

SASSEUR REAL ESTATE INVESTMENT TRUST
(a real estate investment trust constituted on 30 October 2017
under the laws of the Republic of Singapore)

PRESS RELEASE

**Sasseur participated in REITs Symposium 2018 that drew
overwhelming turnout**

- REITS Symposium 2018 is the fourth edition of an annual event organised by the REIT Association of Singapore (REITAS)
- The event offers investors an opportunity to interact and network with key management personnel from the respective participating REITs
- Sasseur REIT participated in a Panel discussion to discuss about the investment merits, risk factors and mitigating strategies of investing in REITs with foreign based assets



From Left to Right: Panel discussion joined by *Ms Nupur Joshi*, CEO of the REIT Association of Singapore; *Mr Sanjeev Dasgupta*, CEO of Ascendas India Trust's trustee manager; **Mr Anthony Ang**, CEO of Sasseur REIT manager; *Mr Geoff Howie*, Singapore Exchange market strategist and *Mr Goh Toh Sim*, CEO of EC World REIT's manager

Singapore, 25 May 2018 – Sasseur Asset Management Pte. Ltd. ("**Sasseur Asset Management**" or the "**Manager**", "砂之船资产管理公司"), the manager of Sasseur Real Estate Investment Trust ("**Sasseur REIT**" or the "**Trust**", "砂之船房地产投资信托"), is pleased to conclude its participation in the recent REITs Symposium 2018 held at Suntec Convention



SASSEUR REAL ESTATE INVESTMENT TRUST

(a real estate investment trust constituted on 30 October 2017
under the laws of the Republic of Singapore)

Hall, Singapore. Featuring over thirty-four Real Estate Investment Trusts (“REITs”) and Exchange Traded Funds (“ETF”) issuers, REITS Symposium 2018 is the fourth edition of an annual event organised by REITAS which offers the public an opportunity to interact and network with key management personnel from the respective participating REITs.

Mr Anthony Ang (洪明發), Chief Executive Officer of Sasseur REIT manager, was present at the event, as he joined the panel discussion to share more about the merits of investing in REITs with foreign-based assets. The risk factors involved were also considered, with mitigating factors put forth to address the concerns typically raised by investors.

Specifically, using Sasseur REIT with a portfolio of China based outlet malls as an example, he highlighted the commensurately higher returns that can be derived from investing in REITs with foreign based assets, given the usual perceived geographical, political and currency risks. Sasseur REIT, for instance, offers returns of 7.5% and 7.8% respectively for the first and second year of its operations. Investing in Sasseur REIT also offers investors the opportunity for exposure to a new REIT asset class with much higher high growth potential. Outlet malls are one of the fastest growing retail segments in the world, outpacing that of e-commerce and traditional retail. This is especially so in China where outlet sales growth is projected to expand at 25% annually for the next 5 years to approximately RMB 640 billion by 2030, making it the largest in the world ahead of the US¹. Being the first outlet mall REIT listed in Asia and sponsored by the leading and largest outlet mall operator in the PRC (Sasseur Group), Sasseur REIT offers investors an opportunity to benefit from the tremendous growth in this retail segment.

On the risk factors, while Mr Anthony Ang acknowledged the foreign exchange, political and regulatory risks typically associated with the management of overseas assets, he also cited the presence of a strong localised management team in Singapore in the case of Sasseur REIT, as strong positive and mitigating factors for investing in Sasseur REIT. All key members of Sasseur REIT managers are veterans, each with at least 10 to 15 years of experience in the property and fund management space, and fully competent in the regulatory and compliances required of Singapore listed REITs. Additionally, Sasseur REIT also has the solid backing of Sasseur Cayman Holding Limited (“**Sasseur Cayman**”) as the REIT’s sponsor

¹ China Insights Consultancy – Independent Market Research Report



SASSEUR REAL ESTATE INVESTMENT TRUST

(a real estate investment trust constituted on 30 October 2017
under the laws of the Republic of Singapore)

that includes strategic shareholders such as L Catterton and Ping An Real Estate. Sasseur REIT has also been endorsed by strategic investors such as JD.com (leading e-commerce player in China), YCH (leading Supply Chain company from Singapore), Charles and Keith (successful fashion brand group from Singapore), as well as many institutional investors like DBS Treasury and private bank, Credit Suisse private bank, Haitong International, TMB Asset Management and Bangkok Life. All these factors bolster the credibility of Sasseur REIT.



