



CapitaLand Retail China Trust

Macquarie ASEAN Conference 2016

22 August 2016



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Overview of CRCT





First and Only China Shopping Mall S-REIT

One-Stop Shopping Malls Catering to Catchment Necessity Needs

S\$2.4 billion¹
Deposited Properties

11
Quality Shopping Malls

604,087 sq metre¹
Gross Rentable Area

S\$1.4 billion
Market Capitalisation

6.7%
Distribution Yield



CapitaMall Xizhimen, Beijing



CapitaMall Wangjing, Beijing



CapitaMall Grand Canyon, Beijing



CapitaMall Qibao, Shanghai



CapitaMall Minzhongleyuan,
Wuhan



CapitaMall Saihan, Huhhot

Note:
1. Excluding Galleria, Chengdu.



Geographical Diversified Portfolio; Well Located in Major Cities

A Beijing

1. CapitaMall Xizhimen
2. CapitaMall Wangjing
3. CapitaMall Grand Canyon
4. CapitaMall Anzhen
5. CapitaMall Shuangjing

B Shanghai

6. CapitaMall Qibao

C Wuhu

7. CapitaMall Wuhu

D Wuhan

8. CapitaMall Minzhongleyuan

E Zhengzhou

9. CapitaMall Erqi

F Hohhot

10. CapitaMall Saihan

G Chengdu

11. Galleria



- 11 Quality Malls in 7 Cities
- Positioned as one-stop family-oriented destinations
- Sizeable population catchment
- Easily accessible via major transportation





CRCT – Sustainable and Resilient Growth

1. Well positioned to grow with expanding China's consumption

- Resilient portfolio – Located in key cities and well connected to public transport
- Balanced portfolio – provides stability and growth
- One-stop shopping malls – targeting at growing middle-income class

2. Discipline execution of the 3-pronged strategy

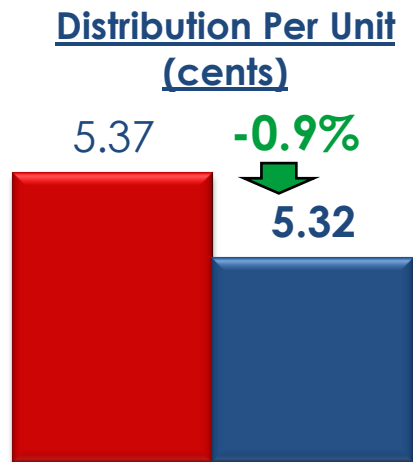
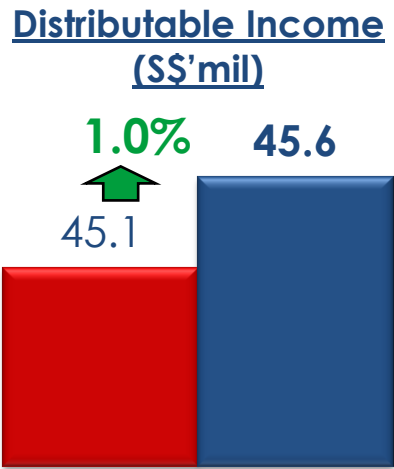
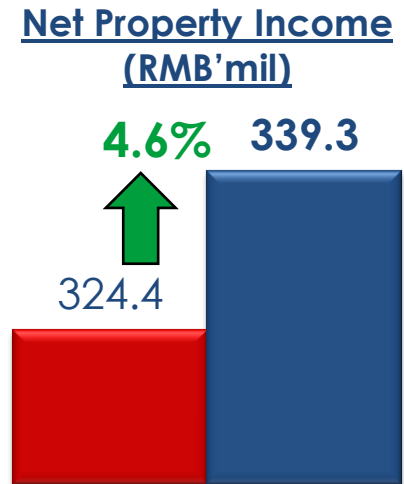
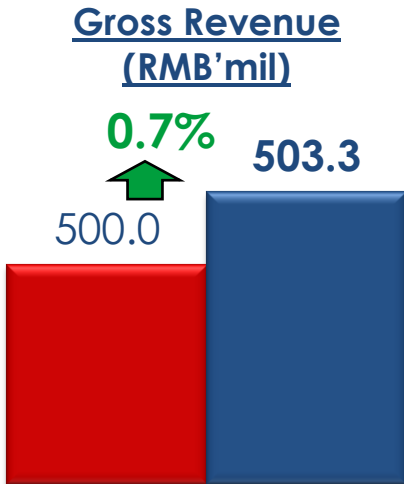
- Delivering resilient and strong growth since IPO
- Consistent steady operating performance
- Attractive yield

3. Robust balance sheet and proactive capital management provide financial flexibility

1H 2016 Highlights



1H 2016 Highlights¹



■ 1H 2015

■ 1H 2016

Note:
1. Excluding Galleria, Chengdu.

Financial Performance & Capital Management

汉拿山海拔 620m 高地上,
清新环境中的自然发酵的

济州岛青豆

MANGO

BARCELONA

MANGO.COM



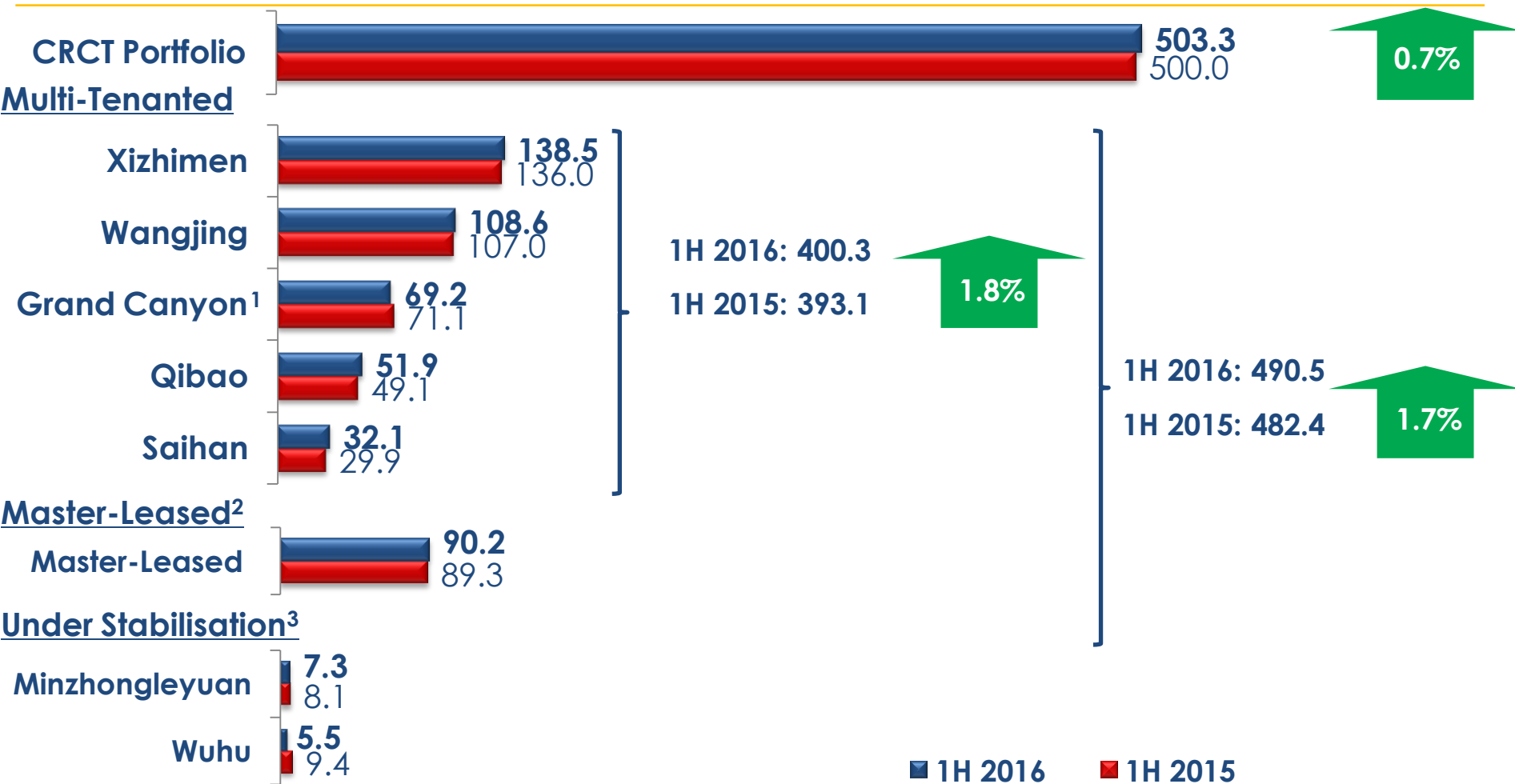
1H 2016 Net Property Income Grew 4.6%

	1H 2016 Actual	1H 2015 Actual	Change
Gross Revenue (RMB'000)	503,265	499,955	0.7%
NPI (RMB'000)	339,331	324,358	4.6%
NPI (S\$'000)	72,193	70,587	2.3%
Distributable Income (S\$'000)	45,559	45,117	1.0%
DPU (Singapore cents)	5.32	5.37	-0.9%
Annualised Distribution Yield (Based on unit price of S\$1.50 on 30 Jun 2016)	7.1%		
Annualised Distribution Yield (Based on unit price of S\$1.605 on 18 Aug 2016)	6.7%		



Property Gross Revenue (in RMB'mil): 1H 2016 vs 1H 2015

Excluding malls under stabilisation, Gross Revenue increased 1.7% y-o-y



1. The lower revenue in CapitaMall Grand Canyon was due to a lower actual occupancy rate because of delay in opening by tenants occupying large areas.

