

NEWS RELEASE

CapitaLand Ascott Trust is the only lodging trust in Asia Pacific included in the S&P Global Sustainability Yearbook 2025 ***Achieves ‘Industry Mover’ recognition for accomplishing strongest improvement in its industry***

Singapore, 11 February 2025 – CapitaLand Ascott Trust (CLAS) is the only lodging trust in Asia Pacific to be included in the S&P Global Sustainability Yearbook 2025 as it makes its debut in the prestigious index. CLAS is also the only Singapore-listed trust under the ‘Equity Real Estate Investment Trusts’ category. CLAS achieved ‘Industry Mover’ status¹ in the rankings, recognising CLAS for accomplishing the strongest improvement in its industry.

In 2025, out of over 7,690 global companies assessed, only 780 companies have been recognised in the S&P Global Sustainability Yearbook. Inclusion in the S&P Global Sustainability Yearbook is based on the S&P Global Corporate Sustainability Assessment (CSA). The CSA measures a company’s performance on and management of material environmental, social and governance (ESG) risks, opportunities and impacts, making the link between sustainability and business strategies.

Ms Serena Teo, Chief Executive Officer of CapitaLand Ascott Trust Management Limited and CapitaLand Ascott Business Trust Management Pte. Ltd. (the Managers of CLAS), said: “Sustainability remains core to what we do at CLAS. As CLAS continues to expand as the largest lodging trust in Asia Pacific, we endeavour to grow responsibly. We integrate sustainability in every stage from investment to design, development and operations. We have established systems and processes to ensure that we are on track to achieving our rigorous sustainability targets. CLAS is also one of the few listed trusts in Singapore to publish a sustainability report that is externally assured to give our investors and stakeholders confidence in the quality of our data and reporting. We remain committed to enhancing our ESG efforts as we deliver stable returns to our Stapled Securityholders.”

“Increasingly, guests staying at our properties are also sustainability-minded. We have greened over 50% of our global portfolio² and CLAS remains on track to green 100% of our portfolio by 2030. We continue to partner our operators and lessees to green our operations. In addition, our asset enhancement initiatives (AEI) not only uplift the value and profitability of the properties but also improve the energy and water efficiency of these properties. Six of the

¹ The ‘Industry Mover’ status recognises companies who have achieved an improvement in their S&P Global CSA Score of at least five percent and accomplished the strongest improvement in their industry.

² As at May 2024.

eight properties³ in our AEI pipeline are already green certified and we plan to have the remaining properties undergo certification in the next few years,” added Ms Teo.

For example, Citadines Holborn-Covent Garden London completed its AEI in 3Q 2024, transforming the post-war building into a modern and sustainable asset. The property is an ‘Excellence in Design for Greater Efficiencies’ (EDGE) - certified property. During the AEI process, energy-efficient cooling system and lights as well as a heat pump for water heating were installed to reduce energy consumption. To reduce water use, water-efficient showerheads, faucets and water closets were installed. These measures have enabled the property to achieve energy and water savings and reduce carbon emissions.

Strengthening global leader in sustainability

CLAS’ inclusion in the S&P Global Sustainability Yearbook further consolidates its reputation as a leader in global sustainability. In 2024, CLAS achieved the ‘Global Listed Sector Leader – Hotel’ title in GRESB for the fourth consecutive year. It also scored the top position in the Singapore Governance and Transparency Index, in the REITs and Business Trusts category for the fourth consecutive year. In 2024, CLAS also won the Singapore Corporate Sustainability Award, in the REITs and Business Trusts category at the SIAS Investors’ Choice Awards 2024.

Integrating its financing needs with its sustainability efforts, CLAS has secured over S\$800 million in sustainable financing to date.

About CapitaLand Ascott Trust (www.capitalandascotttrust.com)

CapitaLand Ascott Trust (CLAS) is the largest lodging trust in Asia Pacific with an asset value of S\$8.8 billion as at 31 December 2024. CLAS’ objective is to invest primarily in income-producing real estate and real estate-related assets which are used or predominantly used as serviced residences, rental housing properties, student accommodation and other hospitality assets in any country in the world. CLAS was listed on the Singapore Exchange Securities Trading Limited (SGX-ST) since March 2006, and is a constituent of the FTSE EPRA Nareit Global Real Estate Index Series (Global Developed Index).

