



(Constituted in the Republic of Singapore
pursuant to a trust deed dated 9 October 2002 (as amended))

ANNOUNCEMENT

A-REIT EXTENDS INVESTMENT MANDATE TO EXPLORE INVESTMENT OPPORTUNITIES

Ascendas Funds Management (S) Limited ("**Ascendas-FMS**"), as manager of Ascendas Real Estate Investment Trust ("**A-REIT**", and the manager of A-REIT, the "**Manager**"), wishes to inform its unitholders ("**Unitholders**") that it is actively exploring investment opportunities in mature developed markets for A-REIT.

Since the inception of A-REIT in November 2002, the Manager has been taking a proactive and disciplined approach towards its investment decisions. A-REIT has grown to a portfolio of 105 properties totalling approximately S\$8.2 billion as at 30 June 2015 from its initial portfolio of eight properties worth approximately S\$636 million in November 2002.

In line with the Manager's investment strategy of owning and operating a diversified portfolio in the business space and industrial property sector that will provide investors with a stable and predictable income stream and long term growth prospects, it plans to expand its investment scope to cover new mature developed markets such as Australia and Germany. Such diversification will help to strengthen the portfolio.

The Manager will persist in its disciplined evaluation of all potential investments. It seeks long-term sustainable yield accretive returns for Unitholders and will continue to seek a balance between risk and growth. A-REIT's portfolio will remain predominantly Singapore-based assets in the foreseeable future, with the Manager targeting for new mature developed markets to make up approximately 20-30% of A-REIT's portfolio.

The Manager will keep the public informed of any progress in this exploration and provide updates through announcements posted on SGXNET and on A-REIT's website (www.a-reit.com).

By Order of the Board
Ascendas Funds Management (S) Limited
(Company Registration No. 200201987K)
(as manager of Ascendas Real Estate Investment Trust)

Mary Judith de Souza
Company Secretary
6 August 2015

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Important Notice

The value of Units and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, the Manager or any of its affiliates. An investment in Units is subject to investment risks, including the possible loss of the principal amount invested.

Investors have no right to request the Manager to redeem their Units while the Units are listed. It is intended that Unitholders may only deal in their Units through trading on the SGX-ST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

The past performance of A-REIT is not necessarily indicative of the future performance of A-REIT.

This release may contain forward-looking statements that involve risks and uncertainties. Actual future performance, outcomes and results may differ materially from those expressed in forward-looking statements as a result of a number of risks, uncertainties and assumptions. Representative examples of these factors include (without limitation) general industry and economic conditions, interest rate trends, cost of capital and capital availability, competition from other companies and venues for the sale or distribution of goods and services, shifts in customer demands, customers and partners, changes in operating expenses (including employee wages, benefits and training costs), governmental and public policy changes and the continued availability of financing in the amounts and the terms necessary to support future business. Investors are cautioned not to place undue reliance on these forward-looking statements, which are based on the Manager's current view on future events.