

Form 604

Corporations Act 2001

Section 671B

Notice of change of interests of substantial holder

To Company Name/Scheme Australand Property Group
ACN/ARSN ACN 008 443 696

1. Details of substantial holder (1)

Name Credit Suisse Holdings (Australia) Limited (on behalf of Credit Suisse Group AG and its affiliates)

ACN/ARSN (if applicable) 008 496 713

There was a change in the interests of the substantial holder on 19-Aug-2014

The previous notice was given to the company on 12-Aug-2014

The previous notice was dated 12-Aug-2014

2. Previous and present voting power

The total number of votes attached to all the voting shares in the company or voting interests in the scheme that the substantial holder or an associate (2) had a relevant interest (3) in when last required, and when now required, to give a substantial holding notice to the company or scheme, are as follows:

Class of securities (4)	Previous Notice		Present Notice	
	Person's votes	Voting power (5)	Person's votes	Voting power (5)
Trust Units	51,817,546	8.95%	45,602,956	7.84%

3. Changes in relevant interests

Particulars of each change in, or change in the nature of, a relevant interest of the substantial holder or an associate in voting securities of the company or scheme, since the substantial holder was last required to give a substantial holding notice to the company or scheme are as follows:

Date of change	Person whose relevant interest changed	Nature of change (6)	Consideration given in relation to change (7)	Class and number of securities affected	Person's votes affected
See Annexure "A"					

4. Present relevant interests

Particulars of each relevant interest of the substantial holder in voting securities after the change are as follows:

Holder of relevant interest	Registered holder of securities	Person entitled to be registered as holder (8)	Nature of relevant interest (6)	Class and number of securities	Person's votes
See Annexure "B"					

5. Changes in association

The persons who have become associates (2) of, ceased to be associates of, or have changed the nature of their association (9) with, the substantial holder in relation to voting interests in the company or scheme are as follows:

Name and ACN/ARSN (if applicable)	Nature of association
N/A	

6. Addresses

The addresses of persons named in this form are as follows:

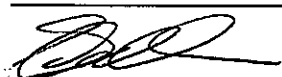
Name	Address
See Annexure "C"	

Signature

print name Sarah Culham

capacity Company Secretary

sign here



date 22-Aug-2014

Annexure "A"

3. Changes in relevant interests

Particulars of each change in, or change in the nature of, a relevant interest of the substantial holder or an associate in voting securities of the company or scheme, since the substantial holder was last required to give a substantial holding notice to the company or scheme are as follows:

Date of change	Person whose relevant interest changed	Nature of change (6)	Consideration given in relation to change (7)	Class and number of securities affected	Person's votes affected
08-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	21,831.70 AUD	-4,906 Trust Units	-4,906
08-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	43,728.16 AUD	-9,812 Trust Units	-9,812
08-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	180,057.09 AUD	-40,396 Trust Units	-40,396
11-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	16,412.80 AUD	-3,680 Trust Units	-3,680
11-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	16,339.94 AUD	-3,680 Trust Units	-3,680
11-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	16,412.80 AUD	-3,680 Trust Units	-3,680
11-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	5,614.83 AUD	-1,268 Trust Units	-1,268
11-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	9,417.58 AUD	-2,125 Trust Units	-2,125
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	47,574.00 AUD	10,572 Trust Units	10,572
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	5,237.88 AUD	1,164 Trust Units	1,164
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	7,481.40 AUD	-1,685 Trust Units	-1,685
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	12,307.12 AUD	-2,760 Trust Units	-2,760
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	7,513.58 AUD	-1,685 Trust Units	-1,685
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	7,481.40 AUD	-1,685 Trust Units	-1,685
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	9,571.98 AUD	-2,141 Trust Units	-2,141
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	12,254.40 AUD	-2,760 Trust Units	-2,760
12-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	12,254.40 AUD	-2,760 Trust Units	-2,760
13-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	129,709.38 AUD	-28,884 Trust Units	-28,884
14-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	2,471.03 AUD	552 Trust Units	552
14-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	31,691.52 AUD	7,074 Trust Units	7,074
14-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	185,616.60 AUD	-41,340 Trust Units	-41,340
15-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	6,009.21 AUD	1,342 Trust Units	1,342
15-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	19,818.00 AUD	-4,404 Trust Units	-4,404
18-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	13,776.00 AUD	3,075 Trust Units	3,075
18-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	65,259.26 AUD	14,559 Trust Units	14,559
18-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	53,443.11 AUD	11,929 Trust Units	11,929
18-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	13,776.00 AUD	3,075 Trust Units	3,075
18-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	13,777.85 AUD	3,075 Trust Units	3,075

