Figure 1: CREET Model

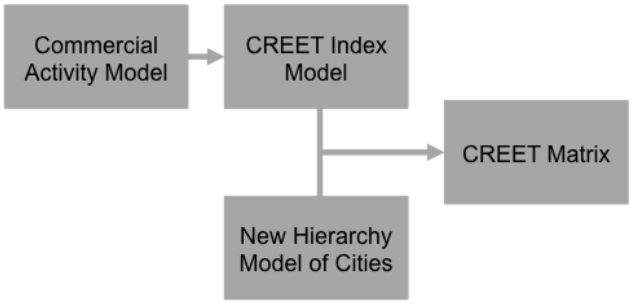


Figure 2: Analytical Framework of CREET Model

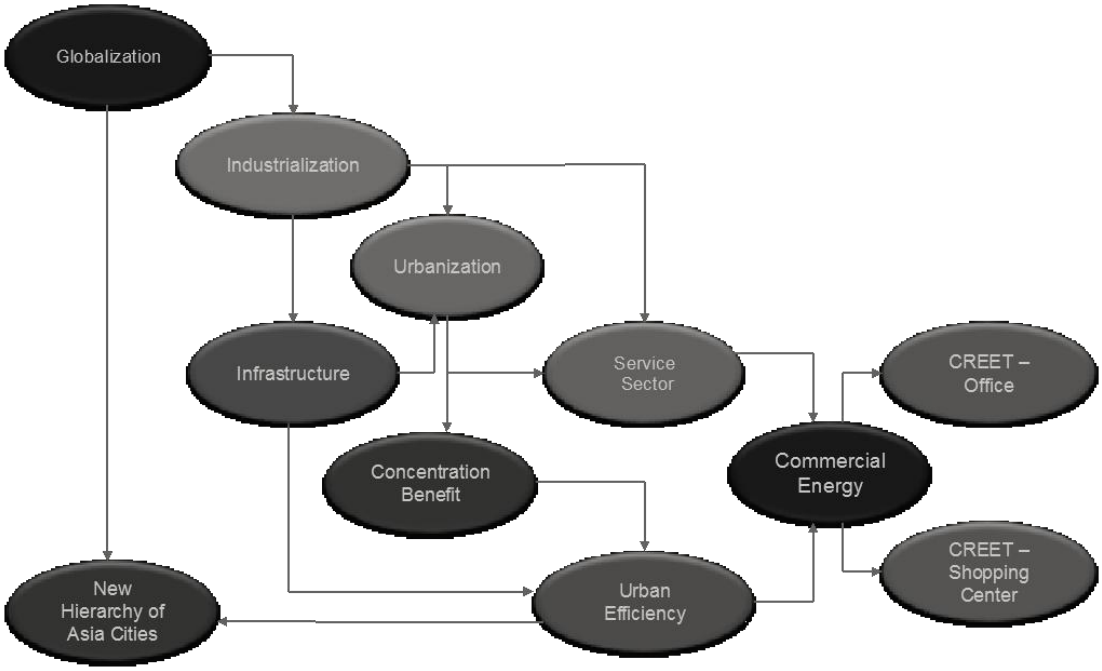


Figure 3: Commercial Activity Model

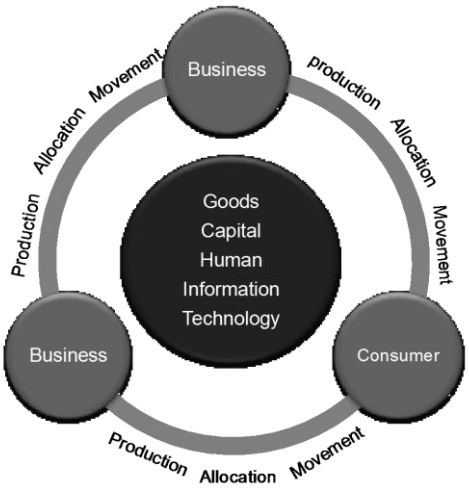


Figure 4: Asian Urban Growth Matric

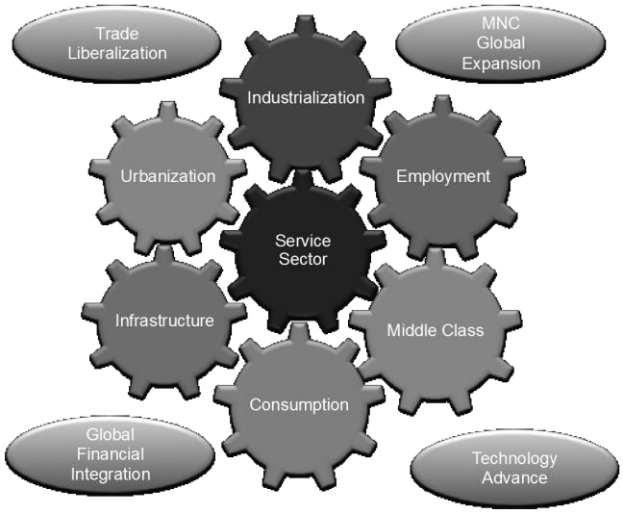


Figure 5: Service Industry



Figure 6: New Hierarchy Model of Cities



City—Center of Efficiency

Global Financial & Service Center (GFSC)

National Hub & Gateway City

Economic Power Center

Domestic Regional Gateway City

Global Financial & Service Center (GFSC)

Hong Kong, Singapore

National Hub & Gateway City

Tokyo, Seoul, Beijing, Shanghai, Mumbai, Delhi, Jakarta, KL、Bangkok、Manila, Sydney