CLAS’ international portfolio comprises 100 properties with more than 18,000 units in 45 cities across 16 countries in Asia Pacific, Europe and the United States of America as at 31 December 2024.

CLAS’ properties are mostly operated under the Ascott, Somerset, Quest and Citadines brands. They are mainly located in key gateway cities such as Barcelona, Berlin, Brussels, Hanoi, Ho Chi Minh City, Jakarta, Kuala Lumpur, London, Manila, Melbourne, Munich, New York, Paris, Perth, Seoul, Singapore, Sydney and Tokyo.

CLAS is a stapled group comprising CapitaLand Ascott Real Estate Investment Trust (CapitaLand Ascott REIT) and CapitaLand Ascott Business Trust (CapitaLand Ascott BT). CLAS is managed by CapitaLand Ascott Trust Management Limited (as manager of CapitaLand Ascott REIT) and CapitaLand Ascott Business Trust Management Pte. Ltd. (as trustee-manager of CapitaLand Ascott BT). The manager and trustee-manager are wholly

³ The Robertson House by The Crest Collection, Citadines Les Halles Paris, Citadines Kurfürstendamm Berlin, La Clef Tour Eiffel Paris, Citadines Holborn-Covent Garden London, Temple Bar Hotel Dublin by The Unlimited Collection, The Cavendish London and Sydney Central Hotel.

owned subsidiaries of Singapore-listed CapitaLand Investment Limited, a leading global real asset manager with a strong Asia foothold.

About CapitaLand Investment Limited (www.capitalandinvest.com)

Headquartered and listed in Singapore in 2021, CapitaLand Investment Limited (CLI) is a leading global real asset manager with a strong Asia foothold. As at 30 September 2024, CLI had S\$134 billion of assets under management, as well as S\$102 billion of funds under management held via stakes in seven listed real estate investment trusts and business trusts and a suite of private real asset vehicles that invest in demographics, disruption and digitalisation-themed strategies. Its diversified real asset classes include retail, office, lodging, industrial, logistics, business parks, wellness, self-storage, data centres, private credit and special opportunities.

CLI aims to scale its fund management, lodging management and commercial management businesses globally and maintain effective capital management. As the investment management arm of CapitaLand Group, CLI has access to the development capabilities of and pipeline investment opportunities from CapitaLand Group's development arm. In 2025, CapitaLand Group celebrates 25 years of excellence in real assets and continues to innovate and shape the industry.

As a responsible company, CLI places sustainability at the core of what it does and has committed to achieve Net Zero carbon emissions for Scope 1 and 2 by 2050. CLI contributes to the environmental and social well-being of the communities where it operates, as it delivers long-term economic value to its stakeholders.

Important Notice

This release may contain forward-looking statements. Actual future performance, outcomes and results may differ materially from those expressed in forward-looking statements as a result of a number of risks, uncertainties and assumptions. Representative examples of these factors include (without limitation) general industry and economic conditions, interest rate trends, cost of capital and capital availability, availability of real estate properties, competition from other developments or companies, shifts in customer demands, shifts in expected levels of occupancy rate, property rental income, charge out collections, changes in operating expenses (including employee wages, benefits and training, property operating expenses), governmental and public policy changes and the continued availability of financing in the amounts and the terms necessary to support future business.

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This release is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for the Stapled Securities.

Issued by:

CapitaLand Ascott Trust Management Limited

CapitaLand Ascott Business Trust Management Pte. Ltd.

168 Robinson Road, #30-01 Capital Tower, Singapore 068912

Tel: (65) 6713 2888 Fax: (65) 6713 2999

Website: <https://www.capitalandascotttrust.com>

For more information, please contact:

Analyst contact

Denise Wong

Head, Investor Relations & Sustainability

Tel: +65 6713 2151

Email: denise.wong@the-ascott.com

Media contact

Joan Tan

Vice President, Group Communications

Tel: +65 6713 2864 / HP: +65 9743 9503

Email: joan.tanzm@capitaland.com