

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy) : 31/12/2016

To : Hong Kong Exchanges and Clearing Limited

Name of Issuer	China New City Commercial Development Limited
Date Submitted	04/01/2017

I. Movements in Authorised Share Capital

1.	Ordinary	Shares

(1) Stock code : <u>1321</u> Descrip	tion :	ion : CHINA NEWCITY			
	No. of ordinary shares	Par value (HK\$)	Authorised share capital (HK\$)		
Balance at close of preceding month	5,000,000,000	0.10	500,000,000		
Increase/(decrease)	NIL		NIL		
Balance at close of the month	5,000,000,000	0.10	500,000,000		
(2) Stock code : <u>N/A</u> Descrip	tion: <u>N/A</u>				
	No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)		
Balance at close of preceding month					
Increase/(decrease)					
Balance at close of the month					

2. Preference Shares

Stock code :	N/A	Description	: <u>N/A</u>		
		No	of preference shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close	of preceding	month			
Increase/(decrea	use)				
Balance at close	e of the month				

3. Other Classes of Shares

Stock code : <u>N/A</u>	Descript	tion: <u>N/A</u>		
		No. of other classes of shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of prec	eding month			
Increase/(decrease)	-			
Balance at close of the 1	nonth			

Total authorised share capital at the end of the month:

HK\$500,000,000

II. Movements in Issued Share Capital

	No. of ordir	nary shares	No of preference	No. of other classes
	(1)	(2)	shares	of shares
Balance at close of preceding month	1,736,120,000	N/A	N/A	N/A
Increase/ (decrease) during the month	NIL	N/A	N/A	N/A
Balance at close of the month	1,736,120,000	<u>N/A</u>	N/A	N/A

III. Details of Movements in Issued Share Capital

Share	Opt	ions	(under	Share	Option	Schemes	of the I	ssuer)
D	1	0	1					

	1		/			
Particulars of share					No. of new shares of	No. of new shares of
option scheme					issuer issued during	issuer which may be
including EGM					the month pursuant	issued pursuant thereto
approval date		Movement du	ring the month		thereto	as at close of the month
(dd/mm/yyyy) and						
class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1. Share Option Scheme adopted on						
20/05/2015						
Exercise Price:						
HK\$						
(20/05/2015)						
Ordinary shares	NIL	NIL	NIL	NIL	NIL	NIL
(Note 1)		1112		1012		
(1000 1)						
2. Exercise Price:						
HK\$						
shares						
		·		·		
(Note 1)						
3. Exercise Price:						
HK\$						
shares		·				
(Note 1)						
			T 1 1 (0	1 . 1 \	NUL	
				dinary shares)	NIL	
			(Pret	Terence shares)	N/A	
				(Other class)	N/A	
Total funds raised duri	ng the month fro	om exercise of opt	ions			
(State currency)			<u>N/A</u>			

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Warrants to Issue Shares of the Iss Description of warrants (Date of expiry - dd/mm/yyyy) 1.		o be Listed Nominal value at close of preceding month	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
<u> </u>	-	NT/A				
(/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd(mm/(uuu))		<u>N/A</u>	-	<u>N/A</u>	<u>N/A</u>	<u>N/A</u>
(dd/mm/yyyy)2.	(/ /)	-			
Stock code (if listed) Class of shares issuable (<i>Note 1</i>) Subscription price EGM approval date			-			
(if applicable) (dd/mm/yyyy) <u>3.</u>	(/ /)	-			
(/ /)	_					
Stock code (if listed) Class of shares issuable (<i>Note 1</i>)			-			
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /	·)	-			
<u>4.</u>	` _ _		-			
(/ /) Stock code (if listed) Class of shares issuable (Note 1)						
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)			_			
		Tota	(Prefere	nary shares) $\frac{N/2}{N/2}$ ence shares) $\frac{N/2}{N/2}$ Other class) $\frac{N/2}{N/2}$	4	

Convertibles (i.e. Convertible in Convertibles Class and description		Amount at close of preceding month		Amount 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.						
Stock code (if listed)	N/A	<u>N/A</u>	<u>N/A</u>	<u>N/A</u>	<u>N/A</u>	<u>N/A</u>
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)) 2.	(/ /)					
Stock code (if listed) Class of shares issuable (<i>Note 1</i>) Subscription price EGM approval date (if applicable) (dd/mm/yyyy)						
3. 						
Class of shares issuable (<i>Note 1</i>) Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)					
4.						
Stock code (if listed) Class of shares issuable (<i>Note 1</i>) Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)					
			(Prefer	(Other class) $N/2$	A	

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

	particulars including EGM approval date (dd/mm/yyyy), plicable, 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		
	$\frac{(/ /)}{\text{shares}(N_{\text{struct}})}$	-	
	shares (Note 1)		
2.	N/A		
2.	1V/A		
		-	
	(/ /)		
	shares (Note 1)		
3.	N/A		
	shares (Note 1)		
	Total D. (Ordinary shares)	N/A	
	Total D. (Ordinary shares) (Preference shares)		
		N/A	
	(Other class)	N/A	
1			

