CHFP010

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COMPANIES FORM No. 169

Return by a company purchasing its own shares

Please do not write in Pursuant to section 169 of the Companies Act 1985

To the Registrar of Companies (address overleaf)

Canary Wharf Group plc

Name of company

For official use Company N 4191122

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* Insert full name of company

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black type, or bold block lettering

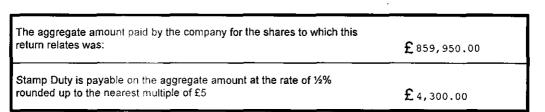
NOTE:

This return must be delivered to the Registrar within a period of 28 days beginning with the first date on which shares to which it relates were delivered to the company.

§A private company is not required to give this information

Class of shares	Ordinary	
Number of shares purchased	250,000	
Nominal value of each share	£0.01	
Date(s) on which the shares were delivered to the company	23/09/2002	
Maximum prices paid for each share	£3.4398	
Minimum prices paid for each share §	£3.4398	

Shares were purchased by the company under section 162 of the above Act as follows:



Insert Director, Secretary, Administrator, Administrative Receiver or Receiver (Scotland) as appropriate

Signed

Designation + Sarchary

Date 24.9 02

Presentor's name, address and reference (if any): Mr J R Garwood, Canary Wharf Group plc One Canada Square Canary Wharf London E14 5AB

Tel: 020 7418 2313



For official use General Section Post room COMPANIES HOUSE