



ANNOUNCEMENT

COMPLETION OF THE ACQUISITION OF A DATA CENTRE LOCATED IN INZAI CITY, JAPAN AND USE OF PROCEEDS FROM THE PREFERENTIAL OFFERING

*Capitalised terms used herein, but not otherwise defined, shall have the meanings ascribed to them in the announcements of Keppel DC REIT dated 22 September 2025 titled "Acquisition of a data centre located in Inzai City, Japan" (the "**Acquisition Announcement**"), dated 22 September 2025 titled "Launch of Fully Underwritten Non-Renounceable Preferential Offering to Raise Gross Proceeds of approximately S\$404.5 Million" (the "**Launch Announcement**") and dated 15 October 2025 titled "Results of the Preferential Offering" (the "**Close Announcement**"), in relation to the Preferential Offering.*

1. Completion of acquisition of a data centre located in Inzai City, Japan

Further to the Acquisition Announcement, Keppel DC REIT Management Pte. Ltd., as manager of Keppel DC REIT (the "**Manager**"), is pleased to announce that the Acquisition has been completed. Following the completion of the Acquisition, Keppel DC REIT holds 98.47% effective interest in Tokyo Data Centre 3, a data centre located in Inzai City, Japan.

As described in the Acquisition Announcement, the aggregate amount of (i) Acquisition Fee payable to the Manager and (ii) Keppel Japan Acquisition Fee payable to Keppel Japan, is at 1.0% of the Effective Purchase Consideration. The amount of Acquisition Fee payable to the Manager has changed to approximately JPY 687.2 million (equivalent to approximately S\$6.0 million¹) from approximately JPY 565.9 million (equivalent to approximately S\$4.9 million¹), and the amount of Keppel Japan Acquisition Fee payable to Keppel Japan will change correspondingly. The Acquisition Fee payable to the Manager is payable in Units.

For the avoidance of doubt, there is no change to the aggregate amount of (i) Acquisition Fee payable to the Manager and (ii) Keppel Japan Acquisition Fee payable to Keppel Japan.

2. Use of Proceeds from the Preferential Offering

Further to the Close Announcement and the announcement dated 23 October 2025, the Manager wishes to announce that the gross proceeds of approximately S\$277.4 million (including the S\$45.9 million which was previously used to finance the associated costs for a 30-year land lease extension of Keppel DC Singapore 1, for debt repayment purposes

¹ Based on the exchange rate of JPY 100:S\$0.8723 as at 31 October 2025 for illustrative purposes only.

(including debt previously drawn for investments) as well as to pay the estimated fees and expenses, including professional fees and expenses, incurred in connection with the Preferential Offering announced on 23 October 2025) from the Preferential Offering have been utilised as follows:

Intended Use of Proceeds	Announced Use of Proceeds (S\$' million)	Actual Use of Proceeds (S\$' million)	Remaining Proceeds Pending Utilisation (S\$' million)
To partially finance the acquisition of a 98.47% effective interest in a data centre located in Inzai City, Japan	229.8	229.8	-
To finance an asset enhancement initiative for Keppel DC Singapore 8	53.9	1.0	52.9
To finance the associated costs for a 30-year land lease extension of Keppel DC Singapore 1	10.7	10.7	-
To use for debt repayment purposes (including debt previously drawn for investments)	104.5	31.8	72.7
To pay the estimated fees and expenses, including professional fees and expenses, incurred in connection with the Preferential Offering	5.6	4.1	1.5
Total	404.5	277.4	127.1

The Manager will make further announcements on the utilisation of the remaining proceeds from the Preferential Offering as and when such funds are materially utilised.

By Order of the Board
Keppel DC REIT Management Pte. Ltd.
 (UEN: 199508930C)
 as manager of Keppel DC REIT

Chiam Yee Sheng / Darren Tan
 Company Secretaries
 19 November 2025

IMPORTANT NOTICE

This announcement is for information only and does not constitute an invitation, inducement or offer to acquire, purchase or subscribe for Units.

This announcement may contain forward-looking statements that involve 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 other companies and venues for the sale or distribution of goods and services, shifts in customer demands, customers and partners, changes in operating expenses (including employee wages, benefits and training costs), governmental and public policy changes and the continued availability of financing in the amounts and the terms necessary to support future business. Investors are cautioned not to place undue reliance on these forward-looking statements, which are based on the Manager's view of future events. The past performance of Keppel DC REIT and the Manager are not necessarily indicative of the future performance of any of them.

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 SGX-ST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.