18-Aug-2014	Credit Suisse (Hong Kong) Limited	Disposed on market	115,240.34 AUD	-25,666 Trust Units	-25,666
19-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	8,848.00 AUD	1,975 Trust Units	1,975
19-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	8,847.01 AUD	1,975 Trust Units	1,975
19-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	132,231.68 AUD	29,516 Trust Units	29,516
19-Aug-2014	Credit Suisse (Hong Kong) Limited	Acquired on market	8,848.00 AUD	1,975 Trust Units	1,975
08-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	14,860.72 AUD	-3,332 Trust Units	-3,332
12-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	99,778.50 AUD	22,173 Trust Units	22,173
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	28,367.82 AUD	6,318 Trust Units	6,318
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	1,033,428.51 AUD	229,758 Trust Units	229,758
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	228,915.00 AUD	50,870 Trust Units	50,870
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	75,962.88 AUD	-16,956 Trust Units	-16,956
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	75,962.88 AUD	-16,956 Trust Units	-16,956
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	182,634.92 AUD	-40,609 Trust Units	-40,609
13-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	75,962.88 AUD	-16,956 Trust Units	-16,956
14-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	3,969.16 AUD	884 Trust Units	884
15-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	277.76 AUD	62 Trust Units	62
18-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	26.91 AUD	6 Trust Units	6
18-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	1,033,428.51 AUD	-229,758 Trust Units	-229,758
18-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	287.36 AUD	-64 Trust Units	-64
19-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	15,619.50 AUD	3,490 Trust Units	3,490
19-Aug-2014	Credit Suisse Equities (Australia) Limited	Acquired on market	79,085.03 AUD	17,647 Trust Units	17,647
19-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	1,232.00 AUD	-275 Trust Units	-275
19-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	27,629,405.44 AUD	-6,167,278 Trust Units	-6,167,278
19-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	153,274.24 AUD	-34,213 Trust Units	-34,213
19-Aug-2014	Credit Suisse Equities (Australia) Limited	Disposed on market	313,600.00 AUD	-70,000 Trust Units	-70,000
15-Aug-2014	Credit Suisse International	Acquired on market	642,759.18 AUD	143,794 Trust Units	143,794
11-Aug-2014	Credit Suisse Securities (Europe) Limited	Acquired on market	4.49 AUD	1 Trust Units	1
11-Aug-2014	Credit Suisse Securities (Europe) Limited	Disposed on market	3,445.44 AUD	-776 Trust Units	-776
11-Aug-2014	Credit Suisse Securities (Europe) Limited	Disposed on market	102.12 AUD	-23 Trust Units	-23
11-Aug-2014	Credit Suisse Securities (Europe) Limited	Disposed on market	3,312.24 AUD	-746 Trust Units	-746
14-Aug-2014	Credit Suisse Securities (Europe) Limited	Disposed on market	4.49 AUD	-1 Trust Units	-1
18-Aug-2014	Credit Suisse Securities (Europe) Limited	Acquired on market	116.48 AUD	26 Trust Units	26