*Mr Anthony Ang, Chief Executive
Officer of Sasseur REIT manager*

Commenting further, Mr Anthony Ang added, “The trend of Singapore being a global REIT hub will continue. This is supported by a robust legal and tax regime and a very proactive and supportive regulator (Monetary Authority of Singapore) and Stock Exchange (SGX) that promotes stringent disclosures and compliances. Our recent listing in Singapore thus allows Sasseur REIT and our sponsor to raise our profile globally whilst providing access to the international capital markets. This, coupled with our exposure to the sunrise industry of outlet mall business and our unique “1+N” business model of creating comprehensive lifestyle and retail platform centered around outlet malls, positions us very favourably to keep growing our business and deliver greater value to our shareholders.”

- End -



SASSEUR REAL ESTATE INVESTMENT TRUST
(a real estate investment trust constituted on 30 October 2017
under the laws of the Republic of Singapore)

About Sasseur REIT

Sasseur REIT is the first outlet mall REIT to be listed in Asia. Sasseur REIT offers investors with the unique opportunity to invest in the fast-growing retail outlet mall sector in the People's Republic of China (the "PRC") through its initial portfolio of four quality retail outlet mall assets strategically located in fast growing cities in China such as Chongqing, Kunming and Hefei, with a net lettable area of 304,573.1 sq m.

Sasseur REIT is established with the investment strategy of investing principally, directly or indirectly, in a diversified portfolio of income-producing real estate which is used primarily for retail outlet mall purposes, as well as real estate related assets in relation to the foregoing, with an initial focus on Asia.

For more information on Sasseur REIT, please visit <http://www.sasseurreit.com/>.

About the Manager – SASSEUR ASSET MANAGEMENT PTE. LTD.

Sasseur REIT is managed by the Manager, an indirect wholly-owned subsidiary of the Sponsor. The Manager's key responsibility is to manage Sasseur REIT's assets and liabilities for the benefit of Unitholders.

As the first outlet mall REIT to be listed in Asia, the Manager intends to utilise Sasseur REIT's first-mover advantage and acquire suitable properties with good investment characteristics in Asia or other parts of the world. The Manager's acquisition growth strategy is to identify and selectively pursue acquisition opportunities in quality income-producing properties used mainly for retail outlet mall purposes initially in the PRC and subsequently in other countries.

About the Sponsor – SASSEUR CAYMAN HOLDING LIMITED

Headquartered in Shanghai, the PRC, the Sponsor Group is one of the leading premium outlet groups in the PRC, focused on the development and operation of retail outlet malls in the PRC. Founded in 1989, the Sponsor Group leverages on its founder, Mr Xu Rongcan's passion for art and culture to develop and design all of its retail outlet malls, offering a unique lifestyle experience for its customers. L Catterton Asia and Ping An Real Estate are strategic shareholders of the Sponsor.

For more information on the Sponsor, please visit <http://www.sasseur.com/>.



SASSEUR REAL ESTATE INVESTMENT TRUST
(a real estate investment trust constituted on 30 October 2017
under the laws of the Republic of Singapore)

ISSUED ON BEHALF OF : Sasseur Asset Management Pte. Ltd.

BY : Financial PR Pte Ltd
4 Robinson Road #04-01
The House of Eden
Singapore 048543

CONTACT : Mr Ngo Yit Sung / Mr Benjamin Tho

OFFICE : (65) 6438 2990

EMAIL : yitsung@financialpr.com.sg
benjamin@financialpr.com.sg

Sponsorship Statement:

DBS Bank Ltd. is the sole financial adviser and issue manager to the Offering (the “**Sole Financial Adviser and Issue Manager**”). DBS Bank Ltd. and Bank of China Limited, Singapore Branch are the joint global coordinators to the Offering (collectively, the “**Joint Global Coordinators**”). DBS Bank Ltd., Bank of China Limited, Singapore Branch, China International Capital Corporation (Singapore) Pte. Limited, Citigroup Global Markets Singapore Pte. Ltd., Credit Suisse (Singapore) Limited, Haitong International Securities (Singapore) Pte. Ltd. and Maybank Kim Eng Securities Pte. Ltd. are the joint bookrunners and underwriters to the Offering (collectively, the “**Joint Bookrunners and Underwriters**”).