

Regulatory Announcement

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Company	Cardiff Property PLC
TIDM	CDFF
Headline	Transaction in Own Shares
Released	07:00 19-Jun-08
Number	0460X07

RNS Number : 0460X
Cardiff Property PLC
19 June 2008

FOR IMMEDIATE RELEASE

19 June 2008

The Cardiff Property plc ("the company")

Purchase of own shares

On 18 June 2008, the Company purchased 4,000 of its own ordinary shares of 20 pence each ("Shares") at a price of £6.10 per share. The Shares acquired are to be cancelled.

Following this transaction, the unchanged holding of Mr J R Wollenberg and members of his family ("the Concert Party") of 531,886 Shares, now represents 31.73% of the Company's issued Shares. Pursuant to the waivers granted by the Takeover Panel and approved by Shareholders (excluding the Concert Party) at the Company's Extraordinary General Meeting held on 10 January 2008, there is no obligation on the Concert Party to make an offer under Rule 9 or Rule 37 of the City Code on Takeovers and Mergers.

The number of Shares with voting rights in issue following this transaction is 1,676,294. Therefore the total number of voting rights in the Company is 1,676,294 which number may be used by shareholders as the

denominator for the calculations by which they will determine if they are required to notify their interest in, or a change in their interest in, the Company under the FSA's Disclosure and Transparency Rules.

For further information:

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