



SABANA INDUSTRIAL REAL ESTATE INVESTMENT TRUST

(a real estate investment trust constituted on 29 October 2010 under the laws of the Republic of Singapore)

ANNOUNCEMENT

CHANGE IN THE DATE OF RELEASE OF 2H 2022 AND FY 2022 FINANCIAL RESULTS OF SABANA INDUSTRIAL REIT

1. INTRODUCTION

The Board of Directors (the “**Board**”) of Sabana Real Estate Investment Management Pte. Ltd. (the “**Manager**”), as manager of Sabana Industrial Real Estate Investment Trust (“**Sabana Industrial REIT**”), refers unitholders of Sabana Industrial REIT (“**Unitholders**”) to the following:

- (i) the announcement made by the Manager on 5 January 2023 in relation to the release of the financial results of Sabana Industrial REIT for the period from 1 July 2022 to 31 December 2022 (“**2H 2022**”), and for the full year from 1 January 2022 to 31 December 2022 (“**FY 2022**”); and
- (ii) the announcement made by RHT Capital Pte. Ltd. (“**RHTC**”), for and on behalf of Volare Group AG (the “**Offeror**”) on 21 January 2023 (the “**Offer Announcement**”) in relation to the voluntary conditional cash partial offer for 10.0% of the issued units in Sabana Industrial REIT (“**Units**”), other than those already owned, controlled or agreed to be acquired by the Offeror or any party acting in concert with it (the “**Partial Offer**”).

Unless otherwise defined in this Announcement, all capitalised terms used in this Announcement shall have the meaning ascribed to them in the Offer Announcement.

2. THE CONDITIONAL PARTIAL OFFER

According to paragraph 3.1 of the Offer Announcement:

- (i) the Partial Offer will be conditional upon, among other conditions, no announcement, agreement, arrangement, memorandum of understanding and/or statement of intention (whether or not legally binding) relating to any Material Transaction (as defined below) having been released, entered into and/or completed or consummated prior to the close of the Partial Offer (the “**No Material Transaction Condition**”); and
- (ii) “**Material Transaction**” includes, among other things, a transaction or proposed transaction involving any issue of Units or a recommendation, declaration or payment by any member of the Offeree Group or any Offeree Affiliate of dividends or other distributions (including, without limitation, interim dividends).

Unitholders are advised to read the Offer Announcement in its entirety for details on the Partial Offer, a copy of which has been posted by RHTC, for and behalf of the Offeror, on the SGXNet.

3. CHANGE IN THE DATE OF RELEASE OF 2H 2022 AND FY 2022 FINANCIAL RESULTS

The Manager is clarifying certain matters in relation to the Partial Offer with the Offeror and the relevant regulator, and accordingly, will **not** be announcing the 2H 2022 or the FY 2022 financial results of Sabana Industrial REIT today (Thursday, 26 January 2023).

The Manager will make further announcements in relation to the financial results of Sabana Industrial REIT for 2H 2022 and for FY 2022, as well as the distribution for 2H 2022, in due course.

4. DIRECTORS' RESPONSIBILITY STATEMENT

The directors of the Manager (including those who may have delegated detailed supervision of this Announcement) have taken all reasonable care to ensure that the facts stated and opinions expressed in this Announcement are fair and accurate and that there are no other material facts not contained in this Announcement, the omission of which would make any statement in this announcement misleading. The directors of the Manager jointly and severally accept responsibility accordingly.

Where any information has been extracted or reproduced from published or otherwise publicly available sources (including, without limitation, the Offer Announcement), the sole responsibility of the directors of the Manager has been to ensure, through reasonable enquiries, that such information is accurately extracted from such sources or, as the case may be, accurately reflected or reproduced in this Announcement.

By Order of the Board

Sabana Real Estate Investment Management Pte. Ltd.
(Company registration no: 201005493K, Capital markets services licence no: CMS100169)
As Manager of Sabana Industrial Real Estate Investment Trust

Han Yong Lee (Donald)
Chief Executive Officer
26 January 2023

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Sabana Industrial REIT

Sabana Industrial REIT was listed on Singapore Exchange Securities Trading Limited (the “**SGX-ST**”) on 26 November 2010. As at 31 December 2021, Sabana Industrial REIT has a diversified portfolio of 18 quality properties in Singapore, in the high-tech industrial, warehouse and logistics, chemical warehouse and logistics, as well as general industrial sectors. The total assets of the Group amount to more than S\$0.9 billion as at 31 December 2021.

Sabana Industrial REIT is managed by Sabana Real Estate Investment Management Pte. Ltd. (in its capacity as the Manager of Sabana Industrial REIT) in accordance with the terms of the trust deed dated 29 October 2010 (as amended, varied or supplemented from time to time). Sabana Industrial REIT is a real estate investment trust constituted on 29 October 2010 under the laws of Singapore.

For further information on Sabana Industrial REIT, please visit www.sabana-reit.com.

Important Notice

The value of Units in Sabana Industrial REIT and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, the Manager, HSBC Institutional Trust Services (Singapore) Limited, as trustee of Sabana Industrial REIT, or any of their respective affiliates.

An investment in Units is subject to investment risks, including the possible loss of the principal amount invested. Investors have no right to request that the Manager redeem or purchase their Units while the Units are listed. It is intended that unitholders may only deal in their Units through trading on the SGXST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.