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SoilBuild
BUSINESS SPACE REIT

(a real estate investment trust constituted on 13 December 2012
under the laws of the Republic of Singapore)

ANNOUNCEMENT

CLARIFICATION ON ACCEPTANCES AND APPLICATIONS IN RESPECT OF PREFERENTIAL OFFERING THROUGH ATMS

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*Unless otherwise defined, capitalised terms used herein shall have the meanings ascribed to them in the announcement of Soilbuild Business Space REIT dated 21 August 2019 in relation to the launch of the Preferential Offering (the "**Launch Announcement**").*

Further to the Launch Announcement and the announcements dated 21 August 2019 and 3 September 2019 in relation to the fully underwritten, pro-rata and non-renounceable preferential offering of new units in Soilbuild REIT (the "**New Units**") on the basis of 18 New Units for every 100 existing units in Soilbuild REIT held as at the Preferential Offering Books Closure Date to Entitled Unitholders (fractions of a New Unit to be disregarded) at an issue price of S$0.53 per New Unit, SB REIT Management Pte. Ltd., in its capacity as manager of Soilbuild REIT (the "**Manager**"), wishes to clarify that multiple electronic applications may

be made through ATMs of DBS Bank Ltd. (including POSB), Oversea-Chinese Banking Corporation Limited or United Overseas Bank Limited.

The above clarification is in response to enquiries from unitholders.

By Order of the Board
SB REIT Management Pte. Ltd.
(UEN/Company Registration No. 201224644N)
As Manager of Soilbuild Business Space REIT

Mr Roy Teo
Chief Executive Officer
10 September 2019

About Soilbuild Business Space REIT

Soilbuild Business Space REIT ("**Soilbuild REIT**") is a Singapore and Australia-focused real estate investment trust ("**REIT**") with a portfolio of business parks and industrial properties used by industries engaging in manufacturing, engineering, logistic, warehousing, electronics, marine, oil & gas, research and development and value-added knowledge-based activities. Major tenants of the REIT include Dyson Operations, Ubisoft Singapore, Nestle Singapore and John Wiley & Sons. Its Singapore portfolio of properties include Solaris, a landmark development in one-north, Eightrium @ Changi Business Park, Tuas Connection, West Park BizCentral and Bukit Batok Connection. Its Australia portfolio includes an office building at 14 Mort Street in Canberra and a poultry production and processing facility known as Inghams Burton in Adelaide. Soilbuild REIT's portfolio comprises 11 properties in Singapore and 2 properties in Australia with a total net lettable area of 4.03 million square feet and an occupancy rate of 88.6% as at 30 June 2019. Soilbuild REIT was listed on the SGX-ST on 16 August 2013.

IMPORTANT NOTICE

The value of the units in Soilbuild REIT ("**Units**") and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by SB REIT Management Pte. Ltd. (as manager of Soilbuild REIT) (the "**Manager**"), DBS Trustee Limited (as trustee of Soilbuild REIT) or any of their respective 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 the Manager redeem or purchase their Units while the Units are listed. It is intended that Unitholders may only deal in their Units through trading on SGX-ST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units. The past performance of the Manager is not indicative of the future performance of the Manager.