

The Stock Exchange of Hong Kong Limited takes no responsibility for the contents of this announcement, makes no representation as to its accuracy or completeness and expressly disclaims any liability whatsoever for any loss however arising from or in reliance upon the whole or any part of the contents of this announcement.

This advertisement is for information purposes only and does not constitute an invitation or offer to acquire, purchase or subscribe for securities.

**NOTICE OF LISTING ON
THE STOCK EXCHANGE OF HONG KONG LIMITED**



SUN HUNG KAI PROPERTIES (CAPITAL MARKET) LIMITED

(incorporated with limited liability in the Cayman Islands)
(as Issuer)

and

SUN HUNG KAI PROPERTIES LIMITED

(incorporated with limited liability in Hong Kong)
(Stock Code: 16)
(as Guarantor)

The issue of US\$300,000,000 5.375 per cent.
Guaranteed Instruments due 2017 (the “**Instruments**”)
(stock: 1514)
under its **US\$2,000,000,000 Programme**
for the Issuance of Debt Instruments (the “Programme”)

Arranger

MORGAN STANLEY & CO. INTERNATIONAL LIMITED

Application has been made to The Stock Exchange of Hong Kong Limited for the listing of and permission to deal in the Instruments under the Programme as described in the Information Memorandum dated 8 December 2006 and the Pricing Supplement dated 2 March 2007. The listing of the Instruments is expected to become effective on 9 March 2007.

6 March 2007

As at the date of this announcement, the Board of the Guarantor comprises eight Executive Directors, being KWOK Ping-sheung, Walter, KWOK Ping-kwong, Thomas, KWOK Ping-luen, Raymond, CHAN Kai-ming, CHAN Kui-yuen, Thomas, KWONG Chun, WONG Yick-kam, Michael and WONG Chik-wing, Mike; five Non-Executive Directors, being LEE Shau-kee, WOO Po-shing, LI Ka-cheung, Eric, KWAN Cheuk-yin, William and LO Chiu-chun, Clement; and four Independent Non-Executive Directors, being CHUNG Sze-yuen, FUNG Kwok-king, Victor, YIP Dicky Peter and WONG Yue-chim, Richard. As at the date of this announcement, the Directors of the Issuer are CHAN Kui-yuen, Thomas and WONG Yick-kam, Michael.

Please also refer to the published version of this announcement in South China Morning Post.