



(Constituted in the Republic of Singapore pursuant to a trust deed dated 31 March 2006 (as amended))

ISSUE AND LISTING OF NEW UNITS UNDER THE DISTRIBUTION REINVESTMENT PLAN

Cambridge Industrial Trust Management Limited, as manager of Cambridge Industrial Trust ("CIT" and the manager, the "Manager") wishes to announce that the Manager has today issued 6,659,229 units in CIT at an issue price of S\$0.4937 per unit pursuant to CIT's Distribution Reinvestment Plan ("New Units") in respect of the distribution of 1.139 cents per unit for the period from 1 October 2015 to 31 December 2015 (the "4Q2015 Distribution").

The New Units will commence trading on the Main Board of Singapore Exchange Securities Trading Limited (the "SGX-ST") at 9.00am on 29 February 2016.

The New Units will rank pari passu in all respects with the existing units in CIT ("Units").

Following the issue of the New Units, the number of issued Units will increase from 1,297,775,187 to 1,304,434,416.

Eligible unitholders of CIT ("Unitholders") who did not elect to participate in the Distribution Reinvestment Plan and overseas Unitholders who did not provide registered addresses in Singapore to CDP will receive all of their entitlements to the 4Q2015 Distribution in cash on 29 February 2016.

BY ORDER OF THE BOARD

Cambridge Industrial Trust Management Limited

As Manager of Cambridge Industrial Trust

(Company Registration No. 200512804G, Capital Markets Services Licence No. 100132-2)

Philip Levinson

Chief Executive Officer and Executive Director

29 February 2016

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About Cambridge Industrial Trust

Cambridge Industrial Trust ("CIT"), publicly listed on the SGX-ST since 25 July 2006, is Singapore's first independent industrial real estate investment trust ("REIT").

CIT invests in quality income-producing industrial properties and has a diversified portfolio of 51 properties located across Singapore, with a total gross floor area of approximately 8.5 million sq ft and a property value of S\$1.4 billion as at 31 December 2015. They range from logistics, warehousing, light industrial, general industrial, car showroom and workshop to business park properties, which are located close to major transportation hubs and key industrial zones island-wide.

The Manager's objective is to provide Unitholders with a stable and secure income stream through the successful implementation of the following strategies:

- Acquisition of value-enhancing properties;
- Pro-active asset management;
- Divestment of non-core properties; and
- Prudent capital and risk management.

Cambridge Industrial Trust Management Limited, the Manager of CIT, is indirectly owned by three strategic sponsors, namely, National Australia Bank Group ("NAB") (56 per cent), Oxley Group (24 per cent) and Mitsui & Co., Ltd ("Mitsui") (20 per cent):

- NAB, one of Australia's largest four banks, is an international financial services group that provides a comprehensive and integrated range of financial products and services;
- Oxley Group is an innovative private investment house specialising in real estate and private equity investments across Asia-Pacific; and
- Mitsui is one of the largest corporate conglomerates in Japan and listed on the Tokyo Stock Exchange. It is one of the largest publicly traded companies in the world. Mitsui also developed the Japan Logistics Fund Inc., a publicly listed REIT in Japan dedicated to investing in distribution facilities.

For further information on CIT, please visit <http://www.cambridgeindustrialtrust.com/>

Important Notice

The value of units in CIT ("**Units**") and the income derived from them may fall as well as rise. Units are not investments or deposits in, or liabilities or obligations, of Cambridge Industrial Trust Management Limited ("**Manager**"), RBC Investor Services Trust Singapore Limited (in its capacity as trustee of CIT) ("**Trustee**"), or any of their respective related corporations and affiliates (including but not limited to National Australia Bank Limited, nabInvest Capital Partners Pty Limited, or other members of the National Australia Bank group) and their affiliates (individually and collectively "**Affiliates**"). An investment in Units is subject to equity investment risk, including the possible delays in repayment and loss of income or the principal amount invested. Neither CIT, the Manager, the Trustee nor any of the Affiliates guarantees the repayment of any principal amount invested, the performance of CIT, any particular rate of return from investing in CIT, or any taxation consequences of an investment in CIT. Any indication of CIT performance returns is historical and cannot be relied on as an indicator of future performance.

Investors have no right to request that the Manager redeem or purchase their Units while the Units are listed. It is intended that investors may only deal in their Units through trading on Singapore Exchange Securities Trading Limited (the "**SGX-ST**"). Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

This release may contain forward-looking statements that involve assumptions, risks and uncertainties. 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, competition from similar developments, shifts in expected levels of occupancy or property rental income, changes in operating expenses (including employee wages, benefits and training costs), governmental and public policy changes and the continued availability of financing in amounts and on terms necessary to support future CIT business. You are cautioned not to place undue reliance on these forward-looking statements, which are based on the Manager's current view of future events.

This release is for informational purposes only and does not have regard to your specific investment objectives, financial situation or your particular needs. Any information contained in this release is not to be construed as investment or financial advice, and does not constitute an offer or an invitation to invest in CIT or any investment or product of or to subscribe to any services offered by the Manager, the Trustee or any of the Affiliates.