

## Brookfield Properties Corporation

Brookfield Properties is a leading North American commercial real estate company that invests in premier-quality office properties in high-growth markets driven by financial service, government, and energy tenants. The portfolio is composed of investments in 108 office properties comprising 74 million square feet in 12 top U.S. and Canadian markets. With stable operating income, a disciplined management team, well-occupied buildings, and a growing asset-management platform, Brookfield Properties is positioned well for these economic times.

### SELECTED FINANCIAL HIGHLIGHTS

All amounts expressed in U.S. dollars unless otherwise noted.

(Millions, except per-share information)	2008	2007	2006
<b>Results of operations</b>			
Funds from operations and gains	\$ 790	\$ 773	\$ 487
Funds from operations excluding lease-termination income and gains	626	629	443
Net income	700	240	135
Commercial-property net operating income	1,328	1,260	800
<b>Per diluted common share</b>			
Funds from operations excluding lease-termination income and gains	\$ 1.59	\$ 1.57	\$ 1.25
Net income	1.77	0.60	0.37
Dividends paid	0.56	0.55	0.51
Closing market price—NYSE	7.73	19.25	26.22
<b>Financial position</b>			
Total assets	\$ 19,457	\$ 20,473	\$ 19,314
Shareholders' equity	3,427	3,078	3,112
Market capitalization	3,023	7,562	10,406

### BROOKFIELD PROPERTIES CORPORATE INFORMATION

#### Head Office

Three World Financial Center  
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New York, New York 10281  
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F 212.417.7214

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181 Bay Street, Suite 330  
Toronto, Ontario M5J 2T3  
T 416.369.2300  
F 416.369.2301

#### Transfer Agent

CIBC Mellon Trust Company  
P.O. Box 7010, Adelaide Street Postal Station  
Toronto, Ontario M5C 2W9  
T 416.643.5500 or 800.387.0825  
F 416.643.5501  
www.cibcmellon.com  
inquiries@cibcmellon.com

### STOCK EXCHANGE LISTINGS

	Stock Symbol	Exchange	Record Date	Payment Date
<b>Common Shares</b>				
	BPO	NYSE, TSX	First day of March, June, September, and December	Last business day of March, June, September, and December
<b>Class A Preferred Shares</b>				
Series A	Not listed	—	First day of March and September	15th day of March and September
Series B	Not listed	—		
<b>Class AA Preferred Shares</b>				
Series E	Not listed	—	15th day of March, June, September, and December	Last business day of March, June, September, and December
<b>Class AAA Preferred Shares</b>				
Series F	BPO.PR.F	TSX	15th day of March, June, September, and December	Last business day of March, June, September, and December
Series G	BPO.PR.U	TSX		
Series H	BPO.PR.H	TSX		
Series I	BPO.PR.I	TSX		
Series J	BPO.PR.J	TSX		
Series K	BPO.PR.K	TSX		

### Shareholder Information

www.brookfieldproperties.com

Brookfield Properties welcomes inquiries from shareholders, analysts, media representatives, and other interested parties. Questions relating to investor relations or media inquiries can be directed to Melissa Coley, Vice President, Investor Relations at 212.417.7215 or via e-mail at melissa.coley@brookfieldproperties.com.

Shareholder questions relating to dividends, address changes, and share certificates should be directed to the company's Transfer Agent, CIBC Mellon Trust, as listed above.

### Annual General Meeting

The Annual General Meeting of shareholders will be held in New York City at 300 Madison Avenue Auditorium at 10 a.m. on Thursday, April 30, 2009. Shareholders may also participate in the meeting by webcast through Brookfield Properties' Website at www.brookfieldproperties.com.