

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyy	y): <u>28/2/2015</u>		
To: Hong Kong Exchanges and Clea	aring Limited		
Name of Issuer Kon	g Shum Union Property 1	Management (Holding) Limited
Date Submitted 4 Ma	arch 2015		
I. Movements in Authorised Share C	Capital		
1. Ordinary Shares			
(1) Stock code : <u>8181</u> Des	scription : Ordinary	shares	
	No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding month	5,000,000,000	HK\$0.01	HK\$50,000,000
Increase/(decrease)			
Balance at close of the month	5,000,000,000	HK\$0.01	HK\$50,000,000
(2) Stock code : <u>N/A</u> Des	scription : N/A		
	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			

Stock code:	N/A	Descrip	tion: N/A		
			No. of preference shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close	of preceding r	month			
Increase/(decrea	ase)				
Balance at close	of the month				
3. Other Classes	of Shares				
3. Other Classes Stock code:	of Shares N/A	Descrip	otion: <u>N/A</u>		
		Descrip	No. of other classes of shares	Par value (State currency)	Authorised share capital (State currency)
	N/A		No. of other	(State	•
Stock code:	N/A of preceding r		No. of other	(State	capital

II. Movements in Issued Share Capital

	No. of ord	inary shares	No of preference	No. of other classes
	(1)	(2)	shares	of shares
Balance at close of preceding month	400,000,000	N/A	N/A	N/A
Increase/ (decrease) during the month		N/A	N/A	N/A
Balance at close of the month	400,000,000	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)

Share Options (unde	r Share Option S	Schemes of the	Issuer)			
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 duri	ng the month		thereto	as at close of the month
(dd/mm/yyyy) and			<u> </u>		•	
class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1. Share option						
scheme adopted						
on 19/09/2013						
Granted on:						
6 Feb 2015						
Exercise price:						
HK\$1.09						
Ordinary shares	20,000,000	Nil	Nil	Nil	Nil	20,000,000
(<i>Note 1</i>)						-
2. N/A						
2. 11/11						
(/ /)						
shares						-
(Note 1)						
3. N/A						
(/ /)						
shares						
(Note 1)						
(2,000 2)		To	otal A. (Ordin	ary shares)	Nil	
		10		nce shares)	N/A	
			·	Other class)	N/A	
Tatal family as in 1.1		C	•	onici ciass)	11/11	
Total funds raised du		irom exercise o	1	NI:1		
options (State currer	icy)		-	Nil		

Warrants to Issue Shares of the Issue Shares o	Currency of Nominal value a nominal close of value preceding mont	during the		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 (Note 1) Subscription price		_ _ _			
EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)	_			
3. N/A					
	· ·				
(/ /) Stock code (if listed) Class of shares		_			
issuable (<i>Note 1</i>) Subscription price		_			
EGM approval date		_			
(if applicable) (dd/mm/yyyy)	(/ /)				
4. N/A	-	<u> </u>			
	-				
(/ /)					-
Stock code (if listed)		<u> </u>			
Class of shares issuable (<i>Note 1</i>)					
Subscription price		- -			
EGM approval date (if applicable)					
(dd/mm/yyyy)	(/ /)	_			
	То		inary shares)	N/A	-
		·	rence shares)	N/A	-
			(Other class)	N/A	-

Class and description		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. N/A						
Stock code (if listed) Class of shares issuable (<i>Note 1</i>)						
Subscription price EGM approval date						
(if applicable) (dd/mm/yyyy)) 2. N/A	(/ /)					
2. IVA	<u> </u>					
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						
	<u> </u>					
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)	(/ /)					
(dd/111112 3333)	(' ')		(Prefere	nary shares) ence shares) Other class)	N/A N/A N/A	- -

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)

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. <u>N/A</u>		
shares (Note 1)		
2. <u>N/A</u>		
	-	
shares (Note 1)		
3. <u>N/A</u>		
	-	
(/ /)		
shares (Note 1)		
Total D. (Ordinary shares)	N/A	
(Preference shares)	N/A	•
(Other class)	N/A	•

	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
	1) 01 15500		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 IIIII)))))			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)	(/ /)		
			(dd/mm/yyyy)			N/A	N/A
			Class of shares issuable (Note 1)				
3.	Placing	At price : State	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 (Note 1)				
5.	Scrip dividend	At price : State currency —	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
						10/11	1771
			Class of shares redeemed (Note 1)				
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 (Note 1)				
8.	Consideration issue	At price : State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)	37 /4	N 7/1
						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
		Class of shares issuable (Note 1)				
10.	Other (Please specify) At price: State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
		EGM approval date: (dd/mm/yyyy)	(/ /)	N/A	N/A
			Ordinary s eference s (Other	hares	N/A	- - -
To	otal increase / (decrease) in ordinary shares during the	e month (i.e. Total of A to l	E):	(1)	Nil
				(2		N/A
Total increase / (decrease) in preference shares during the month (i.e. Total of A to E):					N/A	
Т	Total increase / (decrease) in other classes of shares during the month (i.e. Total of A to E): N/A					N/A
(7	(These figures should be the same as the relevant figures under II above ("Movements in Issued Share Capital").)					

Remarks (if any):						
Submitted by: Tsui Siu Hung, Raymond						
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.