19-Aug-2014	Credit Suisse Securities (Europe) Limited	Acquired on market	1,236.48 AUD	276 Trust Units	276
12-Aug-2014	Credit Suisse Funds AG	Acquired on market	6,781.50 AUD	1,507 Trust Units	1,507

This is Annexure "A" referred to in the Form 604 "Notice of change of interests of substantial holder"

Signature

Credit Suisse Holdings (Australia) Limited (ACN 008 496 713)

print name Sarah Culham capacity Company Secretary

sign here

date 22-Aug-2014



Annexure "B"

4. Present relevant interests

Particulars of each relevant interest of the substantial holder in voting securities after the change are as follows:

Holder of relevant interest	Registered holder of securities	Person entitled to be registered as holder (8)	Nature of relevant interest (6)	Class and number of securities	Person's votes
Credit Suisse (Hong Kong) Limited	HSBC Custody Nominees (Australia) Limited (ACN 003 094 568)	Credit Suisse (Hong Kong) Limited	Voting rights and right to dispose	114,297 Trust Units	114,297
Credit Suisse Equities (Australia) Limited (ACN 068 232 708)	CS Fourth Nominees Pty Limited (ACN 069 126 432)	Credit Suisse Equities (Australia) Limited	Voting rights and right to dispose	44,587,397 Trust Units	44,587,397
Credit Suisse International (ARBN 062787106)	HSBC Custody Nominees (Australia) Limited (ACN 003 094 568)	Credit Suisse International	Voting rights and right to dispose	154,974 Trust Units	154,974
Credit Suisse Securities (Europe) Limited (ARBN 099554131)	HSBC Custody Nominees (Australia) Limited (ACN 003 094 568)	Credit Suisse Securities (Europe) Limited	Voting rights and right to dispose	279,551 Trust Units	279,551
Credit Suisse Funds AG	HSBC Custody Nominees (Australia) Limited (ACN 003 094 568)	Credit Suisse Funds AG	Voting rights and right to dispose	370,238 Trust Units	370,238
Credit Suisse Fund Management S.A	HSBC Custody Nominees (Australia) Limited (ACN 003 094 568)	Credit Suisse Fund Management S.A	Voting rights and right to dispose	96,499 Trust Units	96,499

This is Annexure "B" referred to in the Form 604 "Notice of change of interests of substantial holder"

Signature

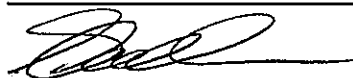
Credit Suisse Holdings (Australia) Limited (ACN 008 496 713)

print name Sarah Culham

capacity Company Secretary

sign here

date 22-Aug-2014



Annexure "C"

6. Addresses

The addresses of persons named in this form are as follows:

Name	Address
Credit Suisse Holdings (Australia) Limited (ACN 008 496 713)	Level 31, Gateway, 1 Macquarie Place, Sydney NSW 2000, Australia
Credit Suisse (Hong Kong) Limited	Level 21, International Commerce Centre, 1 Austin Road West, Kowloon, Hong Kong
Credit Suisse International (ARBN 062787106)	One Cabot Square, London, E14 4QJ
Credit Suisse Securities (Europe) Limited (ARBN 099554131)	One Cabot Square, London, E14 4QJ
Credit Suisse Equities (Australia) Limited (ACN 068 232 708)	Level 31, Gateway, 1 Macquarie Place, Sydney, New South Wales,
Credit Suisse Fourth Nominees Pty Limited (ACN 069 126 432)	Level 31, Gateway, 1 Macquarie Place, Sydney NSW 2000, Australia
Credit Suisse Funds AG	Glesshübelstrasse 30, Zurich, 8045
Credit Suisse Fund Management S.A.	5, rue Jean Monnet, Luxembourg, 2180

This is Annexure "C" referred to in the Form 604 "Notice of change of interests of substantial holder"

Signature

Credit Suisse Holdings (Australia) Limited (ACN 008 496 713)

print name	Sarah Culham	capacity	Company Secretary
sign here		date	22-Aug-2014
