

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy)	28/02/2013		
To: Hong Kong Exchanges and Clear	ring Limited		
Name of Issuer Everg	rande Real Estate Grou	ıp Limited	
Date Submitted 05/03	/2013		
I. Movements in Authorised Share Ca	pital		
1. Ordinary Shares			
(1) Stock code: 3333 Desc	eription: N/A		
	No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding month	100,000,000,000	US\$0.01	US\$1,000,000,000
Increase/(decrease)	N/A	<u>-</u>	N/A
Balance at close of the month	100,000,000,000	US\$0.01	US\$1,000,000,000
(2) Stock code : N/A Desc	eription: N/A		
	No. of ordinary 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

US\$1,000,000,000

2. Preference Shares			
Stock code : N/A Descrip	otion: N/A		
	No. of preference 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
3. Other Classes of Shares			
Stock code : N/A Descrip	otion: <u>N/A</u>		
	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:

II. Movements in Issued Share Capital

	No. of ordi	nary shares	No of preference	No. of other classes	
	(1)	(2)	shares	of shares	
Balance at close of preceding month	16,025,073,000		<u> </u>		
Increase/ (decrease) during the month	1,988,000			<u> </u>	
Balance at close of the month	16,027,061,000				

III. Details of Movements in Issued Share Capital

Share Options (under Share Option Schemes of the Issuer)

Share Options (under Share Option Schemes of the Issuer)						
Particulars of share option scheme including EGM approval date		Movement duri	ng 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
(dd/mm/yyyy) and class of shares issuable						thereto as at close of the month
1. Pre-IPO Share	Granted	Exercised	Cancelled	Lapsed		
Option Scheme						
(14/10/2009)						
208,000,000 shares (Note 1)		-			-	172,929,000
2. Share Option Scheme						
(14/10/2009) 713,000,000 shares (Note 1)	-	1,988,000			1,988,000	537,184,000
3. N/A						
(/ /) shares (Note 1)						
(IVOIE I)		To	tal A. (Ordin	ary shares)	1,988,000	
	(Preference shares)		N/A			
	(Other class)				N/A	
Total funds raised dur		from exercise o				
options (State currence	:y)		HK\$4	,771,200		

For Main Board and GEM listed issuers Warrants to Issue Shares of the Issuer which are to be Listed No. of new No. of new shares of shares of issuer issued issuer which during the may be month issued pursuant pursuant thereto thereto as at Currency of Nominal value at Exercised Nominal value close of the Description of warrants nominal close of during the at close of the month (Date of expiry - dd/mm/yyyy) value preceding month month month 1. N/A / / Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) N/A Stock code (if listed) 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) Total B. (Ordinary shares) N/A (Preference shares) $\overline{N/A}$

(Other class) N/A

For Main Board and GEM listed issuers Convertibles (i.e. Convertible into Shares of the Issuer which are to be Listed) No. of new No. of new shares of shares of issuer issued issuer which during the may be month issued pursuant pursuant thereto thereto as at close of the Currency of Amount at close Converted Amount at of preceding during the close of the month amount Class and description outstanding month month 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 (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) Total C. (Ordinary shares) N/A

> (Preference shares) N/A (Other class) N/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)

	ons (other than under share Option schemes)	No. of new shares of	No. of new shares of
		issuer issued during	issuer which may be
		the month pursuant	issued pursuant thereto
Enl	l particulars including EGM approval date (dd/mm/yyyy),	thereto	as at close of the month
		mereto	as at close of the month
	pplicable, and class of shares issuable:		
1.	N/A		
	Ordinary shares (Note 1)		
2.	N/A		
	(/ /)		
	(Note 1)		
3.	N/A		
	(/ /)		
	shares (Note 1)		
			· -
	Total D. (Ordinary shares)	N/A	
	(Preference shares)	N/A	
	(Other class)	N/A	

thereto issuer which may be issued pursuant thereto as at close o								No. of
1. Rights issue		Type of Issue					the month pursuant	shares of issuer which may be
At price Currency date (dd/mm/yyyy)								
Class of shares issuable (Note 1)	1.	Rights issue	At price :		(/ /)		
Class of shares issuable (Note 1) 2. Open offer At price: State currency EGM approval date: (// /) (dd/mm/yyyy) Class of shares issuable (Note 1) EGM approval date: (//) (Note 1) 3. Placing At price: State currency Class of shares issuable (Note 1) Issue and allotment date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) All Dissue and allotment date: (dd/mm/yyyy) All Dissue and allotment date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy)					(/ /)	N/A	N/A
2. Open offer							TV/TT	1011
date: (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) EGM approval date: (/ /) N/A N/A Class of shares issuable (/ /) (Note I) Issue and allotment date: (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy) N/A N/A Class of shares issuable (/ /) EGM approval date: (/ /) (Note I) Issue and allotment date: (/ /) EGM approval date: (/ /) EGM approval date: (/ /) EGM approval date: (/ /)							-	
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 N/A N/A N/A N/A N/A N/	2.	Open offer	At price :		(/ /)		
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 N/A At price: State currency Issue and allotment (Note 1) Issue and allotment (///) date: (dd/mm/yyyy) EGM approval date: (///) EGM approval date: (///)				EGM approval date: (dd/mm/yyyy)	(/ /)	N/A	N T/A
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) Issue and allotment (///) (Note 1) Issue and allotment (///) date: (dd/mm/yyyy) EGM approval date: (///)							N/A	N/A
Class of shares issuable								
(dd/mm/yyyy) N/A N/A 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)	3.	Placing	At price :					
Class of shares issuable (Note 1) 4. Bonus issue								
4. Bonus issue Issue and allotment (/ /) date : (dd/mm/yyyy) EGM approval date: (/ /) (/ /) (/ /)							<u>N/A</u>	N/A
date: (dd/mm/yyyy) EGM approval date: (/ /) ((dd/mm/yyyy)								
(dd/mm/yyyy)	4.	Bonus issue			(/ /)		
N/A N/A				EGM approval date: (dd/mm/yyyy)	(/ /)	N/A	N/A
							IN/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 (Note 1)				
5.	Scrip dividend A	t price :	State currency —	Issue and allotment date: (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)	N/A	NI/A
							N/A	N/A
				Class of shares repurchased (Note 1)				
6.	Repurchase of shares			Cancellation date : (dd/mm/yyyy)	(/ /)		
				EGM approval date:	(/ /)		
				(dd/mm/yyyy)			N/A	N/A
				Class of shares redeemed (Note 1)				
7.	Redemption of shares			Redemption date : (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)	27/1	27/4
							N/A	N/A
				Class of shares issuable (Note 1)				
8.	Consideration issue A	t price :	State currency —	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 (Note 1)	÷		
9.	Capital reorganisation			Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)	N/A	N/A
10.	. Other Issuance of new shares pursuant to the exercise of	At price :	State currency —— (HKD)	Class of shares issuable (Note 1) — Issue and allotment	e Ordinary Shares	-	
	Over-Allotment Option		(IIIL)	date : (dd/mm/yyyy) EGM approval date: (dd/mm/yyyy)	(/ /)	N/A	N/A
				Total E.	(Ordinary shar (Preference shar (Other cla	res) N/A	
Tot	al increase / (decreas	se) in ordinary	shares during th	ne month (i.e. Total of A to E)): (1) (2)	1,988,000 N/A	
Tot	tal increase / (decreas	se) in preferen	ice shares during	the month (i.e. Total of A to)		N/A	
Tot	tal increase / (decreas	se) in other cla	asses of shares du	uring 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):
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Submitted by: Fong Kar Chun, Jimmy
Title: Company Secretary (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