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## CAPITALAND INDIA TRUST

(Registration Number: 2007004)

(a business trust registered under the Business Trusts Act 2004 of Singapore)

### ANNOUNCEMENT

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#### RESULTS OF THE PREFERENTIAL OFFERING

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*Capitalised terms used herein, unless otherwise defined, shall have the meaning ascribed to them in the announcement of CapitaLand India Trust dated 16 June 2023 in relation to the launch of the Preferential Offering (the “**Launch Announcement**”), the Notice of Record Date announcement dated 16 June 2023 (the “**Notice of Record Date Announcement**”) and the Opening of Preferential Offering and Despatch of Instruction Booklet announcement dated 30 June 2023 (the “**Opening and Despatch Announcement**”) and together with the Launch Announcement and the Notice of Record Date Announcement, the “**Announcements**”).*

#### 1. Introduction

CapitaLand India Trust Management Pte. Ltd. (“**CLINTMPL**”), in its capacity as trustee-manager of CapitaLand India Trust (“**CLINT**”, and as the trustee-manager of CLINT, the “**Trustee-Manager**”), wishes to announce that, further to the Announcements in relation to the pro rata and non-renounceable preferential offering of New Units (the “**Preferential Offering**”), valid acceptances and excess applications for a total of 159,334,422 New Units, representing approximately

112.6% of the total number of 141,567,497<sup>1</sup> New Units available under the Preferential Offering, were received as at the close of the Preferential Offering on 10 July 2023.

Details of the valid acceptances and excess applications received are as follows:

	Number of New Units	% of Preferential Offering <sup>(1)</sup>
Valid acceptances <sup>2</sup>	115,801,069	81.8%
Excess applications	43,533,353	30.8%
<b>Total</b>	<b>159,334,422</b>	<b>112.6%</b>

**Note:**

- (1) The percentages are rounded to the nearest one decimal place. Percentage values may not add up due to rounding differences.

Provisional allotments of the New Units which were not validly accepted will be allotted to satisfy applications for Excess New Units. In the allotment of Excess New Units, preference will be given to the rounding of odd lots. The Trustee-Manager, directors of the Trustee-Manager and substantial Unitholders who have control or influence over CLINT or the Trustee-Manager in connection with the day-to-day affairs of CLINT or the Trustee-Manager or the terms of the Preferential Offering, or have representation (direct or through a nominee) on the board of directors of the Trustee-Manager will rank last in priority for the rounding of odd lots and allotment of Excess New Units.

A total of 141,567,497 New Units at the issue price of S\$1.060 per New Unit will be issued to raise gross proceeds of approximately S\$150.1 million.

## 2. Commitment by the Sponsor and CLINTMPL

In support of the Preferential Offering, CLI India Pte. Ltd. (formerly known as CapitaLand India Pte. Ltd.) (the “**Sponsor**”) and CLINTMPL (in its own capacity)

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<sup>1</sup> While it was stated in the Announcements that “141,567,498” New Units will be issued pursuant to the Preferential Offering, the Trustee-Manager wishes to clarify that 141,567,497 New Units will be issued instead, as a result of applying the Preferential Offering ratio to (i) the 11 May Units (as defined herein) which are listed on the “A” Counter, and (ii) the remaining Units in issue as at the Record Date which are listed on the Main Counter of CLINT (the “**Main Counter Units**”), separately. The total number of 141,567,497 New Units provisionally allotted and to be issued pursuant to the Preferential Offering comprises (1) 2,763,585 New Units provisionally allotted in respect of the 11 May Units; and (2) 138,803,912 New Units provisionally allotted in respect of the Main Counter Units. Out of the 141,567,497 New Units provisionally allotted pursuant to the Preferential Offering, 24,573,832 New Units (instead of 24,573,833 New Units) were provisionally allotted to the Sponsor.

<sup>2</sup> Including allocations to CLI India Pte. Ltd. and CapitaLand India Trust Management Pte. Ltd. (in its own capacity) which, for the avoidance of doubt, include allocations pursuant to their unitholdings in the Main Counter, as well as in the “A” Counter.

had irrevocably undertaken that, among other things, each of the Sponsor and CLINTMPL would accept, subscribe and pay in full for its total provisional allotment of the New Units (each, an “**Irrevocable Undertaking**”).

As at the Record Date, the Sponsor directly held 206,502,797 Units (representing approximately 17.36% of the total issued units in CLINT) comprising (i) 183,279,388 Units held by the Sponsor and listed on the Main Counter (the “**Sponsor Main Counter Units**”) and (ii) 23,223,409 Units that were issued to the Sponsor via a private placement on 11 May 2023 and which are currently listed on the “A” Counter (the “**11 May Units**”)³.

Pursuant to the Sponsor’s Irrevocable Undertaking, the Sponsor has subscribed and paid in full for its provisional allotment of 24,573,832 New Units, which comprise (a) 21,810,247 Units provisionally allotted in respect of the Sponsor Main Counter Units; and (b) 2,763,585 New Units (“**Counter A New Units**”)⁴ provisionally allotted in respect of the 11 May Units.

As at the Record Date, CLINTMPL directly held 77,906,904 Units representing approximately 6.55% of the total issued units in CLINT. Pursuant to CLINTMPL’s Irrevocable Undertaking, CLINTMPL has subscribed and paid in full for its provisional allotment of 9,270,921 New Units.

