

INVESTOR RELATIONS

The Manager is committed to maintaining timely, balanced and effective communications with its stakeholders.

PROACTIVELY ENGAGING STAKEHOLDERS

In FY18/19, the Manager met over 160 investors through meetings, conference calls as well as investor conferences and roadshows in Singapore, Hong Kong, Bangkok and Kuala Lumpur. The Manager also organised property visits for investors to be more familiar with MIT's portfolio. Analyst and investor briefings on 2Q and 1HFY18/19 results were held at MIT's latest AEI at 30A Kallang Place to deepen the investment community's understanding of MIT's strategy of growing the Hi-Tech Buildings segment.

Investor education is an important part of the Manager's outreach efforts. The Manager continued to participate in the REITs Symposium, which was jointly organised by ShareInvestor and REIT Association of Singapore ("REITAS"). The one-day event featured booth displays of participating REITs and a series of educational talks.

The annual general meeting serves as an important communication channel between the Board, Management and Unitholders. MIT's eighth Annual General Meeting on 17 July 2018 was well-attended by 336 Unitholders and their proxies.

The Manager holds quarterly analyst teleconferences and briefings on MIT's financial results. The "live" audio webcasts of MIT's half-year and full-year financial results enable Management to apprise stakeholders of MIT's latest developments and address online queries. These recordings are available for download on MIT's website.

BROADENING INVESTOR BASE

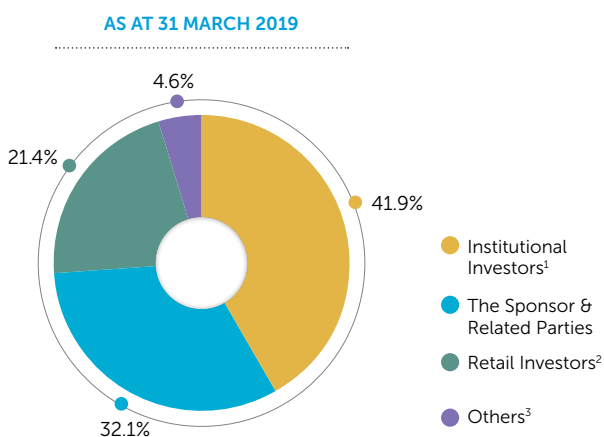
The Manager proactively engages stakeholders on major corporate developments. For the proposed acquisition of 18 Tai Seng from the Sponsor, the Manager held a "live" audio webcast to address online questions and engaged the investment community through conference calls and investor roadshows in Singapore and Hong Kong. The Manager successfully obtained Unitholders' approval for the proposed acquisition of 18 Tai Seng at the Extraordinary General Meeting on 22 January 2019, which was attended by 222 Unitholders and their proxies.

The Manager raised gross proceeds of S\$201.0 million through a private placement for MIT's acquisition of 18 Tai Seng, which was approximately 2.2 times covered. This also broadened MIT's equity base with participation from over 40 new and existing investors.

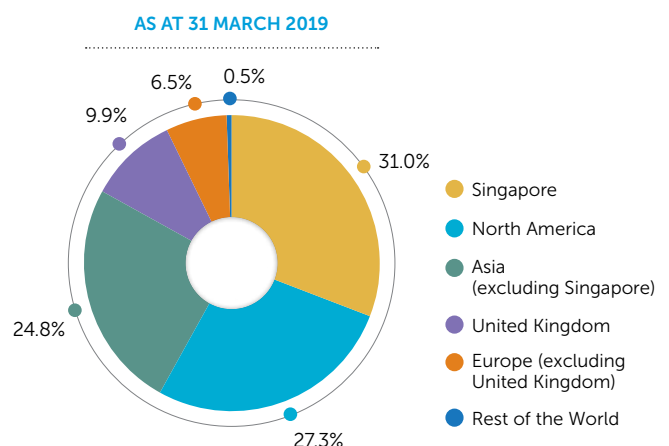
ENSURING TIMELY AND TRANSPARENT DISCLOSURES

All announcements and press releases are published promptly through SGXNET and MIT's websites. Important information including annual reports, investor presentations and portfolio details is updated regularly on MIT's website. Stakeholders can subscribe for email alerts to receive the latest updates on MIT and contact the Investor Relations Department via a dedicated email address. Substantial Unitholders can promptly report any change in their unitholdings in MIT through a dedicated email address.

UNITHOLDINGS BY INVESTOR TYPE



INSTITUTIONAL INVESTORS' UNITHOLDINGS BY GEOGRAPHY



1 Institutional investors include private banks.
 2 Retail investors include investors whose unitholdings are less than 300,000 units.
 3 Others include corporates, custodians and nominees.

