

**NOT FOR DISTRIBUTION IN OR INTO THE UNITED STATES, EUROPEAN
ECONOMIC AREA, CANADA, JAPAN OR AUSTRALIA**



CAPITALAND MALL TRUST

(Constituted in the Republic of Singapore pursuant to a trust deed dated 29 October 2001 (as amended))

ANNOUNCEMENT

**NOTICE OF CUMULATIVE DISTRIBUTION BOOKS CLOSURE
AND DISTRIBUTION PAYMENT DATE**

Capitalised terms used herein, unless otherwise defined, shall have the meaning ascribed to them in the announcement of CapitaLand Mall Trust dated 25 October 2018 in relation to the launch of the private placement.

NOTICE IS HEREBY GIVEN that this Notice of Cumulative Distribution Books Closure Date replaces the Notice of Books Closure Date issued on 25 October 2018 before trading hours.

Pursuant to the Private Placement, the Transfer Books and Register of Unitholders of CapitaLand Mall Trust ("**Unitholders**" and CapitaLand Mall Trust ("**CMT**")) will be closed at 5.00 p.m. on 7 November 2018 (the "**Books Closure Date**") to determine the entitlements of Unitholders to the Cumulative Distribution comprising (i) the 3QFY18 Distribution of 2.92 cents per Unit for the period from 1 July 2018 to 30 September 2018, and (ii) the Advanced Distribution for the period from 1 October 2018 to the day immediately prior to the date on which the new units in CMT ("**New Units**") are issued in connection with the Private Placement. The New Units pursuant to the Private Placement are expected to be listed on the SGX-ST on 8 November 2018.

Unitholders whose securities accounts with The Central Depository (Pte) Limited are credited with units in CMT ("**Units**") as at 5.00 p.m. on the Books Closure Date will be entitled to the Cumulative Distribution that will be paid on or around 30 November 2018.

For the avoidance of doubt, holders of the New Units will not be entitled to participate in the distribution of any distributable income accrued by CMT prior to the date of issue of the New Units (including the Cumulative Distribution).

The Cumulative Distribution is intended to ensure that the distributable income accrued by CMT up to the day immediately preceding the date of issue of the New Units (which at this point, will be entirely attributable to Units in issue immediately prior to the issue of the New Units under the Private Placement (the "**Existing Units**")) is only distributed in respect of the Existing Units, and is being proposed as a means to ensure fairness to holders of the Existing Units. The next distribution following the Cumulative Distribution will comprise CMT's distributable income for the period from the day the New Units are issued under the Private Placement to 31 December 2018. Quarterly distributions will resume thereafter.

The current expectation of the Manager is that the quantum of taxable distribution per Existing Unit

under the Cumulative Distribution is estimated to be between 4.30 cents¹ and 4.40 cents. The actual quantum of the distribution per Unit under the Cumulative Distribution (which may differ from the estimate above) will be announced on a later date.

DECLARATION FOR SINGAPORE TAX PURPOSES

Tax will be deducted at source from the taxable income distribution in certain circumstances. The following section describes the circumstances in which tax will or will not be deducted from such distribution and the term “income distribution” used thereafter refers to this distribution.

Individuals

Unitholders who are individuals and who hold Units in their sole names or jointly with other individuals are not required to submit any forms and will receive a gross income distribution. The income distribution received by individuals (whether Singapore tax resident or not) is exempt from tax if it is not derived through a partnership in Singapore or from the carrying on of a trade, business or profession.

Qualifying Unitholders

Qualifying Unitholders (which term, for the avoidance of doubt, does not include individuals) will receive a gross income distribution, but will have to pay income tax subsequently at their own applicable tax rates. Qualifying Unitholders will receive a prescribed form to declare their Singapore tax residence status – the “Declaration of Singapore Tax Purposes Form” (“**Form A**”) from Boardroom Corporate & Advisory Services Pte. Ltd. (the “**Unit Registrar**”). Such Unitholders must complete and return Form A to the Unit Registrar to declare their status. HSBC Institutional Trust Services (Singapore) Limited in its capacity as trustee of CMT (the “**CMT Trustee**”) and CapitaLand Mall Trust Management Limited, as the manager of CMT (the “**Manager**”) will be obliged to deduct tax at the rate of 17% from the income distribution if Form A is not returned within the stipulated time limit or is not properly completed.

CPF/SRS Funds

Unitholders who have purchased their Units using monies from their accounts with Central Provident Fund or Supplementary Retirement Scheme will receive a gross income distribution which is tax-exempt. There is no need for such Unitholders to fill up any forms.

