(Constituted in the Republic of Singapore pursuant to a Trust Deed dated 5 July 2004 (as amended))

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*The securities referred to herein have not been, and will not be, registered under the U.S. Securities Act of 1933, as amended (the "**U.S. Securities Act**"), or with any securities regulatory authority of any state or other jurisdiction of the United States, and may not be offered or sold within the United States except pursuant to an exemption under, or in a transaction not subject to, the registration requirements of the U.S. Securities Act and applicable state or local securities laws. This announcement and the information contained herein are not for distribution, directly or indirectly, in or into the United States.*

ANNOUNCEMENT

PROPOSED ISSUE OF SERIES 016 NOTES PURSUANT TO THE S$3 BILLION EURO MEDIUM TERM SECURITIES PROGRAMME AND DISCLOSURE PURSUANT TO RULE 704(31) OF THE LISTING MANUAL OF THE SINGAPORE EXCHANGE SECURITIES TRADING LIMITED

8 September 2026 – Mapletree Logistics Trust Management Ltd., as manager (the "**Manager**") of Mapletree Logistics Trust ("**MLT**"), wishes to announce that MapletreeLog Treasury Company Pte. Ltd. (the "**Issuer**"), a wholly-owned subsidiary of MLT, has today executed a pricing supplement (the "**Pricing Supplement**") in relation to the issue of CNY500,000,000 2.10% Notes due 2029 (the "**Series 016 Notes**") under its S$3 billion Euro Medium Term Securities Programme (the "**Programme**"). The Hongkong and Shanghai Banking Corporation Limited has been appointed as the sole lead manager for the Series 016 Notes. Capitalised terms which are used but not defined herein will have the meaning attributed to them in the offering circular dated 27 September 2024 (the "**Offering Circular**") or the Pricing Supplement.

Principal Terms of the Series 016 Notes

The payment obligations of the Issuer under the Series 016 Notes will be unconditionally and irrevocably guaranteed by HSBC Institutional Trust Services (Singapore) Limited (in its capacity as trustee of MLT) (the "**MLT Trustee**").

The principal terms of the Series 016 Notes are as follows:

Issue Size	:	CNY500,000,000
Issue Price	:	100.00% of the principal amount of the Series 016 Notes
Interest	:	2.10% per annum
Issue Date	:	15 September 2026
Maturity Date	:	15 September 2029

The Series 016 Notes are unsecured and will be cleared through the Central Moneymarkets Unit Service operated by the Hong Kong Monetary Authority.

The Series 016 Notes are rated BBB+ by Fitch Ratings Inc. A rating is not a recommendation to buy, sell or hold securities and may be subject to revision, suspension, reduction or withdrawal at any time by the relevant rating agencies. The significance of each rating should be analysed independently from any other rating.

The proceeds arising from the issue of the Series 016 Notes will be applied towards general corporate purposes including refinancing the existing borrowings of MLT.

Application will be made to the Singapore Exchange Securities Trading Limited (the "**SGX-ST**") for permission to deal in and the listing and quotation of the Series 016 Notes on the SGX-ST. Such permission will be granted when the Series 016 Notes have been admitted to the Official List of the SGX-ST. The SGX-ST assumes no responsibility for the correctness of any of the statements made or opinions expressed or reports contained herein or in the Offering Circular. The approval-in-principle from, admission to the Official List of, and the listing and quotation of the Series 016 Notes on, the SGX-ST are not to be taken as an indication of the merits of the Issuer, MLT, the Manager, the Programme or the Series 016 Notes.

The Series 016 Notes are expected to be listed on the SGX-ST on or about 16 September 2026.

Disclosure Pursuant to Rule 704(31)

For the purpose of disclosure under Rule 704(31) of the Listing Manual of the Singapore Exchange Securities Trading Limited (the "**SGX-ST**"), the Series 016 Notes contain a condition where a default may occur if the Manager is removed as a manager of MLT pursuant to the terms of the trust deed constituting MLT (the "**Trust Deed**"), and the replacement or substitute manager is not appointed in accordance with the terms of the Trust Deed (the "**Notes Event**").

There are also certain conditions ("**Conditions**") in some of the existing loan facilities and notes issued (collectively the "**Debt Facilities**") by MLT[1] and/or its subsidiaries[2]. These Conditions require:

(1) The Manager to remain as the manager of MLT; and/or

(2) The Manager to remain a subsidiary, whether directly or indirectly, wholly-owned or majority-owned, of Mapletree Investments Pte Ltd, the sponsor of MLT.

In the event that any of the Conditions is not met, the lender(s) and/or the noteholder(s) (as the case may be) may cancel the available commitment and/or require prepayment (as the case may be) under the Debt Facilities, whereupon MLT and/or its subsidiaries shall make such prepayment (and pay such other amounts in accordance with the respective terms of the Debt Facilities) within a stipulated period. This may also in turn constitute a Notes Event under the Series 016 Notes.

The aggregate amount of Debt Facilities that may be affected by a breach of the Conditions amounts to the Singapore Dollar equivalent of approximately S$5,712 million.

As at the date of this announcement, none of the conditions described above has been breached.

Selling Restrictions

Any offering of the Series 016 Notes in Singapore has been and will be made pursuant to exemptions under Sections 274 and/or 275 of the Securities and Futures Act 2001 of Singapore, as modified or amended from time to time.

[1] HSBC Institutional Trust Services (Singapore) Limited, acting in its capacity as trustee of MLT, is the contracting party for the Debt Facilities entered into on behalf of MLT.

[2] These include investment structures which qualify as passive income schemes in Japan and the special purpose Australian trusts that hold MLT's assets in Australia.

This announcement is not an offer to sell or a solicitation of an offer to buy, nor is it an offer, solicitation or sale of the Series 016 Notes in any state or jurisdiction in which such an offer, solicitation or sale would be unlawful.

By order of the Board
Wan Kwong Weng
Joint Company Secretary
Mapletree Logistics Trust Management Ltd.
(Company Registration No. 200500947N)
As Manager of Mapletree Logistics Trust

8 September 2026

Important Notice

This Announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for units in MLT ("**Units**"). The value of Units and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, the Manager, or any of its affiliates. An investment in Units is subject to investment risks, including the possible loss of the principal amount invested.

Investors have no right to request the Manager to redeem their Units while the Units are listed. It is intended that Unitholders of MLT may only deal in their Units through trading on the SGX-ST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

The past performance of MLT is not necessarily indicative of the future performance of MLT.

The information in this Announcement must not be published outside the Republic of Singapore and in particular, but without limitation, must not be published in any United States edition of any publication.

This announcement is not for release, publication or distribution, directly or indirectly, in or into the United States, the European Economic Area, the United Kingdom, Canada or Japan and should not be distributed, forwarded to or transmitted in or into any jurisdiction where to do so might constitute a violation of applicable securities laws or regulations.