



(Constituted in the Republic of Singapore pursuant to a Trust Deed dated 29 January 2008 (as amended))

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## ANNOUNCEMENT

### COMPLETION OF THE FINAL PHASE OF FITTING-OUT WORKS OF A DATA CENTRE ASSET IN OSAKA, JAPAN

*Capitalised terms used herein, but not otherwise defined, shall have the meanings ascribed to them in the announcement of Mapletree Industrial Trust (“MIT”) dated 25 May 2023 titled “The Proposed Acquisition of a Data Centre Asset in Osaka, Japan” (the “Acquisition Announcement”), the announcement of MIT dated 6 June 2023 titled “Issue of 92,593,000 New Units in Mapletree Industrial Trust Pursuant to the Private Placement” and the announcement of MIT dated 28 September 2023 titled “Completion of the Proposed Acquisition of a Data Centre in Osaka, Japan and Use of Proceeds from the Private Placement”.*

Mapletree Industrial Trust Management Ltd., as manager (the “**Manager**”) of MIT is pleased to announce that the final phase of fitting-out works of a data centre asset in Osaka, Japan (“**Osaka Data Centre**”) has been completed today<sup>1</sup>. The Manager announced the acquisition of the Osaka Data Centre on 25 May 2023, and completed the acquisition on 28 September 2023. The Osaka Data Centre was fitted out over four phases.

MIT’s portfolio comprises 56 properties in North America (including 13 data centres held through the joint venture with Mapletree Investments Pte Ltd (“MIPL”)), 83 properties in Singapore and two properties in Japan.

By Order of the Board

Wan Kwong Weng  
Joint Company Secretary  
Mapletree Industrial Trust Management Ltd.  
(Company Registration No. 201015667D)  
As Manager of Mapletree Industrial Trust

2 May 2025

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<sup>1</sup> As stated in the Acquisition Announcement, portions of the purchase consideration for the Osaka Data Centre of JPY52.0 billion are to be paid out progressively upon the substantial completion of the different phases of fitting-out works carried out on the Property. MIT has acquired an effective interest of 98.47% in the Osaka Data Centre while the remaining 1.53% was held by its Sponsor, MIPL. The final phase of fitting-out works was JPY5.2 billion, which represented about 10% of the purchase consideration of the Osaka Data Centre. Revenue from each phase of the fitting-out works at the Osaka Data Centre is recognised once each phase is completed.

**Important Notice**

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 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 Manager to redeem their Units while the Units are listed. It is intended that Unitholders 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 MIT is not necessarily indicative of the future performance of MIT.