

**SONGBIRD ESTATES PLC (the 'Company')**

**SHAREHOLDER DOCUMENTATION**

Pursuant to Rule 20 of the AIM Rules, Songbird Estates plc hereby notifies that a letter summarising the details of the Interim Dividend declaration announced on 10 November 2005 has been mailed to shareholders and is available upon request from the Company Secretary, Songbird Estates plc, One Canada Square, Canary Wharf, London E14 5AB.

Dated: 18 November 2005

Company official making announcement:  
John Garwood, Company Secretary, Songbird Estates plc