

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm	/yyyy) :	31/07/2009		
To: Hong Kong Exchanges and	d Clearing	g Limited		
Name of Issuer China Aoyuan Property Group Limited				
Date Submitted	04/08/20	09		
I. Movements in Authorised Sh	are Capita	al		
1. Ordinary Shares				
(1) Stock code: 3883	_Descrip	tion:		
		No. of ordinary shares	Par value <i>HK\$</i>	Authorised share capital <i>HK\$</i>
Balance at close of preceding n	onth	100,000,000,000	0.01	1,000,000,000.00
Increase/(decrease)		0		0
Balance at close of the month		100,000,000,000	0.01	1,000,000,000.00
(2) Stock code : N/A	_Descrip	tion :		
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding n	nonth			
Increase/(decrease)				
Balance at close of the month				

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

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	2,252,500,000	N/A	N/A	N/A		
Increase/ (decrease) during the month	360,000,000					
Balance at close of the month	2,612,500,000					

III. Details of Movements in Issued Share Capital

Share Options (under Share Option Schemes of the Issuer)

Particulars of share option scheme including EGM approval date (dd/mm/yyyy) and	•	Movement dur	,		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	Granted	Exercised	Cancelled	Lapsed		
1.For share option since adopted on 13/09/2007 Ordinary Shares (Note 1)	NIL	NIL	NIL	NIL	NIL	2,840,800
2.For share option since adopted on 18/07/2008 Ordinary Shares (Note 1)	NIL	NIL	NIL	NIL	NIL	40,000,000
3.For share option since adopted on 25/09/2008 Ordinary Shares (Note 1)	NIL	NIL	NIL	NIL	NIL	10,000,000
4.For share option since adopted on 01/12/2008 Ordinary Shares (Note 1)	NIL	NIL	NIL	NIL	NIL	6,000,000

	For Main Board and	GEM listed issuers
A. (Ordinary shares)	NIL	_
(Preference shares)	NIL	_
(Other class)	NIL	•
		•
NIL		
	(Other class)	(Preference shares) NIL (Other class) NIL

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 issued month pursuant pursuant thereto as at Currency of Nominal value at Exercised Nominal value thereto 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 / / Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) / / Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (/ /) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (/ /) (dd/mm/yyyy) (Ordinary shares) Total B. N/A (Preference shares) N/A N/A (Other class)

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 issued month pursuant pursuant thereto as at Currency of Amount at close Converted Amount at thereto close of the amount of preceding during the close of the month Class and description outstanding month month month 1. Convertible Note USD 60,000,000 60,000,000 89,868,462 Stock code (if listed) 3883 Class of shares issuable (Note 1) Ordinary Shares Subscription price HKD5.20 EGM approval date (if applicable) (dd/mm/yyyy)) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) (//)

Total C. (Ordinary shares)

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

		Issued Share Capital			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 allotment date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			Class of shares issuable (Note 1)	Ordinary		
3.	Placing	At price: HKD $\frac{1.73}{\text{per}}$	Issue and allotment date: (dd/mm/yyyy)	(24/07/2009)		
		share	EGM approval date: (dd/mm/yyyy)	(/ /)		
			, , , , , , , , , , , , , , , , , , , ,		360,000,00	00 Nil
			Class of shares issuable (Note 1)			<u> </u>
4.	Bonus issue		Issue and allotment date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
						<u></u>

_						For Main	Boar	rd and GEM lis	
	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)	(/ /)		
					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
Type of Issue	No. of new shares of shares of issuer issued during the month issued pursuant thereto thereto as 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)
	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)
	Total E. (Ordinary shares) 360,000,000 (Preference shares) N/A (Other class) N/A
Total increase / (decrease) in ordinary shares during	
Total increase / (decrease) in preference shares duri:	
Total increase / (decrease) in other classes of shares	

(These figures should be the same as the relevant figures under II above ("Movements in Issued Share Capital").)

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Remarks (if any):
Submitted by: Lam Kam Tong
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.