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UEN 200411357K

LOAN FACILITIES OBTAINED BY KEPPEL REIT GROUP

Pursuant to Rule 704(31) of the Listing Manual of the Singapore Exchange Securities Trading Limited, the Board of Directors of Keppel REIT Management Limited, as manager of Keppel REIT (the "**Manager**"), wishes to announce that Keppel REIT Fin. Company Pte. Ltd. (a wholly-owned subsidiary of Keppel REIT) (the "**Borrower**") has obtained three bridge loan facilities as described below (the "**Facilities**"), each guaranteed by HSBC Institutional Trust Services (Singapore) Limited (in its capacity as trustee for Keppel REIT).

The Facilities contain conditions which make reference to a change in the Manager or the effective shareholding therein. A description of the relevant conditions (the "**Relevant Conditions**") are set out below:

Loan Facilities	**Relevant Condition**
S$300,000,000 bridge loan facility dated 24 December 2025	The Borrower will be required to prepay all outstanding loans within 10 business days in the event that (a) the Manager ceases to be the manager of Keppel REIT or a wholly-owned subsidiary of Keppel Capital Holdings Pte. Ltd. and (b) a wholly-owned subsidiary of Keppel Capital Holdings Pte. Ltd. is not appointed as a replacement or substitute manager of Keppel REIT.
S$297,330,000 bridge loan facility dated 24 December 2025	The Borrower will be required to prepay all outstanding loans within 5 business days of notice in the event that the Manager ceases to be (a) the manager of Keppel REIT or (b) 100% directly and/or indirectly owned by Keppel Ltd., and a wholly-owned subsidiary of Keppel Ltd. is not appointed as a replacement or substitute manager of Keppel REIT.
S$294,666,667 bridge loan facility dated 24 December 2025	The Borrower will be required to prepay the loans within 10 business days of notice in the event that (a) the Manager ceases to be (directly or indirectly) wholly owned by Keppel Ltd., or (b) (i) the Manager ceases to be the manager of Keppel REIT and (ii) a (directly or indirectly) wholly-owned subsidiary of Keppel Ltd. is not appointed as the manager of Keppel REIT.

Assuming (a) the occurrence of any of the Relevant Conditions described above, and (b) that such occurrence would cause a cross default under other borrowings of the Keppel REIT group, the aggregate level of facilities that may be affected is, as at the date of this announcement, approximately S$2,857 million (excluding interest and fees, and the Facilities).

As at the date of this announcement, none of the Relevant Conditions has occurred.

By Order of the Board
Keppel REIT Management Limited
(Company Registration Number: 200411357K)
as manager of Keppel REIT

Chiam Yee Sheng / Gillian Loh
Company Secretaries
24 December 2025

IMPORTANT NOTICE

The value of Units and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, the Manager or any of its 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 the Manager to redeem their Units while the Units are listed. It is intended that Unitholders may only deal in their Units through trading on the Singapore Exchange Securities Trading Limited ("**SGX-ST**"). Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

The past performance of Keppel REIT is not necessarily indicative of the future performance of Keppel REIT.