (The Royal Institution of Chartered Surveyors, 或簡稱「RICS」) 與 Macdonald & Company 今天一同宣佈每年一度的亞洲區房地產市場薪酬、福利及態度調查報告。報告顯示, 在職於中國的房產業專才的薪酬升幅最高, 超越亞洲其他地區; 然而, 在職於新加坡的房產業專才的平均薪金數字仍穩居首位 (約\$103,100美元或\$800,000港元), 香港房產業專才的平均薪金水平則居第二 (約\$98,700美元或765,400港元)。

(Photo: <http://www.prnasia.com/sa/2010/11/09/20101109073359.html>)
(Logo: <http://www.prnasia.com/sa/2009/08/17/200908171721.jpg>)

RICS 會員薪酬比率會員多出百分之六十六 (66%)

本年度的調查結果反映相關專業範疇的年度表現, 與以往數年的調查結果相比, 本年度的調查仍反映出擁有 RICS 專業資格的特許測量師的薪酬水平較一般測量師高出 66%, 亞洲區內房地產專才的平均基本薪金為每年\$95,554美元 (約742,403)。按此比較, 區內專才平均薪金較去年上升22.3%, 然而, 此結果可能因為較多高級及較具經驗人士就本報告作出回應所致。

雖然商界對國際及本地市場的未來發展仍有保留, 亞洲區內某些房地產相關市場及商業活動卻欣欣而出, 帶動整體市場的復甦, 此復甦給投資者及提供供應而取得的回報, 反映與以往截然不同的行業狀況; 中國房產業專才 (相比新加坡及香港) 薪金的大幅上升亦為未來市場發展提供重要情報。

傳統房產業服務供應商, 包括工料測量師、估價師、顧問及租賃從業員平均薪金上升達36%至63%, 主要由於中國市場的復甦需求所致。

平均薪金 (美元/每年) 2008 2009 2010 年增長比

所有參與調查人士	\$65,267	\$78,089	\$95,554	22.4%
基金經理 NA*	\$148,755*	\$135,797*	-	-8.7%
資產管理	\$91,702*	\$129,332*	\$123,566*	-4.5%
產業測量/顧問	\$59,836*	\$82,219*	\$120,434*	46.5%
企業策劃	\$106,388*	\$131,427*	\$113,645*	-13.5%
租賃/商業代理	\$84,962*	\$74,187*	\$100,943*	36.1%
商用/住宅發展	\$64,618*	\$85,009*	\$97,821*	15.1%
建築/設計 NA*	\$82,750*	\$95,374*	-	15.3%
項目管理	\$70,835*	\$95,579*	\$90,930*	-4.9%
設施管理	\$55,911*	\$66,664*	\$85,150*	27.7%
工料測量	\$59,715*	\$42,376*	\$69,255*	63.4%
估價	\$53,791*	\$37,882*	\$53,281*	40.6%
策劃測量	\$49,287*	\$45,734*	\$43,949*	-3.9%
學術	\$40,626**	\$48,750**	NA**	NA

調查基數: 跨區問卷人數: 2008年 = 1,015人; 2009 = 1,536人, 2010 = 949人

(基數* 基數 < 100; ** 基數 < 200)

RICS全球主席 Robert Peto 表示: 「調查報告顯示, 投資時間成為特許測量師, 特許發展專業知識的測量師有明顯的益處, 現時區內有大量職位空缺, 均指稱只會考慮具備特許測量師資格的應徵者, 今天公布的調查報告進一步證明, 成為合資格 RICS 成員將為個人帶來更多就業機會及盈利能力。」

Macdonald & Company Property Limited 國際董事 William Glover 指出: 「2010年度薪酬報告證實, 亞洲房地產市場的復甦乃主要由於亞洲區內生產增長所致, 其中尤以中國的增長最為顯著。然而, 區內增長多由亞洲發展商及房地產企業所帶動, 而非如2008年所見, 由國際投資者主導, 亞洲區房地產從業員的競爭潛力仍大, 其中取得 RICS 專業資格, 將為個人帶來更大優勢。」

訂取下載房地產薪酬報告完整版, 請點擊

<http://www.ricsasia.org/newsDetail.php?id=267@ionID=0>

訂取下載活動照片, 請點擊 <http://creativegg.com/RICS/ForMedia.zip>

關於英國皇家特許測量師學會及亞洲總部

英國皇家特許測量師學會 (The Royal Institution of Chartered Surveyors, 或簡稱「RICS」) 乃英國皇家特許的獨立的專業機構, 自1868年成立起, RICS致力建立並維持優質及專業操守的最高標準, 為商界和社會於重要議題上提供公正以及權威性的意見, RICS乃全球房地產以及建築業的專業指標, RICS 的 150,000名會員遍佈全球146個城市, 協助調整及推廣相關專業。

