



CAPITALAND RETAIL CHINA TRUST

Citi-REITAS-SGX C-Suite Singapore REITS & Sponsors Forum 2020

25 August 2020

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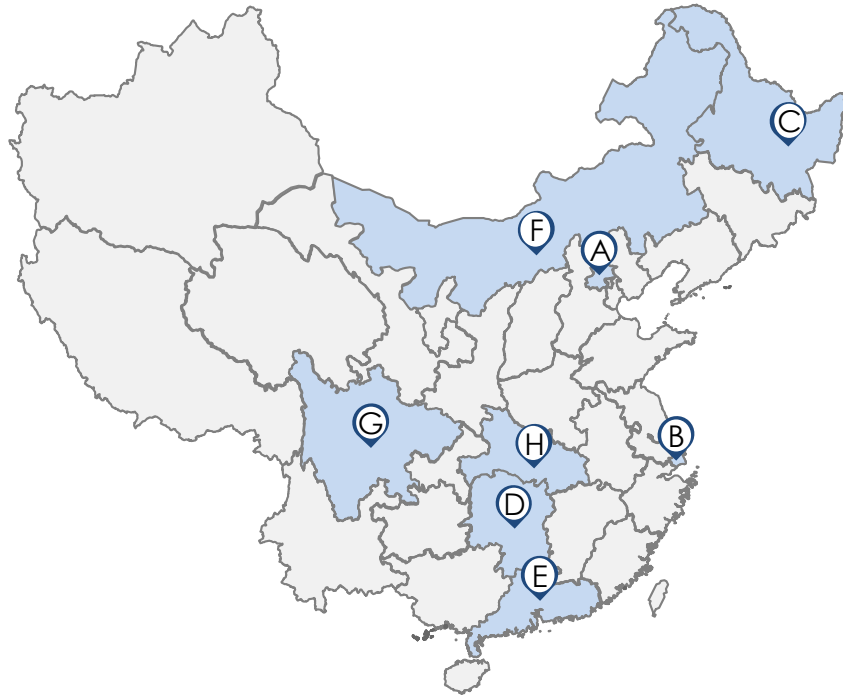


Overview of CRCT



First and Largest China Retail S-REIT

13 Well-Located Malls with Strong Presence in Prominent Cities of China



- ✓ Listed in **Dec 2006**
- ✓ Geographically diversified portfolio in **8 cities**
- ✓ CapitaLand, our Sponsor, is the Pioneer and Biggest S-REIT Manager

Existing Portfolio

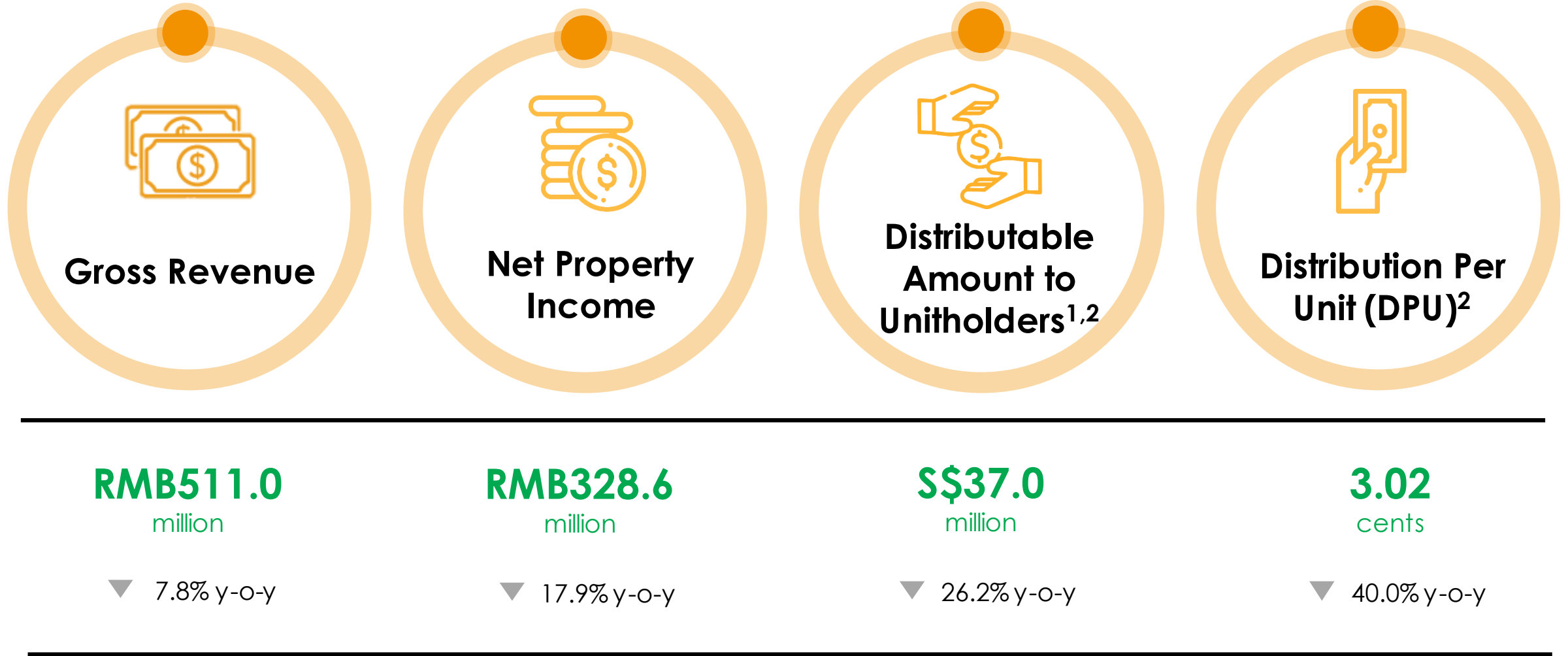
A. Beijing				B. Shanghai	
C. Harbin		D. Changsha		E. Guangzhou	
To be Divested		Under Fit-out		G. Chengdu	
F. Hohhot		F. Hohhot		H. Wuhan	

1H 2020 Key Highlights



Key Highlights for 1H 2020

Performance Impacted by COVID-19



Notes:

1. In 1H 2020, CRCT retained \$1.8 million from the income available for distribution to Unitholders for general corporate and working capital purposes. The retention represents 5.0% of the income available for distribution to Unitholders.
2. Before capital distribution.

Key Highlights

Portfolio Management

Portfolio Operating Metrics 2Q 2020



+23.7% q-o-q

-27.4% y-o-y

Total Tenants' Sales^{1,2}



+25.9% q-o-q

-24.7% y-o-y

Portfolio Shopper Traffic¹

Portfolio Operating Metrics 1H 2020



+0.7% y-o-y

Rental Reversion³



-35.0% y-o-y

Total Tenants' Sales^{1,2}



-31.0% y-o-y

Portfolio Shopper Traffic¹

Notes:

1. Includes only multi-tenanted malls based on 100% ownership.
2. Excludes tenants' sales from supermarkets and department stores.
3. Refer to slide 20 for 1H 2020 information.

