

RAFFLES EDUCATION LIMITED
(Company Registration No. 199400712N)
(Incorporated in the Republic of Singapore)
("Company")

**COMPLETION OF THE PROPOSED DISPOSAL OF THE PROPERTY LOCATED AT 51
MERCHANT ROAD SINGAPORE 058283**

1. INTRODUCTION

The board of directors (the "**Board**" or the "**Directors**") of Raffles Education Limited ("**Company**", and together with its subsidiaries, the "**Group**") refers to the announcement dated 1 December 2025 (the "**Announcement**") in relation to the proposed disposal of the property located at 51 Merchant Road Singapore 058283 (the "**Property**").

Unless otherwise defined, all capitalized terms used in this announcement shall have the same meanings ascribed to them in the Announcement.

2. COMPLETION OF THE PROPOSED DISPOSAL

The Board is pleased to announce that the conditions precedent set out in the sale and purchase agreement dated 1 December 2025 have been fulfilled, and the Company's subsidiary, Raffles Assets (Singapore) Pte. Ltd. (the "**Vendor**") has today completed the disposal of the Property for a total consideration of S\$121,800,000.00 (exclusive of GST).

The said consideration has been fully satisfied in cash by the Purchaser, and the Property has been delivered to the Purchaser free from all encumbrances.

3. INTERESTS OF DIRECTORS AND CONTROLLING SHAREHOLDERS

None of the Directors or controlling shareholders of the Company has any interest, direct or indirect, in the Proposed Disposal other than through their respective shareholdings in the Company.

4. CAUTION IN TRADING

Shareholders are advised to exercise caution when dealing in the shares of the Company and to refrain from taking any action in respect of their investments which may be prejudicial to their interests. In the event that shareholders wish to deal in the shares of the Company, they should seek their own professional advice and consult with their own stockbrokers.

By Order Of The Board
Raffles Education Limited
27 February 2026