SECURITIES AND FUTURES ACT (CAP. 289) SECURITIES AND FUTURES (DISCLOSURE OF INTERESTS) REGULATIONS 2012

NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

FORM

3
(Electronic Format)

Explanatory Notes

- 1. Please read the explanatory notes carefully before completing the notification form.
- 2. This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
 - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
 - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

Part I - General

1. Name of Listed Issuer:

BRC ASIA LIMITED

2. Type of Listed Issuer:

Company/Corporation
Registered/Recognised Business Trust
Real Estate Investment Trust

3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

No (Please proceed to complete Part II)

Yes (Please proceed to complete Parts III & IV)

4.

08-Sep-2017

Date of notification to Listed Issuer:

Part III - Substantial Shareholder(s)/Unitholder(s) Details

[To be used for multiple Substantial Shareholders/Unitholders to give notice]

| Substantial Shareholder/Unitholde | r A |
|-----------------------------------|-----|
|-----------------------------------|-----|



| Sub | stantial Shareholder/Unitholder A | | | |
|-----|---|-------------------------|----------------------|---|
| 1. | Name of Substantial Shareholder/ | Unitholder: | | _ |
| | SIN TECK GUAN (PTE) LTD | | | |
| 2. | Is Substantial Shareholder/Unithous securities of the Listed Issuer are I | | • | vhose interest in the |
| | ✓ No | | | |
| 3. | Notification in respect of: | | | |
| | ☐ Becoming a Substantial Sharehold | der/Unitholder | | |
| | Change in the percentage level of | interest while still re | maining a Substantia | l Shareholder/Unitholde |
| | ✓ Ceasing to be a Substantial Share | holder/Unitholder | | |
| 4. | Date of acquisition of or change in | interest: | | |
| | 08-Sep-2017 | | | |
| 5. | Date on which Substantial Shareh change in, interest (if different | | | - · · · · · · · · · · · · · · · · · · · |
| | 08-Sep-2017 | | | |
| 6. | Explanation (if the date of becoming change in, interest): | ng aware is differe | ent from the date of | acquisition of, or the |
| | | | | |
| | | | | |
| 7. | Quantum of total voting shares/un | its (including votir | ng shares/units und | erlying rights/options |
| | warrants/convertible debentures { Unitholder before and after the train | | nown}) held by Sub | stantial Shareholder |
| | Immediately before the transaction | Direct Interest | Deemed Interest | Total |
| | of voting shares/units held and/or | 15,762,904 | 0 | 15,762,904 |

| Immediately before the transaction | Direct Interest | Deemed Interest | Total |
|---|-----------------|-----------------|------------|
| No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures: | 15,762,904 | 0 | 15,762,904 |
| As a percentage of total no. of voting shares/units: | 8.459 | 0 | 8.459 |
| Immediately after the transaction | Direct Interest | Deemed Interest | Total |
| miniodiatory dittor the transaction | Bireet interest | Deemed interest | rotar |
| No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures : | 0 | 0 | 0 |

| Ī | NA | |
|-----|------------|--|
| | | |
| | [You | cionship between the Substantial Shareholders/Unitholders giving notice in this form: may attach a chart in item 10 to show the relationship between the Substantial Shareholders/ colders] |
| _ | NA | |
| | | |
| | Attac | hments (<i>if any</i>): 🕤 |
| | IJ | (The total file size for all attachment(s) should not exceed 1MB.) |
| | If this | s is a replacement of an earlier notification, please provide: |
| | (a) | SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"): |
| | | |
| | (b) | Date of the Initial Announcement: |
| | (c) | 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement: |
| | | |
| | Rem | arks (<i>if any</i>): |
| - 1 | | ercentage of the total number of voting shares is calculated based on the total share capital of the any (excluding 1,626,600 treasury shares) as at 8 September 2017, i.e. 186,335,089 ordinary shares. |
| | | |
|)S | tantia | Il Shareholder/Unitholder B |
| - | Nam | e of Substantial Shareholder/Unitholder: |
| | LAU E | NG TIONG |
| | secu Ye | |
| | ✓ No | 0 |

