
CHANGES IN DIRECTORATE AND COMPOSITION OF THE BOARD

The Board of Directors (the “**Board**”) of ESR Trust Management (Suntec) Limited (the “**Manager**”), in its capacity as manager of Suntec Real Estate Investment Trust (“**Suntec REIT**”), wishes to announce the following changes to the Board, with effect from 30 September 2025:

- 1) the appointment of Mr. David Alasdair William Matheson (“**Mr. Matheson**”) as Chairman and Non-Executive Director, following receipt of the regulatory approval as required under the Securities and Futures Act 2001 of Singapore; and
- 2) the resignation of Ms. Chew Gek Khim (“**Ms. Chew**”) as Chairman and Non-Executive Director.

The Board of the Manager would like to welcome Mr. Matheson as Chairman and Non-Executive Director and wishes to extend its deepest gratitude and appreciation to Ms. Chew for her invaluable contribution during her tenure on the Board.

Following the above changes, the composition of the Board of the Manager will be as follows with effect from 30 September 2025:

Board

Mr. David Alasdair William Matheson – Chairman and Non-Executive Director
Mr. Yap Chee Meng – Lead Independent Non-Executive Director
Mr. Chan Pee Teck Peter – Independent Non-Executive Director
Mrs. Yu-Foo Yee Shoon – Independent Non-Executive Director
Mr. Lock Wai Han – Non-Executive Director
Mr. Shen Jinchu – Non-Executive Director
Mr. Matthew James Lawson – Non-Executive Director
Mr. Chong Kee Hiong – Chief Executive Officer and Executive Director

The details of Mr. Matheson and Ms. Chew as required under Rule 704(7) of the Listing Manual of the Singapore Exchange Securities Trading Limited are set out in separate announcements.

BY ORDER OF THE BOARD

ESR Trust Management (Suntec) Limited (as manager of Suntec Real Estate Investment Trust)
(Company registration no. 200410976R)

Chong Kee Hiong
Director
30 September 2025

ABOUT SUNTEC REIT

Listed on 9 December 2004, Suntec REIT holds properties in Suntec City, Singapore's largest integrated commercial development (including one of Singapore's largest shopping mall), a 66.3% interest in Suntec Singapore Convention & Exhibition Centre, a one-third interest in One Raffles Quay and a one-third interest in Marina Bay Financial Centre Towers 1 and 2 and the Marina Bay Link Mall. Suntec REIT holds a 100% interest in a commercial building located at 177 Pacific Highway, Sydney, a 100% interest in a commercial building located at 21 Harris Street, Pyrmont, Sydney, a 50.0% interest in Southgate Complex, Melbourne, a 50.0% interest in Olderfleet, located at 477 Collins Street, Melbourne and a 100% interest in a commercial building located at 55 Currie Street, Adelaide, Australia. Suntec REIT also holds a 50.0% interest in Nova Properties and a 100% interest in The Minster Building both located in London, United Kingdom. Suntec REIT is managed by an external manager, ESR Trust Management (Suntec) Limited. For more details, please visit www.suntecreit.com.

Suntec REIT is committed towards the active management of its real estate portfolio, and to ensure good corporate governance, prudent financial management, fair employment practices and efficient utilisation of resources to support its growth and the delivery of long-term value to unitholders.

ABOUT ESR TRUST MANAGEMENT (SUNTEC) LIMITED

Suntec REIT is managed by ESR Trust Management (Suntec) Limited, a wholly owned subsidiary of ESR Asset Management Limited.

ESR Asset Management Limited is part of the ESR Group ("ESR"), a leading Asia-Pacific real asset owner and manager focused on logistics real estate, data centres, and energy infrastructure that power the digital economy and supply chain for investors, customers, and communities. Through ESR's fully integrated real asset fund management and development platform, ESR strives to create value and growth opportunities for its global portfolio of investors. ESR offers its customers modern space solutions to realise its ambitions across Australia and New Zealand, Japan, South Korea, China, Southeast Asia, and India, including a presence in Europe. ESR's purpose, Space, and Investment Solutions for a Sustainable Future, drives it to manage sustainably and impactfully for the communities it serves to thrive for generations to come. Visit www.esr.com for more information.

IMPORTANT NOTICE

This announcement is for information purposes only and does not constitute or form part of any offer or invitation to sell or issue, or any solicitation of any offer to subscribe for or acquire, units in Suntec REIT (the "**Units**") in any jurisdiction in which such an offer or solicitation is unlawful.

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 Suntec REIT is not necessarily indicative of the future performance of Suntec REIT.

PRESS RELEASE

**David Matheson Appointed as Chairman of ESR Trust Management (Suntec)
Limited with the Retirement of Chew Gek Khim**

Singapore, 30 September 2025 – The Board of Directors of ESR Trust Management (Suntec) Limited (the “Board”), as Manager of Suntec Real Estate Investment Trust (“Suntec REIT”), announced that Chew Gek Khim has today retired as Chairman of the Board. In addition, the Board announced the appointment of David Matheson as Chairman and Non-Executive Director with effect from 30 September 2025.

Based in Singapore, Mr. Matheson brings two decades of experience in global real estate investment and asset management, spanning office and retail sectors as well as logistics and data centres across APAC and Europe. Mr. Matheson is currently Chief Investment Officer – Group Strategy and Investments of ESR Group Limited, a role in which he focuses on corporate strategy, capital allocation, and enhancing the company’s investment platform.

"I'd like to express my thanks to Ms. Chew for her significant contributions to Suntec REIT over many years. Suntec REIT benefits from an irreplaceable Singapore portfolio and continuing resilient operating performance. I look forward to working closely with the Board and management team to reinvigorate Suntec REIT's strategy, with a focus on narrowing the prevailing discount to Net Asset Value (NAV), taking advantage of compelling growth opportunities in the current environment, and realising value for all unitholders," said Mr. Matheson.

Mr. Matheson's appointment will strengthen the Board's capabilities and add to its diverse breadth of expertise, knowledge, and experience, further positioning Suntec REIT for continued growth. The timing of the transition of the Chairmanship aligns with ESR Group Limited's recent change of shareholders and its renewed focus on driving value for its capital partners, including unitholders of the REITs it manages, as it seeks to unlock opportunities for long-term success.

The Board wishes to extend its deepest gratitude and appreciation to Ms. Chew for her invaluable contribution during her tenure on the Board. Ms. Chew has served with distinction,

providing insightful guidance and strategic counsel to the Board and management of Suntec REIT over many years.

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