

ANNUAL INFORMATION UPDATE SEPTEMBER 2009

EUROCOMMERCIAL PROPERTIES N.V.

Introduction

This Annual Information Update has been prepared and published in order to comply with article 5:24 of the Netherlands Financial Markets Supervision Act (*Wet op het financieel toezicht*), which requires the Company to prepare a document which includes or refers to the following publications or announcements made by Eurocommercial Properties N.V. (the Company) during the twelve months period prior to the date of publication (30 September 2009) of the Annual Report of the Company for the financial year ended 30 June 2009.

This Annual Information Update is not published for any other purpose than compliance with the aforementioned legal provisions. Neither the Company, nor any other person takes any responsibility for, or makes any representation, express or implied, as to the accuracy or completeness of the information contained or referred to below herein. The information referred to below is not necessarily up to date as at the date of this Annual Information Update and the Company does not undertake any obligation to update any such information in the future. Furthermore, such information may have been prepared in accordance with the laws or regulations of a particular jurisdiction and may not comply with or meet the relevant standards or disclosure in any other jurisdiction. Neither this Annual Information Update, nor the information referred to below constitutes, by virtue of this communication, an offer of any securities addressed to any person and should not be relied on by any person.

Financial information published

During the aforesaid twelve months period the following documents or information were published.

First quarter results 2008/2009

These were published by press release on 7 November 2008

Six months results 2008/2009

These were published by press release on 6 February 2009

Nine months results 2008/2009

These were published by press release on 15 May 2009

Year end results 2008/2009

These were published by press release on 28 August 2009

Annual Report for the financial year 2008/2009 including the consolidated financial statements and the Company financial statements

This report was published on 30 September 2009

All documents above were published in hard copies and in electronic form and are available at the head office of the Company at Herengracht 469, 1017 BS Amsterdam, The Netherlands. These documents are also available on the Company's website: www.eurocommercialproperties.com

Press releases

Furthermore, the following press releases were published during the aforesaid twelve months period.

Eurocommercial Properties N.V. announces scrip issue price and opening of the extension at Carosello, Milano

This was published on 31 October 2008

Eurocommercial Properties N.V. announces opening of the extension at Elins Esplanad, Skövde, property sale in France and scrip issue take up

This was published on 28 November 2008

Eurocommercial Properties N.V. announces sale of Kingsfordweg 1 to White Estate Investments

This was published on 23 December 2008

All press releases above were published in hard copies and in electronic form and are available at the head office of the Company at Herengracht 469, 1017 BS Amsterdam, The Netherlands. These documents are also available on the Company's website: www.eurocommercialproperties.com

Official notices

During the aforesaid twelve months period the following official notices were published in the Official Gazette (*Officiële Prijscourant*) of the Euronext Amsterdam Stock Market and in the Dutch Financial Times (*Het Financieele Dagblad*).

Notice for the Annual General Meeting of Shareholders held on 4 November 2008

Announcement of adopted dividend proposal on 5 November 2008

Announcement of the publication of the Interim Report comprising the six months results 2008/2009 on 6 February 2009

All notices above are available at the head office of the Company at Herengracht 469, 1017 BS Amsterdam, The Netherlands. These notices are also available on the Company's website: www.eurocommercialproperties.com

Official reports to and documents from the Netherlands Authority for the Financial Markets

During the aforesaid twelve months period transactions of members of the Board of Supervisory Directors and members of the Board of Management of the Company regarding the purchase or sale of depositary receipts in the share capital of the Company or of any stock options thereof, have been reported to the Netherlands Authority for the Financial Markets (AFM) pursuant to the Netherlands Act on the Disclosure of Major Holdings in Listed Companies. These transactions are disclosed on the website of the AFM (www.afm.nl) and were reported to the AFM on 26 September 2008, 30 September 2008, 7 October 2008, 10 October 2008, 11 November 2008, 13 November 2008, 18 February 2009 and 6 March 2009 respectively.

The AFM granted a permit to the Company under the former Netherlands Act on the Supervision of Investment Institutions (*Wet toezicht beleggingsinstellingen*) which has been replaced as per 1 January 2007 by the Netherlands Financial Markets Supervision Act (*Wet op het financieel toezicht*) on 7 July 2006. A copy is available at the head office of the Company at Herengracht 469, 1017 BS Amsterdam, The Netherlands and is also available on the Company's website: www.eurocommercialproperties.com

Amsterdam, 30 September 2009