Key Highlights

Portfolio and Financial Management

Portfolio Statistics



RMB19,386 million

Portfolio Property Valuation¹



389

Successfully Signed or Renewed Leases



93.4%

Portfolio Occupancy as at 30 June 2020²

Financial Management



82.9%

Total Debt on Fixed Rates^{3,4}



64.4%

of Undistributed Income Hedged into SGD⁴



S\$393.7 million

Available Credit Facilities⁵



Divested ahead of schedule in May 2020 despite COVID-19 challenges

Divested at **20.5%** above valuation

Proceeds improved CRCT's balance sheet and capital reserves

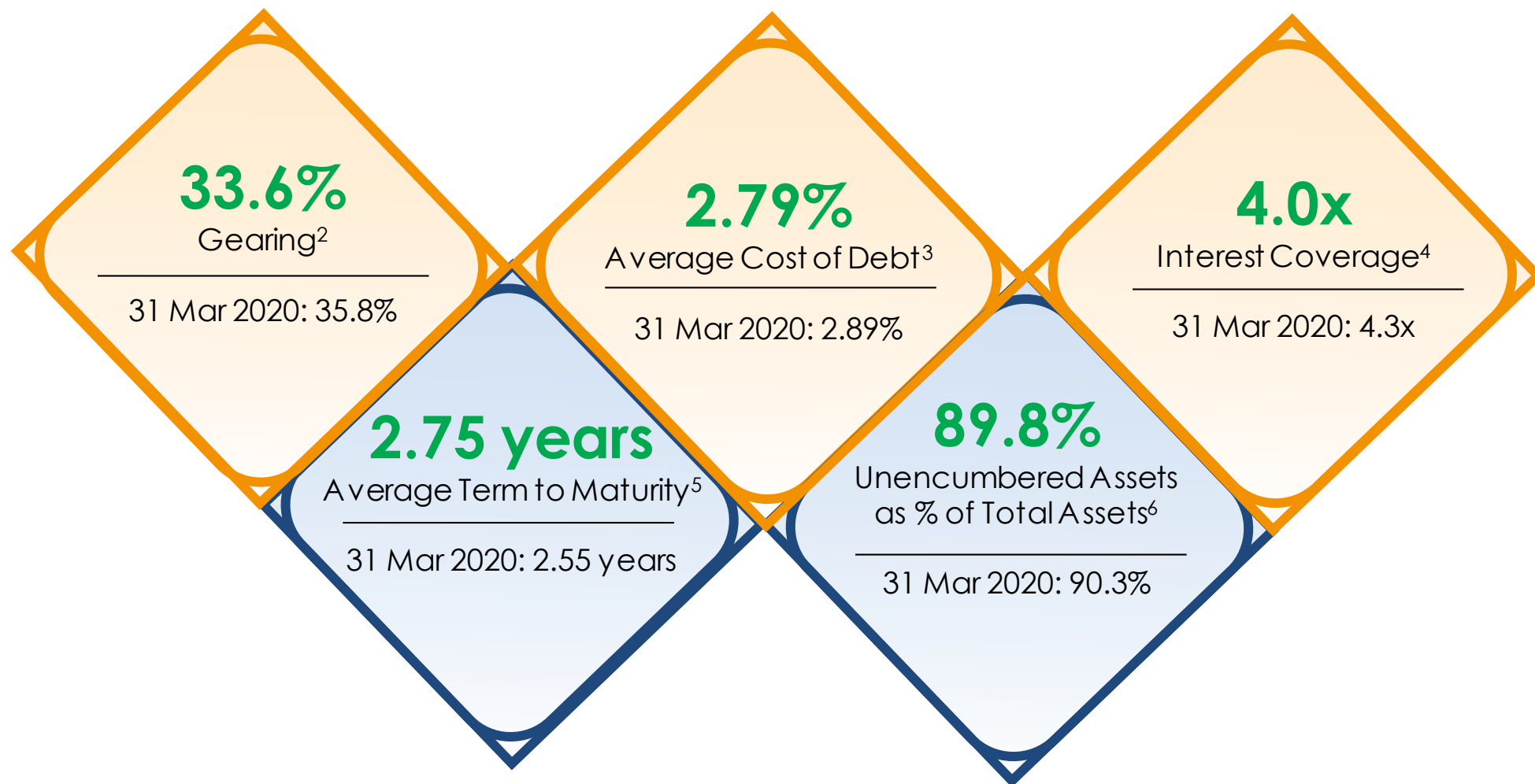
Notes:

1. As at 31 December 2019. Includes 100% of Rock Square and excludes CapitaMall Erqi as the divestment of the Company holding the mall was completed in May 2020.
2. Based on all committed leases and excluding CapitaMall Minzhongleyuan (property under operational review).
3. Total outstanding debt S\$1,260.8 million. 82.9% of total debt is fixed (excluding the MML and BL which were intended to be short term as well as RMB denominated loans).
4. CRCT's hedging policy is to hedge at least 50% of undistributed income into SGD and at least 80% of total debt to fixed interest rates.
5. Includes S\$100.0 million earmarked for refinancing of floating bridge loan due in 2020.

Capital Management



Financial Strength¹ as at 30 June 2020

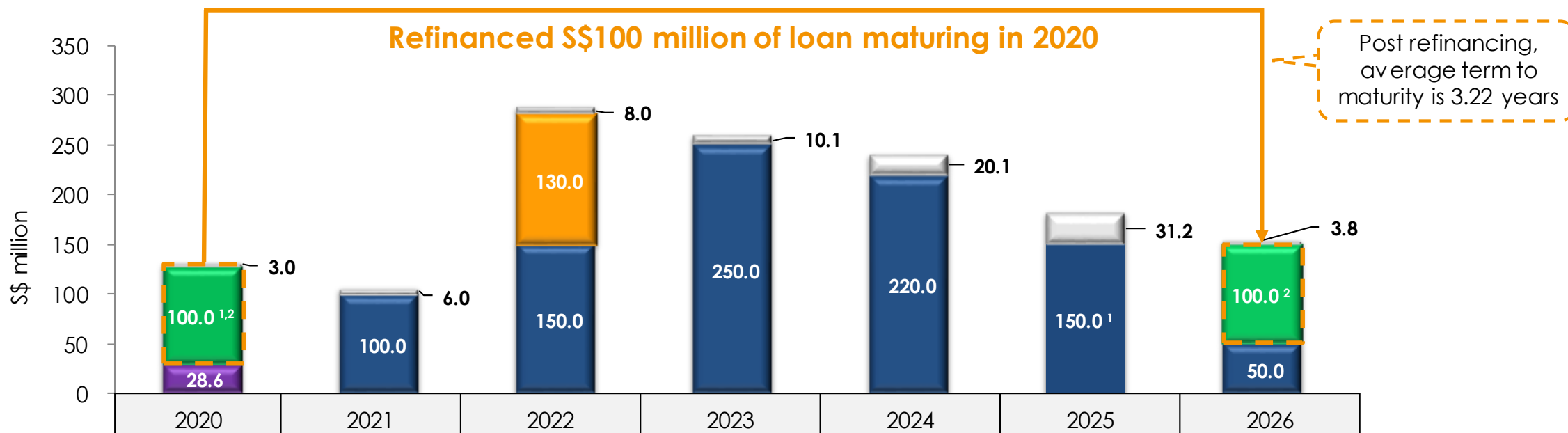


Notes:

1. All key financial indicators exclude the effect of FRS 116 Leases, except for Interest Coverage Ratio.
2. Based on total borrowings over the deposited properties in accordance to Property Funds Appendix (includes CRCT's proportionate share of its Joint Venture's borrowing and deposited property).
3. Ratio of the consolidated YTD 2020 interest expense reflected over weighted average borrowings on balance sheet.
4. Ratio is calculated by dividing the trailing 12 months EBITDA by the trailing 12 months interest expense (includes finance lease interest expenses under FRS 116) in accordance with MAS guidelines.
5. After refinancing 2020 outstanding debt of S\$100 million and extending it to 2026, the average term to maturity is 3.22 years.
6. Excludes CRCT's proportionate share of its Joint Venture assets.