RICS 亞洲總部支援覆蓋亞洲區的逾11,000名個人會員, 旨在透過專業標準、最佳作業守則及國際經驗, 協助地產及建築業於該等城市的發展, 學會推廣 RICS 及其會員為地產界不可或缺的顧問, 同時確保能為會員提供相關服務及發展機會, RICS 亞洲區總部的網絡覆蓋位於汶萊、馬來西亞、新加坡、泰國、中華人民共和國及香港特別行政區。

RICS 亞洲區分會會員包括孟加拉、不丹、緬甸、柬埔寨、印尼、日本、老撾、巴西、老撾、澳門、蒙古、尼泊爾、北韓、南韓、台灣、馬來西亞、菲律賓、柬埔寨及越南, 有關資料, 請瀏覽: <http://www.ricsasia.org>

關於MacDonald and Company

Macdonald & Company 乃於房地產業內具領導地位的專業招聘顧問公司, Macdonald & Company 於英國及全球廣泛處理房地產專才之安插, 公司為不同類型客戶提供服務, 當中包括銀行、顧問公司、房地產公司、基金、機構、發展商, 及任何需要、獲、投資於房地產或為其提供意見的任何機構, 詳情請瀏覽官方網頁: <http://www.macdonaldandcompany.hk>

傳統查詢, 請聯絡:

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消息來源: 英國皇家特許測量師學會

Summary: Macdonald & Co and RICS announced the results of the 2010 Annual Asian Real Estate Market, Benefits & Attitudes Survey yesterday. The annual salary of professionals in China reported the highest growth. Professionals in Singapore got the highest pay whilst those in Hong Kong ranked second.

Publication: RTHK

Type: Online

URL: http://www.rthk.org.hk/rthk/news/expressnews/20101109/news_20101109_55_711204.htm

Publishing Date: 9 November 2010

本港房地產專業才薪酬僅次於新加坡 亞洲排行第二

2010-11-09 HK/T 15:12

一項關於亞洲房地產專業才薪酬的調查顯示，本港的相關專業才平均薪酬水平在區內排行第二，年薪達9.8652萬美元，較去年9.7萬美元上升1.7%，僅次於年薪超過10萬美元的新加坡。

至於內地從業員薪酬的升幅最大，超過28%，高於區內平均22.3%的升幅。

英國皇家特許測量師學會每年都進行以上調查，今年共訪問949名房地產專業才。學會表示，亞洲區內專業才薪金升幅顯著，反映當地房地產市場復蘇，當中以中國的升幅最明顯。

Summary: An Asian Real Estate Salary Survey reported that the professionals in Hong Kong ranked second in terms of average salary in Asia, with an annual salary reaching USD98.652K. Professionals in Singapore earned the most - their annual salary is more than USD100K.

Publication: RTHK News

Type: Online

URL: <http://app2.rthk.org.hk/pda/news/content.php?id=711204>

Publishing Date: 9 November 2010

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RICS發表亞洲房地產專業才調查報告。(方顯榮攝)

Summary: RICS has done an Asian Real Estate Salary Survey and reported that professionals in Hong Kong ranked second in terms of average salary in Asia. Their annual salary reached USD98.652K while those in Singapore earned the most, with annual salary more than USD100K.

Publication: Hong Kong Commercial Daily

Type: Newspaper

Page: A04

Publishing Date: 10 November 2010

內房業界薪酬升幅冠亞



英國皇家特許測量師學會 (RICS)與MacDonald&Company亦發表一項關於亞洲地區房地產從業人員薪酬的調查報告。相關機

構訪問了949名房地產業專才，調查顯示，亞洲區內房地產專才平均每年薪金74.24萬元，按此計算，區內專才去年薪金平均上升22.3%。當中內地房地產從業人員薪酬升幅超過28%，高於亞洲區內平均水平的22.3%而稱冠全亞。

但新加坡相關專才的平均薪金仍居於亞洲首位，約為800000港元。至於本港方面，相關專才平均收入水平在亞洲區域內居次，約為765400港元。該學會稱，亞洲區內房地產從業人員薪酬大幅提高，表明區內房地產市場逐漸回暖，其中以內地的復蘇勢頭最為顯著。

Summary: Macdonald & Company and RICs announced the 2010 Asian Real Estate Market Salary Survey yesterday. Salary growth rate in China was 28%, which is higher than the average growth rate in Asia. However, professionals in Singapore earned the most in Asia (HK\$800K), while Hong Kong ranked the second (HK\$765.4K).

