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## **ARA Market Update**

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### **ARA COMPLETES THIRD AND FINAL CLOSING OF FLAGSHIP ARA ASIA DRAGON FUND WITH COMMITMENTS AND CO-INVESTMENT ALLOCATIONS OF OVER US\$1.6 BILLION**

**Singapore, 23 June 2008** – ARA Asset Management Limited (“ARA” or the “Group”) is pleased to announce the successful third and final closing of its flagship private real estate fund, the ARA Asia Dragon Fund (“ADF”) with aggregate capital commitments in excess of US\$1.13 billion. Together with additional allocations of US\$500 million for potential co-investments with the ADF by a major investor, the fund has more than US\$1.6 billion of equity capital at its disposal, representing potential real estate investment capacity of over US\$5 billion.

The ADF has a mandate to invest across Asia with a primary focus on the main cities of China, Singapore, Hong Kong, Malaysia and a secondary focus in key cities in Taiwan, Thailand, Vietnam and other rapidly growing economies in the region. The fund attracted a broad range of investors including public pension funds, foundations and other global institutional investors seeking to invest in a diversified portfolio of real estate investments in Asia.

ARA Group CEO, John Lim said, “We are extremely pleased to complete the third and final closing of the ADF. This is by far the largest private fund we have raised to date and the response from investors has far surpassed our initial expectations, reflecting their confidence in ARA and our strong track record of real estate investment and asset management.”

Leveraging on ARA’s experience and intimate knowledge of the real estate market in Asia, the ADF seeks to make strategic and opportunistic investments in real estate and real estate-related assets within its mandate with the goal of optimizing total return from a combination of income and capital appreciation. To date, the fund has invested in real

estate with a gross asset value in excess of US\$800 million and is actively working on deals in Hong Kong, China, Singapore, Malaysia, Vietnam and Taiwan.

ADF Fund Director, Anthony Ang added, "We are currently seeing very interesting investment opportunities in the region with more realistic asking prices from asset owners in the wake of the tighter global credit environment and concerns over a US slowdown affecting global growth. Notwithstanding the current weaker market sentiment, we are cautiously optimistic of prospects for the region and remain positive on the long-term growth outlook for Asia. With the experience and expertise of ARA, we are confident of delivering superior returns for the investors in the ADF."

The ADF is managed by ARA Fund Management (Asia Dragon) Limited, a wholly-owned subsidiary of ARA.

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## About ARA Asset Management Limited

ARA, an affiliate of the Cheung Kong group, is a real estate fund management company with total assets under management of more than US\$7 billion as at 31 March 2008. ARA was incorporated as an exempted company with limited liability in Bermuda on 1 July 2002 and was admitted to the official list of the main board of the Singapore Exchange on 2 November 2007. ARA's business is focused on the following primary segments:

- (a) REIT management – The Group is one of the largest REIT managers in Asia ex-Japan and currently manages four REITs listed in three countries namely, Fortune REIT and Suntec REIT listed in Singapore, Prosperity REIT listed in Hong Kong and AmFIRST REIT listed in Malaysia;
- (b) Private real estate fund management – The Group manages several closed-end private real estate funds focused on real estate investments in Asia;
- (c) Specialist equity fund management – The Group currently manages an open-ended private fund investing in REITs and listed infrastructure and utilities trusts in the Asia-Pacific region; and
- (d) Corporate finance advisory services – The Group has an in-house advisory arm providing corporate finance advisory services to the Group and the various REITs we manage.

Credit Suisse (Singapore) Limited and DBS Bank Ltd. were the joint global coordinators, bookrunners and underwriters for the initial public offering of ARA.

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