



SASSEUR REAL ESTATE INVESTMENT TRUST
(a real estate investment trust constituted on 30 October 2017
under the laws of the Republic of Singapore)

NEWS RELEASE

Sasseur REIT wins “Best REIT Deal in Southeast Asia 2018” at the 12th Annual Best Deal & Solution Awards

- Organised by Alpha Southeast Asia, this award recognises Sasseur REIT’s S\$396 million IPO as Southeast Asia’s largest REIT IPO for 2018
- First listed Outlet Mall REIT in Asia attracted strong support from both institutional and retail investors, reflecting their confidence in Sasseur REIT’s investment proposition
- Sasseur REIT’s DPU for FY2018¹ exceeded forecast by 12.6% in its maiden year

Singapore, 4 March 2019 – Sasseur Asset Management Pte. Ltd. (“**Sasseur Asset Management**” or the “**Manager**”, “砂之船资产管理公司”), the manager of Sasseur Real Estate Investment Trust (“**Sasseur REIT**” or the “**REIT**”, “砂之船房地产投资信托”), is pleased to announce that Sasseur REIT has been awarded the “Best REIT Deal in Southeast Asia 2018” award at the 12th Annual Best Deal & Solution Awards held on 21 February 2019.



Mr. Anthony Ang, CEO of Sasseur Asset Management (2nd from left) with Mr. Siddiq Bazarwala, Publisher & CEO of Alpha Southeast Asia (3rd from left)

¹ Financial period from 28 March 2018 to 31 December 2018



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Organised by Alpha Southeast Asia, a Southeast Asian focused institutional investment and transactional banking magazine, this award recognises Sasseur REIT's S\$396 million IPO as Southeast Asia's largest REIT IPO for 2018.

Despite the challenging market conditions where Singapore REITs has fallen 5 percent prior to the listing of the REIT, Sasseur REIT garnered an overwhelming response from the investment community. The placement tranche of 252,812,500 units was oversubscribed and the public offer of 13,750,000 units was over 3.7 times subscribed.

Together with the commitments from the twelve cornerstone investors who subscribed for an aggregate of 228,437,500 units at the offering price of S\$0.80 per unit, a total of 495,000,000 units were issued to raise gross proceeds of S\$396.0 million (~US\$305 million).



Commenting on the award, Mr. Anthony Ang, Chief Executive Officer of Sasseur Asset Management said, **“We are pleased that our listing was recognised as a noteworthy transaction for Asia’s emerging coming-of-age asset class. We have delivered a stellar operational performance in our maiden year and our DPU for FY2018¹ exceeded forecast by 12.6%. With the strong support from our sponsor, we are well-positioned to pursue both organic and inorganic growth opportunities as we strive to deliver long-term and sustainable returns for our unitholders.”**

Mr. Anthony Ang, Chief Executive Officer of Sasseur Asset Management

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About Sasseur REIT

Sasseur REIT is the first outlet mall REIT listed in Asia. Sasseur REIT offers investors with the unique opportunity to invest in the fast-growing retail outlet mall sector in the People's Republic of China (the "PRC") through its initial portfolio of four quality retail outlet mall assets strategically located in fast growing cities in China such as Chongqing, Kunming and Hefei, with a net lettable area of 304,573.1 sq. m.

Sasseur REIT is established with the investment strategy of investing principally, directly or indirectly, in a diversified portfolio of income-producing real estate which is used primarily for retail outlet mall purposes, as well as real estate related assets in relation to the foregoing, with an initial focus on Asia.

For more information on Sasseur REIT, please visit <http://www.sasseurreit.com/>.

About the Manager – SASSEUR ASSET MANAGEMENT PTE. LTD.

Sasseur REIT is managed by the Manager, an indirect wholly-owned subsidiary of the Sponsor. The Manager's key responsibility is to manage Sasseur REIT's assets and liabilities for the benefit of Unitholders.

As the first outlet mall REIT listed in Asia, the Manager intends to utilise Sasseur REIT's first-mover advantage and acquire suitable properties with good investment characteristics in Asia or other parts of the world. The Manager's acquisition growth strategy is to identify and selectively pursue acquisition opportunities in quality income-producing properties used mainly for retail outlet mall purposes initially in the PRC and subsequently in other countries.

About the Sponsor – SASSEUR CAYMAN HOLDING LIMITED

The Sponsor Group is one of the leading premium outlet groups in the PRC, ranked within the top 500 service companies in the PRC. With about 30 years of experience in arts commerce, the Sponsor Group has become Asia's famous outlet operator for its strategic approach of integrating emotion, aesthetics, scenario planning and prudent capital management, as well as its "(1+N) x Big Data" Super Outlet business model.

For more information on the Sponsor, please visit <http://www.sasseur.com/>.



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ISSUED ON BEHALF OF : Sasseur Asset Management Pte. Ltd.

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Sponsorship Statement:

DBS Bank Ltd. was the sole financial adviser and issue manager for the initial public offering of Sasseur REIT (the "**Offering**"). DBS Bank Ltd. and Bank of China Limited, Singapore Branch were the joint global coordinators to the Offering. DBS Bank Ltd., Bank of China Limited, Singapore Branch, China International Capital Corporation (Singapore) Pte. Limited, Citigroup Global Markets Singapore Pte. Ltd., Credit Suisse (Singapore) Limited, Haitong International Securities (Singapore) Pte. Ltd. and Maybank Kim Eng Securities Pte. Ltd. were the joint bookrunners and underwriters to the Offering.