Publication: Hong Kong Commercial Daily

Type: Online

URL: http://www.hkcd.com.hk/content/2010-11/10/content_2630575.htm

Publishing Date: 10 November 2010

內房業界薪酬升幅冠亞

2010年 11月 10日 00:00 中國窗

英國皇家特許測量師學會(RICS)與MacDonald&Company亦發表一項關於亞洲地區房地產從業人員薪酬的調查報告。相關機構訪問了949名房地產業專才，調查顯示，亞洲區內房地產專才平均每年薪金74.24萬元，按此計算，區內專才去年薪金平均上升22.3%。當中內地房地產從業人員薪酬升幅超過28%，高於亞洲區內平均水平^{22.3%}而稱冠全亞。但新加坡相關專才的平均薪金仍居於亞洲首位，約為800000港元。至於本港方面，相關專才平均收入水平在亞洲區域內居次，約為765400港元。該學會稱，亞洲區內房地產從業人員薪酬大幅提高，表明區內房地產市場逐漸回暖，其中以內地的復蘇勢頭最為顯著。

Summary: This is the online version of the previous coverage.

Publication: Hong Kong Daily News

Type: Online

URL: <http://www.hkdailynews.com.hk/property.php?id=131627>

Publishing Date: 10 November 2010

港經紀薪金亞洲居次

樓市暢旺，除有資產在手的業主可受惠之外，據英國皇家特許測量師學會（簡稱「RICS」）與 Macdonald & Company 昨日一同宣布每年一度的亞洲區房地產市場薪酬、福利及態度調查報告顯示，任職於中國的房產業從業員的薪酬升幅最高，超越亞洲其他地區；然而，任職於新加坡的房產業從業員的平均薪金數子仍穩居首位（約80萬港元），香港房產業從業員的平均薪金水平則佔第二位（約76.54萬港元）。

區內平均薪金升逾22%

本年度的調查結果反映相關專業範疇的年內表現。與以往數年的調查結果相比，本年度的調查仍然反映擁有RICS專業資格的特許測量師的薪酬水平較一般測量師高出 66 %。亞洲區內房地產業專才的平均基本薪金為每年約74.2萬港元。按此比較，區內專才平均薪金較去年上升 22.3 %。

薪酬報告證實，亞洲房產市場的復甦乃主要由於亞洲區內生產增長所致，其中尤以中國的增長最為顯著。然而，區內增長多由亞洲發展商及房產企業所帶動，非如2008年所見，由國際投資者主導。

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港經紀薪金亞洲居次



樓市暢旺，除有資產在手的業主可受惠之外，據英國皇家特許測量師學會(簡稱「RICS」)與 Macdonald & Company 昨日一同宣布每年一度的亞洲區房地產市場薪酬、福利及態度調查報告顯示，任職於中國的房產業從業員的薪酬升幅最高，超越亞洲其他地區；然而，任職於新加坡的房產業從業員的平均薪金數子仍穩居首位(約80萬港元)，香港房產業從業員的平均薪金水平則佔第二位(約76.54萬港元)。

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Summary: Macdonald & Company is mentioned in the coverage.

Publication: Oriental Daily News

Type: Newspaper

Page: B12

Publishing Date: 10 November 2010

港地產專才年薪亞洲次高



●英國特許測量師學會 (RICS) 全球主席羅伯特·沛濤 (圖) 說，就亞洲區房地產市場進行的薪酬調查顯示，亞洲區內房地產業專才的平均基本年薪約74萬元，較去年上升22.3%，當中香港從業員達76.54萬元，按年升1.7%，位列區內第二高薪酬地區，僅次於新加坡。該會國際理事會理事謝建華預期，香港房產從業員明年的基本薪金加幅料只有單位數字。

Summary: RICS announced the Asian Real Estate Salary Survey yesterday.

Publication: South China Morning Post

Type: Newspaper

Page: PPT1

Publishing Date: 10 November 2010

Property sector pay rises most on mainland

Peggy Sito

Professionals in the mainland property industry saw the highest growth in their annual salaries, outperforming East Asian counterparts, a survey shows.

The survey, conducted by the Royal Institution of Chartered Surveyors (RICS) and Macdonald & Company, shows that those working in fund management firms, consultancies, architectural firms and surveying companies on the mainland saw their annual base salary rise by 28.5 per cent, to US\$97,331, from last year's US\$75,700, thanks to the robust property industry.