RESEARCH COVERAGE

17 equity research houses provide research coverage on MIT as at 31 March 2019.

1. Bank of America Merrill Lynch
2. CGS-CIMB Research
3. Citigroup Research
4. CLSA
5. Credit Suisse
6. Daiwa Capital Markets
7. DBS Bank
8. Deutsche Bank
9. Goldman Sachs Global Investment Research
10. J.P. Morgan Securities
11. Macquarie Capital Securities
12. Maybank Kim Eng Research
13. Mizuho Securities Asia Ltd
14. OCBC Investment Research
15. Phillip Securities Research
16. UBS Securities
17. UOB Kay Hian Research



The annual general meeting serves as an important communication channel between the Board, Management and Unitholders.

INVESTOR RELATIONS CALENDAR

2018	
24 Apr	Analyst Briefing and "Live" Audio Webcast for 4Q and FY17/18 Results
26 Apr	Post 4Q and FY17/18 Results Investor Luncheon Hosted by J.P. Morgan, Singapore
15 May	dbAccess Asia Conference, Singapore
19 May	REITs Symposium 2018, Singapore
17 Jul	Annual General Meeting 2017/2018, Singapore
25 Jul	Analyst Teleconference for 1QFY18/19 Results
23 to 24 Aug	Citi-REITAS-SGX C-Suite Singapore REITs & Sponsors Forum, Singapore and Hong Kong
20 Sep	Mapletree REITs Day Organised by DBS Bank, Bangkok
24 Oct	Analyst Briefing and "Live" Audio Webcast for 2Q and 1HFY18/19 Results
24 Oct	Post 2Q and 1HFY18/19 Results Investor Luncheon Hosted by CLSA, Singapore
14 Dec	Webcast for the Proposed Acquisition of 18 Tai Seng
2019	
7 to 8 Jan	Investor Roadshow Organised by DBS Bank, Singapore and Hong Kong
22 Jan	Extraordinary General Meeting for the Proposed Acquisition of 18 Tai Seng, Singapore
23 Jan	Analyst Teleconference for 3QFY18/19 Results
6 Mar	Citi ASEAN Top Picks Corporate Day, Kuala Lumpur
23 Apr	Analyst Briefing and "Live" Audio Webcast for 4Q and FY18/19 Results
23 Apr	Post 4Q and FY18/19 Results Investor Luncheon Hosted by Citigroup, Singapore

INVESTOR RELATIONS



Analyst briefing on 2Q and 1HFY18/19 results held at MIT's latest AEI at 30A Kallang Place.

FINANCIAL CALENDAR

	FY18/19	FY19/20 ¹
Announcement of First Quarter Financial Results	24 Jul 2018	Jul 2019
Payment of First Quarter Distribution to Unitholders	30 Aug 2018	Aug 2019
Announcement of Second Quarter Financial Results	23 Oct 2018	Oct 2019
Payment of Second Quarter Distribution to Unitholders	6 Dec 2018	Nov 2019
Announcement of Third Quarter Financial Results	22 Jan 2019	Jan 2020
Payment of Third Quarter Distribution to Unitholders	8 Mar 2019	Feb 2020
Announcement of Full Year Financial Results	22 Apr 2019	Apr 2020
Payment of Fourth Quarter Advanced Distribution to Unitholders (For Period 1 Jan 2019 to 19 Feb 2019)	26 Mar 2019	May 2020
Payment of Fourth Quarter Balance Distribution to Unitholders (For Period 20 Feb 2019 to 31 Mar 2019)	10 Jun 2019	

¹ Subject to changes.

To subscribe to the latest news on MIT, please visit www.mapletreeindustrialtrust.com.

For enquiries, please contact:

INVESTOR RELATIONS

Ms Melissa Tan
Vice President
Investor Relations
Mapletree Industrial Trust Management Ltd.
10 Pasir Panjang Road #13-01
Mapletree Business City
Singapore 117438
T : (65) 6377 6113
F : (65) 6273 8607
E : ir_industrial@mapletree.com.sg

SUBSTANTIAL UNITHOLDERS NOTIFICATION

E : _MIT_disclosure@mapletree.com.sg

UNIT REGISTRAR

Boardroom Corporate & Advisory Services Pte. Ltd.
50 Raffles Place #32-01
Singapore Land Tower
Singapore 048623
T : (65) 6536 5355
F : (65) 6438 8710
E : srs.teamd@boardroomlimited.com

UNITHOLDER DEPOSITORY

For depository-related matters such as change of details pertaining to Unitholders' investment records, please contact:

The Central Depository (Pte) Limited
9 North Buona Vista Drive
#01-19/20 The Metropolis
Singapore 138588
T : (65) 6535 7511
E : asksgx@sgx.com
W : www.sgx.com/cdp