

Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy) : 31/1/2021						
To: Hong Kong Exchanges an	d Clearing	Limited				
		operty Investr n Bermuda with li				
Date Submitted 4	4 February 2021					
I. Movements in Authorised Share Capital						
1. Ordinary Shares						
(1) Stock code : <u>864</u> [Description	:	Ordinary S	Shares		
	No	of ordinary shares	Par value (HK\$)	Authorised share capital (HK\$)		
Balance at close of preceding	month <u>1,0</u>	000,000,000	0.01	10,000,000.00		
Increase/(decrease)		Nil		Nil		
Balance at close of the month		000,000,000	0.01	10,000,000.00		
(2) Stock code : N/A [Description	:	N/A	1		
		of ordinary shares	(State	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)	capital			
Balance at close of preceding month						
Increase/(decrease)		_				
Balance at close of the month						
3. Other Classes of Shares						
Stock code : N/A Descrip	tion :	N/A	4			
	No. of other classes of shares	(State	Authorised share capital (State currency)			
Balance at close of preceding month						
Increase/(decrease)		_				
Balance at close of the month						
Total authorised share capital at the e (HK\$):	end of the month	1	0,000,000.00			

II. Movements in Issued Share Capital

	No. of ordin	ary shares	No of preference	No. of other
	(1)	(2)	shares	classes of shares
Balance at close of preceding month	386,175,758	N/A	N/A	N/A
Increase/ (decrease) during the month	N/A	N/A	N/A	N/A
Balance at close of the month	386,175,758	N/A	N/A	N/A

III. Details of Movements in Issued Share Capital

Share Options (und	er Share Op	tion Schemes	of the Issuer)		No. of new	No. of new shares of
share option						issuer which may be
scheme					issued during the	
including EGM					month pursuant	thereto as at close of
approval date		Movement du	uring the month		_ thereto	the month
(dd/mm/yyyy) and						
class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1. Share Option						
Scheme						
Exercise Price						
of HK\$1.254						
(31/03/2015)						
Ordinary shares	NIL	NIL	NIL	NIL	NIL	8,109,689
(Note 1)						
(11000 1)						
2. Share Option						
Scheme						
Exercise Price						
of HK\$0.385						
(31/03/2015)	N 1111	N 1111	N.III	N.III	NIII	44.074.440
Ordinary shares	NIL	NIL	NIL	NIL	NIL NIL	11,971,446
(Note 1)						
3.						
(/ /)						
shares						
(Note 1)						
(11010 1)			Total A. (Ord	linary shares)	N/A	
				rence shares)	N/A	
			(1 10101	(Other class)	N/A	
				(Other class)	IN/A	
	Total funds raised during the month from exercise					
of options (State cu	rrency)			N/A		

Warrants to Issue Shares of the	Issuer 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 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)	, , ,					
	(/ /)	•			
2.						
Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 3.	(/ /)				
Cubocription price						
(if applicable)	, , ,	,				
(dd/mm/yyyy) 4.	(/ /)				
· · · · · · · · · · · · · · · · · · ·						
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)	-			
		Total	(Prefere	nary shares) nce shares) Other class)	N/A N/A N/A	- - -

Convertibles (i.e. Convertible	into Shares of th	ne Issuer whic	h are to be L	isted)		
Class and description	Currency of amount outstanding	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 (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)						
(ii applicable) (dd/mm/yyyy)	(/ /)					
3.	_					
	_					
	_					
			-			
Class of shares issuable (Note 1)						
Subscription price						
EGM approval date (if applicable)						
(dd/mm/yyyy)	(/ /)					
4.	_					
	_					
	=					
Stock code (if listed)			_			
Class of shares issuable (Note 1)						
Subscription price						
EGM approval date (if applicable)						
(ii applicable) (dd/mm/yyyy)	(/ /)					
		_		linary shares) ence shares)	N/A N/A	
				(Other class)	N/A N/A	