The growth rate is higher than the average of 22.3 per cent for real estate professionals in Hong Kong, Malaysia and Singapore.

The results of the annual study – the Asian Real Estate Market Salary, Benefits and Attitudes Survey – were released yesterday.

A total of 949 Asian real estate professionals – mostly managers, associate directors or vice-presidents – took part in the survey.

"Chinese development continues to be a dominant story with average salaries across the region rising everywhere, but established markets with relatively little development activity such as Hong Kong and Singapore seeing low growth in average salaries," said William Glover, international director of Macdonald & Company, the property professional recruitment consultancy.

The average salary growth rate on

Outperformer

Salaries for professionals continue to rise due to country's rapid growth

Pay for professionals in the mainland real estate industry this year rose

28.5%

The average growth in earnings for real estate professionals elsewhere in East Asia is

22.3%

the mainland was almost identical to the previous year, underlying why, as an engine for so many careers and business in the region, the China growth story was becoming so crucial, according to Glover.

Professionals from Singapore earned the highest average salaries in the region this year, at US\$103,118, a slight decrease from last year's US\$104,200.

Those working in Hong Kong's real estate industry are taking home average salaries of US\$98,652, against HK\$97,000 last year. Malaysia saw average salaries declining from

US\$29,800 last year to US\$26,653 this year.

"The 2010 salary survey confirms that the recovery in the Asian real estate market is as a result of domestic Asian growth," Glover said.

"This is particularly true in mainland China, but the majority of that growth has been driven by Asian developers and property companies rather than the global investors we saw pre-2008."

Respondents who received a bonus comprise 65.6 per cent, up from 2009's 53.4 per cent. The average bonus they received was US\$28,791 against US\$24,421 in the previous year.

Only 7 per cent of respondents have been made redundant in the last 12 months, down from 15 per cent in the previous year. Of those made redundant, 85 per cent have found new jobs, up from 2009's 71 per cent.

Fifty-six per cent of the respondents believe the property market will get better in the next 12 months.

The study also showed that traditional activities of real estate service providers, such as quantity surveying, valuation, consultancy and leasing have seen increases in average salaries of 36 to 63 per cent, reflecting a surge in fee incomes. That increase is attributable in large part to the continued explosion in development on the mainland.

Robert Peto, president of RICS, said: "This is a solid proof that taking the time to qualify as a chartered surveyor is of great value for an individual's future in the profession."

Summary: Macdonald & Company and William Glover are mentioned in this coverage.

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Publishing Date: 10 November 2010

Property sector pay rises most on mainland

Property Wire
Nov 10, 2010

Professionals in the mainland property industry saw the highest growth in their annual salaries, outperforming East Asian counterparts, a survey shows.

The survey, conducted by the Royal Institution of Chartered Surveyors (RICS) and Macdonald & Company, shows that those working in fund management firms, consultancies, architectural firms and surveying companies on the mainland saw their annual base salary rise by 28.5 per cent, to US\$97,331, from last year's US\$75,700, thanks to the robust property industry.

The growth rate is higher than the average of 22.3 per cent for real estate professionals in Hong Kong, Malaysia and Singapore.

The results of the annual study - the Asian Real Estate Market Salary, Benefits and Attitudes Survey - were released yesterday.

A total of 949 Asian real estate professionals - mostly managers, associate directors or vice-presidents - took part in the survey.

"Chinese development continues to be a dominant story with average salaries across the region rising everywhere, but established markets with relatively little development activity such as Hong Kong and Singapore seeing low growth in average salaries," said William Glover, international director of Macdonald & Company, the property professional recruitment consultancy.

The average salary growth rate on the mainland was almost identical to the previous year, underlying why, as an engine for so many careers and business in the region, the China growth story was becoming so crucial, according to Glover.

Professionals from Singapore earned the highest average salaries in the region this year, at US\$103,118, a slight decrease from last year's US\$104,200.

Those working in Hong Kong's real estate industry are taking home average salaries of US\$98,652, against HK\$97,000 last year. Malaysia saw average salaries declining from US\$29,800 last year to US\$26,663 this year.

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Summary: This is the online version of the previous coverage.

