

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy) :	30/11/2012

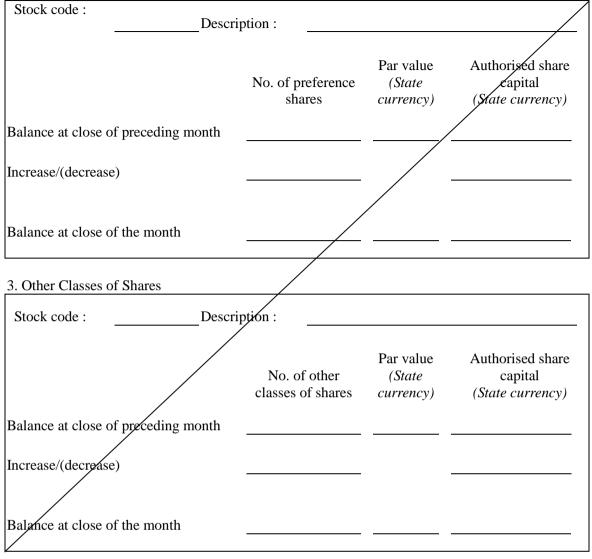
To : Hong Kong Exchanges and Clearing Limited

Name of Issuer	Swire Properties Limited	
Date Submitted	03/12/2012	

I. Movements in Authorised Share Capital

1. Ordinary Shares							
(1) Stock code : <u>01972</u> Descrip	Stock code :01972Description :		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 : <u>N/A</u> Descrip	otion :						
	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

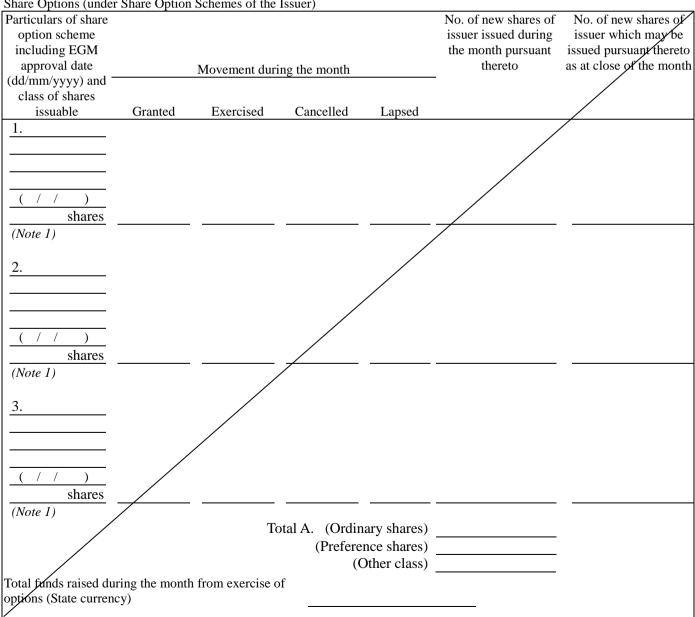


Total authorised share capital at the end of the month (*State currency*) : HK\$30,000,000

II. Movements in Issued Share Capital

	No. of ordinary 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	<u>N/A</u>	
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	<u>N/A</u>	

III. Details of Movements in Issued Share Capital



Share Options (under Share Option Schemes of the Issuer)

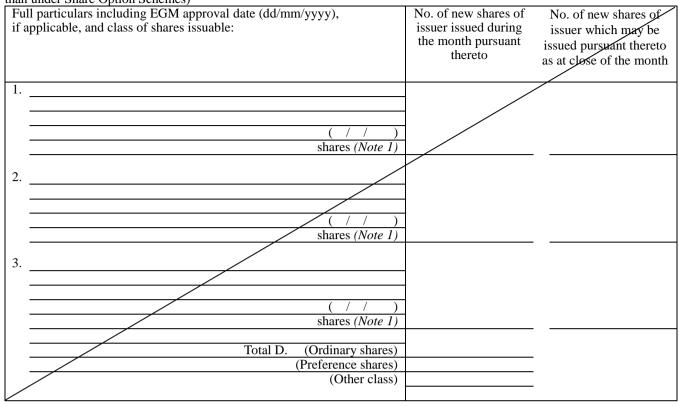
Warrants to Issue Shares of the Iss	suer which are to be	Listed		FOI Main Board		
Description of warrants		-			No. of new	No. of new/
(Date of expiry - dd/mm/yyyy)	Currency of Nor nominal value prec	ninal value at close of eding month	Exercised during the month	Nominal value at close of the month	shares of issuer issued during the month pursuant thereto	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.	(/ /	,	, ,			
	·/	/		<u> </u>		<u> </u>
(/ /) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy))				
4.)				
<u>+.</u>						
(/ /)						
Stock code (if listed) Class of shares issuable (<i>Note</i> /1) Subscription price						
EGM approval date (if applicable) (dd/nm/yyyy)	(/ /)				
		Total	B. (Ordin	nary shares)		
			(Prefere	ence shares) Other class)		<u>.</u>