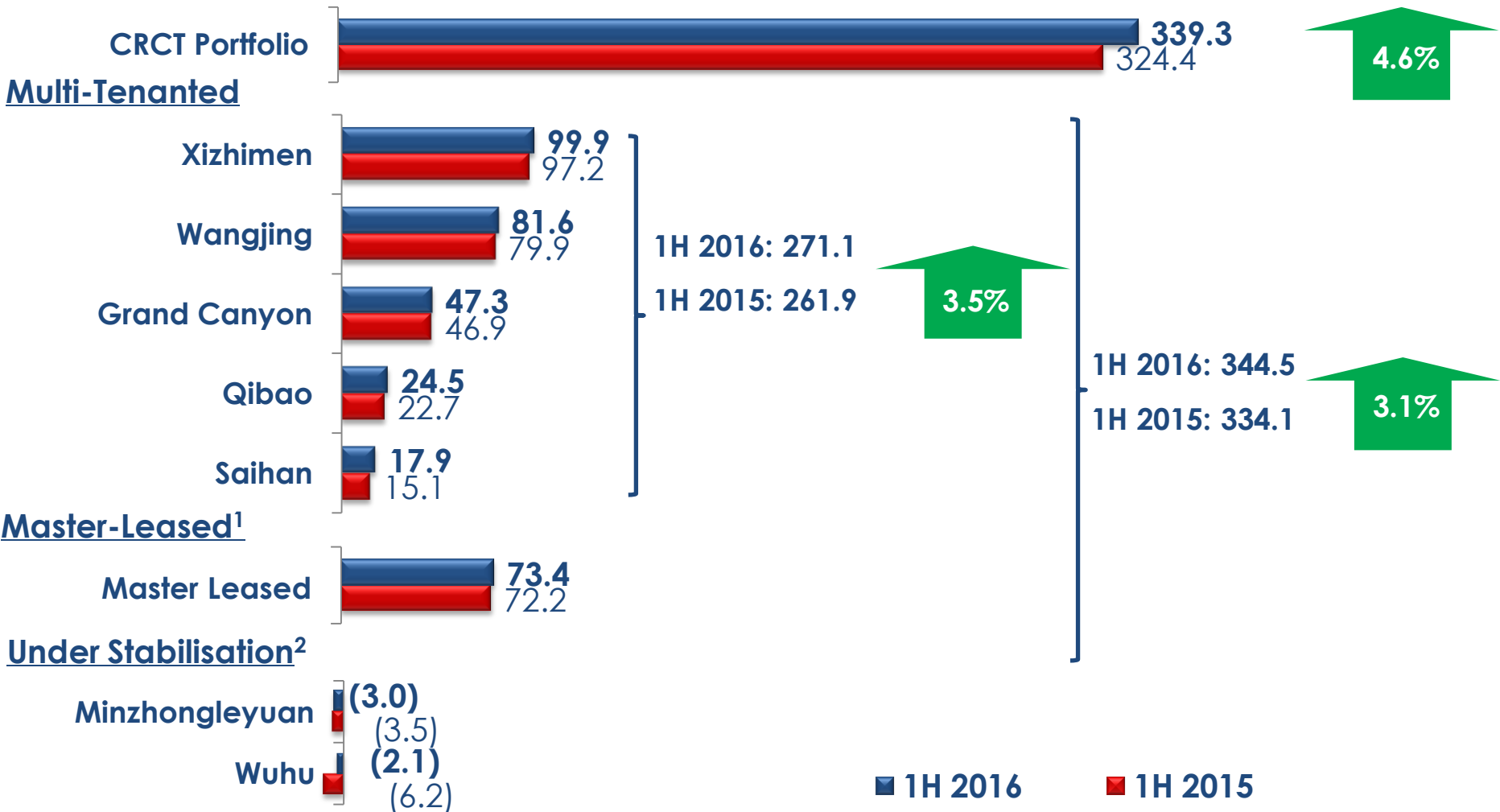
2. Master-Leased malls include CapitaMall Anzhen, CapitaMall Erqi and CapitaMall Shuangjing.

3. CapitaMall Minzhongleyuan is affected by the road closure at Zhongshan Avenue and CapitaMall Wuhu is currently undergoing trade mix adjustments.



Net Property Income (in RMB'mil): 1H 2016 vs 1H 2015

Excluding malls under stabilisation, Net Property Income increased 3.1% y-o-y



1. Master-Leased malls include CapitaMall Anzhen, CapitaMall Erqi and CapitaMall Shuangjing.

2. CapitaMall Minzhongleyuan is affected by the road closure at Zhongshan Avenue and CapitaMall Wuhu is currently undergoing trade mix adjustments.

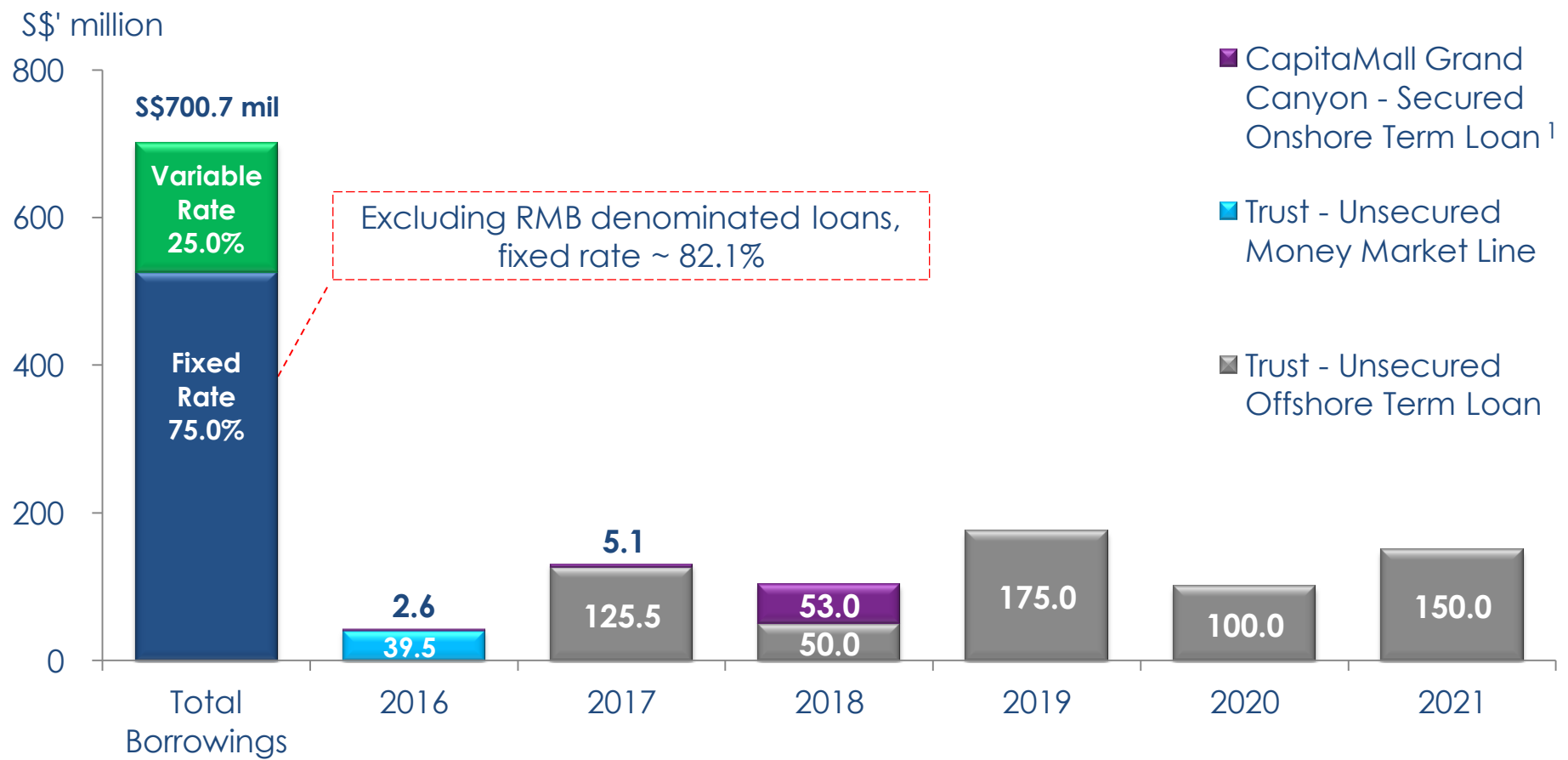


Healthy Balance Sheet

As at 30 Jun 2016	S\$'000		
Investment Properties	2,253,663	Net assets attributable to unitholders (S\$'000)	1,367,201
Other Assets	15,766		
Financial Derivatives Assets	10,466	Units In Issue ('000 units)	855,296
Cash & Cash Equivalents	114,027		
Total Assets	2,393,922		
Interest-bearing Borrowings	699,120	Net Asset Value (NAV) per unit	1.60
Deferred Tax Liabilities	220,450		
Financial Derivatives Liabilities	3,258	Adjusted NAV per unit (net of distribution)	1.55
Other Liabilities	82,766		
Total Liabilities	1,005,594		
Non-controlling Interest	21,127		

Debt Maturity Profile (30 Jun 2016)

Debt maturity well spread out; No refinancing required for the remaining of 2016



1. Amortisation repayment is S\$5.1 million annually from 2016 to 2018, which will be repaid equally in Jun and Dec each year.



Key Financial Indicators (30 Jun 2016)

Gearing¹

29.2%

31 Mar 2016: 28.7%

Average Cost of Debt

2.97%

31 Mar 2016: 3.04%

Average Term to Maturity (Years)²

2.74

31 Mar 2016: 2.61

Unencumbered Assets as % of Total Assets³

97.5%

31 Mar 2016: 97.3%

Interest Coverage

6.4x

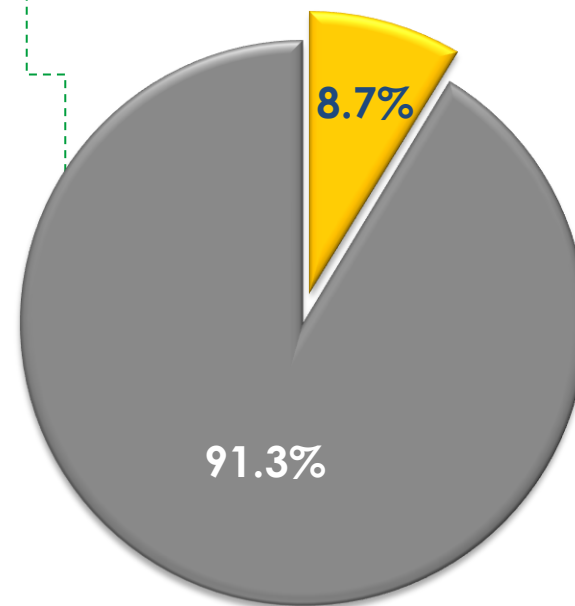
31 Mar 2016: 6.4x

Net Debt / EBITDA

5.3x

31 Mar 2016: 5.3x

As at 30 Jun 2016, CRCT hedged 45.8% of its total non-RMB denominated term loans.



