



(Constituted in the Republic of Singapore pursuant to
a trust deed dated 19 October 2006 (as amended))

CONSENT SOLICITATION EXERCISE IN RELATION TO THE S\$100,000,000 3.25 PER CENT. GUARANTEED BONDS DUE 2027 (ISIN: SGXF83155931) (THE "BONDS") ISSUED BY PERPETUAL (ASIA) LIMITED (IN ITS CAPACITY AS TRUSTEE OF FIRST REAL ESTATE INVESTMENT TRUST ("FIRST REIT")) (IN SUCH CAPACITY, THE "ISSUER") UNCONDITIONALLY AND IRREVOCABLY GUARANTEED BY CREDIT GUARANTEE AND INVESTMENT FACILITY, A TRUST FUND OF THE ASIAN DEVELOPMENT BANK ("CGIF")

ENTRY INTO OF SUPPLEMENTAL TRUST DEED

Reference is made to the announcement made by First REIT Management Limited, in its capacity as manager of First REIT (the "**Company**"), on 22 July 2026. Capitalised or other terms used but not defined herein shall, unless the context otherwise requires, have the meanings as set out in the consent solicitation statement dated 29 June 2026 (the "**Consent Solicitation Statement**") issued by the Issuer.

The Company wishes to announce that pursuant to the Extraordinary Resolution passed by the Bondholders on 22 July 2026, a supplemental trust deed dated 15 September 2026 has been entered into between the Issuer, CGIF and the Trustee to effect the Amendments.

By Order of the Board

Tan Kok Mian Victor
Executive Director and Chief Executive Officer
First REIT Management Limited
(Company registration no. 200607070D)
As Manager of First Real Estate Investment Trust

16 September 2026

NOTE: This announcement does not constitute an invitation to participate in the Consent Solicitation. No offer or invitation to issue or redeem any securities is being made pursuant to this announcement. This announcement does not constitute or form part of, and should not be construed as, an offer for sale or subscription of, or a solicitation of any offer to buy or subscribe for, any securities of First REIT or any other entity. This announcement must be read in conjunction with the Consent Solicitation Statement.