Prudent Capital Management

Well-Distributed Debt Maturity Profile (30 Jun 2020)



Total Debt (in SGD million)	131.6	106.0	288.0	260.1	240.1	181.2	53.8	1,260.8
% of Outstanding Debt	10.4%	8.5%	22.8%	20.6%	19.0%	14.4%	4.3%	100.0%

- Unsecured MML**
- Secured Onshore RMB Bank Loan**
- Notes Issued Under Multicurrency Debt Issuance Programme**
- Unsecured Offshore Term Loan**
- Floating Bridge Loan**

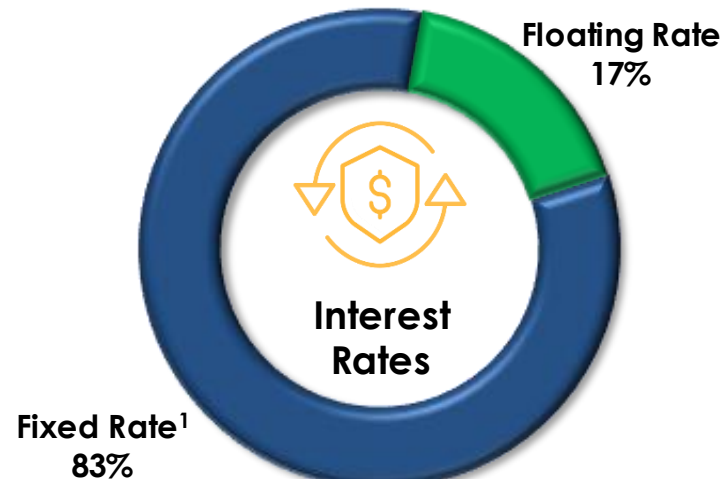
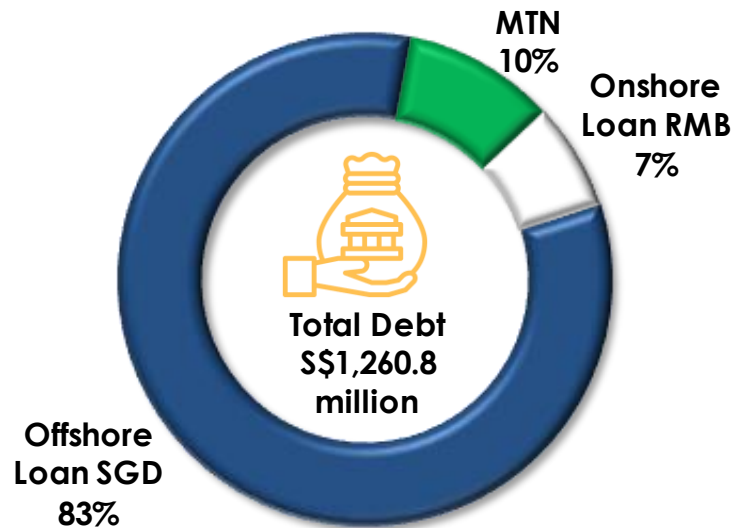
Notes:

1. Relates to acquisition of CapitaM all Yuhuating, CapitaM all Xuefu and CapitaM all Aidemengdun.

2. Refinanced S\$100 million of loans due in 2020 at competitive rates and extended it to 2026.

Proactive Interest Rate & Forex Management

Disciplined Financial Management to Mitigate Risk



MAS raised the leverage limit for S-REIT from 45% to 50%

- ✓ Debt headroom of S\$800 million to 45% and S\$1.3 billion to 50%
- ✓ Greater financial flexibility for stability and growth

Adequate liquidity to ride through temporary challenge

- ✓ Available credit facilities: **S\$393.7 million²**
- ✓ Cash on hand: **S\$129.4 million**

Composition of Borrowings	
Offshore Loan SGD	83%
Onshore Loan RMB	7%
MTN	10%

Impact on:	Assuming 0.1% p.a. increase/(decrease) in interest rate on variable rate borrowings
Interest Expense	+ / (-) S\$ 0.4 million p.a.

Notes:

1. 83% of total debt is fixed (excluding the MML and BL which were intended to be short term as well as RMB denominated loans).
2. Includes S\$100.0 million earmarked for refinancing of floating bridge loan due in 2020.

Portfolio Update



Portfolio Occupancy Rate of 93.4%¹

Investment Property	30-Jun-19	30-Sep-19	31-Dec-19	31-Mar-20	30-Jun-20
Beijing Malls					
CapitaMall Xizhimen	100.0%	99.8%	99.0%	98.4%	92.6%
CapitaMall Wangjing	99.6%	99.4%	98.9%	97.9%	93.4%
CapitaMall Grand Canyon	98.8%	99.0%	97.7%	97.0%	90.1%
CapitaMall Shuangjing	100.0%	100.0%	99.7%	99.7%	98.5%
Sub-total for Beijing Malls	99.6%	99.6%	98.9%	98.3%	93.7%
Non-Beijing Malls					
Rock Square	96.8%	99.0%	99.0%	98.0%	93.8%
CapitaMall Xinnan	98.7%	98.1%	99.4%	98.2%	93.1%
CapitaMall Yuhuating	-	95.6%	98.8%	98.2%	96.5%
CapitaMall Xuefu	-	99.5%	99.9%	99.3%	97.3%
CapitaMall Aidemengdun	-	97.6%	97.4%	96.7%	90.0%
CapitaMall Saihan	99.9%	99.8%	99.8%	99.8%	99.0%
CapitaMall Qibao	95.0%	92.8%	93.5%	87.1%	82.3%
CapitaMall Minzhongleyuan	61.2%	58.4%	55.5%	52.8%	49.1%
Sub-total for Non-Beijing Malls	92.9%	94.8%	95.4%	93.7%	90.2%
Total Portfolio	96.3%	96.6%	96.7%	95.4%	91.5%
Total CRCT Portfolio ex MZLY	98.5%	98.3%	98.5%	97.3%	93.4%

Note:

1. Based on all committed leases and excluding CapitaMall Minzhongleyuan (property under operational review).

Portfolio Rental Reversion in 1H 2020¹

From 1 January to 30 June 2020				
Investment Property	No. of new leases/renewals	Area (sq m)	% of Total Net Lettable Area	Var. over last rental rate ^{2,3}
CapitaMall Xizhimen	50	4,520	8.9%	3.3%
CapitaMall Wangjing	46	2,112	4.1%	(0.6)%
CapitaMall Grand Canyon	18	1,312	2.9%	(23.2)%
Rock Square	19	1,674	3.2%	18.5%
CapitaMall Xinnan	34	2,007	5.5%	(10.2)%
CapitaMall Yuhuating	68	3,253	6.7%	4.8%
CapitaMall Xuefu	109	7,784	12.1%	2.0%
CapitaMall Aidemengdun	16	1,052	3.7%	1.0%
CapitaMall Qibao	25	2,302	4.5%	(14.9)%
CapitaMall Minzhongleyuan	4	314	1.4%	(9.7)%
Total Portfolio	389	26,330	5.8%	0.7%

Notes:

1. Excludes master-leased mall and CapitaMall Saihan.
2. Excludes gross turnover component, newly created units leased, short term renewals (< 1 year) and units vacant for >=1 year.
3. Includes re-configured units.

Portfolio Lease Expiry Profile

Lease Expiry Profile for 2020¹

Investment Property	No. of Leases	% of total Gross Rental Income ^{2,3}	% of total Net Lettable Area ⁴
CapitaMall Xizhimen	90	27.6%	20.1%
CapitaMall Wangjing	72	25.0%	10.5%
CapitaMall Grand Canyon	36	12.1%	5.2%
Rock Square	40	10.7%	6.1%
CapitaMall Xinnan	73	20.6%	16.8%
CapitaMall Yuhuating	98	37.1%	56.1%
CapitaMall Xuefu	148	29.0%	18.1%
CapitaMall Aidemengdun	70	32.3%	21.0%
CapitaMall Qibao	33	19.2%	11.7%
CapitaMall Minzhongleyuan	17	15.7%	10.9%

Notes:

1. Based on committed leases as at 30 June 2020. Excludes CapitaMall Saihan as the mall will be divested in 2H 2020.
2. Excludes gross turnover rent.
3. As a percentage of each respective mall's monthly gross rental income as at 30 June 2020.
4. As a percentage of each respective mall's committed net lettable area as at 30 June 2020.

