

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

Monthly Return of Equity Issuer on Movements in Securities

To: Hong Kong Exchanges and Clearing Limited							
ame of Issuer Kowloon Development Company Limited ate Submitted 1 December 2009							
I. Movements in Authorised Sha	re Capit	al					
1. Ordinary Shares							
(1) Stock code : <u>34</u>	Descrip	tion: Ordinary S	Shares				
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State Currency)			
Balance at close of preceding mo	onth	5,000,000,000	HK\$0.10	HK\$500,000,000			
Increase/(decrease)		<u>-</u>					
Balance at close of the month		5,000,000,000	HK\$0.10	HK\$500,000,000			
(2) Stock code : <u>N/A</u>	Descrip	tion:					
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)			
Balance at close of preceding mo							
Increase/(decrease)							
Balance at close of the month							

30/11/2009

Stock code : N/A Descri	ption:		
	No. of preference shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding month			
Increase/(decrease)			
Balance at close of the month			
3. Other Classes of Shares			
Stock code : N/A Descri	ption:		
	No. of other classes of shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding month		(State	capital
Balance at close of preceding month Increase/(decrease)		(State	capital
		(State	capital

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	1,150,681,275		<u>-</u>	<u>-</u> _	
Increase/ (decrease) during the month				<u>-</u> _	
Balance at close of the month	1,150,681,275				

III. Details of Movements in Issued Share Capital

Share Options (under	Share Option	Schemes of the	issuer)			
Particulars of share option scheme					No. of new shares of 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 —					•	
class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1. N/A						
(/ /)						
shares						
(<i>Note 1</i>)					_	
(=,=,=,						
2.						
(/ /)						
shares						
(Note 1)						
3.						
(/ /)						
shares						
(Note 1)						
(11010 1)		To	tal A (Ordin	ary charec)		
		10	(Profess	nce chares)		
			(1 161616	Other class)		
m . 10 1 1 1 1 1			•	Julei Class)		
Total funds raised dur options (HKD)	ing the month	from exercise o	t 			
İ						

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. N/A	-				
	-				
(/ /) 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 (<i>Note 1</i>)					
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.	_				
(/ /)	- 				
Class of shares issuable (<i>Note 1</i>)					
Subscription price					
EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)				
	Total	B (Ordin	nary shares)		
	1014	(Prefere	ence shares)		-
		(Other class)		_

Convertibles (i.e. Convertible in 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	outstanding	monui	HIOHH	ШОПШ		
1. 1VA	 					
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>					
G. 1 (CI) (1)						
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 (Note 1)						
Subscription price						
EGM approval date						
(if applicable) (dd/mm/yyyy)	(/ /)					
(dd/IIIII/yyyy)	(' ')		Гotal С. (Ordii	nary shares)		
			(Prefere	ence shares)		_
			(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)

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. N/A		
shares (Note 1)		
2.		
shares (Note 1)		
3		
shares (Note 1)		
Total D. (Ordinary shares)		
(Preference shares)		
(Other class)		
	l .	

Other Movements in Issued Share Capital No. of new No. of new shares of shares of issuer issued issuer which may be during the month issued pursuant pursuant thereto thereto as at close of the month Type of Issue N/A Class of shares issuable (*Note 1*) At price : State currency Issue and allotment 1. Rights issue (/ / date: (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A Class of shares issuable (*Note 1*) At price : State currency Issue and allotment Open offer date: (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A Class of shares issuable (*Note 1*) At price : State currency Issue and allotment 3. Placing date: (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A Class of shares issuable (*Note 1*) Issue and allotment Bonus issue 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 issuer which during the may be issued month pursuant pursuant thereto thereto as at close of the month Type of Issue N/A Class of shares issuable (*Note 1*) At price : State Issue and allotment Scrip dividend currency date: (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A shares Class of repurchased (Note 1) Repurchase of Cancellation date: shares (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A Class of shares redeemed (Note 1) 7. Redemption of Redemption date: (/ / shares (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A 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 issuer which may be during the month issued pursuant pursuant thereto thereto as at close of the month Type of Issue N/A Class of shares issuable (*Note 1*) 9. Capital Issue and allotment reorganisation date: (dd/mm/yyyy) EGM approval date: (/ /) (dd/mm/yyyy) N/A Class of shares issuable (*Note 1*) At price : State currency 10. Other Issue and allotment (Please specify) date: (dd/mm/yyyy) EGM approval date: (/ / (dd/mm/yyyy) Total E. (Ordinary shares) (Preference shares) (Other class)

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 Iss	ued Sh	are Capital").)

For	Ma	in R	oard	and	GFM	listed	issuer

Remarks (if any):				
Submitted by: _	Look Pui Fan			
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.