

Monthly Return of Equity Issuer on Movements in Securities

| For the month ended (dd/mm/yy | yy): | 30/11/2009 | | |
|------------------------------------|-----------------------|---------------------------|----------------------------------|---|
| To: Hong Kong Exchanges and Cl | earing Li | mited | | |
| | ina Prope /12/2009 | erties Investment | Holdings Lin | nited |
| I. Movements in Authorised Share | Capital | | | |
| 1. Ordinary Shares | | | | |
| (1) Stock code : <u>00736</u> D | escription | n: Ordinary | Shares | |
| | N | No. of ordinary shares | Par value (State currency) | Authorised share capital (State currency) |
| Balance at close of preceding mont | th <u>.</u> | 30,000,000,000 | HK\$0.01 | HK\$300,000,000.00 |
| Increase/(decrease) | | Nil | | Nil |
| Balance at close of the month | 3 | 30,000,000,000 | HK\$0.01 | HK\$300,000,000.00 |
| (2) Stock code : N/A D | escription | n: <u>N/A</u> | | |
| | N | No. of ordinary shares | Par value (State currency) | Authorised share capital (State currency) |
| Balance at close of preceding mont | th | N/A | N/A | N/A |
| Increase/(decrease) | | N/A | | N/A |
| Balance at close of the month | | N/A | N/A | N/A |

| ^ | D | • | | CI. | |
|----------|------|------|-----|-----|------|
| 1. | Pret | eren | ce. | Sn | ares |

| Stock code: | N/A Desc | eription: N/A | | |
|---------------------|--------------------|--------------------------|----------------------------------|---|
| | | No. of preference shares | Par value (State currency) | Authorised share capital (State currency) |
| Balance at close of | of preceding month | N/A | N/A | N/A |
| Increase/(decreas | e) | N/A | | N/A |
| Balance at close of | of the month | N/A | N/A | N/A |

3. Other Classes of Shares

| Stock code : N/A Descr | iption: N/A | | |
|-------------------------------------|--------------------------------|----------------------------------|---|
| | No. of other classes of shares | Par value (State currency) | Authorised share capital (State currency) |
| Balance at close of preceding month | N/A | N/A | N/A |
| Increase/(decrease) | N/A | | N/A |
| Balance at close of the month | N/A | N/A | N/A |

Total authorised share capital at the end of the month (*State currency*): HK\$300,000,000.00

II. Movements in Issued Share Capital

| | No. of ordina | ary shares | No of preference | No. of other classes |
|--|---------------|------------|------------------|----------------------|
| | (1) | (2) | shares | of shares |
| Balance at close of preceding month | 3,732,909,761 | N/A | N/A | N/A |
| Increase/ (decrease) during the month | Nil | N/A | N/A | N/A |
| Balance at close of the month | 3,732,909,761 | N/A | N/A | N/A |

III. Details of Movements in Issued Share Capital

Total funds raised during the month from exercise of options

(State currency)

Share Options (under Share Option Schemes of the Issuer) No. of new shares of Particulars of share No. of new shares of option scheme issuer issued during issuer which may be including EGM the month pursuant issued pursuant thereto approval date thereto as at close of the month Movement during the month (dd/mm/yyyy) and class of shares issuable Granted Exercised Cancelled Lapsed 1. Exercise Price: HK\$0.60 (04/10/2002) Ordinary shares 70,540,000 Nil Nil Nil Nil Nil (Note 1) 2. N/A Ordinary shares (Note 1) 3. N/A (/ / Ordinary shares (*Note 1*) 4. N/A Ordinary shares (*Note 1*) Total A. (Ordinary shares) Nil (Preference shares) N/A (Other class) N/A

Nil

| Description of warrants (Date of expiry - dd/mm/yyyy) | Currency of Nominal va nominal close o value preceding n | f during the | Nominal value at close of the month | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the month |
|---|--|-----------------|---|--|--|
| 1. N/A | | | | | |
| | | | | | |
| (/ /) | | | | | . . |
| Stock code (if listed) Class of shares | | | | | |
| issuable (Note 1) | | | | | |
| Subscription price EGM approval date (if applicable) | | | | | |
| (dd/mm/yyyy) 2. N/A | (/ /) | | | | |
| | | | | | |
| (/ /) | | | | | |
| Stock code (if listed) Class of shares issuable (<i>Note 1</i>) | | | | | |
| Subscription price | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) | (/ /) | | | | |
| 3. N/A | | | | | |
| | | | | | |
| (/ /) | | , - | | | |
| Stock code (if listed) Class of shares | | | | | |
| issuable (Note 1) | | | | | |
| Subscription price EGM approval date | | | | | |
| (if applicable) | | | | | |
| (dd/mm/yyyy) 4. N/A | (/ /) | | | | |
| 1.17/11 | | | | | |
| | | | · | | |
| (/ /) Stock code (if listed) | | | | | |
| Class of shares issuable (Note 1) | | | | | |
| Subscription price | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) | (/ /) | | | | |
| | | Total B. (Ord | dinary shares) Nil | | _ |
| | | | erence shares) N/A | Λ | - |
| | | | (Other class) N/A | 1 | - |