Portfolio Lease Expiry Profile

Lease Expiry Profile By Year¹

Year	No. of Leases	% of total Gross Rental Income ^{2,3}
2020	677	22.2%
2021	694	28.0%
2022	282	17.3%
2023	132	10.9%
2024	79	9.3%
Beyond 2024	93	12.3%

Partly contributed by upcoming lease expiry of anchor tenant at CapitaMall Yuhuating

- In discussion with tenant to explore options for space recovery, **unlocking value** in well-located asset

Weighted Average Lease Expiry (years)

2.2

By Gross Rental Income²

3.6

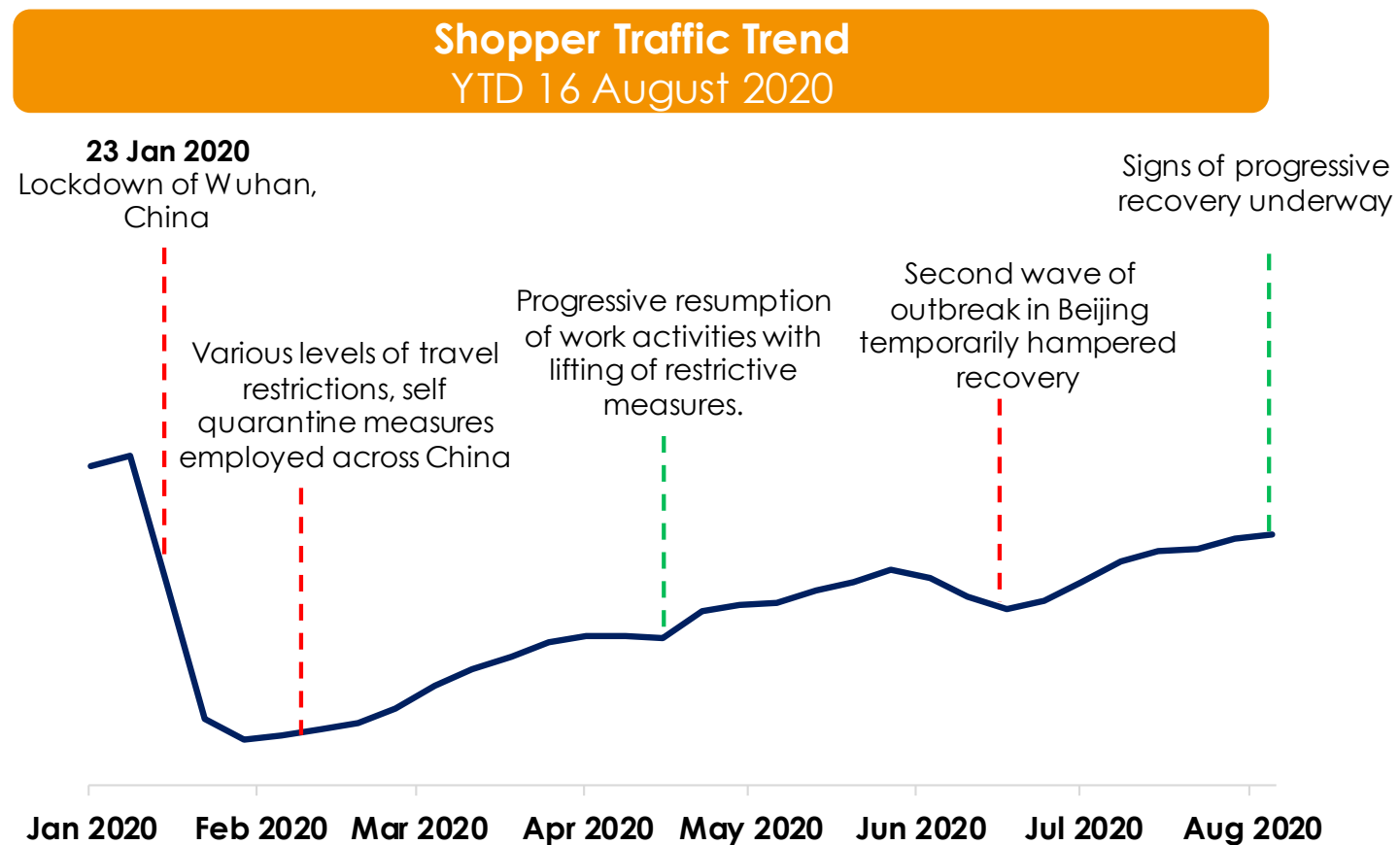
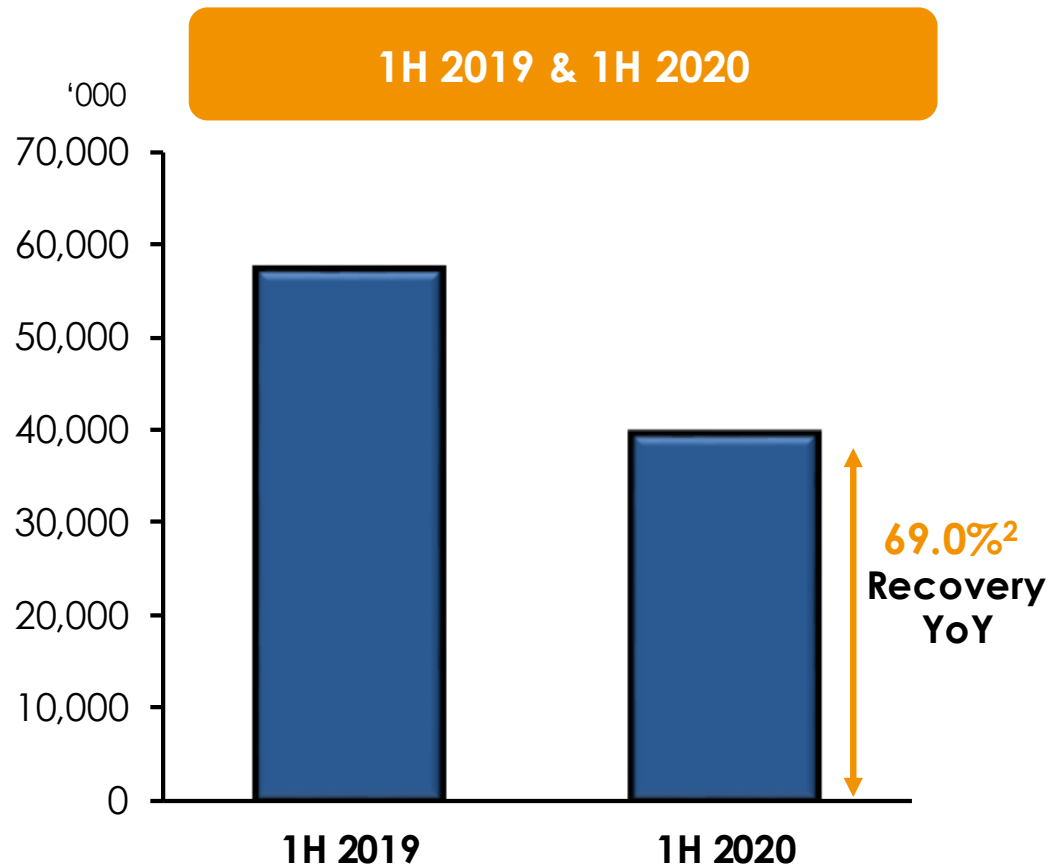
By Net Lettable Area

Notes:

- Based on committed leases as at 30 June 2020. Excludes CapitaMall Saihan as the mall will be divested in 2H 2020.
- Excludes gross turnover rent.
- As a percentage of monthly gross rental income as at 30 June 2020.