Foreign (Non-Individual) Unitholders

Foreign (non-individual) Unitholders who meet certain conditions will receive their income distribution net of 10% tax. Such Unitholders will receive Form A from the Unit Registrar and must complete and return it to the Unit Registrar to declare their status in relation to these conditions. The CMT Trustee and Manager will be obliged to deduct tax at the rate of 17% from the income distribution if Form A is not returned within the stipulated time limit or is not properly completed.

¹ This amount is based on the aggregate of (i) the distributions for the period from 1 July 2018 to 30 September 2018 and (ii) an estimate of the distributions for the period from 1 October 2018 to the day immediately prior to the date on which the New Units are issued pursuant to the Private Placement based on information currently available to the Manager and the Manager's estimate of CMT's revenue and expenses for the relevant period on a pro-rata basis and the actual Cumulative Distribution may differ.

Nominee Unitholders

Nominees who hold their Units for the benefit of individuals and Qualifying Unitholders will receive a gross income distribution. Nominees who hold their Units for the benefit of qualifying foreign (non-individual) investors will receive an income distribution net of 10% tax. This is provided the nominees furnish certain particulars of the beneficiaries to the CMT Trustee and Manager. These particulars are to be provided together with a declaration by the nominees of the status of the beneficiaries.

Nominees will receive the “Declaration by Depository Agents for Singapore Tax Purposes Form” (“**Form B**”) from the Unit Registrar and will have to complete and return Form B to the Unit Registrar. The CMT Trustee and Manager will be obliged to deduct tax at the rate of 17% from the income distribution if Form B is not returned within the stipulated time limit or is not properly completed.

Joint Unitholders and All Other Unitholders

Unitholders who hold their Units jointly (other than those held jointly by individuals) as well as Unitholders who do not fall within the categories described above will receive their income distribution net of 17% tax. These Unitholders do not need to return any forms.

LAST DATE AND TIME FOR RETURN OF THE FORMS

The Unit Registrar will despatch the relevant forms to Unitholders on or around Friday, 9 November 2018.

Unitholders must complete and return the applicable form to the Unit Registrar’s office by Monday, 19 November 2018 at 5.00 p.m. in order to receive gross income distribution or income distribution net of 10% tax, as the case may be.

DECLARATION IN INCOME TAX RETURN

The income distribution is considered as income for the year 2018. Beneficial owners of the Distribution, other than those who are exempt from tax on the income distribution or who are entitled to the reduced tax rate of 10%, are required to declare the gross income distribution as taxable income in their income tax return for the year of assessment 2019.

IMPORTANT DATES AND TIMES

Date / Deadline	Event
5.00 p.m., Thursday, 1 November 2018	Last date that the Units are quoted on a “cum-distribution” basis in relation to the Cumulative Distribution
5.00 p.m., Wednesday, 7 November 2018	Close of CMT’s Transfer Books and Register of Unitholders for the Cumulative Distribution
5.00 p.m., Monday, 19 November 2018	Unitholders and depository agents must have

	completed and returned the “Declaration for Singapore Tax Purposes Form A and Form B” to the Unit Registrar, Boardroom Corporate & Advisory Services Pte. Ltd.
Friday, 30 November 2018	Payment of Cumulative Distribution

The above timetable may be subject to change. In the event that the above timetable is modified, the Manager will make a separate SGXNET announcement.

For enquiries, please contact Ms Lo Mun Wah at 6713 3667 or email: lo.munwah@capitaland.com or visit our website at <www.cmt.com.sg>.

BY ORDER OF THE BOARD
CapitaLand Mall Trust Management Limited
(Registration Number: 200106159R)
As manager of CapitaLand Mall Trust

Lee Ju Lin, Audrey
Company Secretary
25 October 2018

Important Notice

The value of Units and the income derived from them, if any, may fall or rise. The Units are not obligations of, deposits in, or guaranteed by, CapitalLand Mall Trust Management Limited (the “**Manager**”), as manager of CapitalLand Mall Trust (“**CMT**”), 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 Singapore Exchange Securities Trading Limited (the “**SGX-ST**”). Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

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

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

This announcement may contain forward-looking statements that involve assumptions, 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 developments or companies, shifts in expected levels of occupancy rate, property rental income, charge out collections, 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 current view on future events.

This announcement is not for release, publication or distribution, directly or indirectly, in or into the United States, European Economic Area, 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 referred to herein have not been and will not be registered under the Securities Act, and may not be offered or sold in the United States absent registration or an exemption from registration under the Securities Act or under the securities laws of any state or other jurisdiction of the United States, and any such new Units may not be offered or sold within the United States except pursuant to an exemption from, or transactions not subject to, the registration requirements of the Securities Act and in compliance with any applicable state securities laws. Any public offering of securities to be made in the United States would be made by means of a prospectus that may be obtained from an issuer and would contain detailed information about such issuer and the management, as well as financial statements. There will be no public offering of the securities referred to herein in the United States.