■ RMB denominated loans
■ SGD denominated loans

1. The higher average term to maturity was due to the refinancing of the S\$50 million term loan which was due in Jun 2016 to Jun 2021.
2. Negative pledge and non-disposal is allowed, subject to a ratio of the market value of the unencumbered assets and the unsecured borrowings of at least 2:1.

Portfolio Update





Portfolio Valuation (30 Jun 2016)

	Current Valuation (30 Jun 2016) RMB million	Current Valuation (31 Dec 2015) RMB million	Variance (%)	NPI Yield ¹ (%)	Current Valuation (psm of GRA) RMB
<u>Multi-tenanted Malls</u>					
CapitaMall Xizhimen	2,913	2,882	1.1%	6.9%	35,065
CapitaMall Wangjing	2,228	2,156	3.3%	7.4%	32,760
CapitaMall Grand Canyon	2,045	2,020	1.2%	4.7%	29,228
CapitaMall Qibao	495	495	-	9.9%	6,806
CapitaMall Saihan	438	425	3.1%	8.2%	10,444
<u>Master-leased Malls</u>					
CapitaMall Anzhen	997	995	0.2%	6.9%	22,950
CapitaMall Erqi	620	615	0.8%	6.7%	6,713
CapitaMall Shuangjing	571	568	0.5%	6.6%	11,544
<u>Malls Under Stabilisation</u>					
CapitaMall Minzhongleyuan	520	535	(2.8%)	N.M. ²	13,877
CapitaMall Wuhu	220	221	(0.5%)	N.M. ³	4,821
Total	11,047	10,912	1.2%	6.7⁴	N.M.

1. NPI yield is based on annualised NPI for 1H 2016 (1 Jan 2016 – 30 Jun 2016) and valuation as at 30 Jun 2016.

2. CapitaMall Minzhongleyuan's NPI yield is not meaningful as it is affected by the road closure to facilitate the construction of a new subway line.

3. CapitaMall Wuhu's NPI yield is not meaningful as it is affected by the ongoing tenant adjustments to achieve optimal trade mix.

4. Excluding CapitaMall Minzhongleyuan and CapitaMall Wuhu.

N.M. – Not meaningful



Strong Portfolio Occupancy Rate

	30 Jun 15 ¹	30 Sep 15 ¹	31 Dec 15 ¹	31 Mar 16 ¹	30 Jun 16 ¹
<u>Multi-Tenanted Malls</u>					
CapitaMall Xizhimen	97.7%	98.9%	98.0%	97.9%	99.2%
CapitaMall Wangjing	99.3%	99.2%	99.8%	99.2%	99.3%
CapitaMall Grand Canyon	99.3%	99.2%	98.0%	99.0%	98.4%
CapitaMall Qibao	93.6%	94.1%	97.0%	94.6%	94.7%
CapitaMall Saihan	99.7%	99.7%	99.9%	98.9%	98.5%
<u>Master-Leased Malls</u>					
CapitaMall Anzhen	100.0%	100.0%	100.0%	100.0%	100.0%
CapitaMall Shuangjing	100.0%	100.0%	100.0%	100.0%	100.0%
CapitaMall Erqi	100.0%	100.0%	100.0%	100.0%	100.0%
<u>Malls under Stabilisation</u>					
CapitaMall Minzhongleyuan	72.4%	73.1%	70.7%	68.1% ²	70.5% ²
CapitaMall Wuhu	66.5%	62.3%	65.3%	64.1% ³	63.7% ³
CRCT Portfolio	95.0%	94.8%	95.1%	94.6%	94.9%

1. Based on committed leases.

2. Impacted by road closure to facilitate the construction work of a new subway line.

3. Impacted by the ongoing tenant adjustments to achieve optimal trade mix.



1H 2016 Portfolio Rental Reversion of 5.9%

From 1 Jan to 30 Jun 2016

Property	No. of new leases/renewals	Area (sq m)	% of Total Net Lettable Area	Var. over last rental rate ^{1, 2, 3} (%)
CapitaMall Xizhimen	81	7,263	14.5	4.5
CapitaMall Wangjing	77	5,949	11.1	4.2
CapitaMall Grand Canyon	59	6,503	14.4	12.7
CapitaMall Qibao	34	2,895	5.7	11.0
CapitaMall Saihan	72	5,039	16.3	2.8
CapitaMall Wuhu	2	342	0.9	(75.6) ⁴
Total	325	27,990	10.5	5.9⁵

1. Excluding gross turnover component, newly created units leased, short term renewals (< 1 year), units vacant for >=1 year and pre-terminated leases.
2. Including re-configured units.
3. Majority of leases have rental escalation clauses.
4. Negative rental reversion due to lower rental to improve occupancy.
5. Excluding CapitaMall Wuhu, portfolio rental reversion would be 6.2%.



Portfolio Lease Expiry (By Year)

As at 30 Jun 2016	No. of Leases ¹	Total Rental Income	
		RMB'000	% of total (Jun 2016) ²
2016	232	5,351	6.4
2017	528	17,860	21.4
2018	246	18,169	21.7
2019	107	9,366	11.2
2020	43	4,964	5.9
Beyond 2020	66	27,901	33.4
CRCT Portfolio		Weighted average lease term to expiry	
By Total Rent Income		5.8	
By Net Lettable Area		7.9	

1. Based on all committed leases as of 30 Jun 2016.

2. As a percentage of total rental income of each mall for the month of Jun 2016.



Portfolio Lease Expiry Profile for 2016

As at 30 Jun 2016	No. of Leases ¹	Net Lettable Area		Total Rental Income	
		Sq m	% of total (Jun 2016) ²	RMB'000	% of total (Jun 2016) ³
CapitaMall Xizhimen	21	1,633	3.3	1,001	4.2
CapitaMall Wangjing	38	1,713	3.2	1,696	9.8
CapitaMall Grand Canyon	26	964	2.1	587	5.1
CapitaMall Qibao	36	4,414	8.6	1,064	13.0
CapitaMall Saihan	11	984	3.2	290	6.0
CapitaMall Minzhongleyuan	87	3,469	15.8	361	29.7
CapitaMall Wuhu	10	1,325	3.6	127	15.9
CapitaMall Shuangjing	3	553	1.1	224	6.8

1. Based on all committed leases as of 30 Jun 2016.

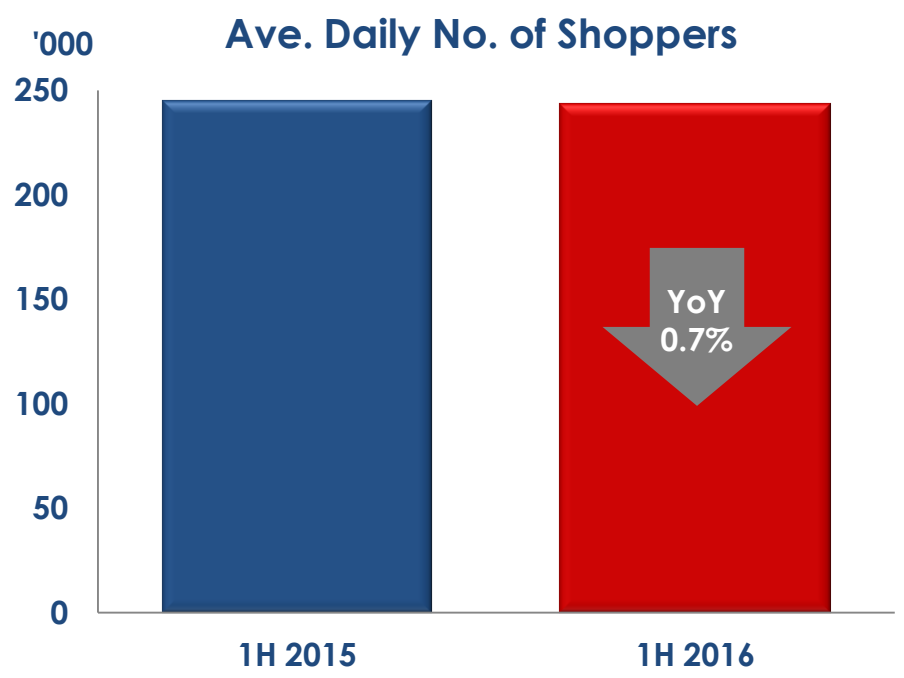
2. As a percentage of each mall's total net lettable area as at 30 Jun 2016.