Portfolio Shopper Traffic¹

Recovery Momentum Continues

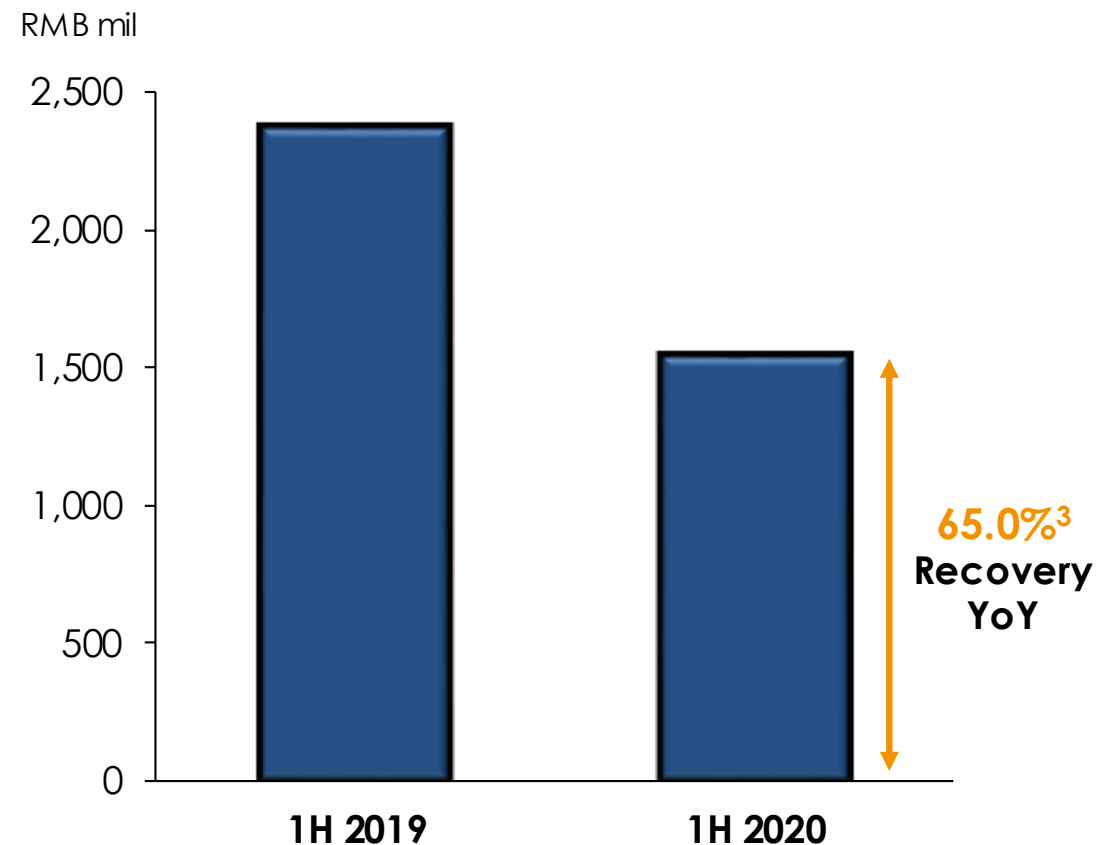
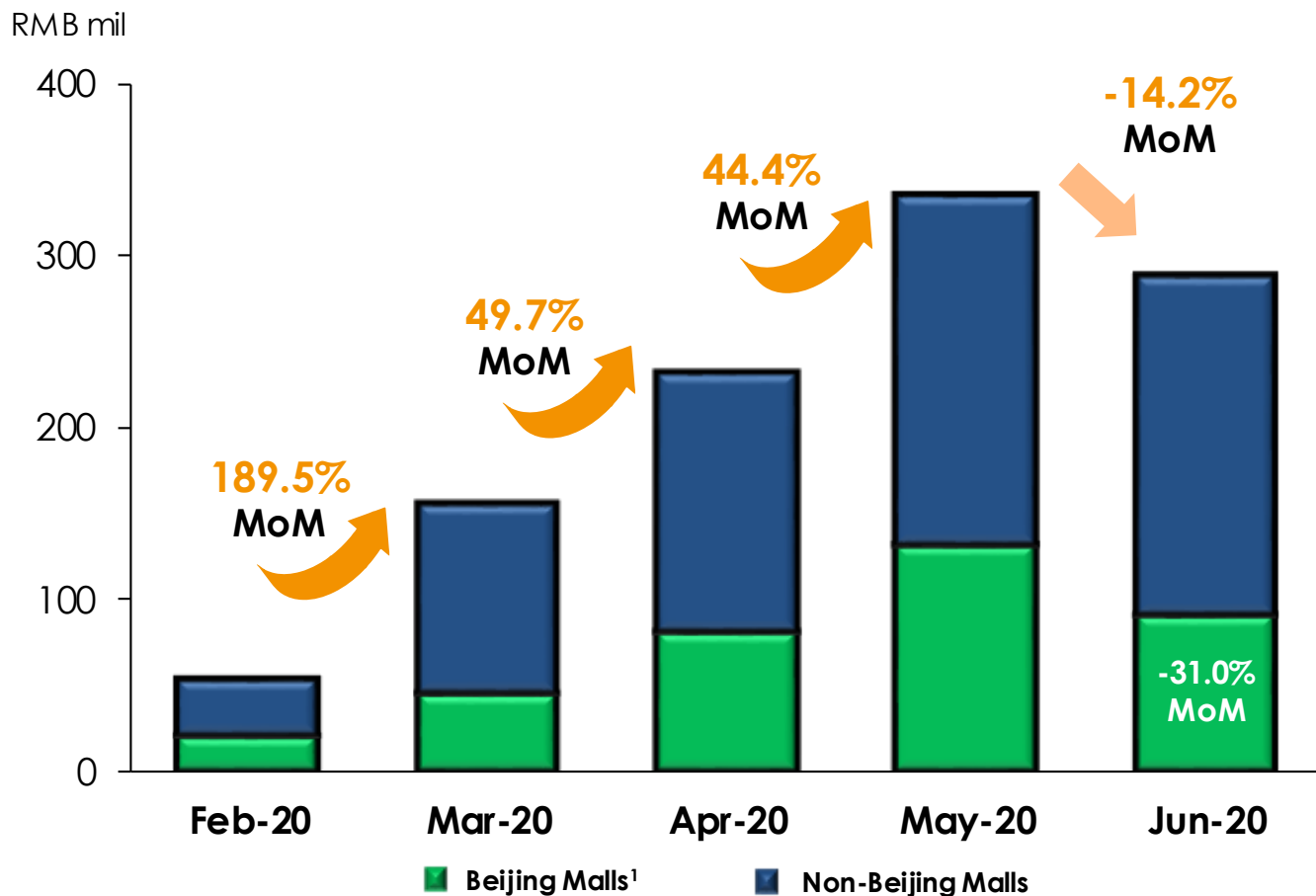


Notes:

1. Excludes master-leased malls.
2. On same mall basis (excluding CapitaMall Yuhuating, CapitaM all Xuefu and CapitaM all Aidemengdun):
 a 2Q 2020 Shopper Traffic Recovery: 58.5%
 b 1H 2020 Shopper Traffic Recovery: 53.3%

Portfolio Tenants' Sales^{1,2}

Encouraging Signs of Recovery Impacted by Second Wave in Beijing that Soon Abated



Notes:

- Excludes master-leased mall.
- Excludes tenants' sales from Supermarket and Department Store.
- On same portfolio and holding period basis (excluding CapitaMall Yuhuating, CapitaM all Xuefu and CapitaM all Aidemengdun):
 - 2Q 2020 Tenant Sales Recovery: 58.5%
 - 1H 2020 Tenant Sales recovery: 51.8%

COVID-19 Updates



COVID-19 in China: First In, First Out

China - Leading the Recovery

+ Decisive Actions Taken by Chinese Government to Contain COVID-19

- China was first to be affected by COVID-19 and therefore further along the road to recovery than other countries¹
- Government's decisive & coordinated approach allowed the country to swiftly bring virus under control
- Leveraged on technology to contain the spread
 - Established risk rating for cities, counties and districts to monitor hotspots
 - Use QR code-based reporting and tracking system to streamline and digitalise health declaration²
- National efforts made to achieve medical breakthrough for COVID-19 vaccine

+ Focus on Stimulating Economy to Spearhead Recovery

- Government unveiled a series of monetary and fiscal policies to stimulate economy from end of February
- Most companies returned to work by late-March and more than 90% of manufacturing plants started production
- Chinese government earmarked "Six Priorities" at the Two Sessions meetings in May 2020 to focus on employment, basic livelihood, companies, food and energy security, stable supply chains and smooth operation of government
- By July, China reported 2Q 2020 GDP³ grew by 3.2% year-on-year and 11.5% quarter-on-quarter, becoming the first major economy to achieve positive economic growth from COVID-19⁴.

