



Raffles City

Raffles City Singapore

First Half 2016 Financial Results

20 July 2016



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Performance of RCS Trust – 1H 2016

	RCS Trust's 100% Interest			
	1H 2016 S\$'000	1H 2015 S\$'000	Variance	
			S\$'000	%
Gross Revenue	118,048	118,199	(151)	(0.1)
Net Property Income	89,291	87,291	2,000	2.3



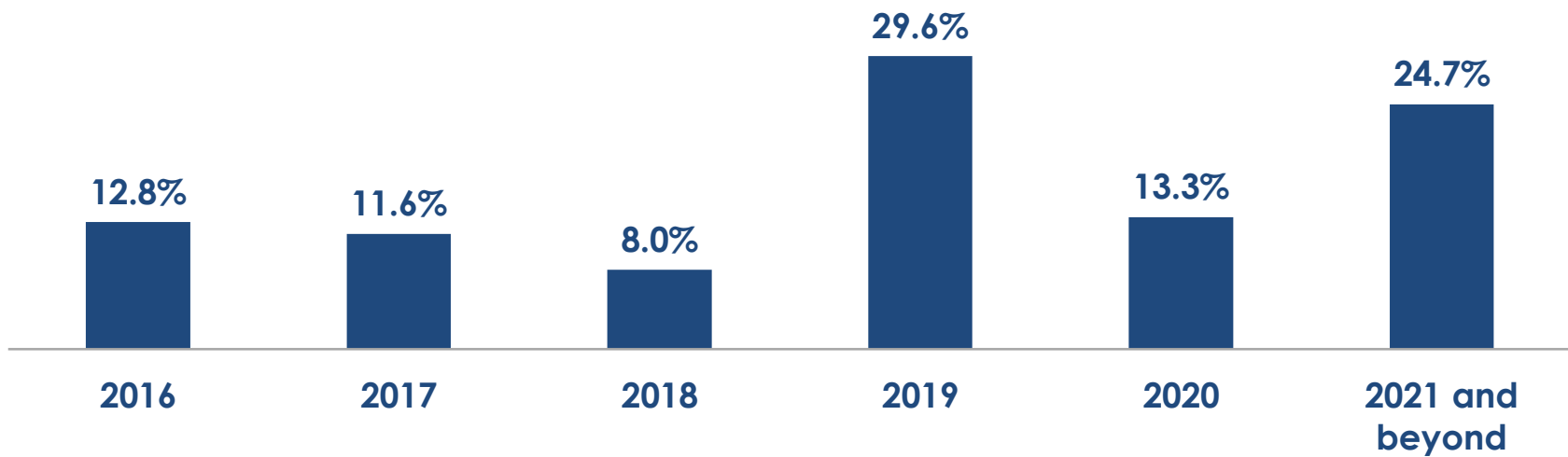
Raffles City Singapore – Summary

Key Details (As at 30 June 2016)	
Gross Floor Area	3,449,727 sq ft (or 320,490 sq m)
Net Lettable Area	Office: 381,404 sq ft (or 35,433 sq m) Retail: 423,911 sq ft (or 39,383 sq m) Total: 805,315 sq ft (or 74,816 sq m)
Number of Tenants	Office: 46 Retail: 228 Hotels & Convention Centre: 1 Total: 275
Number of Hotel Rooms	2,030
Carpark Lots	1,045
Title	Leasehold tenure of 99 years expiring 15 July 2078
Valuation (as at 30 June 2016)	S\$3,162.0 million by Knight Frank Pte Ltd and Jones Lang LaSalle Property Consultants Pte Ltd
Committed Occupancy	Office: 97.7% Retail: 99.5% Total: 98.6%
Award	Green Mark (Gold) Award 2013 by Building Construction Authority



Lease Expiry Profile – Raffles City Tower (Office)