| 3. | Notification in respect of: Becoming a Substantial Sharehole | der/Unitholder | | |
|--------------------|---|--|---|---------------------------------|
| | Change in the percentage level of | interest while still re | emaining a Substantia | al Shareholder/Unitholder |
| | ✓ Ceasing to be a Substantial Share | eholder/Unitholder | | |
| 4. | Date of acquisition of or change in | interest: | | |
| | 08-Sep-2017 | | | |
| 5. | Date on which Substantial Shareh change in, interest (if different 08-Sep-2017) | | | • |
| 6. | Explanation (if the date of become change in, interest): | ing aware is differe | ent from the date o | f acquisition of, or the |
| | | | | |
| | | | | |
| 7. | Quantum of total voting shares/ur warrants/convertible debentures { Unitholder before and after the tra | conversion price k | • | |
| | Immediately before the transaction | Direct Interest | Deemed Interest | Total |
| Na | . of voting shares/units held and/or | 0 | 15,762,904 | 15,762,904 |
| und | derlying the rights/options/warrants/ overtible debentures: | | | |
| cor | derlying the rights/options/warrants/ nvertible debentures: a percentage of total no. of voting shares/ | 0 | 8.459 | 8.459 |
| cor | derlying the rights/options/warrants/ nvertible debentures: a percentage of total no. of voting shares/ | 0 Direct Interest | 8.459 Deemed Interest | 8.459 <i>Total</i> |
| As uni | derlying the rights/options/warrants/ nvertible debentures: a percentage of total no. of voting shares/ ts: | | | |
| As uni | derlying the rights/options/warrants/ evertible debentures: a percentage of total no. of voting shares/ tts: Immediately after the transaction of voting shares/units held and/or derlying the rights/options/warrants/ evertible debentures: a percentage of total no. of voting shares/ | Direct Interest | Deemed Interest | Total |
| As uni No uno cor | derlying the rights/options/warrants/ evertible debentures: a percentage of total no. of voting shares/ tts: Immediately after the transaction of voting shares/units held and/or derlying the rights/options/warrants/ evertible debentures: a percentage of total no. of voting shares/ | Direct Interest 0 0 ned interests (if the | Deemed Interest 0 0 interest is such): | Total 0 |
| As uni | derlying the rights/options/warrants/ nvertible debentures: a percentage of total no. of voting shares/ ts: Immediately after the transaction of voting shares/units held and/or derlying the rights/options/warrants/ nvertible debentures: a percentage of total no. of voting shares/ ts: Circumstances giving rise to deem [You may attach a chart in item 10 to | Direct Interest 0 0 ned interests (if the illustrate how the Su | Deemed Interest 0 0 interest is such): | Total 0 0 r/Unitholder's deemed |

| | Mr LAU ENG TIONG has a 25.00% interest in Sin Teck Guan (Pte) Ltd and is deemed to have an interest in the shares of the Company held by Sin Teck Guan (Pte) Ltd pursuant to Section 7 of the Companies Act, Cap. 50. |
|-----|---|
| 10. | Attachments (if any): 1 |
| | (The total file size for all attachment(s) should not exceed 1MB.) |
| 11. | If this is a replacement of an earlier notification, please provide: |
| | (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"): |
| | (b) Date of the Initial Announcement: |
| | (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement: |
| 12. | Remarks (if any): |
| Sub | stantial Shareholder/Unitholder C |
| 1. | Name of Substantial Shareholder/Unitholder: |
| | LAU ENG HOE |
| 2. | Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)? Yes No |
| 3. | Notification in respect of: Becoming a Substantial Shareholder/Unitholder |
| | ☐ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder |
| | Ceasing to be a Substantial Shareholder/Unitholder |
| 4. | Date of acquisition of or change in interest: |
| | 08-Sep-2017 |
| 5. | Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest (if different from item 4 above, please specify the date): 08-Sep-2017 |

| | warrants/convertible debentures { Unitholder before and after the transaction | conversion price i | ing shares/units und known}) held by Sul | | |
|-----------|---|----------------------|---|------------|--|
| un | . of voting shares/units held and/or derlying the rights/options/warrants/nvertible debentures: | 0 | 15,762,904 | 15,762,904 | |
| | a percentage of total no. of voting shares/ | 0 | 8.459 | 8.459 | |
| | Immediately after the transaction | Direct Interest | Deemed Interest | Total | |
| un | of voting shares/units held and/or derlying the rights/options/warrants/nvertible debentures : | 0 | 0 | 0 | |
| As uni | a percentage of total no. of voting shares/ | 0 | 0 | 0 | |
| 8. | Circumstances giving rise to deem [You may attach a chart in item 10 to interest arises] By virtue of Section 7 of the Companies of the Company held by Sin Teck Guan (| illustrate how the S | ubstantial Shareholde | | |
| 9. | Relationship between the Substantial Shareholders/Unitholders giving notice in this form: [You may attach a chart in item 10 to show the relationship between the Substantial Shareholders/Unitholders] | | | | |
| | Mr LAU ENG HOE has a 25.00% interest i | , , | Ltd and is deemed to hant to Section 7 of the (| | |
| | shares of the company held by sin reck | | | | |