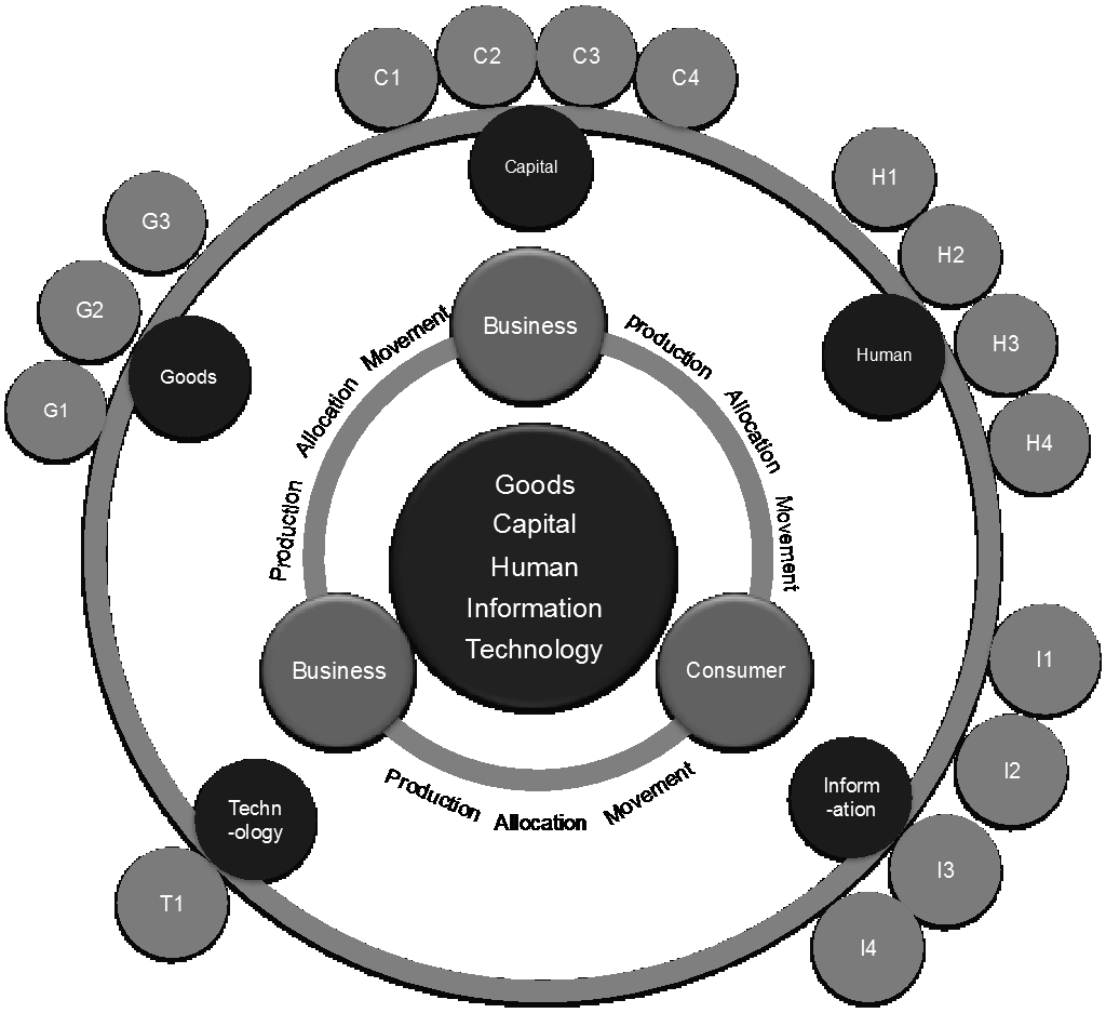
Economic Power Center

Nagoya, Shenzhen, Tianjin, Dalian, Qingdao, Chongqing, Suzhou, Bangalore

Domestic Regional Gateway City

Osaka, Fukuoka, Guangzhou, Taipei, Chengdu, Wuhan, Shenyang, Jinan, Xiamen, Hangzhou, Nanjing, Xian, Chennai, Melbourne

Figure 7: Model 3 - CREET Index Model



Five Key Elements	Code	Indicators
Capital	C1	Banking Sector Operations
	C2	Presence of Stock Exchange
	C3	Presence of Financial Administrative Authority
	C4	Number of CFA Charter Holders
Information	I1	Number of Fortune 500 Companies
