SECURITIES AND FUTURES ACT (CAP. 289) SECURITIES AND FUTURES (DISCLOSURE OF INTERESTS) REGULATIONS 2012

NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/UNITHOLDER(S) IN RESPECT OF INTERESTS IN

FORM

3
(Electronic Format)

Explanatory Notes

- 1. Please read the explanatory notes carefully before completing the notification form.
- 2. This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
 - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
 - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

Part I - General

 Company/Corporation Registered/Recognised Business Trust Real Estate Investment Trust 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form? No (Please proceed to complete Part II) Yes (Please proceed to complete Parts III & IV) 	
 Z. Type of Listed Issuer: ✓ Company/Corporation ☐ Registered/Recognised Business Trust ☐ Real Estate Investment Trust 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form? ☐ No (Please proceed to complete Part II) ✓ Yes (Please proceed to complete Parts III & IV) 4. Date of notification to Listed Issuer:	
 ✓ Company/Corporation ☐ Registered/Recognised Business Trust ☐ Real Estate Investment Trust Is more than one Substantial Shareholder/Unitholder giving notice in this form? ☐ No (Please proceed to complete Part II) ✓ Yes (Please proceed to complete Parts III & IV) Date of notification to Listed Issuer:	
Real Estate Investment Trust Is more than one Substantial Shareholder/Unitholder giving notice in this form? No (Please proceed to complete Part II) Yes (Please proceed to complete Parts III & IV) Date of notification to Listed Issuer:	
Is more than one Substantial Shareholder/Unitholder giving notice in this form? ☐ No (Please proceed to complete Part II) ☑ Yes (Please proceed to complete Parts III & IV) Date of notification to Listed Issuer:	
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✓ Yes (Please proceed to complete Parts III & IV) Date of notification to Listed Issuer:	
Date of notification to Listed Issuer:	

Part III - Substantial Shareholder(s)/Unitholder(s) Details

[To be used for multiple Substantial Shareholders/Unitholders to give notice]



	estantial Shareholder/Unitholder A
1.	Name of Substantial Shareholder/Unitholder:
	QIREN HOLDINGS PTE. LTD. ("QRH")
2.	Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)? Yes No
3.	Notification in respect of:
	Becoming a Substantial Shareholder/Unitholder
	✓ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
	Ceasing to be a Substantial Shareholder/Unitholder
4.	Date of acquisition of or change in interest:
	23-Sep-2024
5.	Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest (if different from item 4 above, please specify the date):
	23-Sep-2024
6.	Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):
	Not applicable.

Quantum of total voting shares/units (including voting shares/units underlying 7. rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/convertible debentures:	4,000,000	4,856,100	8,856,100
As a percentage of total no. of voting shares/(4.44	5.4	9.84
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures :	Direct Interest 4,400,000	Deemed Interest 4,456,100	<i>Total</i> 8,856,100

	nas a deemed interest in 156,100 shares held in a nominee company for the benefit of QRH. In addition, has entered into a sale and purchase agreement to acquire 4,300,000 shares. The percentage holding is computed on the basis that the Company has 90,000,000 issued and outstanding shares.
[You	tionship between the Substantial Shareholders/Unitholders giving notice in this form: may attach a chart in item 10 to show the relationship between the Substantial eholders/Unitholders]
Not a	pplicable.
Atta	chments (if any): 🕥
Ŋ	(The total file size for all attachment(s) should not exceed 1MB.)
If th	s is a replacement of an earlier notification, please provide:
(a)	SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"):
(b)	Date of the Initial Announcement:
(c)	15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:
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Not a Destanti Nan LIN C Is S sect	pplicable. al Shareholder/Unitholder B ne of Substantial Shareholder/Unitholder: alREN ubstantial Shareholder/Unitholder a fund manager or a person whose interest in the urities of the Listed Issuer are held solely through fund manager(s)?

	Date of acquisition of or change in	interest:		
	23-Sep-2024			
	Date on which Substantial Shareh change in, interest (if different			
	23-Sep-2024			
	Explanation (if the date of becoming change in, interest):	ng aware is differe	ent from the date o	f acquisition of, or th
	Not applicable.			
	Quantum of total voting shar rights/options/warrants/convertible Shareholder/Unitholder before and	debentures (con	ersion price known	
	Immediately before the transaction	Direct Interest	Deemed Interest	Total
ınd	. of voting shares/units held and/or derlying the nts/options/warrants/convertible debentures:	0	8,856,100	8,856,100
	a percentage of total no. of voting ares/ເ	0	9.84	9.84
	Immediately after the transaction	Direct Interest	Deemed Interest	Total
ınd	. of voting shares/units held and/or derlying the rights/options/warrants/ overtible debentures :	0	8,856,100	8,856,100
	a percentage of total no. of voting ares/ເ	0	9.84	9.84
	Circumstances giving rise to deem [You may attach a chart in item 10 to interest arises]			r/Unitholder's deemed
	Lin Qiren has a deemed interest in the sh of QRH.	ares in which QRH ha	s an interest because h	ne is the sole shareholde
	Relationship between the Substant [You may attach a chart in item 10 to s Shareholders/Unitholders]			

10. Attachments (if any): (The total file size for all attachment(s) should not exceed 1MB.) 11. If this is a replacement of an earlier notification, please provide: (a) SGXNet announcement reference of the first notification which was announced on SGXNet (the "Initial Announcement"): (b) Date of the Initial Announcement: (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement: (b) Remarks (if any): Not applicable.		Lin Qiren is the sole director and shareholder of QRH.
11. If this is a replacement of an earlier notification, please provide: (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"): (b) Date of the Initial Announcement: (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement: (12. Remarks (if any):	10.	
(c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:	11.	If this is a replacement of an earlier notification, please provide: (a) SGXNet announcement reference of the <u>first</u> notification which was announced
which was attached in the Initial Announcement:		(b) Date of the Initial Announcement:

Part IV - Transaction details

Number debent 400,000 Amoun brokers S\$124,0 Circum Acquis Section Sect	nt of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): notation of: curities via market transaction curities via off-market transaction (e.g. married deals) curities via physical settlement of derivatives or other securities
Number debent 400,000 Amoun brokers S\$124,0 Circum Acquis Second	er of shares, units, rights, options, warrants and/or principal amount of convertible tures acquired or disposed of by Substantial Shareholders/Unitholders: on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties): on the of consideration paid or received by Substantial Shareholders/Unitholders (excluding age and stamp duties):
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Sec	curities pursuant to rights issue
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Dispos	sal of:
Sec	curities via market transaction
☐ Sec	curities via off-market transaction (e.g. married deals)
Other of	circumstances:
Acc	ceptance of take-over offer for the Listed Issuer
	rporate action by the Listed Issuer which Substantial Shareholders/Unitholders did not participate please specify):
✓ Oth	ers (please specify):
QRH ha S\$124,0	d previously entered into a sale and purchase agreement to acquire 400,000 shares for a consideration o

	iculars of Individual submitting this notification form to the Listed Issuer:	
(a)	Name of Individual:	
	LIN QIREN	
(b)	Designation (if applicable):	
	Not applicable	
(c)	Name of entity (if applicable):	
	Not applicable	
-	on Reference Number (auto-generated): 5 5 5 4 5 1 3 6 6 6 3 3	