| | (b) Date of the Initial Announcement: |
|------------|--|
| | |
| | (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement: |
| | |
| 12. | Remarks (if any): |
| | The percentage of the total number of voting shares is calculated based on the total share capital of the |
| | Company (excluding 1,626,600 treasury shares) as at 8 September 2017, i.e. 186,335,089 ordinary shares. |
| | |
| | |
| <u>Sub</u> | stantial Shareholder/Unitholder D |
| 1. | Name of Substantial Shareholder/Unitholder: |
| | LAU ENG SENG |
| 2. | Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)? Yes No |
| 3. | Notification in respect of: |
| | Becoming a Substantial Shareholder/Unitholder |
| | Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder |
| | ✓ Ceasing to be a Substantial Shareholder/Unitholder |
| 4. | Date of acquisition of or change in interest: |
| | 08-Sep-2017 |
| 5. | Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest (if different from item 4 above, please specify the date): |
| | 08-Sep-2017 |
| 6. | Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest): |
| | |
| | |
| | |
| 7. | Quantum of total voting shares/units (including voting shares/units underlying rights/options/warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/Unitholder before and after the transaction: |
| | Immediately before the transaction |
| | |

| underlying | ng shares/units held and/or the rights/options/warrants/ e debentures: | 0 | 15,762,904 | 15,762,904 |
|--------------------------|--|---|------------------------------|---|
| As a perce units: | entage of total no. of voting shares/ | 0 | 8.459 | 8.459 |
| Imme | ediately after the transaction | Direct Interest | Deemed Interest | Total |
| underlying | ng shares/units held and/or the rights/options/warrants/ e debentures : | 0 | 0 | 0 |
| As a perce units: | entage of total no. of voting shares/ | 0 | 0 | 0 |
| [You intere By vir | umstances giving rise to deem may attach a chart in item 10 to est arises] tue of Section 7 of the Companies at Company held by Sin Teck Guan (l | illustrate how the S Act, Cap. 50, LAU ENG | Substantial Shareholde | |
| [You Unith Mr LA | tionship between the Substan may attach a chart in item 10 to nolders] JU ENG SENG has a 25.00% interest s of the Company held by Sin Teck | show the relationshin Sin Teck Guan (Pto | e) Ltd and is deemed to | tantial Shareholders/ b have an interest in the |
| 0. Atta | chments (<i>if any</i>): ① | | | |
| G | (The total file size for all attachmen | nt(s) should not excee | ed 1MB.) | |
| | s is a replacement of an earli | _ | • | |
| (a) | SGXNet announcement ref on SGXNet (the "Initial Anno | | <u>st</u> notification which | n was announced |
| (b) | Date of the Initial Announce | ment: | | |
| (c) | 15-digit transaction reference which was attached in the Ir | | | on in the Form 3 |
| 2. Rem | narks (<i>if any</i>): | | | |
| | ercentage of the total number of vo pany (excluding 1,626,600 treasury | | | |