| Currency of Amount at close Converted Amount at thereto as amount of preceding during the close of the outstanding month month 1. 2012 Convertible Bonds | Convertibles (i.e. Convertible | le into Shares of the I | ssuer which are to | be Listed) | | No. of new shares of issuer issued | No. of new shares of issuer which |
|--|---|-------------------------|---|---------------|---------------------------------------|---|---|
| HKD \$78,000,000,00 Nil \$78,000,000,00 Nil 644,628,05 | Class and description | amount | amount of preceding during the close of the | | month pursuant | may be issued pursuant thereto as at close of the month | |
| Stock code (if listed) | 1. 2012 Convertible Bonds | <u>s</u> | | | | | |
| Class of shares Subscription price EGM approval date (if applicable) (16/07/2009) (16/ | | | \$78,000,000.00 | Nil | \$78,000,000.00 | Nil | 644,628,099 |
| Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (16/07/2009) (16/07/ | | N/A | | | | | |
| HK\$0.121* (subject to price reset) | | Ordinary | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) (16/07/2009) 2. Two Year Zero Coupon Convertible Bonds *** (Principle amount: HKS600,000,000,000) | | HK\$0.121* | | | | | |
| (if applicable) (dd/mm/yyyy) | | (subject to price res | et) | | | | |
| Convertible Bonds ** (Principle amount: HKS600,000,000.00) HKD N/A N/A N/A N/A N/A 5,084,745. Stock code (if listed) N/A Class of shares issuable (Note 1) Ordinary Stock code (if listed) (d/mm/yyy) (21/09/2009) 3. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyy) (/ /) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyy) (/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | (if applicable) | (16/07/2009) | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price (if applicable) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | Convertible Bonds ** (Principle amount: | | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price (if applicable) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (1/09/2009) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price (if applicable) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (1/09/2009) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | NI/A | NT/A | NI/A | NT/A | 5.004.545.560 |
| Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 3. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Total C. (Ordinary shares) Nil (Preference shares) N/A | Stock code (if listed) | | IN/A | IN/A | IN/A | IN/A | 5,084,745,762 |
| Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 3. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Total C. (Ordinary shares) Nil (Preference shares) N/A | Class of shares | | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) 3. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| (if applicable) (dd/mm/yyyy) 3. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | 11K\$0.116 | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) Nil | (if applicable) | | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) Nil | | (21/09/2009) | | | | | |
| Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | 3. N/A | | | | | | |
| Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | - |
| Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note I) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | · · · · · · · · · · · · · · · · · · · | | | | | | |
| (dd/mm/yyyy) (/ /) 4. N/A Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | (/ /) | | | | | |
| Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | 4. IV/A | | | | | | |
| Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| EGM approval date (if applicable) (dd/mm/yyyy) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| (dd/mm/yyyy) (/ /) Total C. (Ordinary shares) Nil (Preference shares) N/A | | | | | | | |
| Total C. (Ordinary shares) Nil (Preference shares) $\overline{N/A}$ | (if applicable) | , , , , , | | | | | |
| (Preference shares) $\overline{N/A}$ | (dd/mm/yyyy) | (/ /) | | Total C (Ordi | inary charec) Nil | | |
| · · · · · · · · · · · · · · · · · · · | | | | | | | - |
| (- · · · · · · · · · · · · · · · · · · | | | | • | · · · · · · · · · · · · · · · · · · · | | - - |

For Main Board and GEM listed issuers

Any other Agreements or Arrangements to Issue Shares of the Issuer which are to be Listed, including Options (other than under Share Option Schemes)

| and under share option senemes) | | |
|---|--|---|
| Full particulars including EGM approval date (dd/mm/yyyy), if applicable, and class of shares issuable: | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the month |
| 1. N/A | | |
| 1. IVA | | |
| | | |
| | | |
| | | |
| shares (Note 1) | | |
| Shares (Note 1) | | |
| | | |
| 2. N/A | | |
| | | |
| | | |
| | | |
| | | |
| shares (Note 1) | | |
| | | |
| 3. N/A | | |
| J. 1VA | | |
| | | |
| | | |
| | | |
| shares (Note 1) | | |
| Shares (Note 1) | | - |
| | | |
| Total D. (Ordinary shares) | Nil | |
| (Preference shares) | N/A | |
| (Other class) | N/A | |
| (Other Class) | | |
| | | |