Notes:

1. Allianz Global Investors, China is positioned to lead Asia's economic recovery from the coronavirus, 10 June 2020.
2. Asia Times, QR codes help China fight virus, 12 May 2020.
3. China Bureau of Statistics.
4. South China Morning Post, China GDP: first major economy to show a recovery from coronavirus damage with 3.2 per cent growth in second quarter, 16 July 2020.

CRCT Strategy - Response to COVID-19

Strengthen Relationship with Valued Tenants



Rolled out Tenant Relief Packages to Support Business Continuity

CapitaLand offered the following rental relief to our tenants in China:

Phase 1

- 100% rental relief for CapitaMall Minzhongleyuan for the period from 25 Jan – 13 Feb
- 50% rental relief for all other China malls from 25 Jan – 9 Feb

Phase 2

- Introduced targeted rental relief to most affected tenants in addition to the first relief package
- Provided innovative marketing assistance

All in, rental relief of around 1.2 months of equivalent portfolio gross rent was extended in 1H 2020.



Implement Flexible Leasing Strategies

- Balance between tenant retention, early actions to reposition, as well as securing new desired mix
- Adopt flexible leasing approach to secure optimal tenant mix in the short term

Drive Cost Efficiencies

Actively Seek China's Supportive Policies and Streamline Costs:

Utilities



- 5% off electricity and water tariffs with gas charged at off-peak rates
- Reduced / suspended Sewage Treatment Fees

Subsidies and Taxes



- Financial subsidies and property tax waiver for extending rental relief support

Alleviating Financial Burdens



- 50% off HR Social Security Fund Contribution waiver
- Lower borrowing costs for businesses

CRCT's OPEX and CAPEX



- Pace non-essential maintenance works
- Optimise marketing expenses with reduction of planned physical events
- Reduce total OPEX and CAPEX by up to 20%
 - Achieved OPEX savings of around 15% from property taxes, HR related expenses and marketing expenses in 1H 2020.

CRCT Strategy - Response to COVID-19

Proactive Lease Management to Capture Evolving Retail Trends Post COVID-19

Reposition our Malls and Offerings to be Synergistic with the Preference of Today's Consumers

Introduce more F&B tenants with
takeaway concepts



Introduce Trending
Emerging Brands

adidas kids

WOW
COLOUR

PERFECT DIARY
完美日记

Attract & Retain
Brands with
Strong Following



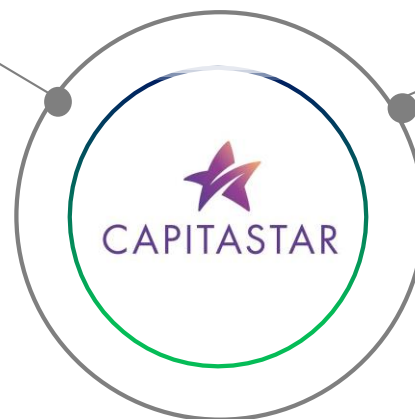
CRCT Strategy – Response to COVID-19

Leverage on Digitalisation to Complement Offerings

Accelerated Digitalisation Efforts to Capture Sales and Mindshare

Fast track digitalisation journey to establish a new “normal”

- ✓ Sizeable member base crossing **12 million people**, enables CapitaStar to convert offline customer at a lower cost compared to pure e-commerce players¹
- ✓ Tap on data analytics to understand consumer behavior and preferences to cater to their evolving lifestyle needs



Burgeoning Interest from Retailers

- ✓ Over 1,200 retailers were onboarded onto China's CapitaStar platform YTD¹
- ✓ Breaking immediate catchment boundaries for tenants with transactions taking place 24/7

Leading digital platform by a Real Estate Player in China and Singapore

Benefit from rising sales outreach and higher turnover

Dual Capture of China's Offline and Online Retail Sales Growth

Offline Sales accounts for around 75%² retail sales in China

Notes:

1. CapitaLand Limited "DBS Vickers – CapitaLand Group Virtual Corporate Day 2020 Presentation", 17 August 2020
2. China Bureau of Statistics, July 2020.

CRCT Strategy – Response to COVID-19

Roll out Innovative Offline and Online Marketing Outreach

Attracting Shoppers by Organising Interactive and Exciting Thematic Activities

Sports and Wellness



Family Focused Fun



Night bazaars

In line with Chinese Government push to promote Night-time economy



Ride on Latest Social Media Trends to Engage Shoppers

Live Streaming of Tenant's Products by Social Media Influencers



Collaborate with tenants to roll out attractive discounts for Community Group-Buying Events



Looking Ahead



CRCT Navigating Ahead

Challenging Near-Term Outlook

Retail Headwinds in FY 2020



OUTLOOK

- Global economic slowdown as well as escalating US and China tensions might impact recovery sentiment
- Consumer sentiments remain cautious on employment concerns



TRAFFIC TENANT SALES

- Traffic and tenant sales are not yet back to pre-COVID levels but are expected to improve in 2H 2020



SOFT LEASING DEMAND

- Retailers are realigning their business strategies and expansion plans, which would lead to consolidation of store fronts



PRESSURE ON OCCUPANCY AND RENT

- Expect transitional vacancy and softer rental rates in the near term



PRIMED FOR RECOVERY

- CRCT is **well-positioned to benefit from China's push to boost domestic consumption**
- Cautiously optimistic on government's pro-business and consumption stimulus

Mitigated by Active Efforts to Strengthen Operations and Portfolio

Future Growth Catalyst Buoyed by Pipeline of Opportunities

Paving the way for New Income Stream, AEI Opportunities and Redevelopment Potential

Close to 80%¹ of leasing space have been secured

On schedule for opening by **end of 2020**

Exciting lifestyle activities and offerings to invigorate shoppers' experience

2020

Yuquan Mall



Extract value from upcoming expiring lease

In negotiations with anchor tenant to **recover space**

Opportunity to reconfigure large space into smaller units to introduce **higher-yielding specialty stores**

2021

CapitaMall Yuhuating



Master-leased agreements expiring by **2024**

Redevelopment opportunity to **unlock upside** by converting to multi-tenanted mall or other asset classes.

2024

CapitaMall Shuangjing



Note:

1. Based on NLA

Building on Portfolio Rejuvenation Momentum...