| Sub | stantial Shareholder/Unitholder E | | | | | |
|------|---|-------------------------|-----------------------|--------------------------|--|--|
| 1. | Name of Substantial Shareholder/Unitholder: | | | | | |
| | LAU ENG LIN | | | | | |
| 2. | Is Substantial Shareholder/Unithousecurities of the Listed Issuer are I ☐ Yes ✓ No | | • | vhose interest in the | | |
| 3. | Notification in respect of: | | | | | |
| | ☐ Becoming a Substantial Sharehold | der/Unitholder | | | | |
| | ☐ Change in the percentage level of | interest while still re | emaining a Substantia | l Shareholder/Unitholder | | |
| | ✓ Ceasing to be a Substantial Share | holder/Unitholder | | | | |
| 4. | Date of acquisition of or change in | interest: | | | | |
| | 08-Sep-2017 | | | | | |
| 5. | Date on which Substantial Shareh change in, interest (if different | | | • | | |
| | 08-Sep-2017 | | , , | , | | |
| 6. | Explanation (if the date of becoming change in, interest): | ng aware is differe | ent from the date of | acquisition of, or the | | |
| | | | | | | |
| 7. | Quantum of total voting shares/un warrants/convertible debentures (unitholder before and after the training shares) | conversion price k | • | | | |
| | Immediately before the transaction | Direct Interest | Deemed Interest | Total | | |
| und | of voting shares/units held and/or erlying the rights/options/warrants/vertible debentures: | 0 | 15,762,904 | 15,762,904 | | |
| As a | a percentage of total no. of voting shares/s: | 0 | 8.459 | 8.459 | | |
| | Immediately after the transaction | Direct Interest | Deemed Interest | Total | | |
| und | of voting shares/units held and/or erlying the rights/options/warrants/vertible debentures : | 0 | 0 | 0 | | |

0

0

units:

As a percentage of total no. of voting shares/

| | tue of Section 7 of the Companies Act, Cap. 50, LAU ENG LIN is deemed to be interested in the shares of ompany held by Sin Teck Guan (Pte) Ltd. |
|--------|---|
| [You | ntionship between the Substantial Shareholders/Unitholders giving notice in this form: may attach a chart in item 10 to show the relationship between the Substantial Shareholders/nolders] |
| | U ENG LIN has a 25.00% interest in Sin Teck Guan (Pte) Ltd and is deemed to have an interest in the s of the Company held by Sin Teck Guan (Pte) Ltd pursuant to Section 7 of the Companies Act, Cap. 50. |
| Atta | chments (<i>if any</i>): 🕦 |
| Ø | (The total file size for all attachment(s) should not exceed 1MB.) |
| If thi | s is a replacement of an earlier notification, please provide: |
| (a) | SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"): |
| | |
| (b) | Date of the Initial Announcement: |
| (c) | 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement: |
| Ren | narks (<i>if any</i>): |
| The p | ercentage of the total number of voting shares is calculated based on the total share capital of the bany (excluding 1,626,600 treasury shares) as at 8 September 2017, i.e. 186,335,089 ordinary shares. |
| | |
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| | |

Part IV - Transaction details

| 1. | Type of securities which are the subject of the transaction (more than one option may be chosen): |
|----|---|
| | ✓ Voting shares/units |
| | Rights/Options/Warrants over voting shares/units |
| | Convertible debentures over voting shares/units (conversion price known) |
| | Others (please specify): |
| | |
| | |
| | |
| | |
| 2. | Number of shares, units, rights, options, warrants and/or principal amount of convertible debentures acquired or disposed of by Substantial Shareholders/Unitholders: |
| | 15,762,904 |
| 3. | Amount of consideration paid or received by Substantial Shareholders/Unitholders (excluding brokerage and stamp duties): |
| | 14,580,686.20 |
| 4. | Circumstance giving rise to the interest or change in interest: |
| | Acquisition of: |
| | Securities via market transaction |
| | Securities via off-market transaction (e.g. married deals) |
| | Securities via physical settlement of derivatives or other securities |
| | Securities pursuant to rights issue |
| | Securities via a placement |
| | Securities following conversion/exercise of rights, options, warrants or other convertibles |
| | Disposal of: |
| | Securities via market transaction |
| | Securities via off-market transaction (e.g. married deals) |
| | Other circumstances: |
| | Acceptance of take-over offer for the Listed Issuer |
| | Corporate action by the Listed Issuer which Substantial Shareholders/Unitholders did not participate in (please specify): |
| | |
| | |
| | |
| | Others (please specify): |
| | |
| | |
| | |
| | |

| | Pari | iculars of Individual submitting this notification form to the Listed Issuer: | |
|---|---------|---|--|
| | (a) | Name of Individual: | |
| | | LAU WEE MIN | |
| | (b) | Designation (if applicable): | |
| | (c) | Name of entity (<i>if applicable</i>): | |
| a | nsactio | on Reference Number (auto-generated): | |
| 2 | 2 9 | 6 3 8 2 4 9 4 3 9 5 6 3 | |
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