



Ka Wai Leung

Associate

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Overview

Ka Wai Leung is an associate in the Litigation and Dispute Resolution practice in JSM's Hong Kong office. She has extensive experience in commercial litigation, international arbitration, real estate and tenancy disputes, banking and finance disputes, security enforcement, trust and estate disputes, and bankruptcy and winding-up proceedings. She also advises clients on gaming law compliance. Ka Wai has acted for banks, multinational corporations, property developers, landlords, global gaming companies, statutory bodies, and individual clients.

Experience

Commercial disputes

- Acted for trustees under various notes in enforcement actions against keepwell deed holders following defaults on high-value notes.
- Acted for major corporations in the local marine industry in defending a contractual dispute, resisting preservation orders, expert directions and discovery applications, and successfully obtaining a security for costs order.
- Represented leading banks in enforcing securities and rights (including mortgagee actions), obtaining judgments and orders, recovering debts, and defending against vexatious litigants.
- Represented global gaming corporations in gaming-related litigation, including enforcing credit agreements, obtaining summary judgments and Mareva injunctions, resisting appeals, and registering and enforcing foreign judgments in Hong Kong.
- Acted for the largest local private club on disciplinary proceedings and internal regulatory matters.

Bankruptcy and Winding-Up

- Acted for trustees in winding-up proceedings arising from defaults on multi-million-dollar notes.
- Represented major banks and gaming entities in bankruptcy proceedings.

Real Estate and Tenancy Disputes

- Acted for major developers in Hong Kong in land resumption disputes, adverse possession claims, and appeals against slope maintenance orders.
- Represented major landlords and a statutory body in tenancy disputes, including recovery of outstanding rent and possession.
- Acted for a major developer in an arbitration on land premium.

Arbitration

- Acted for a Chinese company in an UNCITRAL arbitration concerning a dispute under a bilateral investment treaty.
- Represented an international corporation in an HKIAC arbitration concerning a dispute over cryptocurrency mining equipment.

Recognition

- Law Society Pro Bono and Community Work Recognition Programme 2025 (Bronze Award)
- Law Society Pro Bono and Community Work Recognition Programme 2024 (Bronze Award)
- Law Society Pro Bono and Community Work Recognition Programme 2023 (Gold Award)

Qualifications

Education

- The University of Hong Kong, PCLL, Distinction
- The University of Hong Kong, LLB, First Class Honours
- The University of Hong Kong, BBA (Law), First Class Honours

Admissions

- Hong Kong

Languages

- Cantonese
- English
- Mandarin

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- International Gambling Laws & Regulations Review 2025/26: Hong Kong chapter, 10 July 2025
- 'No Consent' procedure confirmed lawful by Hong Kong Court of Appeal, 11 May 2023