Other Movements	in	Issued	Share	Cap	oital	L
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Type of Issue	e					month pursuant thereto	be issued pursuant thereto as at close of the month
			Class of shares				
			issuable (Note 1)				
Rights issue	At price :	State	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date:	(/ /)		
			(dd/inin/yyyy)			<u>N/A</u>	<u>N/A</u>
			Class of shares				
		G		())	`		
Open offer	At price :	State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date:	(/ /)		
			(da/mm/yyyy)			<u>N/A</u>	<u>N/A</u>
			Class of shares issuable (<i>Note 1</i>)				
Placing	At price :	State	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date:	(/ /)		
			(da/mm/yyyy)			N/A	<u>N/A</u>
			Class of shares issuable (<i>Note 1</i>)				
Bonus issue			Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
	Dpen offer Placing	Dpen offer At price : Placing At price :	At price : currency Open offer At price : State Currency	tights issue At price : State currency Issue and allotment date : (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) Dpen offer At price : State currency Issue and allotment date : (dd/mm/yyyy) Dpen offer At price : State currency Issue and allotment date : (dd/mm/yyyy) Placing At price : State currency Class of shares issuable (Note 1) Placing At price : State currency Class of shares issuable (Note 1) Placing At price : State currency EGM approval date: (dd/mm/yyyy) Bonus issue Class of shares issuable (Note 1) Issue and allotment date : (dd/mm/yyyy)	issuable (Note 1) issuable (Note 1) Issue and allotment date : (dd/mm/yyyy) EGM approval date: (/// date: (dd/mm/yyyy) EGM approval date: (/// date: (dd/mm/yyyy) EGM approval date: (/// (dd/mm/yyyy) EGM approval date: (/// Bonus issue Elass of shares issuable (Note 1) Issue and allotment (//// EGM approval date: (////////////////////////////////////	issuable (Note 1) issuable (Note 1) Issue and allotment date : (dd/mm/yyyy) EGM approval date: (///) Bacing At price : State currency EGM approval date: (///) (dd/mm/yyyy) EGM approval date: (///) (dd/mm/yyyy) EGM approval date: (///) Bacing At price : State currency EGM approval date: (///) EGM approval date: (///) EGM approval date: (///) EGM approval date: (///) EGM approval date: (///)	tights issue At price: State currency Issue and allotment date: (dd/mm/yyyy) (/ /) (d/mm/yyyy) EGM approval date: (dd/mm/yyyy) (/ /) (d/mm/yyyy) N/A Dypen offer At price: State currency Class of shares issuable (Note 1) Issue and allotment date: (dd/mm/yyyy) (/ /) (d/mm/yyyy) N/A Placing At price: State currency Class of shares issuable (Note 1) Placing At price: State currency Class of shares issuable (Note 1) Placing At price: State currency Issue and allotment date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) (/ /) (d/mm/yyyy) N/A Placing At price: State currency Issue and allotment date: (dd/mm/yyyy) tomus issue Class of shares issuable (Note 1) N/A

	Type of Issu	ue					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 (<i>Note 1</i>)				
5.	Scrip dividend	At price :	State currency	 Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)	<u>N/A</u>	N/A
6.	Repurchase of shares			 Class of shares repurchased (<i>Note 1</i>) Cancellation date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy)	(/ /		<u>N/A</u>	<u>N/A</u>
				Class of shares redeemed (<i>Note 1</i>)				
7.	Redemption of shares			Redemption date : (dd/mm/yyyy)	(/ /			
				EGM approval date: (dd/mm/yyyy)	(/ /)	<u>N/A</u>	<u>N/A</u>
				 Class of shares issuable (<i>Note 1</i>)				
8.	8. Consideration issue	At price :	State currency	 Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)	<u>N/A</u>	<u>N/A</u>

	Type of Iss	ue				No. of new shares of issuer issue during the month pursuant thereto	shares of
				Class of shares issuable (<i>Note 1</i>)		_	
9.	9. Capital reorganisation			Issue and allotment date : (dd/mm/yyyy)	(/ /)	
				EGM approval date: (dd/mm/yyyy)	(/ /)	
						<u>N/A</u>	<u>N/A</u>
				Class of shares issuable (<i>Note 1</i>)		_	
10.	10. Other (Please specify)	At price :	At price : State		(/ /)	
				EGM approval date: (dd/mm/yyyy)	(/ /) <u>N/A</u>	<u>N/A</u>
				Total E.		(shares) $\frac{N/A}{N/A}$	
						e shares) <u>N/A</u> er class) <u>N/A</u>	

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").)				

Remarks (if any):

N/A		
Submitted by:	Tricor Investor Services 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.