

Balance at close of the

4,630,522,038

month

Monthly Return for Collective Investment Scheme listed under Chapter 20 of the Exchange Listing Rules (other than listed open-ended Collective Investment Scheme) on Movements in Units

For the month ended	(dd/mm/yyyy):	31 May 200)9	
To: Hong Kong Excha	anges and Clearing Lin	mited		
Name of Scheme	Champion R	eal Estate In	vestment Trust	
Date Submitted	3 June 2009			
Stock Code	2778			
I. Movements in Intere	ests			
	No. of ur	nits		
	(1)	(2)	_	
Balance at close of preceding month	4,485,705,100			
Increase/ (decrease) during the month	144,816,938			
EGM approval date				

II. Details of Movements in Units

Unit Options (under Unit Option Schemes of the Scheme)

Particulars of unit option scheme including EGM approval date		Movement duri	ing the month		No. of new units in Scheme issued during the month pursuant	No. of new units in Scheme which may be issued pursuant thereto	
(dd/mm/yyyy)	Granted	Exercised	Cancelled	Lapsed	thereto	as at close of the month	
1							
(/ /)							
2							
(/ /)							
3							
(/ /)							
				Total	A		
Total funds raised du options (State current		from exercise of	of				

Warrants to Issue Units in the Scheme which are to be Listed

Description of warrants (Date of expiry - dd/mm/yyyy)	Currency of nominal value	Nominal value at close of preceding month	Exercised during the month	Nominal value at close of the month	No. of new units in Scheme issued during the month pursuant thereto	No. of new units in Scheme which may be issued pursuant thereto as at close of the month
1						
						
(/ /)				-		
Stock code (if listed)						
Subscription price EGM approval date						
(if applicable)						
(dd/mm/yyyy)	(/	/)				
2						
Stock code (if listed) Subscription price						
EGM approval date						
(if applicable)	()	/				
(dd/mm/yyyy) 3	(/	/)				
3.						
(/ /) Stock code (if listed)						
Subscription price						
EGM approval date						
(if applicable) (dd/mm/yyyy)	(/	/)				
4	`	,				
(/ /)						
Stock code (if listed)						
Subscription price EGM approval date						
(if applicable)						
(dd/mm/yyyy)	(/	/)				
				Total B.		
				<u></u>		-

Convertibles (i.e. Convertible into Units in the Scheme which are to be Listed)

Convertibles (i.e. Convertible I	nto Omts in the	Scheme which are	to be Listed)		No. of new units in	
	Currency of amount	Amount at close of preceding	Converted during the	Amount at close	Scheme issued during the month pursuant	No. of new units in Scheme which may be issued pursuant thereto as at close of the
Class and description	outstanding	month	month	of the month	thereto	month
1. Treasure Source Limited	HK\$	765,000,000		765,000,000	NIL	179,577,464
- HK\$765,000,000 2%						(assuming full
Coupon Guaranteed						conversion of
Convertible Bonds						the Convertible
due 2011	<u> </u>					Bonds)
Stock code (if listed)	1511					
Subscription price	HK\$4.26 per	unit				
EGM approval date (if applicable)						
(dd/mm/yyyy)	(/ / -	-)				
2. Fair Vantage Limited - HK\$4,680,000,000 1%	HK\$	4,680,000,000		4,680,000,000	NIL	1,193,877,551 (assuming full
						conversion of
Coupon Guaranteed Convertible Bonds						the Convertible
due 2013	<u>—</u>					Bonds)
G. 1 1 ('CI' / 1)	4200					
Stock code (if listed)	4300					
Subscription price EGM approval date	HK\$3.92 per	unit				
(if applicable)						
(dd/mm/yyyy)	(06/03/200	08)				
3						
	_					
						
-						
Stock code (if listed)						
Subscription price						
EGM approval date						
(if applicable)						
(dd/mm/yyyy)	(/ /					
4						
	<u>—</u>					
-						
	<u></u>					
	<u></u>					
					-	
Stock code (if listed)			<u></u>		<u></u>	
Subscription price						
EGM approval date						
(if applicable)						
(dd/mm/yyyy)	(/ /)				
				Total C.	NIL	
				rotai <u>C.</u>	1NIT	

Any other Agreements or Arrangements to Issue Units in the Scheme which are to be Listed, including Options (other than under Unit Option Schemes)

Ful if a	l particulars including EGM approval date (dd/mm/yyyy), pplicable:	No. of new units in Scheme issued during the month pursuant thereto	No. of new units in Scheme which may be issued pursuant thereto as at close of the month
1.			
2.			
	(/ /)		
3.			
	(/ /) Total	D	

Other Movements in Units No. of new units in No. of new Scheme units in which may Scheme issued be issued pursuant during the month thereto as at pursuant close of the Type of Issue thereto month Issue and allotment date: State (dd/mm/yyyy) (/ /) 1. Rights issue At price: currency EGM approval date (dd/mm/yyyy) Issue and allotment date: State 2. Open offer At price: (dd/mm/yyyy) currency EGM approval date (dd/mm/yyyy) Issue and allotment date: State (dd/mm/yyyy) 3. Placing (/ / At price: currency EGM approval date (dd/mm/yyyy) Issue and allotment date: 4. Bonus issue (dd/mm/yyyy) EGM approval date (dd/mm/yyyy) (/ / Issue and allotment date: At price: State 5. Scrip dividend HK\$ (dd/mm/yyyy) (27/05/2009)currency \$1.7708 EGM approval date (dd/mm/yyyy) (/ / 144,816,938 Cancellation date: (dd/mm/yyyy) (/ / 6. Repurchase of units EGM approval date (dd/mm/yyyy) Redemption date: (dd/mm/yyyy) (/ / 7. Redemption of units EGM approval date (dd/mm/yyyy)

For Main Board listed issuers

No. of new units in

	Type of Issue							No. of new units in Scheme issued during the month pursuant thereto	Scheme which may be issued pursuant thereto as at close of the month
8.	Consideration issue	At price :	State currency	Issue and allotment date : (dd/mm/yyyy) EGM approval date (dd/mm/yyyy)	(/)		
9.	Other (Please specify)	At price :	State currency	Issue and allotment date : (dd/mm/yyyy) EGM approval date (dd/mm/yyyy)	(/)		
						7	Гotal	E. 144,816,93	38
Т	otal increase / (decreas	e) during the	month (i.e. To	otal of A to E):				144,8	16,938

(This figure should be the same as the relevant figure under I above ("Movements in Interests").)

For Main Board listed issuers

Remarks (if any):	
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Submitted by: Lee Ching Ming, Ad Executive Director and Chief E	xecutive Officer,
Eagle Asset Management (CP)	
Title: (as Manager of Champion Real (Director, Secretary or other dul	

Note: If there is insufficient space, please append the prescribed continuation sheet.