Leases up for Renewal as a % of Gross Rental Income as at 30 June 2016

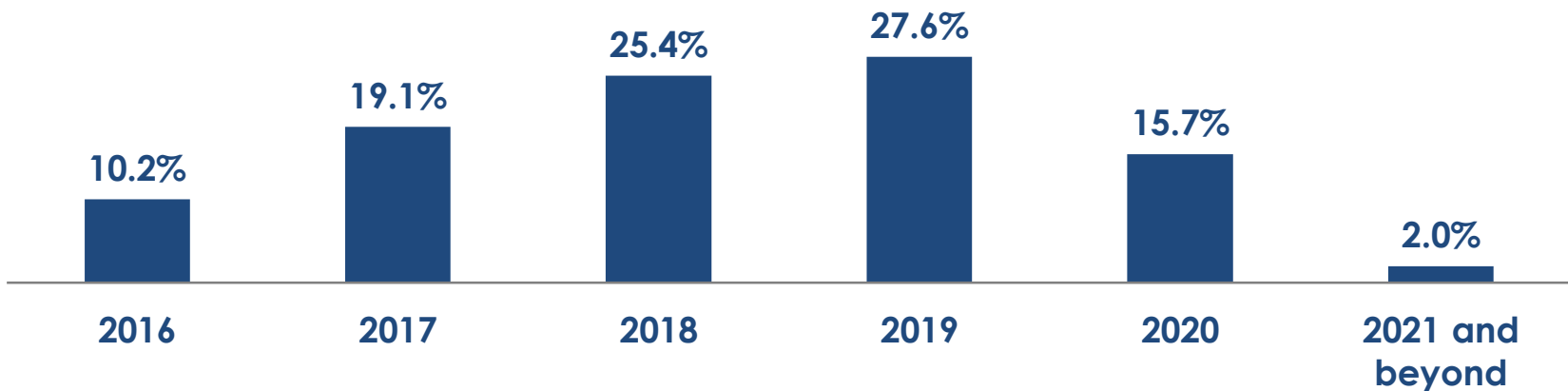


Weighted Average Expiry by Gross Rental Income	2.9 Years
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Lease Expiry Profile – Raffles City Shopping Centre

Leases up for Renewal as a % of Gross Rental Income as at 30 June 2016



Weighted Average Expiry by Gross Rental Income	2.3 Years
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Top 10 Tenants – Raffles City Tower (Office)

Tenant	% of Gross Rental Income ⁽¹⁾
Economic Development Board	24.9
Accenture Pte Ltd	13.5
Philip Securities Pte Ltd	9.9
Total Trading Asia Pte. Ltd.	5.8
AAPC Singapore Pte Ltd	5.2
FRHI Hotels & Resorts (Singapore) Pte. Ltd.	3.2
OSIsoft Asia Pte. Ltd.	2.7
Halcyon Agri Corporation Limited	2.6
Delegation of the European Union	2.6
Vertex Venture Management Pte. Ltd.	2.3
Top 10 Tenants	72.7
Other Tenants	27.3
TOTAL	100.0

(1) Based on gross rental income for the month of June 2015.



