(Constituted in the Republic of Singapore pursuant to a Trust Deed dated 25 August 2005 (as amended))

ANNOUNCEMENT

PAYMENT OF 50% OF MANAGER'S MANAGEMENT FEES BY WAY OF ISSUE OF UNITS IN MAPLETREE COMMERCIAL TRUST

5 May 2022 – Mapletree Commercial Trust Management Ltd., as manager (the "Manager") of Mapletree Commercial Trust ("MCT"), wishes to announce that 4,533,905 new units in MCT ("Units") have been issued to the Manager on 5 May 2022 at S$1.8989 per Unit.

These Units have been issued as payment of (i) 50% of the base fee component of the management fee payable to the Manager for the period from 1 January 2022 to 31 March 2022 (both dates inclusive), and (ii) 50% of the performance fee component of the management fee payable to the Manager for the financial year ended 31 March 2022 in relation to VivoCity, Mapletree Business City I, mTower, Mapletree Anson and Bank of America Merrill Lynch HarbourFront. The management fee payable to the Manager in relation to Mapletree Business City II is paid entirely in cash.

The issue price is based on the 10-day volume weighted average for the Units up to 31 March 2022.

Following this issuance, the Manager now holds 108,500,107 Units and the total number of Units in issue is 3,328,047,490.

By order of the Board
Wan Kwong Weng
Joint Company Secretary
Mapletree Commercial Trust Management Ltd.
(Company Registration No. 200708826C)
As Manager of Mapletree Commercial Trust

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