3. As a percentage of total rental income of each mall for the month of Jun 2016.



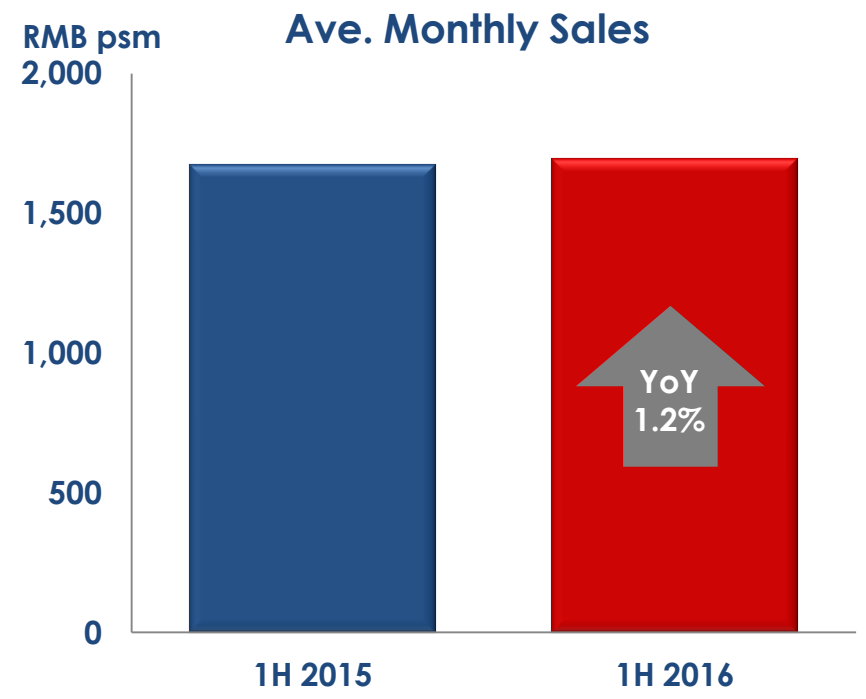
1H 2016 Portfolio Shopper Traffic & Tenants' Sales

Shopper Traffic¹ (1H 2016 vs 1H 2015)



Excl. CapitaMall Minzhongleyuan & CapitaMall Wuhu: **↑ 2.6% YoY**

Tenants' Sales¹ (1H 2016 vs 1H 2015)



Excl. CapitaMall Minzhongleyuan & CapitaMall Wuhu: **↑ 2.2% YoY**

1. Includes multi-tenanted malls only.





CapitaMall Wangjing – Update of Façade Upgrading

Target to complete by 3Q 2016



Newly Renovated Façade

CapitaMall Saihan – Rejuvenated Façade

Upgrading works include installation of new LED panel, change of façade tiles & reconstruction of the mall entrance



Enhancing CapitaMall Qibao's Appeal

Completed majority of the façade upgrading works;
On track to complete by 3Q 2016



Proposed Acquisition of Galleria, Chengdu





Utilising Robust Balance Sheet to Drive Growth

CRCT to acquire Galleria, a prominent quality mall in south of Chengdu

- Market leader in the well established Xinnan Tiandi retail precinct
- Enjoys strong synergy with the neighbouring retail options
- Stable footfall & tenants' sales
- Close proximity to transportation hub & access to large affluent catchment
- DPU accretive to CRCT portfolio



Galleria, Chengdu, China



Galleria, Chengdu

Location	No. 99, Shenghe Yi Road, Gaoxin District, Chengdu, Sichuan Province
Description	A six-storey shopping mall, 4 above-ground levels and 2 basement levels
Opening Date	November 2010
Land Use Expiry	17 October 2047
Site Area	20,896 sqm
GFA	91,816 sqm
GRA (Excl. Car Park)	53,619 sqm
NLA	34,736 sqm
Occupancy	100% ¹ (as at 31 May 2016)
Car Park	900 lots (Basement 1 & 2)



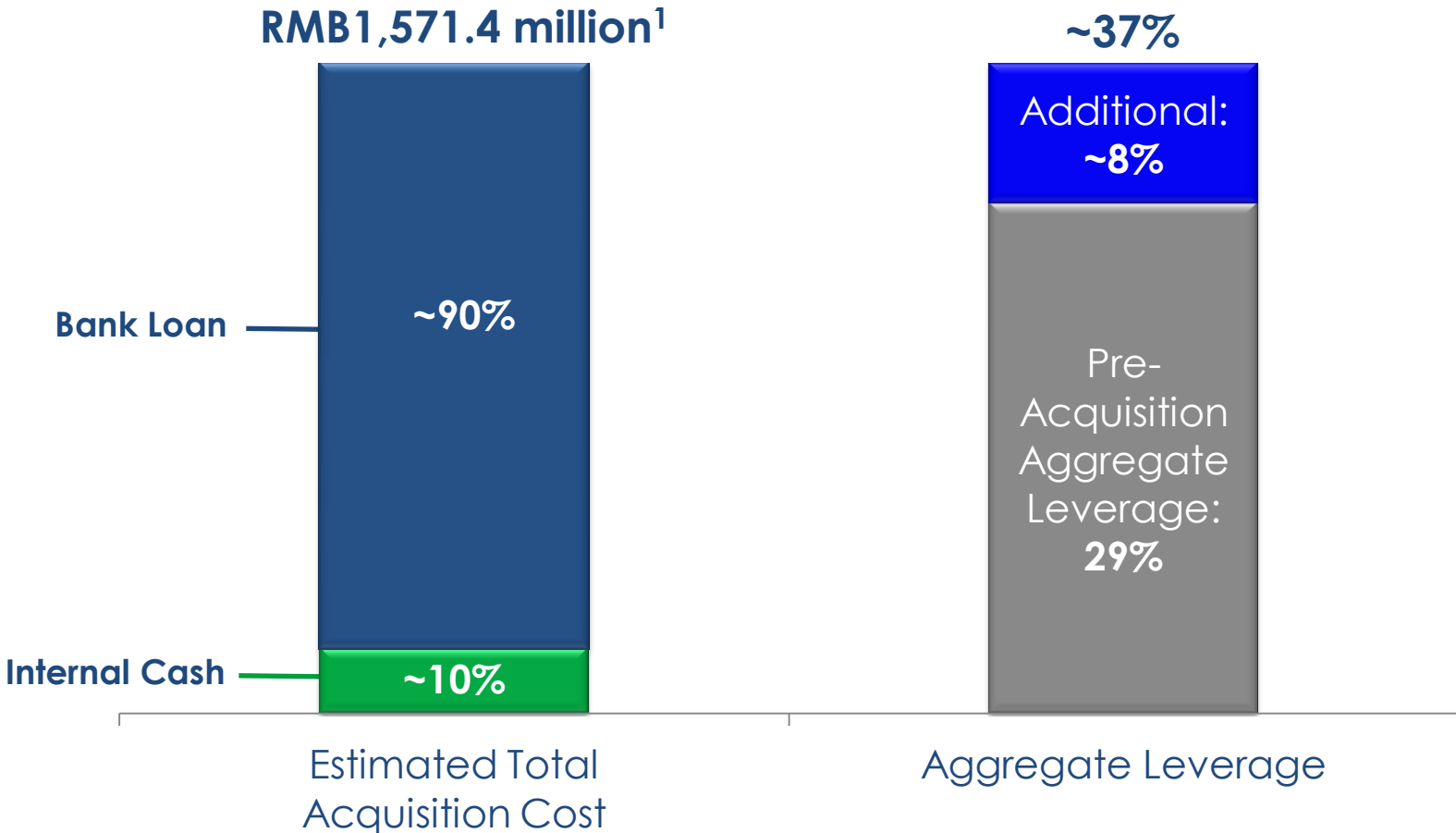
No. of Leases	167 (as at 31 May 2016)
Key Tenants	Golden Harvest cinema, H&M, innisfree, Nike, Starbucks, Swarovski, UNIQLO
Property Price	RMB1,500 million
Property Valuation	RMB1,520 million ²
Total Investment Cost	RMB1,527 million ³

Note:

1. Based on information provided by the vendor.
2. Valuation as at 26 July 2016 by Savills Valuation & Professional Services (S) Limited.
3. Includes professional fees, acquisition-related costs and acquisition fee payable to the Manager computed based on 1% of the agreed property price.



Healthy Aggregate Leverage of ~37% Post-Acquisition



Note:

1. The estimated total acquisition cost comprises the estimated purchase consideration based on the pro forma statement as at 31 May 2016 of the adjusted net asset value ("NAV") of the target company and its wholly-owned subsidiary (subject to post-completion adjustments), professional fees, acquisition-related costs and acquisition fee payable to the Manager.



Investment Rationale

1

Valuable Addition to CRCT's portfolio

- Well established in Chengdu retail scene
- Strategic location, excellent connectivity & access to large affluent catchment

2

Steady Contribution with Growth Potential

- NPI Yield of ~5.4%¹ & DPU accretive
- Potential upside through cost management and tenant adjustments

3

Strategic Entry into High Growth Western China

- Expanding footprint into key gateway city
- Tapping on Sponsor's scale

Note:

1. Based on annualised management accounts for January 2016 to May 2016 and total investment cost of RMB1,527 million.

巴黎贝甜

Moving Forward

PARIS BAGUETTE Café



CapitaMall Wangjing, Beijing, China



Moving Forward

- **Moderate growth pace in 1H 2016, China GDP expanded 6.7% and retail sales grew 10.3% y-o-y**
- **1H 2016 urban disposable income and expenditure increased 5.8% and 5.3% y-o-y respectively**
- **Enhance portfolio appeal to attract quality tenants:**
 - ✓ **Asset Enhancement Initiatives:**
 - CapitaMall Wangjing and Qibao's façades upgrading to complete by 3Q 2016
 - CapitaMall Grand Canyon's toilet upgrading to complete by 3Q 2016
 - ✓ **Continue to sharpen the competitive advantages of the malls**
 - CapitaMall Minzhongleyuan – Grow occupancy with quality tenants and optimise tenant mix
 - CapitaMall Wuhu – Ongoing trade mix adjustment to strengthen its position
- ✓ **Optimise portfolio composition and pursue accretive acquisitions**

