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APL REALTY HOLDINGS PTE. LTD.
*(incorporated in the Republic of Singapore
with limited liability)*

**Results of the Offer
Relating to Secured Notes Due 2024**

FOR IMMEDIATE RELEASE

SINGAPORE, November [22], 2023 – Reference is made to the press release of APL Realty Holdings Pte. Ltd. (the “**Issuer**”) dated November 15, 2023 (the “**Press Release**”) whereby it announced that it had commenced an invitation to the Eligible Holders of its outstanding 5.95% Senior Notes due 2024 (Common Code: 161783358; ISIN: XS1617833584) (the “**Notes**”) to tender their Notes for purchase for cash up to an aggregate principal amount of the Notes that it can purchase for up to IDR 1 trillion, excluding Accrued Interest (the “**Offer**”). Capitalized terms used but not defined in this press release shall have the same meanings given to them in the Press Release.

Termination of the Offer

Further to the expiration of the Offer at 4.00 p.m., London time on November 21, 2023, the Issuer has decided to terminate the Offer and will therefore not accept any Notes for purchase.

The decision to terminate the Offer has been made taking into account (i) the aggregate principal amount of US\$131,960,000 of Notes outstanding, (ii) the Acceptance Consideration of IDR 1 trillion that was available to fund the Offer and (iii) the Offer Prices submitted by the Eligible Holders in the Auction Process.

The Issuer believes that using the proceeds from the Credit Facility to accept validly tendered Notes for purchase would result in a material aggregate principal amount of Notes remaining outstanding and having uncertain risks, especially during the political year in Indonesia, to be refinanced at maturity. As such, the Issuer is exploring alternative options to address the outstanding Notes.

Further information

Questions about the terms of the Offer should be directed to the Dealer Manager at the address listed below.

All documentation relating to the Offer, together with any updates, can be found on the Offer Website at <https://projects.morrowsodali.com/agungpodomoro>. Any questions concerning the results of the Offer may be directed to the Information and Tender Agent for the Offer using the contact details below.

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DISCLAIMER

This press release must be read in conjunction with the Press Release as well as the OTP which have been prepared by the Issuer in relation to the Offer.

The distribution of this press release and the OTP may be restricted by law and persons into whose possession this press release and the OTP are required by the Dealer Manager, the Information and Tender Agent and the Issuer inform themselves about, and to observe, any such restrictions.

No offer to purchase or solicitation of any offer to sell is being made pursuant to this press release. None of this press release or OTP constitutes an offer to purchase or solicitation of any offer to sell in any jurisdiction in which, or to or from any person to or from whom, it is unlawful to make such invitation under applicable securities laws.

*This press release does not constitute an offer to sell or the solicitation of an offer to buy any securities in the United States or any other jurisdiction in which such offer, solicitation or sale would be unlawful prior to registration or qualification under the securities laws of any such jurisdiction. The securities referred to herein will not be registered under the United States Securities Act of 1933, as amended (the “**Securities Act**”), and may not be offered or sold in the United States except pursuant to an exemption from, or a transaction not subject to, the registration requirements of the Securities Act. Any public offering of securities to be made in the United States will be made by means of a prospectus. Such prospectus will contain detailed information about the company making the offer and its management and financial statements. The Issuer does not intend to make any public offering of securities in the United States.*

*This press release does not constitute a public offering or private placement in Indonesia under Law Number 8 of 1995 on Capital Markets as partially amended by Law No. 4 of 2023 on the Development and Strengthening of the Financial Sector (including its amendments from time to time) and its implementing regulations (“**Indonesian Capital Market Laws**”), including the Financial Services Authority (Otoritas Jasa Keuangan) Regulation No.30/POJK.04/2019 on the Issuance of Debt-Linked Securities and/or Sukuk by way of Private Placement (“**OJK Rule No. 30/2019**”). The Offer may not and will not be offered or distributed (i) in Indonesia to Indonesian citizens and institutions or foreign citizens and institutions or other form of legal entity; or (ii) outside Indonesia, to Indonesian citizens and institutions or other form of Indonesian legal entity; in a manner which constitutes a public offering or private placement under the Indonesian Capital Market Laws, including OJK Rule No. 30/2019.*