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

ANNOUNCEMENT

PROCEEDINGS AGAINST NK INGREDIENTS PTE. LTD.

SB REIT Management Pte. Ltd., as manager of Soilbuild Business Space REIT ("**Soilbuild REIT**", and the manager of Soilbuild REIT, the "**Manager**"), refers to the announcement dated 13 November 2017 titled "Filing of Writ of Summons" in relation to NK Ingredients Pte. Ltd. (the "**Previous Announcement**") wherein it was stated that DBS Trustee Limited (in its capacity as trustee of Soilbuild Business Space REIT) (the "**Trustee**") is claiming, *inter alia*, possession of the property bearing the address 2 Pioneer Sector 1 Singapore 628414 (the "**Property**").

The Manager wishes to announce that NK Ingredients Pte. Ltd. had indicated its intention to enter into a scheme of arrangement and, in furtherance thereof, had applied for a moratorium against proceedings against it. Consequent to an agreement between Soilbuild REIT and NK Ingredients Pte. Ltd, the Singapore High Court granted a temporary moratorium on proceedings (including Soilbuild REIT's proceedings to take possession of the Property), subject to certain conditions, including (i) making payment of the rent for January 2018 by 31 January 2018, (ii) paying Soilbuild REIT any amounts billed between 11 January 2018 to 26 March 2018 no later than 14 calendar days after the date of Soilbuild REIT's invoice and (iii) topping up the security deposit in three tranches such that Soilbuild REIT will hold half, three-quarter and the full original security deposit by 31 March 2018, 31 December 2018 and 30 June 2019 respectively.

As at the date of the announcement, the amount owing by NK Ingredients Pte. Ltd. to Soilbuild REIT is S$5,043,367.22 which has been offset against the original security deposit amounting to S$5,110,677.

In the event there are any material developments, the Manager will release further announcements as necessary on this matter.

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

Roy Teo
Chief Executive Officer
12 January 2018

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.

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IMPORTANT NOTICE

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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 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 Soilbuild REIT is not necessarily indicative of the future performance of Soilbuild REIT.