偉合控股有限公司

WEE HUR HOLDINGS LTD.
(Company Registration Number 200619510K)
(Incorporated in the Republic of Singapore)

ACQUISITION OF AN OFFICE BUILDING AND AN ADJOINING LAND IN THE ORDINARY COURSE OF BUSINESS

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1. **INTRODUCTION**

The Board of Directors of Wee Hur Holdings Ltd. (the **"Company")** and together with its subsidiaries, the "**Group**") are pleased to announce that Wee Hur (Ann Street) Pty Ltd ("Wee Hur Ann Street"), a wholly-owned subsidiary of the Group, has acquired an office building and an adjoining piece of land with a total land area of 5,478 sqm (the "**Property**") in Brisbane for a total consideration of AUD 63 million (the **"Acquisition")** from an independent and unrelated party.

2. **RATIONALE FOR THE ACQUISITION**

The Acquisition is in the ordinary course of the business of the Group. The Acquisition is part of the Group's strategy and for long term investment.

3. **INFORMATION ON THE PROPERTY**

The Property is located within the Central Business District of Brisbane of Australia. The existing office building, which is located along Ann Street, has a Net Lettable Area of approximately 14,000 sqm. The building boasts a 4 stars NABERS rating and spans over 9 stories. It is currently fully leased to a Queensland State Government for rental income. The adjoining piece of land is located along Turbot Street and is currently vacant.

The Property has excellent redevelopment potential for multiple uses. It sites within the North Quarter Precinct CBD of Brisbane and is within 10 minutes' walking distance to major infrastructure like King George Square Station, Roma Street Station and Central Station. The Property is also very accessible to the other suburbs of Brisbane via the Pacific Motorway.

4. **PURCHASE CONSIDERATION**

The total purchase consideration for the Acquisition is AUD 63 million (equivalent to approximately S$63,963,900) (the "**Purchase Consideration**") is arrived at on an arm's length basis between a willing seller and a willing buyer. The Purchase Consideration will be wholly satisfied in cash, and will be funded by internal resources and bank borrowings.

5. **FINANCIAL EFFECT OF THE ACQUISITION**

The Acquisition is not expected to have a material impact on the earnings per share and net tangible assets per share of the Group for the current financial year ending 31 December 2015.

6. **DIRECTORS OR CONTROLLING SHAREHOLDERS' INTEREST**

None of the Directors or controlling shareholders other than through their shareholding interest in the Company has any interest, direct or indirect, in the Acquisition.

**The S$ equivalent is based on the exchange rate of S$1.0153 per AUD 1 as at 23rd December 2015.*

By Order of the Board

Tan Ching Chek
Company Secretary

24 December 2015