	I2	Number of International Meetings
	I3	Number of TV Channels
	I4	Number of Newspapers
Technology	T1	Number of Patents Granted Yearly
Human	H1	Population
	H2	Annual Airport Passenger Traffic
	H3	Total Enrolment of College Students
	H4	International and Domestic Visitor Arrivals
Goods	G1	GDP
	G2	Annual Retail Sales
	G3	Annual Land & Port Freight Capacity

Figure 8: CREET Matrix

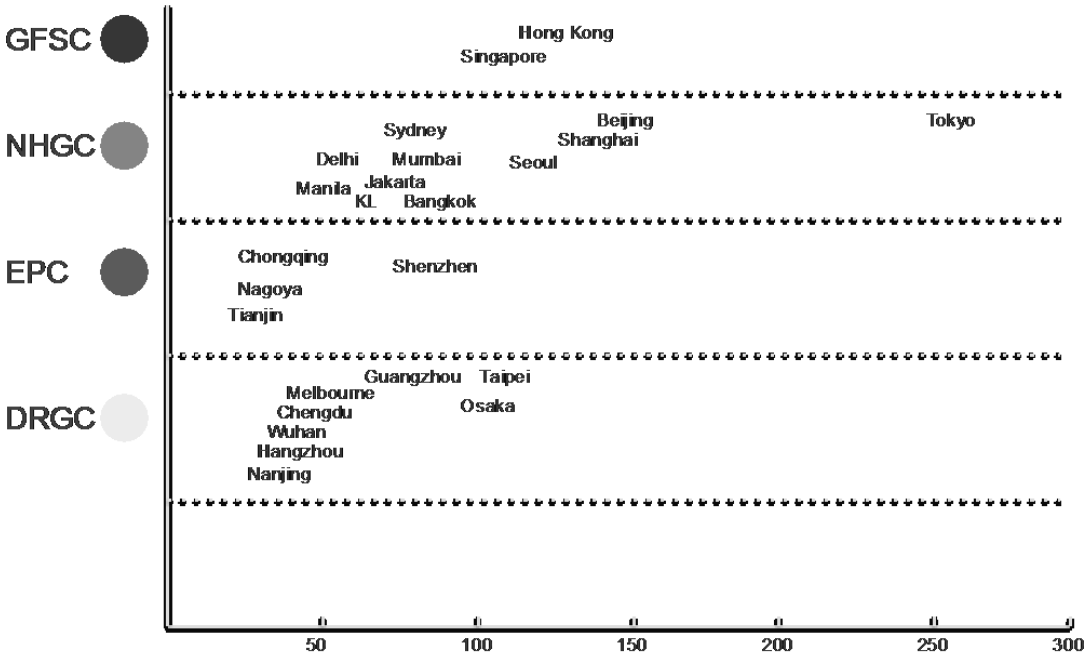


Figure 9: Hierarchy Model of Cities



Figure 10: GRADE A OFFICE MARKETS IN HONG KONG, SHENZHEN AND GUANGZHOU

