



PRESS RELEASE

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EUROCOMMERCIAL PROPERTIES N.V.

TRANSACTIONS BUYBACK PROGRAMME AND BLOCK TRADE

Eurocommercial Properties N.V. (ECP) announces that it has reached agreement with a holder of depositary receipts on the sale of 160,000 depositary receipts to ECP. The price of the depositary receipts to be bought back is €39.40 per depositary receipt. ECP also announces that in the period from 8 December 2006 up to and including 13 December 2006, in addition to the aforementioned block trade of 160,000 depositary receipts, it has acquired 37,107 of its own depositary receipts through the following transactions.

| Date | Number of depositary receipts | Weighted average price per depositary receipt (€) |
|------------------|-------------------------------|---|
| 8 December 2006 | 12,610 | 37.323 |
| 11 December 2006 | 7,121 | 37.535 |
| 12 December 2006 | 5,376 | 38.392 |
| 13 December 2006 | 12,000 | 38.916 |

Since 10 November 2006, ECP has now bought back a total of 609,497 depositary receipts. These transactions are part of ECP's programme to buy back depositary receipts in connection with the dividend distribution as announced on 25 August 2006. As a total of 611,839 depositary receipts were required for the holders who elected to take a stock dividend this year, only 2,342 depositary receipts will be bought back during this trading day to finish the programme. The programme is being carried out by Fortis.

For additional information please contact:

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| Jeremy Lewis | + 31 20 530 6030 |
| Evert Jan van Garderen | + 31 20 530 6030 |

Website: www.eurocommercialproperties.com