* Source: National Bureau of Statistics of China

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Appendix



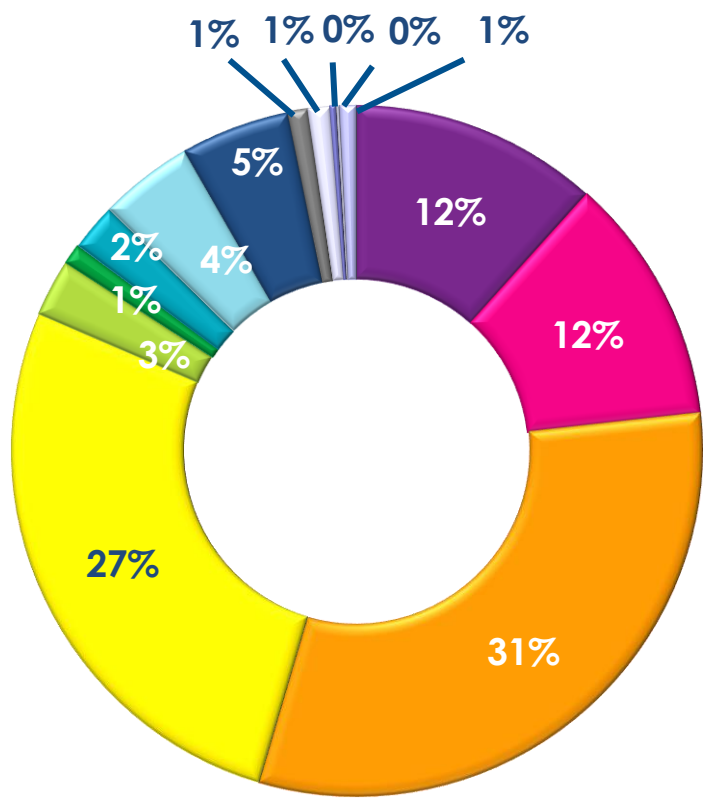
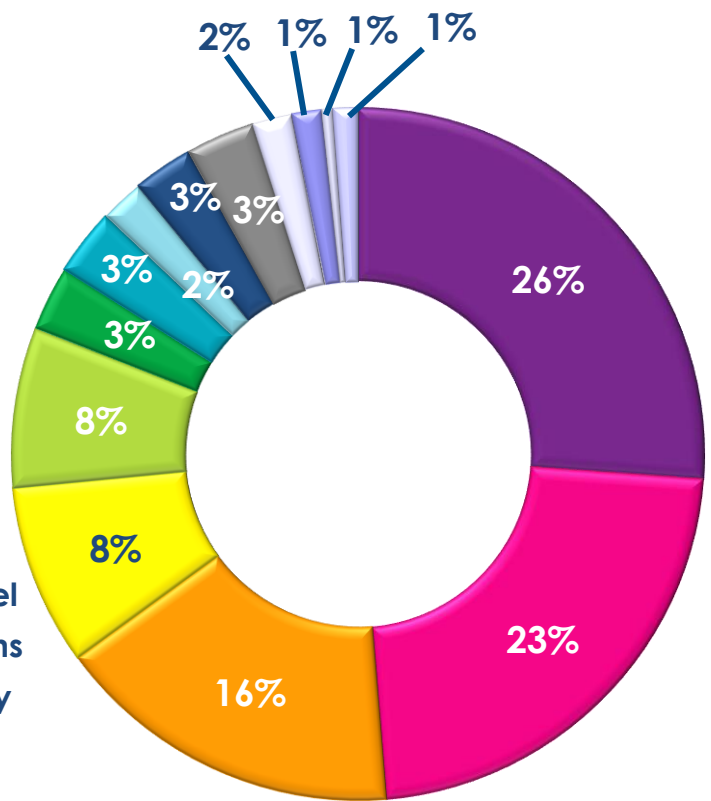


Diversified Trade Mix

By Total Rent¹

By Net Lettable Area²

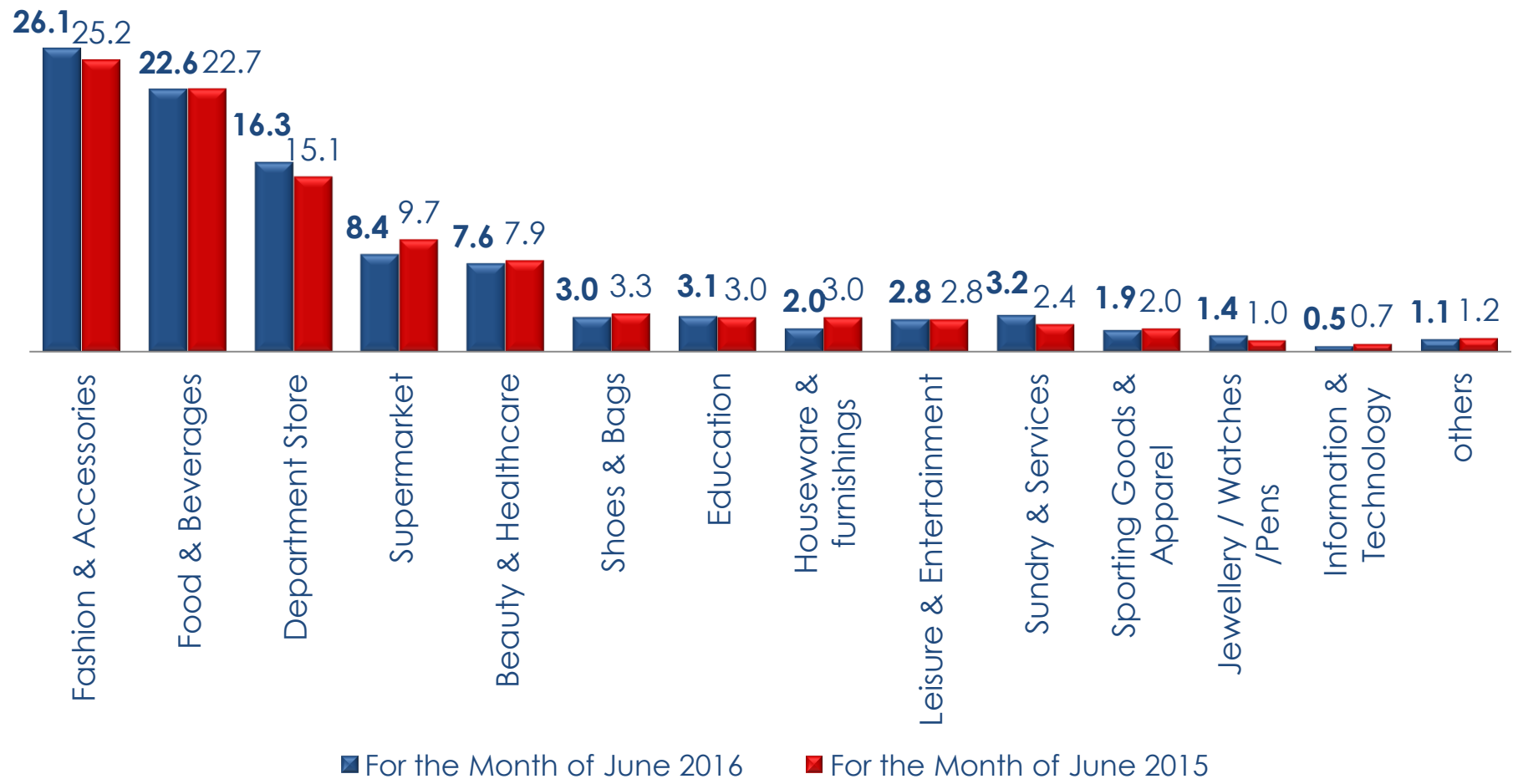
- Fashion & Accessories
- Food & Beverages
- Department Store
- Supermarket
- Beauty & Healthcare
- Shoes & Bags
- Education
- Houseware & furnishings
- Leisure & Entertainment
- Sundry & Services
- Sporting Goods & Apparel
- Jewellery / Watches / Pens
- Information & Technology
- others



1. For the month of Jun 2016.
 2. Percentage of committed NLA as at 30 Jun 2016.

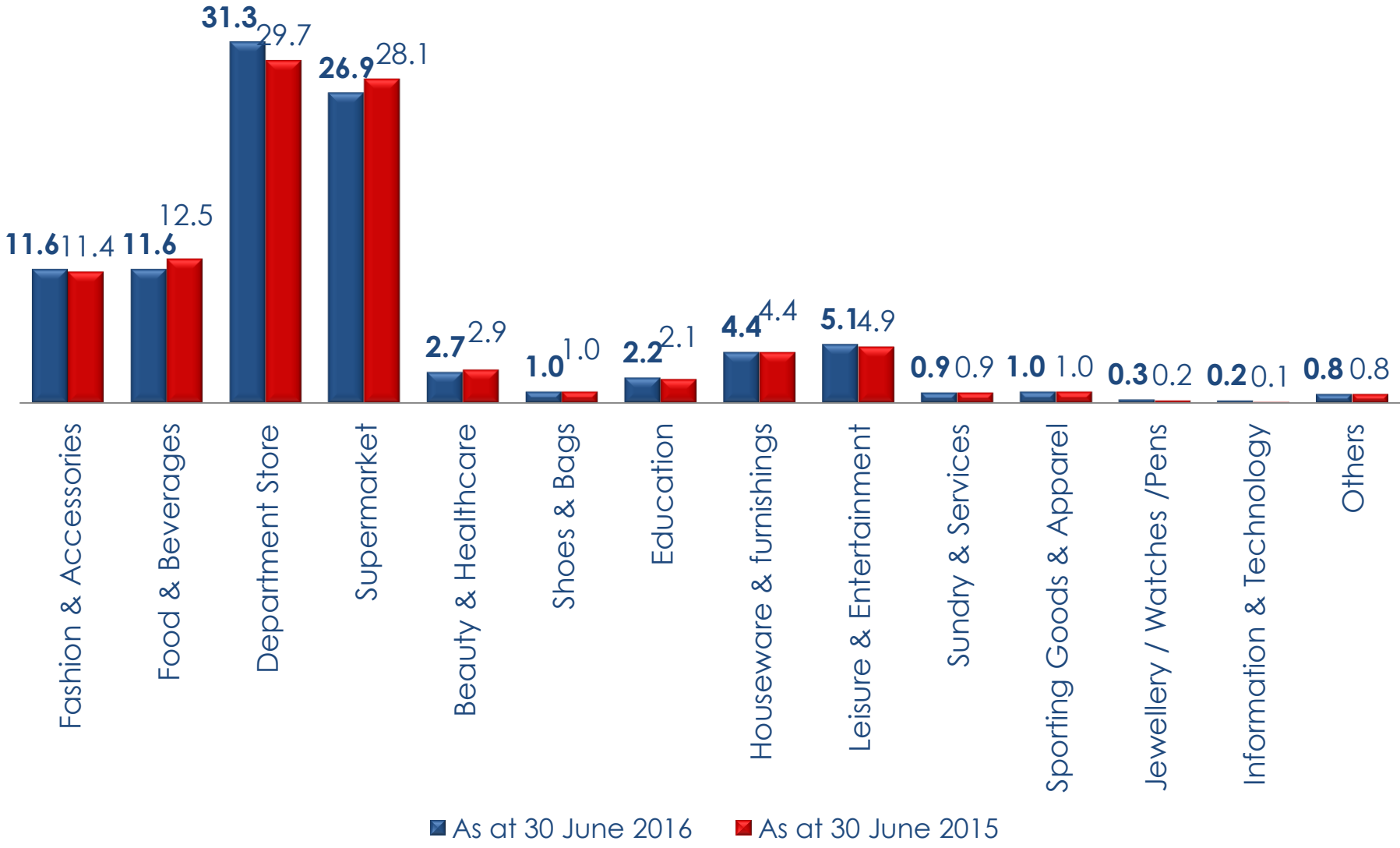


Trade Mix by Total Rental Income (%)





