

TR-1(i): NOTIFICATION OF MAJOR INTERESTS IN SHARES

1. Identity of the issuer or the underlying issuer of existing shares to which voting rights are attached (ii):

MWB Group Holdings Plc

2. Reason for the notification (please state Yes/No): ()

An acquisition or disposal of voting rights: (yes)

An acquisition or disposal of financial instruments which may result in the acquisition of shares already issued to which voting rights are attached: ()

An event changing the breakdown of voting rights: ()

Other (please specify) : ()

3. Full name of person(s) subject to the notification obligation (iii):

Mercury Real Estate Advisors LLC

4. Full name of shareholder(s) (if different from 3.) (iv):

Mercury Special Situations Fund LP
Mercury Special Situations Offshore Fund LTD
Mercury Real Estate Securities Fund LP
Mercury Real Estate Securities Offshore Fund LTD
Mercury Global Alpha Fund LP
Silvercreek SAV LLC
Mercury Special Situations Leveraged Fund LP
Mercury Asia Real Estate Securities Fund LP
Mercury Asia Real Estate Securities Offshore Fund LTD
Mercury Target Securities Fund LLC

5. Date of the transaction (and date on which the threshold is crossed or reached if different) (v):

09/01/2009

6. Date on which issuer notified:

12/01/2009

7. Threshold(s) that is/are crossed or reached:

7.24%

8. Notified details:

N/A

A: Voting rights attached to shares

Class/type of shares if possible using the ISIN
CODE

**Situation previous to the Triggering
transaction (vi)**
Number of shares **Number of voting
Rights (viii)**

Ordinary

Mercury Special Situations Fund LP Ordinary	174,441
Mercury Special Situations Offshore Fund, Ltd. Ordinary	836,131
Silvercreek SAV LLC Ordinary	1,592,193
Mercury Real Estate Securities Fund LP Ordinary	578,072
Mercury Real Estate Securities Offshore Fund, Ltd. Ordinary	84,261
Mercury Special Situations Leverage Fund LP Ordinary	3,137,978
Mercury Global Alpha Fund LP	1,575,605

Resulting situation after the triggering transaction (vii)

Class/type of shares if possible using the ISIN CODE	Number of shares	Number of voting rights (ix)		% of voting rights	
		Direct (x)	Indirect (xi)	Direct	Indirect
Ordinary Mercury Special Situations Fund LP	109,067				
Ordinary Mercury Special Situations Offshore Fund, Ltd.	522,779				
Ordinary Silvercreek SAV LLC	736,429				
Ordinary Mercury Real Estate Securities Fund LP	361,432				
Ordinary Mercury Real Estate Securities Offshore Fund, Ltd.	52,684				
Ordinary Mercury Special Situations Leveraged Fund LP	1,930,714				
Ordinary Mercury Global Alpha Fund LP	985,124				
Ordinary Mercury Asia Real Estate Securities Fund LP	25,683				
Ordinary Mercury Asia Real Estate Securities Offshore Fund LTD	168,762				
Ordinary Mercury Targeted Securities Fund LLC	350,000				

B: Financial Instruments

Resulting situation after the triggering transaction (xii)

Type of financial instrument	Expiration Date (xiii)	Exercise/Conversion Period/ Date (xiv)	Number of voting rights that may be acquired if the instrument is exercised/ converted.	% of voting rights
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Total (A+B)

Number of voting rights % of voting rights

5,242,674 7.24%

9. Chain of controlled undertakings through which the voting rights and/or the financial instruments are effectively held, if applicable^(xv):

N/A

Proxy Voting:

10. Name of the proxy holder:

N/A

11. Number of voting rights proxy holder will cease to hold:

N/A

12. Date on which proxy holder will cease to hold voting rights:

N/A

13. Additional information:

N/A

14. Contact name:

Andrew Blurton

15. Contact telephone number:

020 7706 2121