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

Ot	<u>ner Movements i</u>	n Issued Sh	are 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 a close of the
_	Type of Issue							month
				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)	(/ /)	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)	(/ /)		
							<u>N/A</u>	N/A
				Class of shares issuable (Note 1)				
3.	Placing	At price :	State currency	Issue and allotment — date : (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)		
							<u>N/A</u>	N/A
				Class of shares issuable (Note 1)	i			
4.	Bonus issue			Issue and allotment date : (dd/mm/yyyy)	(/ /)		
				EGM approval date: (dd/mm/yyyy)	(/ /)		
							<u>N/A</u>	N/A
				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

						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						111011111
		Class of shar repurchased <i>(Note</i>					
6.	Repurchase of shares	Cancellation date : (dd/mm/yyyy)		(/ /)		
		EGM approval date: (dd/mm/yyyy)	:	(/ /)	N/A	N/A
		Class of shar redeemed (Note 1)	res				
7.	Redemption of shares	Redemption date : (dd/mm/yyyy)		(/ /)		
		EGM approval date (dd/mm/yyyy)	:	(/ /)	N1/A	N1/A
						N/A	N/A
		Class of shar issuable (Note 1)	res				
8.	Consideration At price : State curre	doto . / dd//oo.oo/		(/ /)		
		EGM approval date: (dd/mm/yyyy)	:	(/ /)		
						N/A	N/A
		Class of shar issuable (Note 1)	res				
9.	Capital reorganisation	Issue and allotment date : (dd/mm/yyyy)		(/ /)		
		EGM approval date: (dd/mm/yyyy)	:	(/ /)	N/A	N/A
							-
		Class of shar issuable (Note 1)	res				
10	Other (Please specify) At price : State curre			(/ /)		
		EGM approval date: (dd/mm/yyyy)	:	(/ /)	N/A	N/A
		Total E. (P	(Ord	linary s rence s (Other	shares	s) N/A	- - -

Total increase / (decrease) in ordinary shares during the month (i.e. Total of A to E): (1)	N/A
(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 Capital").)	Issued Share

IV. Confirmations

We hereby confirm to the best knowledge, information and belief that, in relation to each of the securities issued by the issuer during the month as set out in Part III which has not been previously disclosed in a return published under rule 13.25A, it has been duly authorized by the board of directors of the listed issuer and, insofar as applicable:

(Note 2)

- (i) all money due to the listed issuer in respect of the issue of securities has been received by it;
- (ii) all pre-conditions for listing imposed by the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited under "Qualifications of listing" have been fulfilled;
- (iii) all (if any) conditions contained in the formal letter granting listing of and permission to deal in the securities have been fulfilled:
- (iv) all the securities of each class are in all respects identical (Note 3);
- (v) all documents required by the Companies (Winding Up and Miscellaneous Provisions) Ordinance to be filed with the Registrar of Companies have been duly filed and that compliance has been made with other legal requirements;
- (vi) all the definitive documents of title have been delivered/are ready to be delivered/are being prepared and will be delivered in accordance with the terms of issue;
- (vii) completion has taken place of the purchase by the issuer of all property shown in the listing document to have been purchased or agreed to be purchased by it and the purchase consideration for all such property has been duly satisfied; and
- (viii) the trust deed/deed poll relating to the debenture, loan stock, notes or bonds has been completed and executed, and particulars thereof, if so required by law, have been filed with the Registrar of Companies.

Remarks (if any	/):	
Submitted by:	Ng Ho Yin Owen	
Title:	Company Secretary	
	(Director, Secretary or other duly authorised officer)	

Notes:

- 1. State the class of shares (e.g. ordinary, preference or other).
- 2. Items (i) to (viii) are suggested forms of confirmation which may be amended to meet individual cases. Where the issuer has already made the relevant confirmations in a return published under rule 13.25A in relation to the securities issued, no further confirmation is required to be made in this return.
- 3. "Identical" means in this context:
 - the securities are of the same nominal value with the same amount called up or paid up;
 - they are entitled to dividend/interest at the same rate and for the same period, so that at the next ensuing distribution, the dividend/interest payable per unit will amount to exactly the same sum (gross and net); and
 - (gross and net); and
 they carry the same rights as to unrestricted transfer, attendance and voting at meetings and rank pari passu in all other respects.
- 4. If there is insufficient space, please append the prescribed continuation sheet.