Trade Mix by Committed Net Lettable Area (%)





Portfolio at a Glance

	CapitaMall Xizhimen 凯德MALL·西直门	CapitaMall Wangjing 凯德MALL·望京	CapitaMall Grand Canyon 凯德MALL·大峡谷	CapitaMall Qibao 凯德七宝购物广场	CapitaMall Saihan 凯德MALL·赛罕	CapitaMall Anzhen 凯德MALL·安贞	CapitaMall Erqi 凯德广场·二七	CapitaMall Shuangjing 凯德MALL·双井	CapitaMall Minzhongleyuan 新民众乐园	CapitaMall Wuhu ¹ 凯德广场·芜湖
Location	Beijing	Beijing	Beijing	Shanghai	Hohhot	Beijing	Zhengzhou	Beijing	Wuhan	Wuhu
GFA² (sq m)	83,075	83,768	92,918	83,986	41,938	43,443	92,356	49,463	41,717	59,624
GRA² (sq m)	83,075	68,010	69,967	72,729	41,938	43,443	92,356	49,463	37,472	45,634
NLA² (sq m)	50,238	53,613	45,024	51,142	30,960	43,443	92,356	51,244 ¹⁰	22,024	36,444
Land Use Right Expiry	23 Aug 2044 23 Aug 2054	15 May 2043 15 May 2053	29 Aug 2044 29 Aug 2054	10 Mar 2043 ⁹	11 Mar 2041 20 Mar 2041	7 Oct 2034 5 Mar 2042 3 Jun 2042	31 May 2042	10 Jul 2042	30 Jun 2044 ⁸ 15 Sep 2045	29 May 2044
Valuation² (RMB mil)	2,913	2,228	2,045	495	438	997	620	571	520	220
NPI Yield on Valuation³	6.9%	7.4%	4.7%	9.9%	8.2%	6.9%	6.7%	6.6%	N.M. ⁴	N.M. ⁵
Number of Leases²	262	220	161	161	182	2	2	10	190	29
Committed Occupancy²	99.2%	99.3%	98.4%	94.7%	98.5%	100.0%	100.0%	100.0%	70.5% ⁶	63.7% ⁷
Shopper Traffic for YTD 2016 (mil)	18.7	5.2	5.1	7.6	4.6	-	-	-	1.4 ⁶	1.5 ⁷

- CRCT has a 51.0% interest in CapitaMall Wuhu.
 - As at 30 Jun 2016.
 - NPI yield is based on annualised NPI as at 30 Jun 2016 and valuation as at 30 Jun 2016.
 - CapitaMall Minzhongleyuan's NPI yield is not meaningful as it is affected by the road closure to facilitate the construction of a new subway line.
 - CapitaMall Wuhu's NPI yield is not meaningful as it is affected by the ongoing tenancy adjustments to achieve optimal trade mix.
 - CapitaMall Minzhongleyuan is affected by the road closure to facilitate the construction of a new subway line.
 - CapitaMall Wuhu is affected by the ongoing tenancy adjustments to achieve optimal tenant trade mix.
 - The conserved building is under a lease from the Wuhan Cultural Bureau.
 - CapitaMall Qibao is indirectly held by CRCT under a master lease which expires in Jan 2024, with the right to renew for a further term of 19 years and 2 months.
 - Included the area zoned for civil defense but is certified for commercial use.
- N.M. – Not meaningful

SEPHORA 丝美

Supplementary Information





3-Pronged Growth Strategy – Boosting Yield Potential

1. Generate Organic Growth through Proactive Asset Management

- Enhancing tenant mix
- Exciting marketing activities
- Grow tenants' sales

2. Create New Value through Innovative Asset Enhancement

- Reconfiguration/ conversion of space
- Refurbishments of properties
- Create new retail areas

3. Yield – Accretive Acquisitions through Selective Acquisition

- Right of first refusal to sponsor's pipeline
- Active pursue of third-party opportunities



