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

PRESS RELEASE

SOILBUILD REIT OBTAINED S$200 MILLION LOAN FACILITY FROM OVERSEA-CHINESE BANKING CORPORATION LIMITED ("OCBC") AND RHB BANK BHD, SINGAPORE BRANCH ("RHB")

19 October 2017 - SB REIT Management Pte. Ltd., as Manager (the "**Manager**") of Soilbuild Business Space REIT ("**Soilbuild REIT**"), announced today that it has entered into a S$200 million secured facility agreement with OCBC and RHB ("**Facility**").

The Facility will be partially utilised to refinance an existing S$185 million secured loan in October 2017 ("**Refinancing**") with a balance of S$15 million available for drawdown over the next one year for general corporate funding purposes. Post Refinancing, Solaris remains the single encumbered property in Soilbuild REIT's portfolio.

The Facility has a term of 4.5 years. Assuming the Refinancing has been completed today, the weighted average debt maturity of Soilbuild REIT would have increased from 2.1 years to 2.9 years.

Mr Roy Teo, Chief Executive Officer of the Manager said, "In line with our proactive capital management strategy, we have refinanced the existing S$185 million loan ahead of its expiry in March 2020 when the opportunity arose for refinancing with cost savings. We continuously strive to improve Soilbuild REIT's debt profile with the help of our valued banking partners."

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

Mr. Roy Teo
Chief Executive Officer
19 October 2017

About Soilbuild Business Space REIT

Soilbuild REIT is a Singapore-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. Its portfolio of properties includes Solaris, a landmark development in one-north, Eightrium @ Changi Business Park, Tuas Connection, West Park BizCentral and Bukit Batok Connection. Soilbuild REIT's portfolio has a net lettable area of 3.90 million square feet and an occupancy rate of 94.1% as at 30 September 2017.

For media queries, please contact:
Ms. Denise Ng
Investor Relations
DID: +65 6415 4560
Email: denise.ng@soilbuild.com
Website: www.soilbuildreit.com

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