CAPITALAND LIMITED

Regn No.: 198900036N
(Incorporated in the Republic of Singapore)

ANNOUNCEMENT

INCREASE OF INTEREST IN ASCOTT INTERNATIONAL MANAGEMENT JAPAN CO., LTD. FROM 60% TO 100%

CapitaLand Limited ("**CapitaLand**") wishes to announce the acquisition (the "**Acquisition**") of an additional 40% interest, comprising 40 common shares, of JPY500,000 (approximately SGD6,200) each (the "**Shares**") in Ascott International Management Japan Co., Ltd. (the "**AIM Japan**") for a cash consideration of JPY20 million (approximately SGD250,000) (the "**Consideration**"). The Acquisition will result in an increase of CapitaLand's interest in AIM Japan from 60% to 100%.

The Acquisition is part of CapitaLand's ongoing business development and in line with CapitaLand's strategy to further strengthen its presence in Japan.

AIM Japan, a company incorporated in Japan, is in the business of managing serviced residences in Japan.

The Acquisition was made by Ascott International Management (2001) Pte Ltd (the "**AIM2001**"), a wholly-owned subsidiary of CapitaLand, entering into a conditional sale and purchase agreement (the "**Sale and Purchase Agreement**") with Mitsubishi Estate Co., Ltd., a party unrelated to CapitaLand. Prior to the Acquisition, AIM2001 held 60% interest in AIM Japan.

The Consideration for the Acquisition was arrived at on a willing-buyer and willing-seller basis, taking into account, among other factors, the net tangible asset value of the Shares in AIM Japan as at 28 February 2014, of JPY16 million (approximately SGD200,000).

Completion is expected to take place by April 2014 after all the conditions set out in the Sale and Purchase Agreement have been satisfied or waived (as applicable) or such other date as the parties may agree in writing (the "**Completion**"). The Consideration will be fully paid on Completion.

Upon Completion, CapitaLand's interest in AIM Japan will increase from 60% to 100%, and AIM Japan will become a wholly-owned subsidiary of CapitaLand.

The Acquisition is not expected to have any material impact on the net tangible assets or earnings per share of the CapitaLand Group for the financial year ending 31 December 2014.

None of the directors or the controlling shareholder of CapitaLand has any interest, direct or indirect, in the Acquisition.

By Order of the Board

Michelle Koh
Company Secretary
31 March 2014