



ASCOTT RESIDENCE TRUST

(Constituted in the Republic of Singapore pursuant to a trust deed dated 19 January 2006 (as amended))

ANNOUNCEMENT

DISCLOSURES PURSUANT TO RULE 704(31) OF THE LISTING MANUAL OF THE SINGAPORE EXCHANGE SECURITIES TRADING LIMITED

Pursuant to Rule 704(31) of the Listing Manual of the Singapore Exchange Securities Trading Limited, Ascott Residence Trust Management Limited ("**ARTML**") as manager of Ascott Residence Trust ("**Ascott REIT**"), hereby discloses that under a facility agreement dated 13 April 2017 (the "**Facility Agreement**") made between Hanoi Tower Center Company Limited (the "**Borrower**") as borrower and United Overseas Bank Limited as lender, there is a condition which is tied to the change of ARTML as the manager of Ascott REIT (the "**Condition**"). Please refer to the Appendix for details.

As at the date of this Announcement, there has been no breach of the Condition.

BY ORDER OF THE BOARD

Ascott Residence Trust Management Limited
(Registration Number: 200516209Z)
As manager of Ascott Residence Trust

Karen Chan
Company Secretary
13 April 2017

IMPORTANT NOTICE

The value of units in Ascott Residence Trust ("**Units**") and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by the Company, as manager of Ascott Residence Trust, or any of its affiliates. Any investment in Units is subject to investment risks, including the possible loss of the principal amount invested.

Investors have no right to request the Company to redeem their Units while the Units are listed. It is intended that Unitholders may only deal in their Units through trading on Singapore Exchange Securities Trading Limited (the "**SGX-ST**"). Listing of the Units on SGX-ST does not guarantee a liquid market for the Units.

The past performance of Ascott Residence Trust is not necessarily indicative of the future performance of Ascott Residence Trust.

1. Details of the Condition

The Facility Agreement contains the Condition that it will be an event of default if ARTML is removed pursuant to the terms of the ART Trust Deed (as defined in the Facility Agreement), and the replacement or substitute manager of Ascott REIT is not appointed in accordance with the terms of the ART Trust Deed.

2. Effect of a breach of the Covenant

If the Condition is breached, it may cause a default in the Facility Agreement and may also trigger cross defaults of one or more of the other facilities and other borrowings of Ascott REIT and/or its subsidiaries (collectively referred to as the "**Facilities**"). In such an event, the aggregate level of the Facilities which are outstanding and may be affected by such breach would be about S\$1,812.1 million (excluding interest) as at 13 April 2017.

As at the date of this Announcement, there has been no breach of the Condition.