Strategic Expansion & Active Portfolio Management



Acquired CapitaMall Minzhongleyuan, Wuhan

2011



Upgraded CapitaMall Minzhongleyuan

2014

2013

Acquired our 10th mall, CapitaMall Grand Canyon, Beijing

2016
Strategic entry into high growth Western China through acquisition of Galleria, Chengdu



Acquired our largest asset, CapitaMall Xizhimen, Beijing

2009

Converted CapitaMall Saihan, Huhhot to a multi-tenanted mall



2008

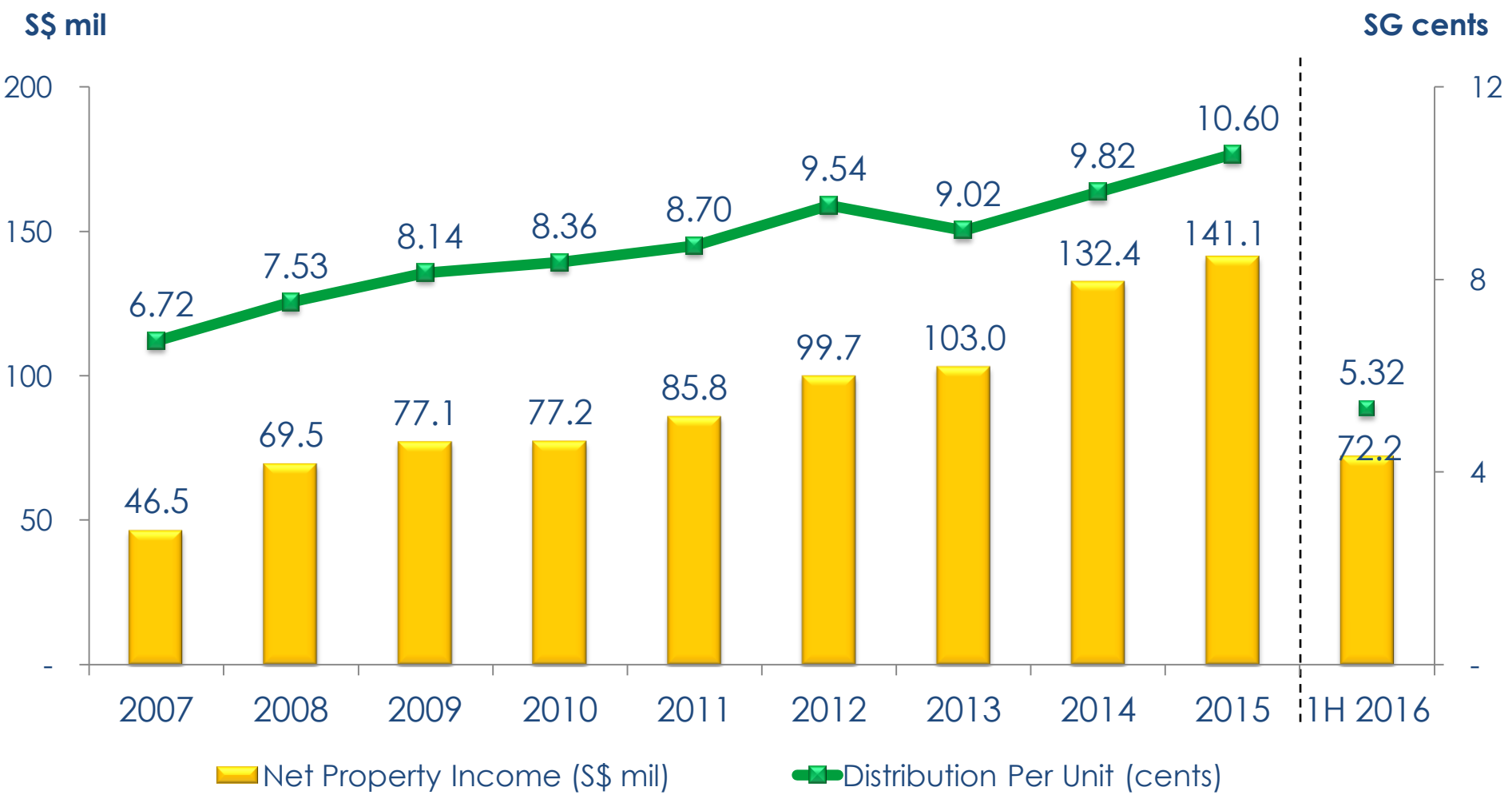
2006

Investment Properties at IPO: S\$688.9 mil





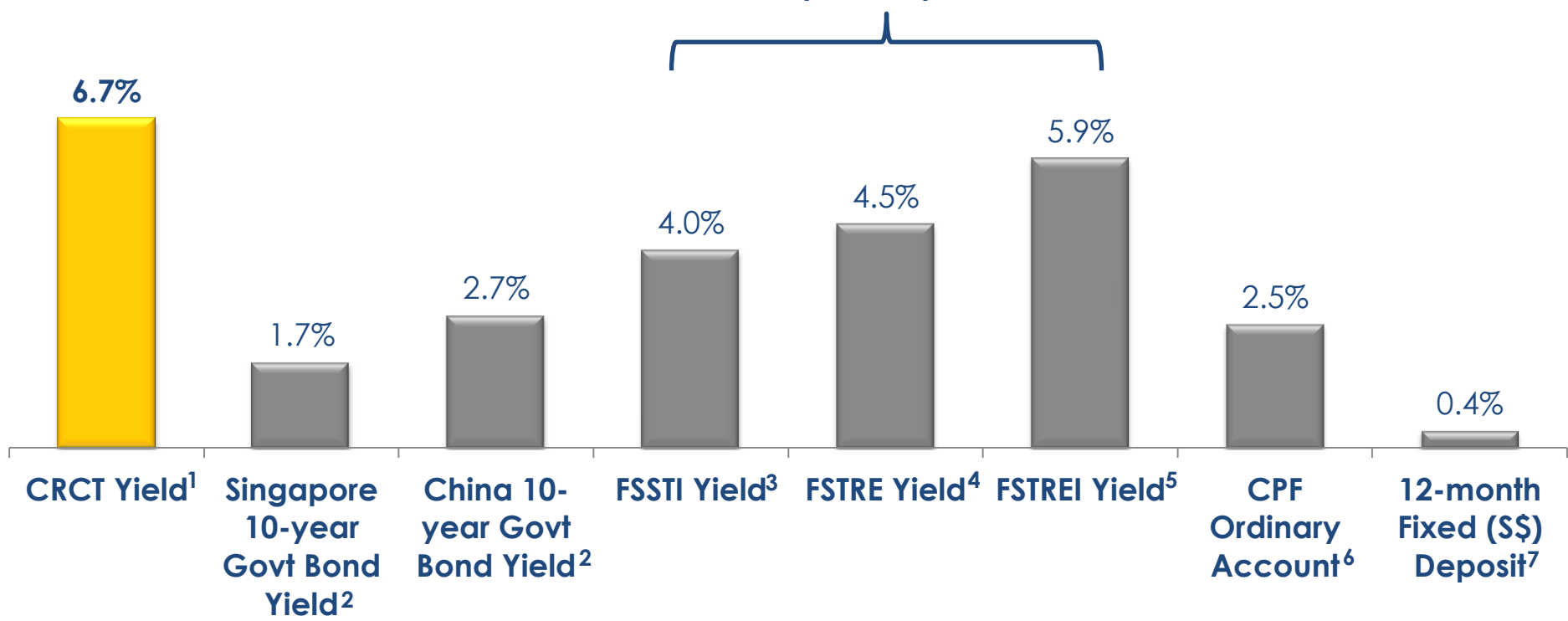
Good Track Record Since IPO





Comparative Yields

Based on historical gross dividend yield of past 12 months



Source: Bloomberg, CRCTML, Central Provident Fund (CPF) Board, Monetary Authority of Singapore.

1. Based on distribution per unit of 10.70¢ for annualised 1H 2016 and the unit closing price of S\$1.605 on 18 August 2016.
2. Singapore Government 10-year and China Government 10-year bond yields as at 18 August 2016.
3. Average 12-month gross dividend yield of Straits Times Index stocks as at 18 August 2016.
4. Average 12-month gross dividend yield of Straits Times Real Estate Index as at 18 August 2016.
5. Average 12-month gross dividend yield of Straits Times REIT Index as at 18 August 2016.
6. Prevailing CPF-Ordinary Account savings rate.
7. Average 12-month S\$ fixed deposit savings rate as at July 2016.

Galleria, Chengdu

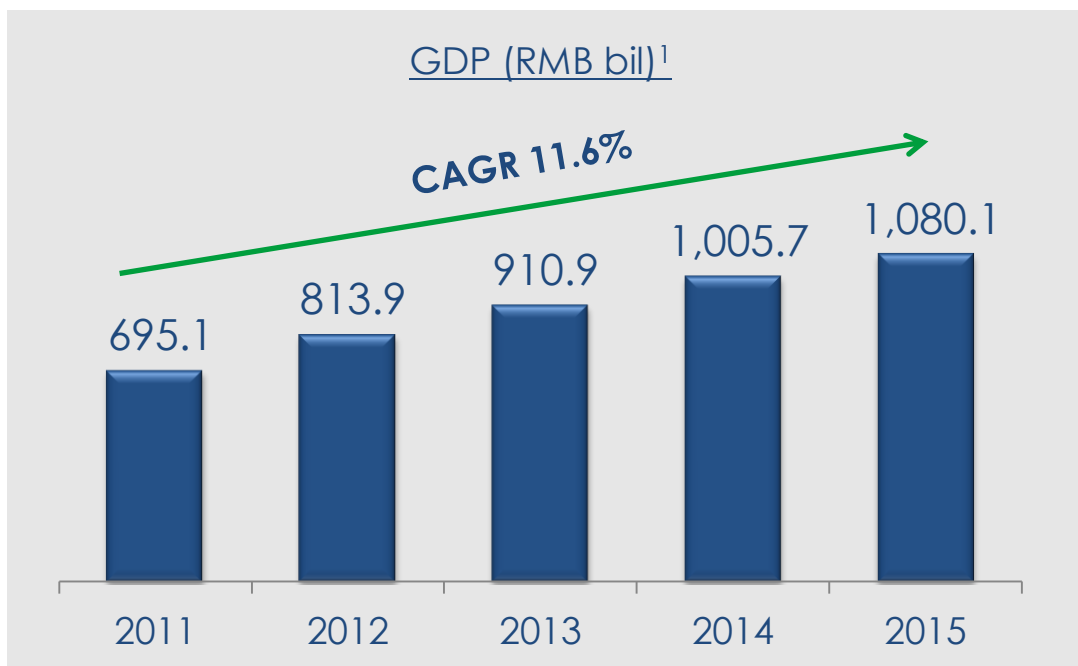
A popular destination among the fashion conscious young working adults;
Won numerous awards including “Most Influential Mall” award by SINA.com Sichuan





Chengdu, Major Gateway City in High Growth Western China

- Provincial capital of Sichuan province
- One of the major transportation hubs and economic engines of Western China
- High 2015 GDP growth of 8% to RMB1,080 billion¹
- 2015 residential population ~15 million¹
- One of the key cities in the “One Belt One Road” initiative



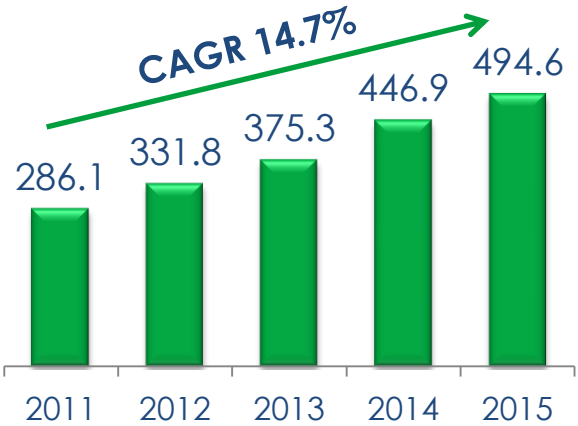
Source:

1. Chengdu Bureau of Statistics

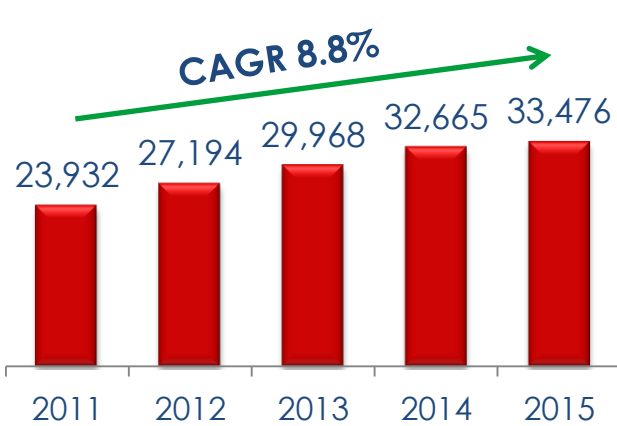
Vibrant Retail Scene in Chengdu

- Supported by a large group of middle-class residents with diverse spending habits
- Favoured by international retailers as a point of entry into the region
- Robust retail sales growth underpinned by steady income growth
- Higher sales conversion rate at community malls

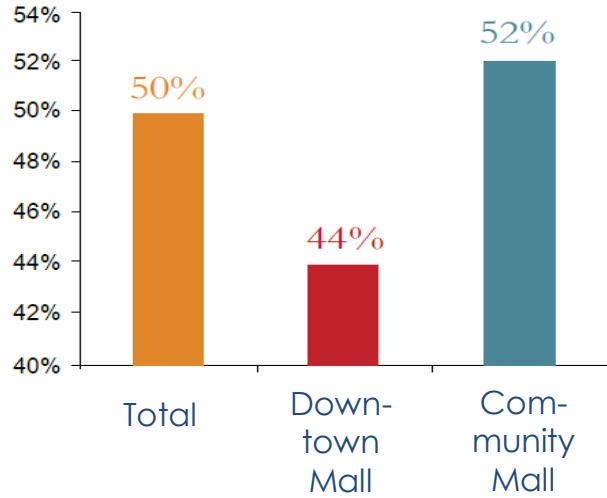
Retail Sales (RMB bil)¹



Per Capita Urban Disposable Income (RMB)¹



Sales Conversion Rate²



Source:
1. Chengdu Bureau of Statistics
2. Jones Lang LaSalle



Gaoxin District, Prominent Hi-Tech Development Zone in South Chengdu

- Ranked 4th among 146 national hi-tech zones in China¹
- Focuses on developing and facilitating financial services for industries such as transportation, banking and investment
- ~100 Fortune 500 companies were attracted to set up their presence¹
- Retail sales grew 11.7% y-o-y to RMB51.6 billion in 2015, the highest recorded among districts in Chengdu¹



Source:

