

**NEWS RELEASE  
FOR IMMEDIATE RELEASE**

## **PLIFE REIT SECURES MAIDEN SOCIAL LOAN AND ISSUES INAUGURAL GREEN BOND UNDER SUSTAINABLE FINANCING FRAMEWORK**

- *Maiden 10-year JPY8.8 billion social loan supports financing of healthcare and aged care infrastructure that strengthens healthcare systems and alleviates pressure on public services*
- *Successfully priced 5-year SGD70.0 million green bond at attractive fixed-rate coupon of 2.103% (the “Series 009 Notes”)*
- *Proceeds shall fully refinance loans maturing in 4Q 2026, eliminating any long-term debts refinancing needs until March 2027*

Singapore, 20 February 2026 – Parkway Trust Management Limited (the “**Manager**”), as manager of Parkway Life Real Estate Investment Trust (“**PLife REIT**” or the “**Group**”), today announced that it has completed the loan refinancing exercises in conjunction with its newly launched Sustainable Financing Framework (the “**Framework**”), featuring its inaugural social loan and first green bond.

The refinancing exercises includes securing a 10-year JPY8.8 billion (approximately S\$72.0 million<sup>1</sup>) committed and unsecured loan from DBS Bank Ltd. (“**DBS**”), as well as the proposed issuance of a 5-year S\$70.0 million 2.103% senior unsecured notes, which qualify as a social loan and a green bond under the Framework respectively. The Series 009 Notes are expected to be issued on 27 February 2026. United Overseas Bank Limited (“**UOB**”) is the sole lead manager and bookrunner for the green bond issuance.

Proceeds from the JPY social loan and Series 009 Notes will be fully utilised to pre-emptively refinance PLife REIT’s existing loans maturing in the fourth quarter of 2026. Post refinancing, PLife REIT will have no long-term debt refinancing requirements until March 2027 and its weighted average debt term to maturity is expected to lengthen from 3.0 years<sup>2</sup> to approximately 4.1 years, further strengthening its capital structure and enhancing financial flexibility.

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<sup>1</sup> At an exchange rate of S\$1.00 : ¥122.2

<sup>2</sup> As at 31 December 2025

Mr. Yong Yean Chau, Chief Executive Officer and Executive Director of the Manager, said: “These refinancing exercises mark an important milestone in PLife REIT’s sustainable financing journey, showcasing not only our inaugural green bond and social loan that reinforces our sustainability commitment to lender and investors, but also the ability of PLife REIT to secure its first 10-year loan signalling strong long-term credit fundamentals. It also aligns our funding strategy with the long-term commitment of supporting resilient healthcare infrastructure. As demand for quality healthcare and aged care facilities continues to rise alongside ageing populations, the Framework enables us to channel capital towards assets that deliver meaningful environmental and social outcomes while creating sustainable value for our stakeholders.”

### **Supporting Healthcare Infrastructure Through Sustainable Financing**

The proceeds from the social loan will be used to refinance an existing loan used to acquire nursing homes in Japan, which qualify as eligible social project under the Framework. This financing supports the rising demand for healthcare and aged care services in ageing societies, while alleviating the financial and operational pressures on the national healthcare systems and, in turn, reducing strain on public services.

Commenting on the transaction, Dr. Eugene Hong, Head of Healthcare and Pharmaceuticals, Institutional Banking Group, DBS, said: “This transaction demonstrates how a well-structured sustainable financing framework can move quickly from intent to impact, translating sustainability commitments into tangible outcomes on the ground. We are pleased to play a key role in supporting PLife REIT’s inaugural Sustainable Finance Framework and its first social loan, a milestone that also marks DBS’ first social loan issuance for the healthcare sector.”

The proceeds of green bond issued under the Framework are intended to term out an existing loan undertaken to finance Project Renaissance i.e. renewal capex works at Mount Elizabeth Hospital (“MEH”). In tandem with these upgrades, MEH is also on track to achieve the BCA Green Mark Platinum certification — Singapore’s highest accolade for sustainable, green buildings. The green bond issuance delivers measurable environmental benefits across PLife REIT’s portfolio, reinforcing the REIT’s commitment to responsible capital deployment.

Mr. Edmund Leong, Head of Group Corporate Banking and Group Investment Banking, UOB, added: “We are pleased to support PLife REIT’s inaugural green bond issuance, which reflects the Manager’s commitment to sustainability. This transaction demonstrates how capital markets solutions can support issuers in achieving both financial objectives and sustainability goals, while contributing to the development of sustainable healthcare infrastructure.”

The refinancing exercises represent PLife REIT’s first sustainable financing transaction (social & green) following the establishment of its Sustainable Financing Framework, which

aligns with internationally recognised sustainable finance principles and enables the Group to channel capital towards projects that generate both environmental and social benefits across its markets.

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### **About Parkway Life REIT**

Parkway Life Real Estate Investment Trust (“PLife REIT”) is one of Asia’s largest listed healthcare REITs by asset size. It invests in income-producing real estate and real estate related assets that are used primarily for healthcare and healthcare-related purposes (including but are not limited to, hospitals, healthcare facilities and real estate and/or real estate assets used in connection with healthcare research, education, and the manufacture or storage of drugs, medicine and other healthcare goods and devices).

PLife REIT owns a well-diversified portfolio of 74 properties, with a total portfolio size of approximately S\$2.57 billion<sup>3</sup> as at 31 December 2025. It owns the largest portfolio of strategically located private hospitals in Singapore comprising Mount Elizabeth Hospital, Gleneagles Hospital and Parkway East Hospital. In addition, it has 60 assets of high-quality nursing home and care facility properties in various prefectures of Japan and 11 assets of high-quality nursing homes well located across six regions in France.

### **For media queries, please contact:**

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### **Important Notice**

This press release is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for units in Parkway Life Real Estate Investment Trust (“PLife REIT” and the units in PLife REIT, the “Units”). The value of the Units and the income derived from them may fall as well as rise. The Units are not obligations of, deposits in, or guaranteed by, Parkway Trust Management Limited, as Manager of PLife REIT, or any of its affiliates. Investors have no right to request the Manager to redeem their Units while the Units are listed. It is intended that Unitholders of PLife REIT may only deal in their Units through trading on Singapore Exchange Securities Trading Limited (the “SGX-ST”). Listing of the Units on the SGXST does not guarantee a liquid market for the Units. The past performance of PLife REIT or the Manager is not necessarily indicative of the future performance of PLife REIT or the Manager. An investment in Units is subject to investment risks, including the possible loss of the principal amount invested.

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<sup>3</sup> Based on latest appraised values (excludes right-of-use assets)