OUE COMMERCIAL REAL ESTATE INVESTMENT TRUST
(Constituted in the Republic of Singapore pursuant to a Trust Deed dated 10 October 2013 (as amended))

PROXY FORM
Annual General Meeting

IMPORTANT:

1. The Annual General Meeting ("AGM") is being convened, and will be held, by electronic means pursuant to the COVID-19 (Temporary Measures) (Alternative Arrangements for Meetings for Companies, Variable Capital Companies, Business Trusts, Unit Trusts and Debenture Holders) Order 2020. Printed copies of the Notice of AGM will not be sent to unitholders. Instead, the Notice of AGM will be sent to unitholders by electronic means via publication on OUE Commercial Real Estate Investment Trust's ("OUE C-REIT") website at the URL www.ouect.com. The Notice of AGM will also be made available on the SGX website at the URL https://www.sgx.com/securities/company-announcements.
2. Alternative arrangements relating to attendance at the AGM via electronic means (including arrangements by which the meeting can be electronically accessed via live audio-visual webcast or live audio-only stream), submission of questions to the Chairman of the AGM in advance of the AGM, addressing of substantial and relevant questions at the AGM and voting by appointing the Chairman of the AGM as proxy at the AGM, are set out in the accompanying OUE C-REIT's announcement dated 29 April 2020. This announcement may be accessed at OUE C-REIT's website at the URL www.ouect.com, and will also be made available on the SGX website at the URL https://www.sgx.com/securities/company-announcements.
3. **Due to the current COVID-19 restriction orders in Singapore, a unitholder will not be able to attend the AGM in person. A unitholder (whether individual or corporate) must appoint the Chairman of the AGM as his/her/its proxy to attend, speak and vote on his/her/its behalf at the AGM if such unitholder wishes to exercise his/her/its voting rights at the AGM.**
4. CPF/SRS investors who wish to appoint the Chairman of the AGM as proxy should approach their respective CPF Agent Banks or SRS Operators to submit their votes by 5.00 p.m. on 11 May 2020.
5. By submitting an instrument appointing the Chairman of the AGM as proxy, the unitholder accepts and agrees to the personal data privacy terms set out in the Notice of AGM dated 29 April 2020.
6. **Please read the notes overleaf which contain instructions on, inter alia, the appointment of the Chairman of the AGM as a unitholder's proxy to attend, speak and vote on his/her/its behalf at the AGM.**

I/We _____ (Name(s) and NRIC No./Passport No./Company Registration No.)

of _____ (Address)

being a unitholder/unitholders of OUE COMMERCIAL REAL ESTATE INVESTMENT TRUST ("**OUE C-REIT**"), hereby appoint the Chairman of the Annual General Meeting ("**AGM**"), as my/our proxy to attend and to vote for me/us on my/our behalf, at the AGM of OUE C-REIT to be convened and held by way of electronic means on **Thursday, 21 May 2020 at 2:00 p.m.** and at any adjournment thereof.

(Voting will be conducted by poll. If you wish the Chairman of the AGM as your proxy to cast all your votes "for" or "against" a resolution, please indicate with an "X" in the "For" or "Against" box provided in respect of that resolution. Alternatively, please indicate the number of votes "for" or "against" in the "For" or "Against" box in respect of that resolution. If you wish the Chairman of the AGM as your proxy to abstain from voting on a resolution, please indicate with an "X" in the "Abstain" box provided in respect of that resolution. Alternatively, please indicate the number of units that the Chairman of the AGM as your proxy is directed to abstain from voting in the "Abstain" box in respect of that resolution. ***In the absence of specific directions in respect of a resolution, the appointment of the Chairman of the AGM as your proxy for that resolution will be treated as invalid.****)*

No.		No. of Votes For	No. of Votes Against	Abstain
	ORDINARY BUSINESS			
1.	To receive and adopt the Trustee's Report, the Manager's Report, the Audited Financial Statements of OUE C-REIT for the financial year ended 31 December 2019 and the Independent Auditors' Report thereon.			
2.	To re-appoint KPMG LLP as Independent Auditors of OUE C-REIT and authorise the Manager to fix the Independent Auditors' remuneration.			
	SPECIAL BUSINESS			
3.	To authorise the Manager to issue Units and to make or grant convertible instruments.			
4.	To approve the adoption of the Unit Buy-back Mandate.			

