

Appendix 3Y

Change of Director's Interest Notice

Information or documents not available now must be given to ASX as soon as available. Information and documents given to ASX become ASX's property and may be made public.

Introduced 30/9/2001.

| | |
|-----------------------|----------------------------|
| Name of entity | APN Property Group Limited |
| ABN | 30 109 846 068 |

We (the entity) give ASX the following information under listing rule 3.19A.2 and as agent for the director for the purposes of section 205G of the Corporations Act.

| | |
|----------------------------|--------------------------|
| Name of Director | Christopher John Aylward |
| Date of last notice | 1 December 2008 |

Part 1 - Change of director's relevant interests in securities

In the case of a trust, this includes interests in the trust made available by the responsible entity of the trust

Note: In the case of a company, interests which come within paragraph (i) of the definition of "notifiable interest of a director" should be disclosed in this part.

| | |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Direct or indirect interest | Indirect |
| Nature of indirect interest (including registered holder) <small>Note: Provide details of the circumstances giving rise to the relevant interest.</small> | Holus Nominees Pty Ltd is the registered holder of the securities. Christopher Aylward holds 50% of the issued share capital of Holus Nominees and thus has a relevant interest in the securities by virtue of section 608(3)(a) of the Corporations Act. |
| Date of change | 2 December 2008 |
| No. of securities held prior to change | 46,697,338 shares |
| Class | Ordinary |
| Number acquired | 6,017 |
| Number disposed | Not Applicable |
| Value/Consideration <small>Note: If consideration is non-cash, provide details and estimated valuation</small> | \$1,684.76 |
| No. of securities held after change | 46,703,355 shares |

+ See chapter 19 for defined terms.

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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------|
| <p>Nature of change Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back</p> | <p>On-market trade</p> |
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Part 2 – Change of director's interests in contracts

Note: In the case of a company, interests which come within paragraph (ii) of the definition of "notifiable interest of a director" should be disclosed in this part.

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| <p>Detail of contract</p> | <p>Not applicable</p> |
| <p>Nature of interest</p> | |
| <p>Name of registered holder (if issued securities)</p> | |
| <p>Date of change</p> | |
| <p>No. and class of securities to which interest related prior to change Note: Details are only required for a contract in relation to which the interest has changed</p> | |
| <p>Interest acquired</p> | |
| <p>Interest disposed</p> | |
| <p>Value/Consideration Note: If consideration is non-cash, provide details and an estimated valuation</p> | |
| <p>Interest after change</p> | |

+ See chapter 19 for defined terms.