The total subscription amount paid by the Sponsor and CLINTMPL for their subscription of their provisional allotment of the New Units is approximately S\$35.9 million. Immediately after completion of the Preferential Offering, the Sponsor and CLINTMPL (in its own capacity) will collectively own an aggregate of 318,254,454 Units, representing approximately 23.91% of the total number of 1,331,210,340 Units in issue after the listing and quotation of the 141,567,497 New Units.

### 3. Refunds

In relation to any void or invalid acceptances of New Units or any unsuccessful applications for Excess New Units under the Preferential Offering, all monies received in connection therewith will be returned by The Central Depository (Pte) Limited (“**CDP**”) on behalf of CLINT to the Eligible Unitholders, without interest or any share of revenue or other benefit arising therefrom, within three (3) business days after the commencement of trading of the New Units on 18 July 2023, (a) by crediting their accounts with the relevant Participating Banks⁵ (where acceptance

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<sup>3</sup> As disclosed in CLINT’s announcement dated 11 May 2023, the “A” Counter will be maintained for the period commencing from 11 May 2023, being the date of issuance of the 11 May Units, to (and including) the record date for the distribution for CLINT’s Units in respect of the distribution period ending 30 June 2023 (or such other period as the Trustee-Manager may determine).

<sup>4</sup> For the avoidance of doubt, the Counter A New Units would be listed on the “A” Counter rather than the Main Counter of CLINT. Please see Paragraph 4 for further details.

<sup>5</sup> “**Participating Banks**” refers to DBS Bank Ltd. (including POSB), Oversea-Chinese Banking Corporation Limited and United Overseas Bank Limited.

and/or application is by way of an Electronic Application through an ATM of a Participating Bank), or (b) by crediting their designated bank account via CDP's Direct Crediting Service (where acceptance and/or application is effected through the submission of the ARE or through an Accepted Electronic Service), and in each case at the Eligible Unitholders' own risk and the receipt by such bank being a good discharge to CDP, the Trustee-Manager and the Joint Global Co-ordinators and Underwriters of their obligations, if any, hereunder. In the event that the Eligible Unitholder is not subscribed to CDP's Direct Crediting Service, any monies to be refunded shall be credited to their Cash Ledger and subject to the same terms and conditions as Cash Distributions under the CDP Operation of Securities Account with the Depository Terms and Conditions (Cash Ledger and Cash Distribution are as defined therein) (the retention by CDP being a good discharge of the Trustee-Manager's and the Joint Global Co-ordinators and Underwriters' obligations, if any, hereunder).

#### **4. Status of the New Units to be Issued**

The Trustee-Manager expects the New Units to be listed and quoted on the Main Board of the SGX-ST with effect from **9.00 a.m. on 18 July 2023**.

Similar to the 11 May Units, the Counter A New Units will not be entitled to distributions by CLINT for the period from 1 January 2023 to the day immediately preceding 11 May 2023 and such New Units will only be entitled to receive distributions by CLINT for the period from 11 May 2023 to 30 June 2023, as well as all distributions thereafter. In this regard, the Counter A New Units will upon issuance be listed on the "A" Counter like the 11 May Units.

Accordingly, the remaining New Units (other than the Counter A New Units) will, upon issue and listing, rank *pari passu* in all respects with the existing Units in issue on the day immediately prior to the date on which the New Units are issued including the right to CLINT's distributable income for the period from 1 January 2023 to 30 June 2023 and all distributions accruing thereafter.

The Trustee-Manager wishes to take this opportunity to thank Unitholders for their support in ensuring the successful completion of the Preferential Offering.

**BY ORDER OF THE BOARD**  
**CAPITALAND INDIA TRUST MANAGEMENT PTE. LTD.**  
(Company Registration No. 200412730D)  
(as Trustee-Manager of CapitaLand India Trust)

Hon Wei Seng  
Company Secretary  
12 July 2023

**Important Notice**

**This announcement is not for distribution, directly or indirectly, in or into the United States and is not an offer of securities for sale in the United States or any other jurisdiction.**

This announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for units in CLINT (“**Units**”) in the United States or any other jurisdiction. This announcement is not for release, publication or distribution, directly or indirectly, in or into the United States, European Economic Area, the United Kingdom (other than UK investors to whom the Units may lawfully be offered), Canada, Japan, or Australia and should not be distributed, forwarded to or transmitted in or into any jurisdiction where to do so might constitute a violation of applicable securities laws or regulations.

The securities described herein have not been and will not be registered under the Securities Act, and may not be offered or sold in the United States unless pursuant to an applicable exemption from, or in a transaction not subject to, the registration requirements of the Securities Act and in compliance with any applicable state securities laws. There will be no public offer of securities described herein in the United States.

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 Trustee-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 Trustee-Manager to redeem their Units while the Units are listed. It is intended that Unitholders of CLINT 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.

The past performance of CLINT is not necessarily indicative of the future performance of CLINT.

All figures in this announcement unless expressed differently or otherwise stated are rounded off to one decimal place.

**Notification under Section 309B of the Securities and Futures Act 2001 of Singapore:**

The Units are prescribed capital markets products (as defined in the Securities and Futures (Capital Markets Products) Regulations 2018) and Excluded Investment Products (as defined in MAS Notice SFA 04-N12: Notice on the Sale of Investment Products and MAS Notice FAA-N16: Notice on Recommendations on Investment Products).