Dated this _____ day of _____ 2020

Total No. of Units held	

_____

Signature(s) of Unitholder(s) or
Common Seal of Corporate Unitholder

IMPORTANT: Please read the notes overleaf before completing the Proxy Form

1st fold (This flap for sealing) – "Glue all sides firmly." Stapling & spot sealing is disallowed.

Notes:

1. **Due to the current COVID-19 restriction orders in Singapore, a Unitholder will not be able to attend the AGM in person. A Unitholder (whether individual or corporate) must appoint the Chairman of the AGM as his/her/its proxy to attend, speak and vote on his/her/its behalf at the AGM if such Unitholder wishes to exercise his/her/its voting rights at the AGM.** This proxy form may be accessed at OUE C-REIT's website at the URL www.ouect.com, and will also be made available on the SGX website at the URL https://www.sgx.com/securities/company-announcements. Where a Unitholder (whether individual or corporate) appoints the Chairman of the AGM as his/her/its proxy, he/she/it must give specific instructions as to voting, or abstentions from voting, in respect of a resolution in the form of proxy, failing which the appointment of the Chairman of the AGM as proxy for that resolution will be treated as invalid.

   CPF/SRS investors who wish to appoint the Chairman of the AGM as proxy should approach their respective CPF Agent Banks or SRS Operators to submit their votes by 5.00 p.m. on 11 May 2020.
2. The Chairman of the AGM, as proxy, need not be a unitholder of OUE C-REIT.
3. The instrument appointing the Chairman of the AGM as proxy must be submitted in the following manner:
   (a) if submitted by post, be lodged at the Unit Registrar's office at Boardroom Corporate & Advisory Services Pte. Ltd., 50 Raffles Place #32-01, Singapore Land Tower, Singapore 048623; or
   (b) if submitted electronically, be submitted via email to the Unit Registrar at srs.teamd@boardroomlimited.com,

   in either case not less than 48 hours before the time appointed for the AGM.

   A Unitholder who wishes to submit an instrument of proxy must first download, complete and sign the proxy form, before submitting it by post to the address provided above, or before scanning and sending it by email to the email address provided above.

   In view of the current COVID-19 situation and the related safe distancing measures which may make it difficult for Unitholders to submit completed proxy forms by post, Unitholders are strongly encouraged to submit completed proxy forms electronically via email.

2nd fold here

OUE COMMERCIAL REIT

Postage will be paid by addressee. For posting in Singapore only.

BUSINESS REPLY SERVICE
PERMIT No. 09222

OUE Commercial REIT Management Pte. Ltd.
(as manager of OUE Commercial Real Estate Investment Trust)
c/o
Unit Registrar
Boardroom Corporate & Advisory Services Pte. Ltd.
50 Raffles Place
#32-01 Singapore Land Tower
Singapore 048623

3rd fold here

4. A Unitholder should insert the total number of Units held in the Proxy Form. If the Unitholder has Units entered against his/her name in the Depository Register maintained by The Central Depository (Pte) Limited ("CDP"), he/she should insert that number of Units. If the Unitholder has Units registered in his/her name in the Register of Unitholders of OUE C-REIT, he/she should insert that number of Units. If the Unitholder has Units entered against his/her name in the said Depository Register and registered in his/her name in the Register of Unitholders, he/she should insert the aggregate number of Units. If no number is inserted, the Proxy Form will be deemed to relate to all the Units held by the Unitholder.
5. The Proxy Form must be executed under the hand of the appointor or of his/her attorney duly authorised in writing. Where the Proxy Form is executed by a corporation, it must be executed either under its common seal or under the hand of its attorney or a duly authorised officer.
6. Where the Proxy Form is signed on behalf of the appointor by an attorney or a duly authorised officer, the power of attorney or other authority (if any) under which it is signed, or a notarially certified copy of such power or authority must (failing previous registration with the Manager) be lodged with the Proxy Form, failing which the Proxy Form may be treated as invalid.
7. The Manager shall be entitled to reject a Proxy Form which is incomplete, improperly completed or illegible or where the true intentions of the appointor are not ascertainable from the instructions of the appointor specified on the Proxy Form. In addition, in the case of Units entered in the Depository Register, the Manager may reject a Proxy Form if the Unitholder, being the appointor, is not shown to have Units entered against his/her name in the Depository Register as at 48 hours before the time appointed for holding the AGM, as certified by CDP to the Manager.