UNITED HAMPSHIRE US REIT ESTATE INVESTMENT TRUST

(a real estate investment trust constituted on 18 September 2019
under the laws of the Republic of Singapore)
(Managed by United Hampshire US REIT Management Pte. Ltd.)

United Overseas Bank Limited was the sole financial adviser for the initial public offering of United Hampshire US REIT (the "**Offering**"). United Overseas Bank Limited, UOB Kay Hian Private Limited and UBS AG, Singapore Branch were the joint issue managers and global coordinators for the Offering. United Overseas Bank Limited, UOB Kay Hian Private Limited, UBS AG, Singapore Branch, Credit Suisse (Singapore) Limited and The Hongkong and Shanghai Banking Corporation Limited, Singapore Branch were the joint bookrunners and underwriters for the Offering.

PAYMENT OF BASE COMPONENT OF MANAGEMENT FEE BY WAY OF ISSUE OF UNITS IN UNITED HAMPSHIRE US REAL ESTATE INVESTMENT TRUST ("UNITED HAMPSHIRE US REIT")

United Hampshire US Real Estate Management Pte. Ltd., as manager of United Hampshire US Real Estate Investment Trust (the "**Manager**"), wishes to announce that a total of 1,216,987 Units in United Hampshire US REIT ("**Management Fee Units**") has been issued on 9 March 2021 at an issue price of US$0.6291 per Unit to the Manager.

The Management Fee Units have been issued as payment of 100% of the Manager's base fee ("**Base Fee**") for the period from 1 October 2020 to 31 December 2020 (both dates inclusive).

The Base Fee is calculated in accordance with the trust deed constituting United Hampshire US REIT dated 18 September 2019 (as amended) (the "**Trust Deed**"). In accordance with the Trust Deed, the Manager may elect to receive the Base Fee in the form of cash and/or Units, in such proportion as may be determined by the Manager. As disclosed in the prospectus of United Hampshire US REIT dated 3 March 2020, the Manager has elected to receive 100% of the Base Fee in the form of Units for financial period 2020 and financial year 2021.

The issue price of the Management Fee Units is based on the volume weighted average price for a Unit for all trades on Singapore Exchange Securities Trading Limited (the "**SGX-ST**") in the ordinary course of trading on the SGX-ST for the last 10 business days immediately preceding (and for the avoidance of doubt, including) 31 December 2020.

Following the issuance of the Management Fee Units, the Manager's unitholding in United Hampshire US REIT is 1,316,816 Units, representing approximately 0.26% of the total number of issued Units in United Hampshire US REIT. The total number of issued Units in United Hampshire US REIT as at the date of this announcement is 497,354,065.

BY ORDER OF THE BOARD

Robert T. Schmitt
Chief Executive Officer
United Hampshire US REIT Management Pte. Ltd.
(Company Registration No. 201916768W)
As Manager of United Hampshire US Real Estate Investment Trust

9 March 2021