

Administrative Office:
13 North Esplanade
St. Peter Port
Guernsey, GY1 2LQ

**Antler Investment
Holdings Limited**

Fax

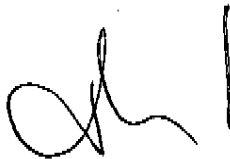
To: Australian Securities Exchange **From:** Jacqui Le Noury
Fax: 00 612 9347 0005 **Pages:** 3
Phone: 01481 740145 **Date:** 26th February 2014
Re: APN Property Group Limited **cc:**

Urgent **For Review** **Please Comment** **Please Reply** **Please Recycle**

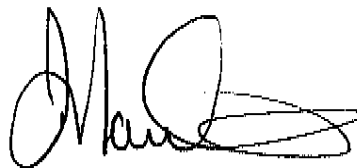
Dear Sirs

Please find attached the form 603 relating to our holding in APN Property Group Limited.

We trust the above is in order but if you require any further information please contact us.



.....
Jacqueline Le Noury
Director
For and on behalf of
Antler Investment Holdings Limited



.....
David Rowlinson
Director
For and on behalf of
Antler Investment Holdings Limited

Registered Office: Palm Grove House, P.O Box 438, Road Town, Tortola, British Virgin Islands

Form 603

Corporations Act 2001
Section 671B

Notice of initial substantial holder

To: Company Name/Scheme APN PROPERTY GROUP LIMITEDACN/ARSN 109846068

1. Details of substantial holder (1)

Name ANTLER INVESTMENT HOLDINGS LIMITEDACN/ARSN (if applicable) N/AThe holder became a substantial holder on 20 /12/2013

2. Details of 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 on the date the substantial holder became a substantial holder are as follows:

Class of securities (4)	Number of securities	Person's votes (5)	Voting power (6)
<u>ORDINARY FULLY PAID SHARES</u>	<u>11,785,290</u>	<u>11,785,290</u>	<u>5.46%</u>

3. Details of relevant interests

The nature of the relevant interest the substantial holder or an associate had in the following voting securities on the date the substantial holder became a substantial holder are as follows:

Holder of relevant interest	Nature of relevant interest (7)	Class and number of securities
<u>ANTLER INVESTMENT HOLDINGS LIMITED</u>	<u>HOLDER</u>	<u>ORDINARY 11,785,290</u>

4. Details of present registered holders

The persons registered as holders of the securities referred to in paragraph 3 above are as follows:

Holder of relevant interest	Registered holder of securities	Person entitled to be registered as holder (8)	Class and number of securities
<u>ANTLER INVESTMENT HOLDINGS LIMITED</u>	<u>CITIBANK AUSTRALIA</u>	<u>ANTLER INVESTMENT HOLDINGS LIMITED</u>	<u>ORDINARY 11,785,290</u>

5. Consideration

The consideration paid for each relevant interest referred to in paragraph 3 above, and acquired in the four months prior to the day that the substantial holder became a substantial holder is as follows:

Holder of relevant interest	Date of acquisition	Consideration (9)		Class and number of securities
		Cash	Non-cash	
<u>ANTLER INVESTMENT HOLDINGS LIMITED</u>	<u>23/11/12</u>	<u>998,986</u>		<u>ORD - 5,817,961</u>
	<u>27/11/13</u>	<u>290,897</u>		<u>ORD - 1,163,588</u>
	<u>20/12/13</u>	<u>1,201,027</u>		<u>ORD - 4,803,761</u>

6. Associates

The reasons the persons named in paragraph 3 above are associates of the substantial holder are as follows:


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

7. Addresses

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

Name	Address
ANTLER INVESTMENT HOLDINGS LIMITED	13 NORTH ESPLANADE, ST. PETER PORT, GUERNSEY GY1 2LQ, CHANNEL ISLANDS

Signature

print name JACQUELINE LE NOURY capacity DIRECTOR
 sign here  date 26 / 2 / 2014

DIRECTIONS

- (1) If there are a number of substantial holders with similar or related relevant interests (eg. a corporation and its related corporations, or the manager and trustee of an equity trust), the names could be included in an annexure to the form. If the relevant interests of a group of persons are essentially similar, they may be referred to throughout the form as a specifically named group if the membership of each group, with the names and addresses of members is clearly set out in paragraph 7 of the form.
- (2) See the definition of "associate" in section 9 of the Corporations Act 2001.
- (3) See the definition of "relevant interest" in sections 608 and 671B(7) of the Corporations Act 2001.
- (4) The voting shares of a company constitute one class unless divided into separate classes.
- (5) The total number of votes attached to all the voting shares in the company or voting interests in the scheme (if any) that the person or an associate has a relevant interest in.
- (6) The person's votes divided by the total votes in the body corporate or scheme multiplied by 100.
- (7) Include details of:
 - (a) any relevant agreement or other circumstances by which the relevant interest was acquired. If subsection 671B(4) applies, a copy of any document setting out the terms of any relevant agreement, and a statement by the person giving full and accurate details of any contract, scheme or arrangement, must accompany this form, together with a written statement certifying this contract, scheme or arrangement; and
 - (b) any qualification of the power of a person to exercise, control the exercise of, or influence the exercise of, the voting powers or disposal of the securities to which the relevant interest relates (indicating clearly the particular securities to which the qualification applies).

See the definition of "relevant agreement" in section 9 of the Corporations Act 2001.
- (8) If the substantial holder is unable to determine the identity of the person (eg. if the relevant interest arises because of an option) write "unknown".
- (9) Details of the consideration must include any and all benefits, money and other, that any person from whom a relevant interest was acquired has, or may, become entitled to receive in relation to that acquisition. Details must be included even if the benefit is conditional on the happening or not of a contingency. Details must be included of any benefit paid on behalf of the substantial holder or its associate in relation to the acquisitions, even if they are not paid directly to the person from whom the relevant interest was acquired.