UOL Group Limited
华业集团有限公司

NOTICE OF VALUATION OF REAL ASSETS

Date of valuation	Name of valuer	Description of property	Tenure of Land	Valuation
31/12/2019	Knight Frank Pte Ltd	Novena Square 238/A/B Thomson Road (excluding #01-38) Singapore 307683/4/5	99-Year Lease from 1997	S$1,421,000,000
31/12/2019	Knight Frank Pte Ltd	United Square 101 Thomson Road Singapore 307591	Freehold	S$1,116,000,000
31/12/2019	Knight Frank Pte Ltd	Odeon Towers 331 North Bridge Road Singapore 188720	999-Year Lease from 1827	S$484,000,000
31/12/2019	Knight Frank Pte Ltd	KINEX 11 Tanjong Katong Road Singapore 437157	Freehold	S$392,000,000
31/12/2019	Knight Frank Pte Ltd	One Upper Pickering 1 Upper Pickering Street Singapore 058288	99-Year Lease from 2008	S$215,000,000
31/12/2019	Knight Frank Pte Ltd	Retained interest in The Plaza 7500A/E Beach Road Singapore 199591/5	99-Year Lease from 1968	S$176,400,000
31/12/2019	Knight Frank Pte Ltd	Faber House (excluding 1st storey) 230 Orchard Road Singapore 238854	Freehold	S$106,000,000
31/12/2019	Knight Frank Pte Ltd	Former K.H. Kea Building 333 North Bridge Road Singapore 188721	999-Year Lease from 1827	S$82,000,000
31/12/2019	Knight Frank Pte Ltd	Chinatown Point #24-09/10 133 New Bridge Road Singapore 059413	99-Year Lease from 1980	S$4,600,000
31/12/2019	Knight Frank Pte Ltd	Eunos Warehouse Complex #01-09, #01-10 & #04-10 1 Kaki Bukit Road 2 Singapore 417835	60-Year Lease from 1982	S$3,040,000
TOTAL				S$4,000,040,000