港房產專才年薪亞洲第二

內地從業員薪酬飆近三成

【本報訊】一項調查顯示，今年本港房地產專才年薪達七十六萬港元，僅次於新加坡的八十萬港元。內地房產從業員薪酬達七十五萬港元，升幅高達近三成，超越亞洲區整體升幅百分之二十二。

英國皇家特許測量師學會（RICS）與 Macdonald & Company 昨日公布今年亞洲區房產市場薪酬。福利及就業人士態度調查報告。結果顯示，亞洲區內房地產專才的平均基本薪金為每年約七十四萬港元，較去年上升二十二點三個百分點。中國內地的房產從業人員的薪酬升幅最高，由去年的約五十九萬港元，上升至約七十五萬港元，升幅達二十八點六個百分點。新加坡今年的薪酬水平維持在位，約八十萬港元。較上年有少量增幅。本港房產從業人員的薪金水平僅次於新加坡，約七十六萬港元，和上年持平。

RICS 籲目光投向內地

RICS 全球主席羅伯特·沛濤表示，由於內地對於專業認可的從業員需求大，相信內地將會繼續調控樓市措施防止泡沫形成，內地房產市場仍有一定發展潛力，特別是二、三線城市。他又表示，許多西方國家如美國、英國等國的年輕人對中

國市場深感興趣，在內地房地產發展方面也有極大的熱情。

RICS 國際專業會議主席羅傑表示，香港土地供應減少，樓市發展已趨停滯不前，他呼籲香港房產從業員，尤其年輕人，要放眼內地，緣起至是二、三線城市。他又指，由於市場對樓市會否持續上升，存在不確定性，所以未必會調整從業員的薪金，預計未來一年本港房地產從業員的薪金將有單位的增幅。

西方青年對內地感興趣

Macdonald & Co. Prosperity Limited 國際董事 William Glover 表示，亞洲房產市場的復蘇和增長是由亞洲發展經濟及房產企業帶動，而非如〇八年時由國際投資者主導。

今年的亞洲調查電話訪問了九百四十九名房產從業員，受訪者中的五成都有十一年以上的從業經驗。調查顯示，擁有 RICS 專業資格的特許測量師的薪酬水



▲英國皇家特許測量師學會（RICS）的一項調查顯示，今年本港房地產專才年薪達七十六萬港元，僅次於新加坡的八十萬港元。

平較一般測量師高六成。傳統房地產服務供應商，包括工料測量、估價師、顧問及租賃從業員的平均薪金水平上升幅度由三成六至六成三不等。

調查另發現，薪金水平得到提升的人群中，年齡為二十五至三十歲的年輕人士的升幅水平最高。逾八成受訪者將薪金水平定為「工作滿意度」中最重要的一項，也是他們離開現有公司，選擇「跳槽」的重要因素。

Summary: Macdonald & Company is mentioned in this coverage.

港房產界薪酬亞洲次高



英國特許測量師學會（RICS）全球主席羅伯特·沛濤（見圖）說，就亞洲區房地產市場進行的薪酬調查顯示，亞洲區內房地產業專才的平均基本年薪約 74 萬元，較去年上升 22.3%，當中香港從業員達 76.54 萬元，按年升 1.7%，位列區內第二高薪地區，僅次於新加坡。

Summary: RICS announced the Asian Real Estate Salary Survey yesterday.

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Summary: This is the online version of the previous coverage.



■ 謝建華
(右)建議本
港房地產從
業員轉向內
地發展。
香港文匯報
記者
譚靜雯攝

港地產代理加薪1.7% 遜內地28.6%升幅

香港文匯報訊(記者 譚靜雯) 經濟好轉，房地產市場蓬勃。一項調查顯示，亞洲區房地產從業員今年平均年薪按年急增22.4%，達95,554美元(約742,403港元)。其中，香港房地產從業員年薪按年增加1.7%；內地從業員的薪酬升幅則最高達28.6%，年薪為97,331美元(約756,209港元)。負責調查的學會表示，內地房地產市場發展潛力大，

需要招聘大量專才，料未來幾年薪酬有雙位數增長，建議本港房地產從業員轉向內地發展。

英國皇家特許測量師學會(RICS)聯同人力資源公司Macdonald & Company於今年8至9月期間，訪問949名亞洲區的房地產從業員。結果顯示，香港房地產從業員年薪在區內排行第二，年薪達98,652美元(約766,473港元)，僅次於年薪逾10萬美元的新加坡(約776,946港元)。而內地房地產從業員今年平均年薪升幅是亞洲區內最大，達28.6%。

倡港從業員轉攻內地

RICS國際理事會理事及香港分會外事務及公共關注委員會主席謝建華表示，雖然內地有推出調控樓市的措施，防止泡沫形成，但認為內地房地產市場未來有極大發展潛力，特別是二、三線城市，所以對有經驗的從業員需求大增。他又指出，香港土地供應少，樓市發展已經接近飽和，認為本港從業員應轉向內地發展。

Summary: Macdonald & Company is mentioned in this coverage.