

SGX-ST ANNOUNCEMENT
For immediate release

A hospitality stapled group comprising:
Fraser's Hospitality Real Estate Investment Trust
(a real estate investment trust constituted on 12 June 2014 under the laws of the Republic of Singapore)
and
Fraser's Hospitality Business Trust
(a business trust constituted on 20 June 2014 under the laws of the Republic of Singapore)

Asset Valuations Announcement

Fraser's Hospitality Asset Management Pte. Ltd., as manager of Fraser's Hospitality Real Estate Investment Trust ("FH-REIT"), and Fraser's Hospitality Trust Management Pte. Ltd., as trustee-manager of Fraser's Hospitality Business Trust ("FH-BT") (collectively, the "Managers"), wish to announce that the property valuations which have been adopted in the financial statements of Fraser's Hospitality Trust ("FHT") (comprising FH-REIT and FH-BT) for the financial year ended 30 September 2022 are as follows:

Property	Valuer	Valuation as at 30 September 2022	
		Local currency (million)	(S\$ million) ⁽¹⁾⁽²⁾
InterContinental Singapore	Savills Valuation and Professional Services (S) Pte Ltd	SGD509.0	509.0
Fraser Suites Singapore	Savills Valuation and Professional Services (S) Pte Ltd	SGD294.0	294.0
The Westin Kuala Lumpur	Savills (Malaysia) Sdn Bhd	MYR380.0	117.7
ANA Crowne Plaza Kobe	Savills Japan Co., Ltd.	JPY16,200.0	161.6
Novotel Sydney Darling Square	Savills Valuations Pty Ltd	AUD109.0	100.1
Fraser Suites Sydney	Savills Valuations Pty Ltd	AUD133.0	122.2
Novotel Melbourne on Collins	Savills Valuations Pty Ltd	AUD235.0	215.9
Park International London	Savills (UK) Limited	GBP41.1	65.9
ibis Styles London Gloucester Road, London	Savills (UK) Limited	GBP19.8	31.8
Fraser Place Canary Wharf, London	Savills (UK) Limited	GBP37.8	60.6
Fraser Suites Queens Gate, London	Savills (UK) Limited	GBP57.8	92.7
Fraser Suites Glasgow	Savills (UK) Limited	GBP9.6	15.4
Fraser Suites Edinburgh	Savills (UK) Limited	GBP16.3	26.1
Maritim Dresden Hotel	Savills (UK) Limited	EUR59.0	83.0

Notes:

(1) Translated at exchange rates as at 30 September 2022; MYR1.00 = SGD0.3097; JPY1.00 = SGD0.009977; AUD1.00 = SGD0.9188; GBP1.00 = SGD1.6037; EUR1.00 = SGD1.4074.

(2) Rounding differences noted

The valuation reports for the above Properties are available for inspection¹ at the Managers' registered office during business hours for three months from 4 November 2022.

BY ORDER OF THE BOARD

Frasers Hospitality Asset Management Pte. Ltd.

As manager of Frasers Hospitality Real Estate Investment Trust

Company Registration No: 201331351D

Frasers Hospitality Trust Management Pte. Ltd.

As trustee-manager of Frasers Hospitality Business Trust

Company Registration No: 201401270M

Catherine Yeo
Company Secretary
4 November 2022

For further information, kindly contact:

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Investor Relations

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Important Notice:

The value of the Stapled Securities in FHT and the income derived from them, if any, may fall or rise. The Stapled Securities are not obligations of, deposits in, or guaranteed by, Frasers Hospitality Asset Management Pte. Ltd., as manager of FH-REIT and Frasers Hospitality Trust Management Pte. Ltd., as trustee-manager of FH-BT, (collectively, the "**Managers**"), Perpetual (Asia) Limited (in its capacity as trustee of FH-REIT) or any of each of their affiliates. An investment in the Stapled Securities is subject to investment risks, including the possible loss of the principal amount invested.

Investors should note that they have no right to request the Managers to redeem their Stapled Securities while the Stapled Securities are listed. It is intended that Stapled Securityholders may only deal in their Stapled Securities through trading on Singapore Exchange Securities Trading Limited (the "**SGX-ST**"). Listing of the Stapled Securities on the SGX-ST does not guarantee a liquid market for the Stapled Securities.

This announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for the Stapled Securities. The past performance of FHT and the Managers is not necessarily indicative of the future performance of FHT and the Managers.

¹ Prior appointment with the Managers is required.