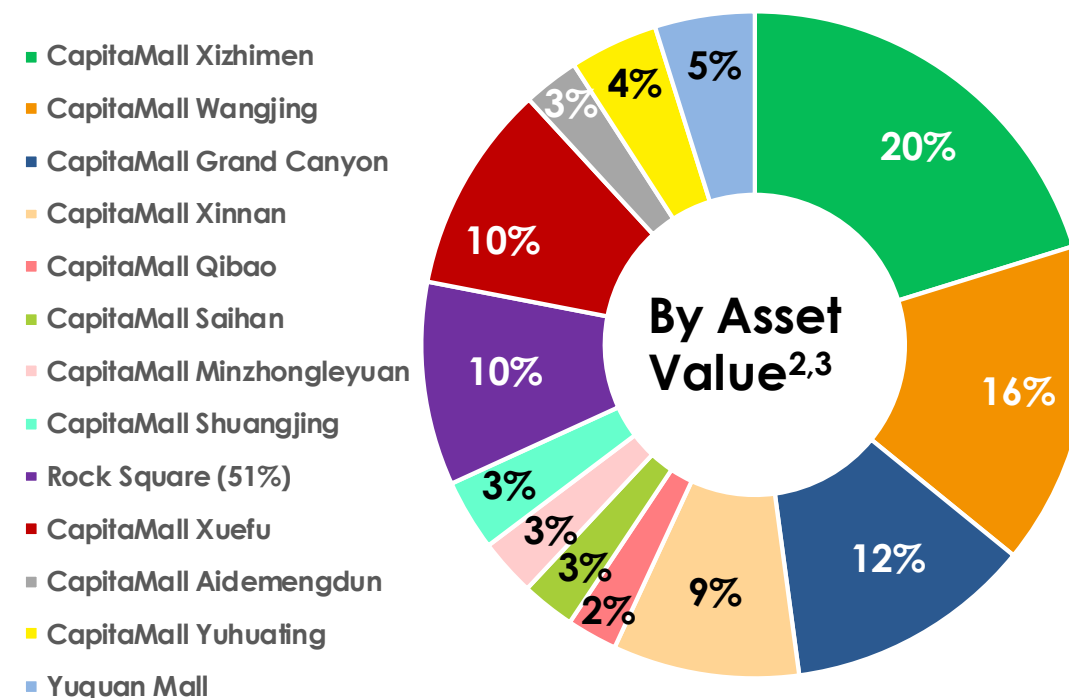
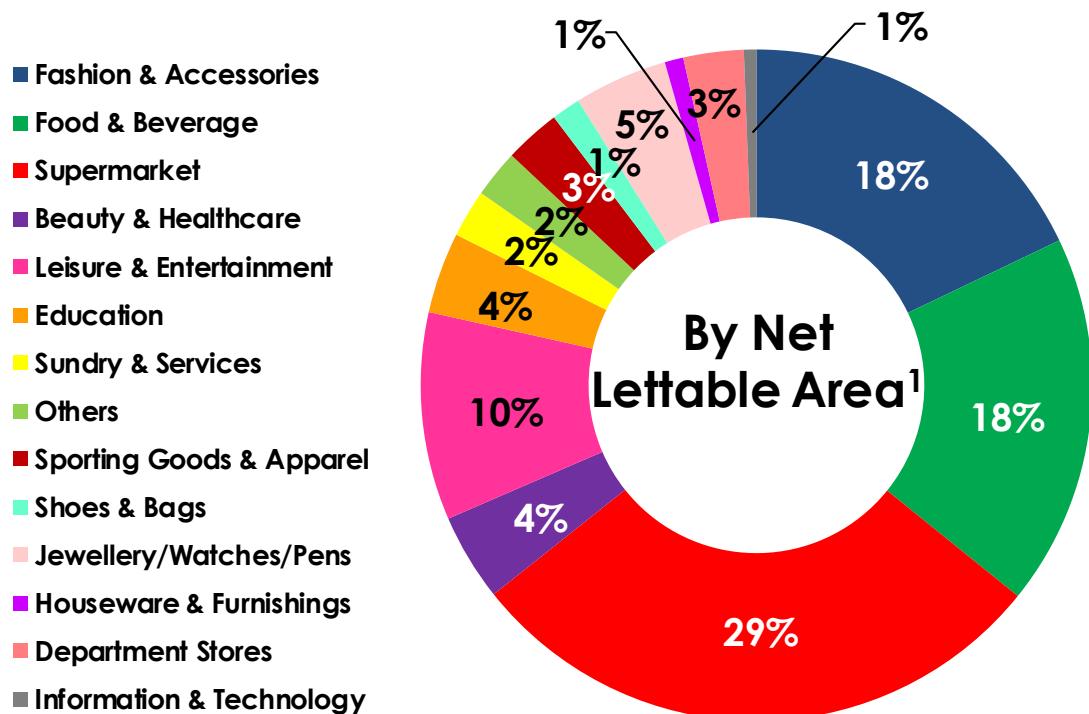


...To Create a Resilient and Diversified Portfolio

Geographically Diversified across China with Extensive Offerings Focused on Core Lifestyle Needs

Offers wide variety of **14** Trade Sectors
Majority of leases cater to lifestyle needs such as **daily necessities**

Reduced overall concentration risk
AUM exposure in Beijing city reduced from **61% in FY 2018 to 51% in 1H 2020**



Notes:

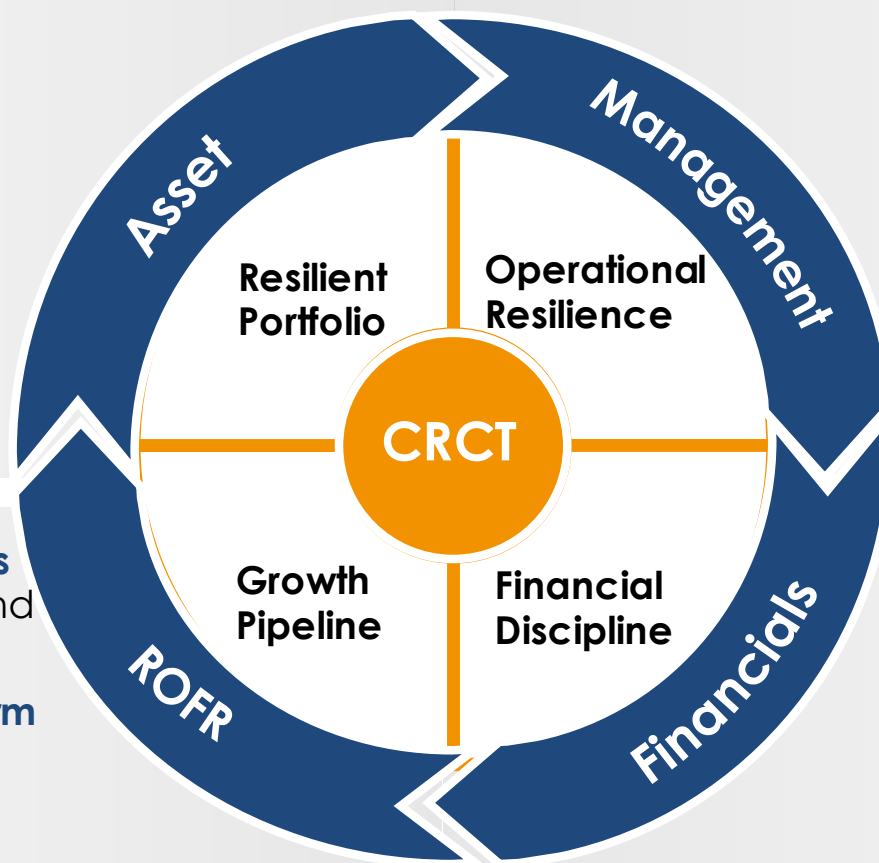
1. Percentage of committed NLA as at 30 June 2020.

2. Includes CRCT's 51.0% interest in Rock Square.

3. As at 30 June 2020. Includes 51% of Rock Square and excludes CapitaMall Erqi as the divestment was completed in May 2020. CapitaMall Saihan's valuation is based on the agreed property selling price as it is classified as asset held for sale.