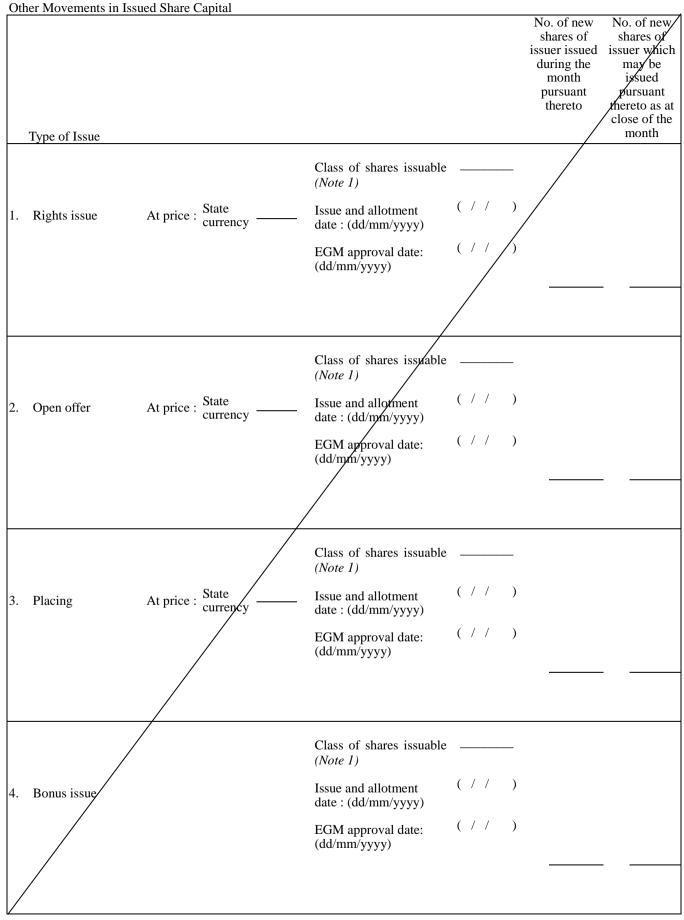
For Main Board and GEM listed issuers

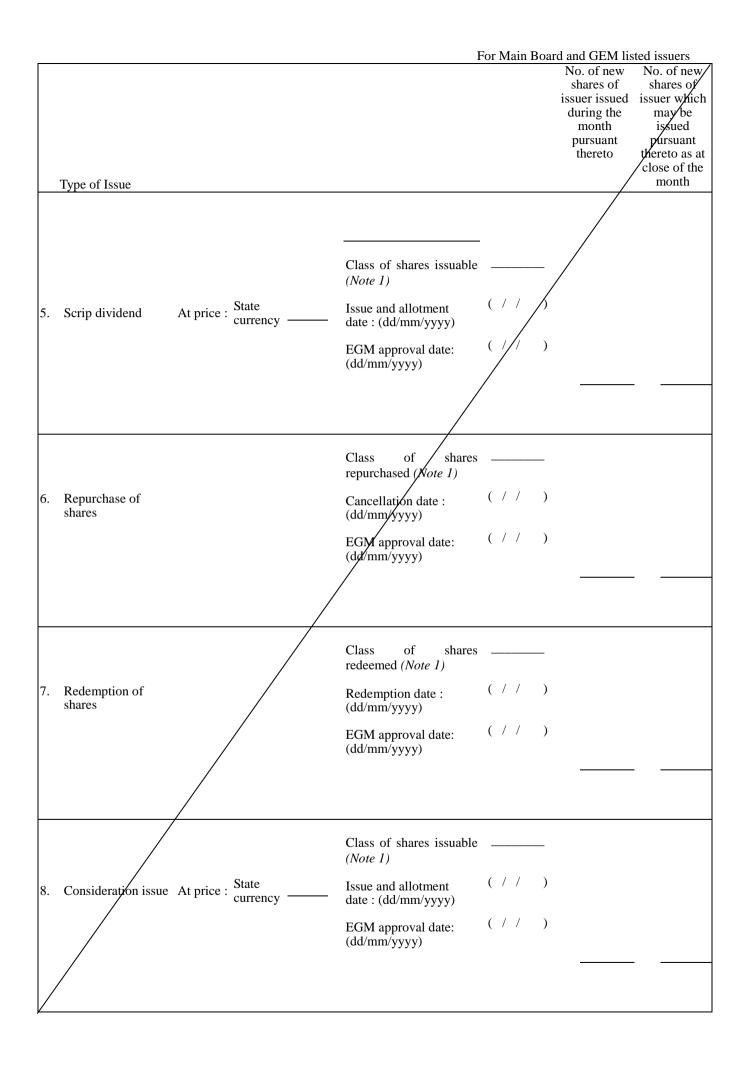
o Shares of the I	ssuer which are to	be Listed)		No. of new	No. of new/
Currency of amount outstanding	Amount at close of preceding month	Converted during the month	Amount at close of the month	shares of issuer issued during the month pursuant thereto	shares of issuer which may be issued pursuant thereto as at close of the month
_					
_					
				/	
(/ /)					
-			/		
	_ /				
(/ /)	— /				
- - 					
- - -					
(/ /)		(Prefere	ence shares)		-
	amount outstanding (/ /) (/ /) (/ /)	outstanding month	amount of preceding month during the month	amount of preceding during the close of the month month month in the month month in the month is a second s	Currency of Amount at close Converted amount of preceding during the close of the month month thereto outstanding month month month month (////)

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)







		For Main Bo	oard and GEM list	ed issuers
			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
	Type of Issue			month
	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				
10.	Other (Please specify) At price. State	Issue and allotment (/ /)	
	(Please specify) At price. currency	date : (dd/mm/yyyy)		
		EGM approval date: (/ /)	
		(dd/mm/yyyy)		
	/	Total E. (Ordinary sha	ares)	
		(Preference sha	ares)	
		(Other cl		
	/	(other ch		
1				

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 Issued Share Capital").)				

Remarks (if any):

Submitted by: FU Yat Hung David

 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.