Top 10 Tenants – Raffles City Shopping Centre

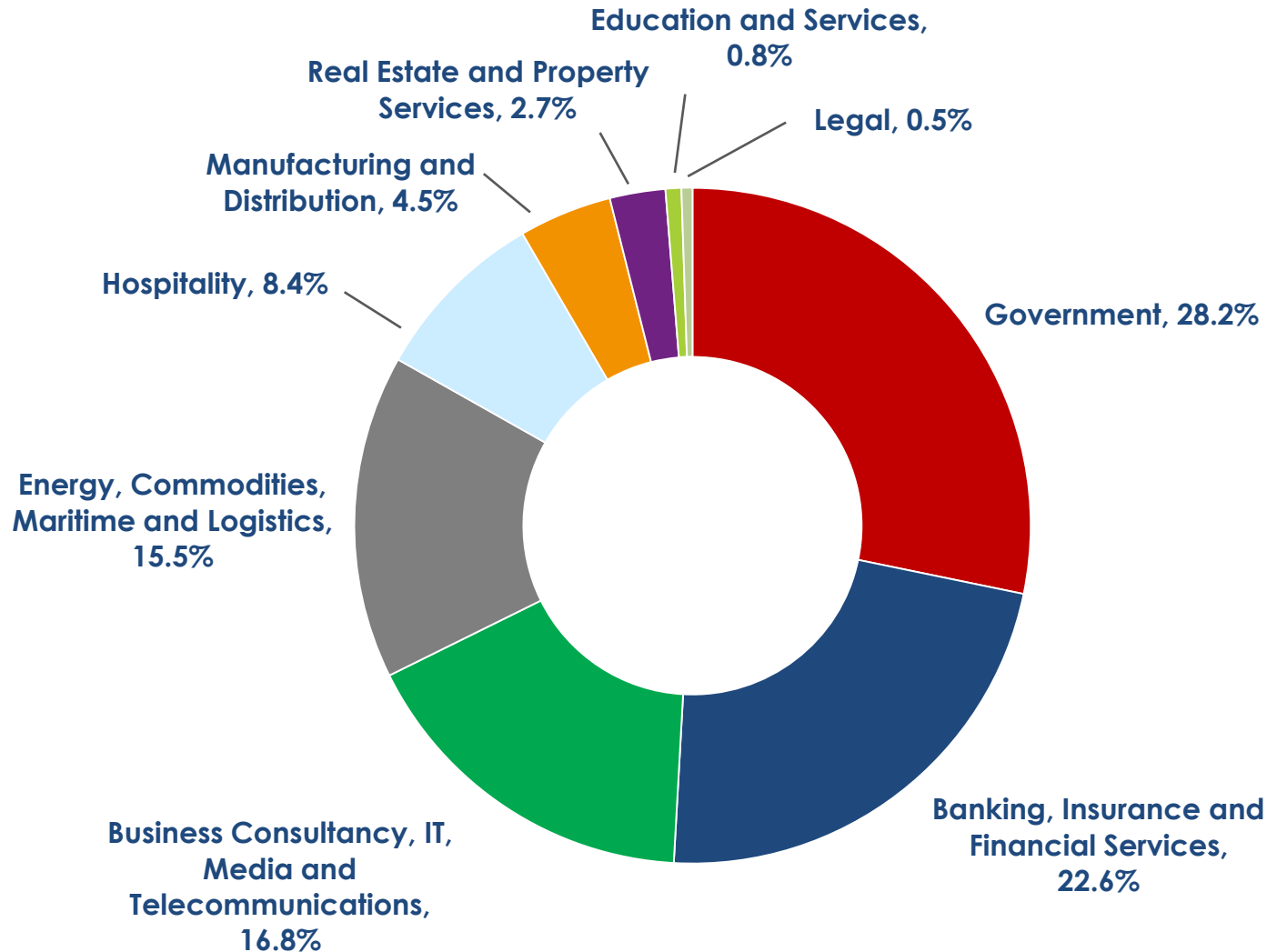
Tenant	% of Gross Rental Income ⁽¹⁾
Robinson & Co. (Singapore) Pte Ltd	15.0
Wing Tai Clothing Pte Ltd	3.1
Minor Food Group PLC	3.0
Auric Pacific Group Limited	2.7
Cold Storage Singapore (1983) Pte Ltd	2.5
Spa Esprit Group Pte Ltd	2.3
Cortina Watch Pte Ltd	2.2
DBS Bank Ltd	1.8
Jay Gee Enterprises (Pte.) Ltd	1.5
Richemont Luxury (Singapore) Pte. Ltd.	1.4
Top 10 Tenants	35.5
Other Tenants	64.5
TOTAL	100.0

(1) Based on gross rental income for the month of June 2015.