Key Attributes of CRCT's Strong Foundation

- **Resilient and quality portfolio** that caters to strong catchment & necessity spending
- **Strategically located** in densely populated areas with good connectivity to public transport
- Geographically diversified with **>90%** of our assets located in **Tier 1 and 2 cities**¹



- **Experienced ground team** with strong domain knowledge to capture new retail and consumer trends
- **Proactive leasing and customer engagement strategy** by collaborating and partnering new-to-market retailers and brands
- **Renew content and refresh offerings** to enhance mall appeal

- Access to **high quality assets across asset classes** held under CapitaLand Group
- Positioned as **CapitaLand's long-term China REIT platform** for quality income producing assets
- **Capital recycling strategy**

- **Prudent cost management**
- Leverage on **overall position of financial and operational strength**

Well-Positioned to Overcome Challenges

Note:

1. By asset value as at 31 December 2019.



Thank you

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Appendix



Portfolio at a Glance¹

	CapitaMall Xizhimen 凯德MALL·西直门	CapitaMall Wangjing 凯德MALL·望京	CapitaMall Grand Canyon 凯德MALL·大峡谷	CapitaMall Xuefu 凯德广场·学府	Rock Square ² 乐峰广场
Location	Beijing	Beijing	Beijing	Harbin	Guangzhou
GFA (sq m)	83,075	83,768	92,918	123,811	88,279
GRA (sq m)	83,075	68,010	69,967	104,294	83,591
NLA (sq m)	50,791	51,898	45,513	64,190	53,070
Land Use Right Expiry	23 Aug 2044 23 Aug 2054	15 May 2043 15 May 2053	29 Aug 2044 29 Aug 2054	15 Dec 2045	17 Oct 2045
Valuation (RMB mil)	3,580	2,772	2,125	1,792	3,425
Number of Leases	233	212	154	393	176
Committed Occupancy	92.6%	93.4%	90.1%	97.3%	93.8%

Notes:

1. As at 30 June 2020.

2. CRCT has a 51.0% interest in Rock Square. All information are presented based on 100% ownership.

Portfolio at a Glance¹

	CapitaMall Xinnan 凯德广场·新南	CapitaMall Yuhuafing 凯德广场·雨花亭	CapitaMall Aidemengdun 凯德广场·埃德蒙顿	CapitaMall Qibao 凯德七宝购物广场
Location	Chengdu	Changsha	Harbin	Shanghai
GFA (sq m)	91,816	75,431	49,040	83,986
GRA (sq m)	53,619	58,575	43,394	72,729
NLA (sq m)	36,573	48,302	28,377	50,599
Land Use Right Expiry	17 Oct 2047	03 Mar 2044	07 Sep 2042	10 Mar 2043 ²
Valuation (RMB mil)	1,600	760	480	435
Number of Leases	237	229	153	133
Committed Occupancy	93.1%	96.5%	90.0%	82.3%

Notes:

1. As at 30 June 2020.
2. CapitaMall Qibao is indirectly held by CRCT under a master lease which expires in January 2024, with the right to renew for a further term of 19 years and 2 months.

Portfolio at a Glance¹

	CapitaMall Minzhongleyuan 凯德新民众乐园	CapitaMall Saihan 凯德MALL·赛罕	Yuquan Mall ² 凯德广场·诺和木勒	CapitaMall Shuangjing 凯德MALL·双井
Location	Wuhan	Hohhot	Hohhot	Beijing
GFA (sq m)	41,717	41,938	100,047	49,463
GRA (sq m)	41,717	41,938	76,309	49,463
NLA (sq m)	22,121	31,051	-	51,193 ³
Land Use Right Expiry	30 Jun 2044 ⁴ 15 Sep 2045	11 Mar 2041 20 Mar 2041	26 July 2049	10 Jul 2042
Valuation (RMB mil)	490	460 ⁵	857	610
Number of Leases	34	181	-	4
Committed Occupancy	49.1%	99.0%	-	98.5%

Notes:

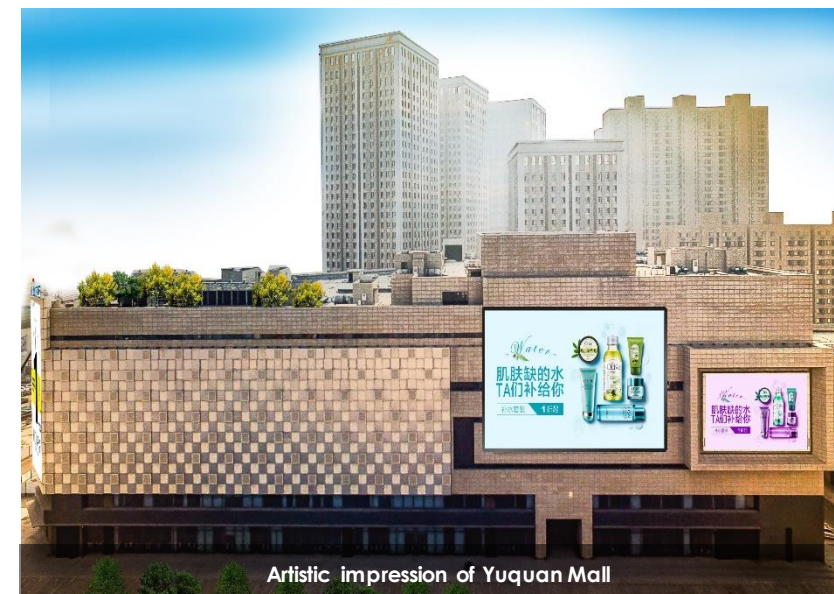
- As at 30 June 2020.
- Yuquan Mall is undergoing fitting-out and will not be opened till 2H 2020.
- Included the area zoned for civil defense but is certified for commercial use.
- The conserved building is under a lease from the Wuhan Cultural Bureau.
- Referring to agreed property selling price for CapitaMall Saihan as it is classified as asset held for sale.

N.A. Not Applicable

Yuquan Mall

Leverage on New Building Specifications to Expand Presence in City with Good Track Record

Location	E' Er Duo Si Street, Yuquan District, Hohhot, Inner Mongolia Autonomous Region
Description	An eight-storey shopping mall comprising seven levels above ground and one basement level
Land Use Expiry	26 July 2049
Site Area	82,508 sqm ¹
GFA	100,047 sqm
GRA (Excl. Car Park)	76,309 sqm
Car Park (B2 - B3)	408 lots
Connectivity	Direct link to NuoHeMuLe Station on Metro Line 2
Expected Opening	End of 2020



Note:

1. Consists of the entire mixed-use development which Yuquan Mall is located on.

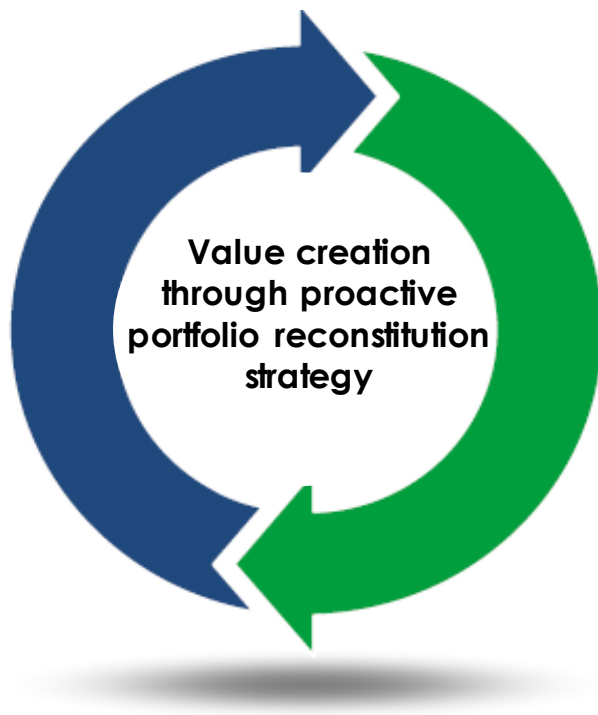
Bundle Deal Transaction Overview

Rejuvenate Portfolio with Higher Quality Asset


Divestment of CapitaMall Saihan



Gross Floor Area	41,938 sqm
Gross Rentable Area	41,938 sqm
Land Use Right Expiry	2041
MRT Connection	No
Carpark	No
Anchor space (by Net Lettable Area)	45%



Acquisition of Yuquan Mall



Gross Floor Area	100,047 sqm
Gross Rentable Area	76,309 sqm
Land Use Right Expiry	2049
MRT Connection	Yes ¹
Carpark	Yes
Anchor space (by Net Lettable Area)	Approximately 28%

Note:

1. Basement expected to be directly connected to Metro Line 2 which is slated to commence operations by end of 2020

Higher Quality And More Strategically Located Asset With Excellent Connectivity

Newer and Larger Asset with Better Specifications Increase Competitiveness

- Brand new asset more than double the size of CapitaMall Saihan
- 2 basement levels of car park
- Direct link to upcoming metro line
- Enjoys excellent frontage linked to 2 main arterial roads

