



CAPITALAND ASCENDAS REIT

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

ANNOUNCEMENT

ANNOUNCEMENT PURSUANT TO RULE 706A OF THE LISTING MANUAL

CapitalLand Ascendas REIT Management Limited (“**CLARML**”), as manager of CapitalLand Ascendas REIT (“**CLAR**”) wishes to announce the transaction(s) carried out during the period 1 January 2023 to 30 June 2023 set out in Annex A pursuant to Rule 706A of the Listing Manual of the Singapore Exchange Securities Trading Limited.

The transaction(s) set out in Annex A are not expected to have any material impact on the net tangible assets or earnings per unit of CLAR for the financial year ending 31 December 2023.

None of the Directors of CLARML or the controlling unitholders of CLAR has any interest, direct or indirect, in the transaction(s) set out in Annex A.

BY ORDER OF THE BOARD

CapitalLand Ascendas REIT Management Limited
(Company Registration No. 200201987K)
As manager of CapitalLand Ascendas REIT

Michelle Koh
Company Secretary
31 July 2023

Important Notice

The past performance of CLAR is not indicative of future performance. The listing of the units in CLAR (“**Units**”) on the Singapore Exchange Securities Trading Limited (the “**SGX-ST**”) does not guarantee a liquid market for the Units. The value of the Units and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, CLARML or any of its affiliates. An investment in the Units is subject to investment risks, including the possible loss of the principal amount invested. Investors have no right to request that CLARML redeem or purchase their Units while the Units are listed on the SGX-ST. It is intended that holders of Units may only deal in their Units through trading on the SGX-ST.

This announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for the Units.

ACQUISITION OF WHOLLY OWNED SUBSIDIARY

Acquisition of 100% of the issued share capital of A3 SG ETA Pte. Ltd. (now known as Ascendas REIT (Singapore Sub 2) Pte. Ltd.) ("**A3PL**") comprising 100,032,950 ordinary shares of A3PL for a purchase consideration of S\$191.9 million (the "**Acquisition**").

A3PL holds the cold storage logistics facility located at 1 Buroh Lane, Singapore.

Ascendas REIT Moonshine Trust (a wholly owned subsidiary trust of CapitaLand Ascendas REIT) holds 100,032,850 ordinary shares of A3PL representing 99.9999% of the total issued share capital of A3PL, and Ascendas REIT Singapore Holdco 1 Pte. Ltd. (a wholly owned subsidiary of CapitaLand Ascendas REIT) holds 100 ordinary shares of A3PL representing the remaining 0.0001% of the total issued share capital of A3PL.

Following the Acquisition, A3PL has become a wholly owned subsidiary of CapitaLand Ascendas REIT.

For further details, please refer to the following:

- (i) news release on CapitaLand Ascendas REIT to acquire a cold storage logistics facility in Singapore for S\$191.9 million dated 14 September 2022; and*
- (ii) announcement on Completion of Acquisition of 1 Buroh Lane in Singapore dated 2 February 2023.*