

For the month ended (dd/mm/yyyy):

Monthly Return of Equity Issuer on Movements in Securities

To: Hong Kong Exchanges and Clear	ing Limited		
Name of Issuer Swire	Properties Limited		
Date Submitted 01/03/	2012		
I. Movements in Authorised Share Cap	pital		
1. Ordinary Shares			
(1) Stock code : <u>01972</u> Descr	ription:	Ordinary	Shares
	No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding month	30,000,000,000	HK\$1.00	HK\$30,000,000,000
Increase/(decrease)			
Balance at close of the month	30,000,000,000	HK\$1.00	HK\$30,000,000,000
(2) Stock code : N/A Descri	ription :		
	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			

29/02/2012

HK\$30,000,000,000

ription:		
No. of preference shares	Par value (State currency)	Authorised share capital (State currency)
	/	
ription:		
No. of other classes of shares	Par value (State currency)	Authorised share capital (State currency)
	,	
	No. of preference shares ription : No. of other	No. of preference shares Par value (State currency) iption: Par value (State currency)

currency):

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	5,850,000,000	N/A	N/A	N/A
Increase/ (decrease) during the month		N/A	N/A	N/A
Balance at close of the month	5,850,000,000	N/A	N/A	N/A

III. Details of Movements in Issued Share Capital

Share Options (under Particulars of share option scheme including EGM					No. of new shares of issuer issued during the month pursuant	No. of new shares of issuer which may be issued pursuant there as at close of the mon
approval date		Movement duri	ing the month		thereto	as at close of the mon
(dd/mm/yyyy) and — class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1	Granted	Exercised	Cancened	Lapseu		/
1.						,
						
(/ /)						
shares						
(Note 1)						
2.						
(/ /)						
shares						
(<i>Note 1</i>)						
3.						
(/ /)						
shares						
(Note 1)	/			-		
(11010 1)	•	To	otal A (Ordin	ary shares)		
		-	(Prefere	nce shares)		
			(1 101010)	Other class)		
		from exercise of		onioi ciuss)	 -	

Warrants to Issue Shares of the Issuer which are to be Listed

Description of warrants (Date of expiry - dd/mm/yyyy)	Currency of Nominal value at nominal close of value preceding month	Exercised during the month	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.	, ,				
Stock code (if listed) Class of shares issuable (Note 1) Subscription price					
EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)				
2		/			
(/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price					
EGM approval date (if applicable) (dd/mm/yyyy) 3.	(/ /)				
(/ /) Stock code (if listed) Class of shares					
issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)				
4.	/				
EGM approval date (if applicable) (dd/nm/yyyy)	(/ /)				
	Total	(Pretere	nary shares) ence shares) Other class)		

Convertibles (i.e. Convertible into Shares of the Issuer which are to be Listed)

Convertibles (i.e. Convertible if	no Shares of the Is	ssuer which are to	be Listed)			
Class and description	Currency of amount outstanding	Amount at close of preceding month	Converted during the 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	<u> </u>					
Stock code (if listed)	_ _ _ 					
Class of shares issuable (Note 1)					,	
Subscription price						
EGM approval date (if applicable) (dd/mm/yyyy))	(/ /)					
2.						
Stock code (if listed)	<u> </u>					
Class of shares issuable (Note 1)						
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)	_ /				
3.	 					
Stock code (if listed) Class of shares issuable (Note 1)	/					
Subscription price EGM approval date (if applicable)						
(dd/mm/yyyy)4.						
	- -					
Stock code (if listed) Class of shares issuable (Note 1)						
Subscription price EGM approval date (if applicable)						
(dd/mm/yyyy)	(/ /)		Гotal С. (Ordin (Prefere	nary shares)		-
			(0	Other class)		- -

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)

than under Share Option Schemes)		
Full particulars including EGM approval date (dd/mm/yyyy),	No. of new shares of	No. of new shares of
if applicable, and class of shares issuable:	issuer issued during	issuer which may be
	the month pursuant	issued pursuant thereto
	thereto	as at close of the month
1	/	
shares (Note 1)		
2.		
shares (Note 1)		
3		
shares (Note 1)		
Total D. (Ordinary shares)		
(Preference shares)		
(Other class)		
r e e e e e e e e e e e e e e e e e e e		

Ou	ner Movements in Issu Type of Issue	ied Share Capitai			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
	Type of issue		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)			
			/		-	
			Class of shares issuable (Note 1)			
2.	Open offer	At price : State currency	_ Issue and allorment date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			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)	(/ /)		
			Class of shares issuable (Note 1)			
4.	Bonus issue		Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
/						

	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
	71						
			Class of shares issuable (Note 1)		/		
5.	Scrip dividend	At price : State currency ———	Issue and allotment date : (dd/mm/yyyy)	(/ /	ß		
			EGM approval date: (dd/mm/yyyy))		
				/		-	
			Class of shares repurchased (Note 1)				
6.	Repurchase of shares		Cancellation date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			Class of shares redeemed (Note 1)				
7.	Redemption of shares		Redemption date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
		/	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)	(/ /)		
							-
/							

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

Total increase / (decrease) in ordinary shares during the month (i.e. Total of A to E):	(1)	N/A
	(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 Is	sued Sha	re Capital").)

(Ordinary shares)

(Preference shares) (Other class)

Total E.

Remarks (if any):
Submitted by: FU Yat Hung David 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.