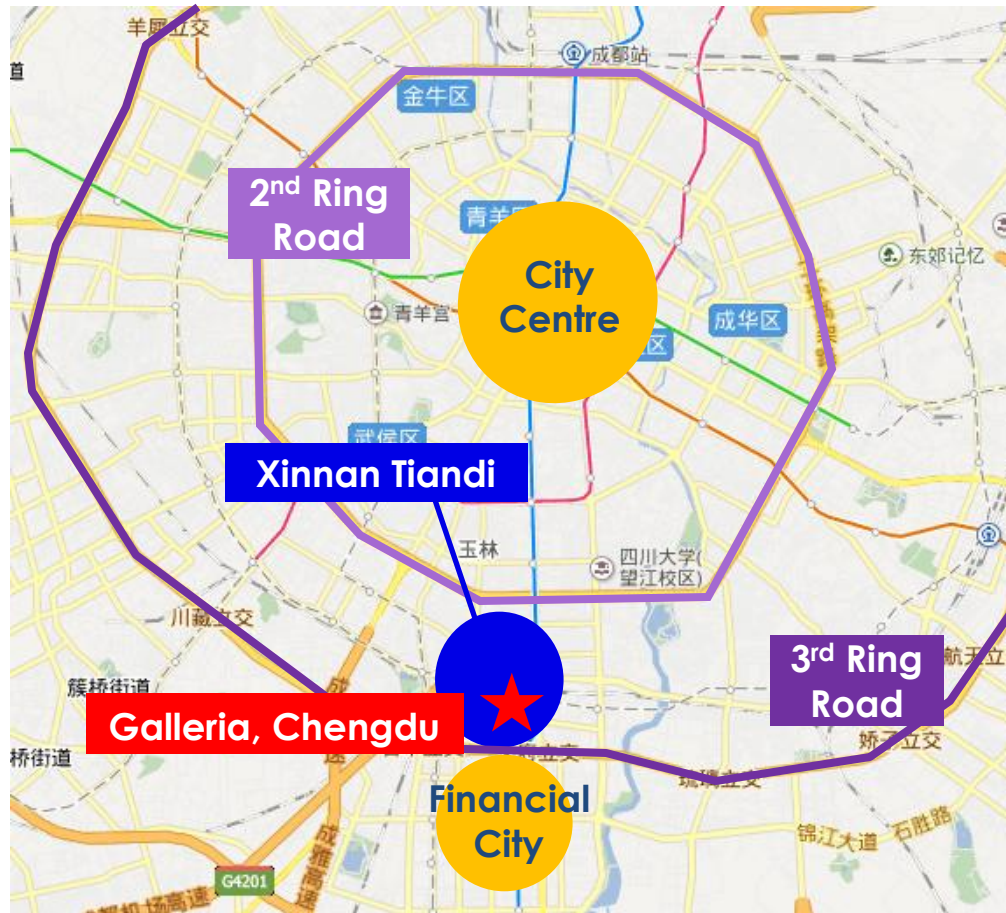
1. China Chengdu Hi-Tech Industrial Development Zone portal at www.cdht.gov.cn



Strategically Located in the Heart of Xinnan Tiandi, Gaoxin District

Xinnan Tiandi: Sizeable & Well Established Retail Precinct in Chengdu

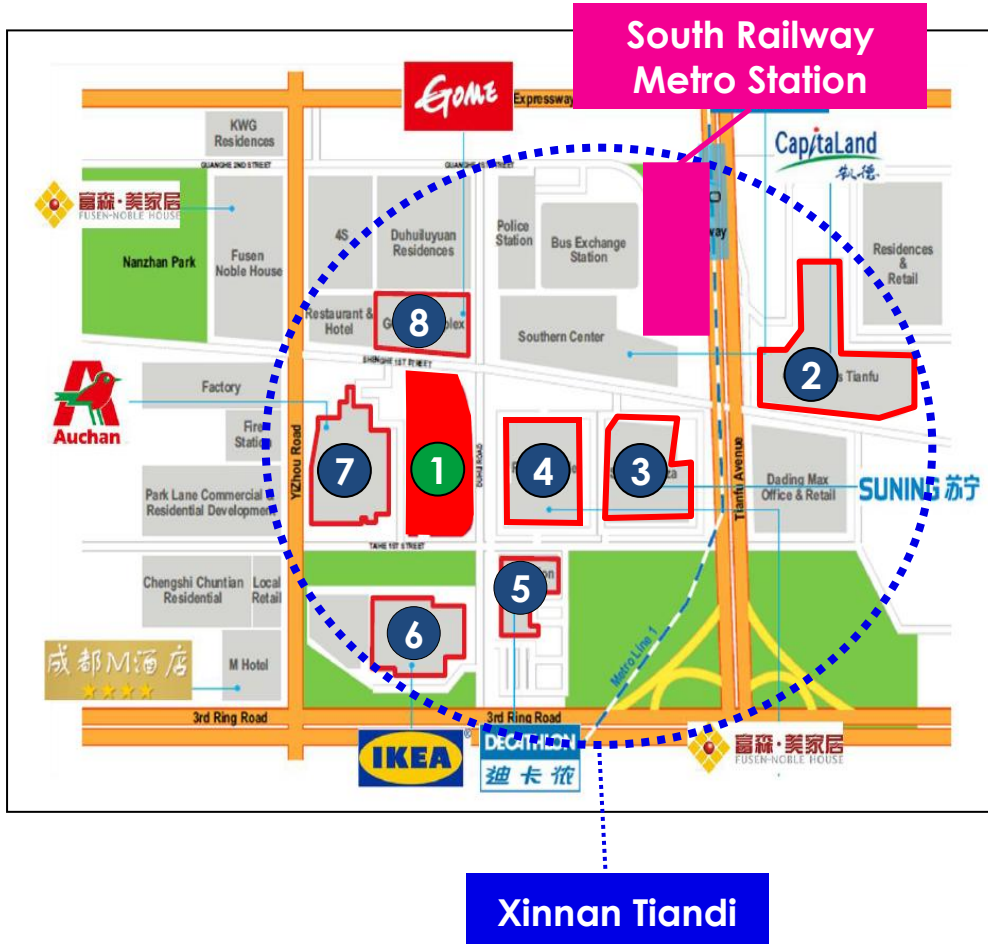
- Located within the 3rd Ring Road
- ~6km from city centre
- Attracts large number of residents as it is conveniently located between the City Centre and Financial City
- Well established retail precinct in Chengdu





Strategically Located in the Heart of Xinnan Tiandi, Gaoxin District

Attracts shoppers from the vicinity and other parts of Chengdu



- Strong complementary retail offerings with surrounding big-box retailers and CapitaMall Tianfu
- Different retail formats focusing on diverse retail offerings and market segments

- 1 Galleria, Chengdu (Fashion & Dining)
- 2 CapitaMall Tianfu (Family Mall)
- 3 Suning Plaza (Outlet Mall)
- 4 Fusen-Noble House (Home Furnishings)
- 5 Decathlon (Sports Gears)
- 6 IKEA (Home Furnishings)
- 7 Auchan (Hypermarket)
- 8 GOME (Electronics)



Excellent Connectivity & Easily Accessible

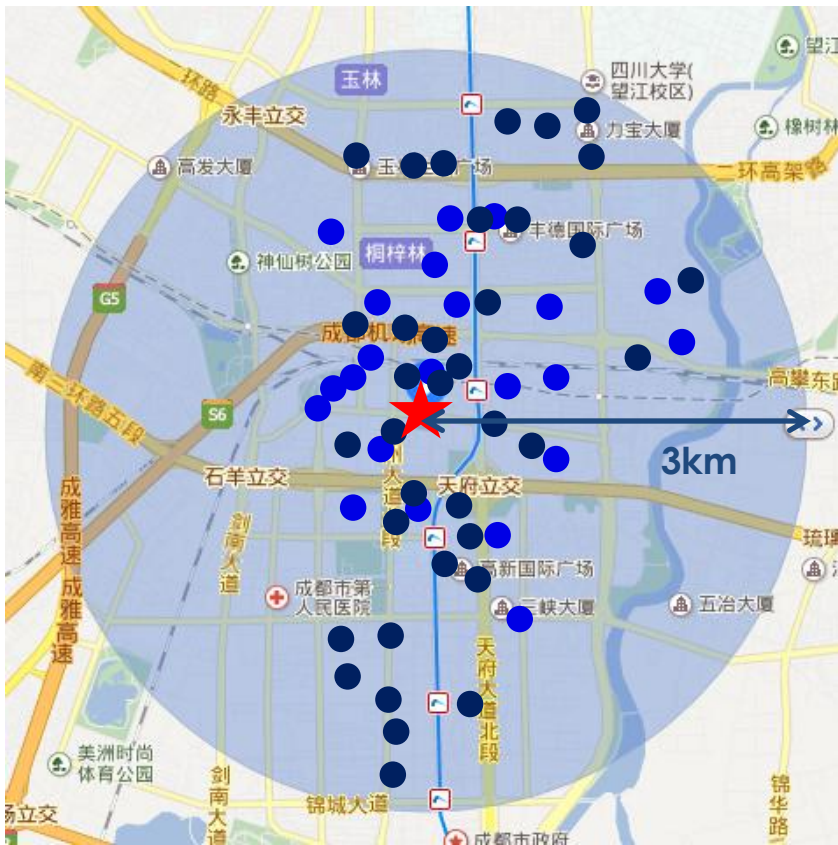
Close proximity to transportation hub



- **South Railway Metro Station: Future Interchange to Line 1, 7 & 18**
 - ✓ **Line 1 (in operation):** Major line connecting north-south bound traffic
 - ✓ **Line 7 (under construction):** target operational by end-2017, an inner city line
 - ✓ **Line 18 (planning):** target operational by early-2020, links to the future Tianfu International Airport
- **With the completion of Line 7 and 18, accessibility will be further enhanced**
- **Chengdu South Railway Station: Major railway station that connects to nearby cities**
- **Direct access to the arterial road (Shenghe Yi Road)**

Large & Affluent Population Catchment

Large and growing immediate catchment;
~1 million residents & white-collar workers within 3-km



★ Galleria, Chengdu ● Residential ● Office



Strong Operating Performance

- Operating at 100% occupancy¹
- Attract quality tenants like H&M, innisfree, Nike, Starbucks, Swarovski, UNIQLO and etc
- Stable footfall and tenants' sales
- Recognised as leading mall, won “Most Influential Mall” Award by SINA.com Sichuan (新浪四川) for 2015



Note:

1. Based on information provided by the vendor.



Thank You

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