| Ot | her Movements in | Issued Share Capital | | | | NY C | N. C |
|----|------------------|---------------------------|---|-------|---|--|--|
| | | | | | | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the |
| | Type of Issue | | | | | | month |
| | | | Class of shares issuable (Note 1) | | | | |
| 1. | Rights issue | At price : State currency | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | (dd/llill/yyyy) | | | N/A | N/A |
| | | | Class of shares issuable (Note 1) | | | | |
| 2. | Open offer | At price : State currency | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | | | | <u>N/A</u> | N/A |
| | | | Class of shares issuable (Note 1) | | | | |
| 3. | Placing | At price : State currency | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | , | | | N/A | N/A |
| | | | Class of shares issuable (Note 1) | | | | |
| 4. | Bonus issue | | Issue and allotment date: (dd/mm/yyyy) | (/ / |) | | |
| | | | EGM approval date: (dd/mm/yyyy) | (/ / |) | | |
| | | | | | | N/A | N/A |

For Main Board and GEM listed issuers

| | Type of Issue | | | | No. of new shares of issuer issued during the month pursuant thereto | No. of new shares of issuer which may be issued pursuant thereto as at close of the month |
|----|---|--|-------|---|--|---|
| | | Class of shares issuable | | | | |
| 5. | Scrip dividend At price : State currency — | (Note 1) Issue and allotment date: (dd/mm/yyyy) | (/ / |) | | |
| | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | | | | |
| | | Class of shares repurchased (<i>Note 1</i>) | | | | |
| 6. | Repurchase of shares | Cancellation date: (dd/mm/yyyy) | (/ / |) | | |
| | | EGM approval date: (dd/mm/yyyy) | (/ / |) | N/A | N/A |
| | | | | | 17/11 | 11/11 |
| | | Class of shares redeemed (<i>Note 1</i>) | | | | |
| 7. | Redemption of shares | Redemption date : (dd/mm/yyyy) | (/ / |) | | |
| | | EGM approval date: (dd/mm/yyyy) | (/ / |) | NI/A | NI/A |
| | | | | | N/A | N/A |
| | | Class of shares issuable (Note 1) | | | | |
| 8. | Consideration issue At price : State currency | Issue and allotment date : (dd/mm/yyyy) | (/ / |) | | |
| | | EGM approval date: (dd/mm/yyyy) | (/ / |) | 27/4 | 27/4 |
| | | | | | N/A | N/A |

For Main Board and GEM listed issuers No. of new No. of new shares of shares of issuer issued issuer which may be during the issued month pursuant pursuant thereto thereto as at close of the month Type of Issue Class of shares issuable (*Note 1*) (/ /) Capital Issue and allotment reorganisation date: (dd/mm/yyyy) (/ /) EGM approval date: (dd/mm/yyyy) N/AN/AClass of shares issuable (*Note 1*) At price : State currency 10. Other (/ / Issue and allotment (Please specify) date: (dd/mm/yyyy) (/ /) EGM approval date: (dd/mm/yyyy) N/A N/A Total E. (Ordinary shares) Nil

| Total increase / (decrease) in ordinary shares during the month (i.e. Total of A to E): | (1) | Nil | | |
|--|-----|-----|--|--|
| | (2) | N/A | | |
| Total increase / (decrease) in preference shares during the month (i.e. Total of A to E): | | N/A | | |
| Total increase / (decrease) in other classes of shares during the month (i.e. Total of A to E): | | N/A | | |
| (These figures should be the same as the relevant figures under II above ("Movements in Issued Share Capital").) | | | | |

(Preference shares) $\frac{N/A}{N/A}$

| Remarks (11 any): |
|--|
| * The conversion price of the Convertible Bonds will be reset to HK\$0.115 per Conversion Shares with effect |
| from 1 December 2009. |
| ** Ordinary resolution regarding the placing of two year zero coupon Convertible Bonds was approved by the |
| Shareholders by way of poll at the SGM held on 21September 2009. For details, please refer to the company's |
| circular dated 3 September 2009. No Convertible Bonds were placed up to the date of this monthly return. |
| |
| |
| |
| |
| |
| |
| |
| Submitted by: Tricor Secretaries Limited |
| Title: Hong Kong Branch Share Registrar |
| (Director, Secretary or other duly authorised officer) |
| |
| |
| |

Notes:

- 1. State the class of shares (e.g. ordinary, preference or other).
- 2. If there is insufficient space, please append the prescribed continuation sheet.