Trade Mix – Raffles City Tower (Office)

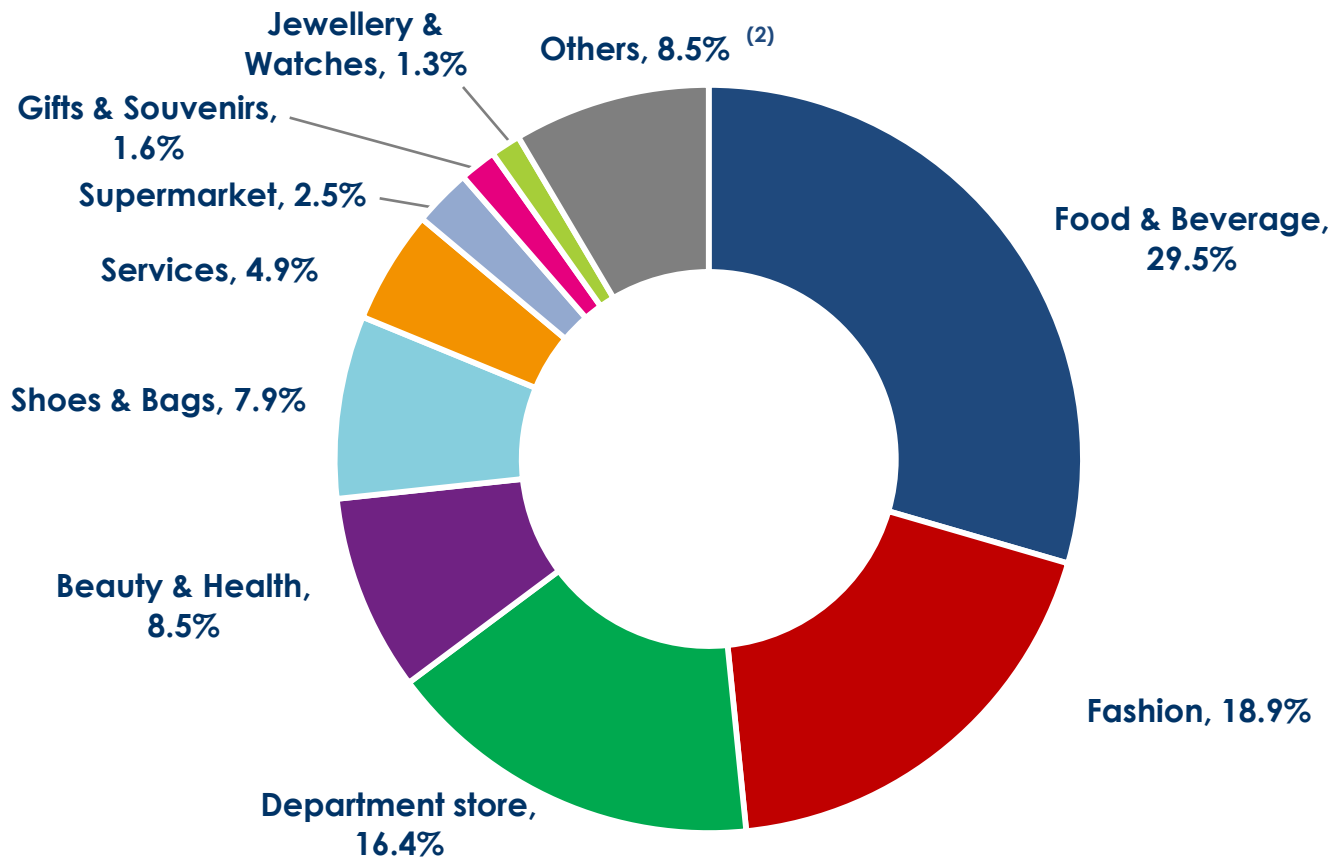
Tenant Business Sector Analysis by Gross Rental Income as at 30 June 2016





Trade Mix – Raffles City Shopping Centre

Trade Sector Analysis by Gross Rental Income for the Month of June 2016⁽¹⁾



(1) Excludes gross turnover rent.

(2) Others include Luxury, Books & Stationery, Sporting Goods, Electrical & Electronics, Home Furnishing, Art Gallery and Information Technology.



Thank You

For enquiries, please contact:

HO Mei Peng

Head, Investor Relations & Communications

Tel : (65)- 6713 3668

Fax : (65)- 6713 2999

Email: ho.meipeng@capitaland.com

<http://www.cct.com.sg>

Audrey TAN

Vice President, Investor Relations

Tel : (65)- 6713 1507

Fax : (65)- 6713 2999

Email: audrey.tan@capitaland.com

<http://www.cmt.com.sg>