

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

PRESS RELEASE

Mapletree Industrial Trust Celebrates Groundbreaking of New Data Centre Development for Equinix



From left to right: Mr Kok Poh June, Director of Electronics, Infocomm & Media Cluster, JTC Corporation, Mr Pee Beng Kong, Deputy Director, Infocomms & Media, Economic Development Board, Mr Brian Lillie, Chief Information Officer, Equinix, Inc., Mr Leong Keng Thai, Deputy Chief Executive, Infocomm Development Authority of Singapore, Mr Samuel Lee, President, Equinix Asia-Pacific, Mr Clement Goh, Managing Director, Equinix South Asia, Mr Wong Meng Meng, Chairman of Mapletree Industrial Trust Management Ltd. and Mr Tham Kuo Wei, Chief Executive Officer, Mapletree Industrial Trust Management Ltd. breaking ground at the site of one-north, where SG3 will be developed.

Mapletree Industrial Trust Management Ltd.

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Co. Reg. No. 201015667D

18 April 2013 – Mapletree Industrial Trust Management Ltd., as manager (the “Manager”) of Mapletree Industrial Trust (“MIT”) today celebrated the groundbreaking of its build-to-suit (“BTS”) development for Equinix Singapore (“Equinix”) at one-north.

The groundbreaking ceremony was graced by the guest-of-honour, Mr Leong Keng Thai, Deputy Chief Executive, Infocomm Development Authority of Singapore. It was also officiated by senior officials from Economic Development Board and JTC Corporation, senior management of Equinix Inc. as well as Chairman and Chief Executive Officer of Mapletree Industrial Trust Management Ltd.

Occupying a total gross floor area of 385,000 square feet, the S\$108 million¹ development will be Equinix’s third International Business Exchange™ (IBX®) data centre in Singapore, known as SG3. The new IBX data centre will further extend Equinix’s ability to meet the strong demand for premium data centre services from financial and cloud companies in Singapore. It will also be compliant with the guidelines set by the Monetary Authority of Singapore in July 2012 which addresses the changing security requirements of financial companies.

“We are pleased to break ground on the new IBX data centre, SG3, which will provide the infrastructure and scale for Equinix to expand its presence in Singapore and the Asia-Pacific region. The commitment from Equinix affirms MIT’s proven track record in delivering quality and customised industrial space solutions for our clients’ evolving business requirements. This is MIT’s second data centre development, extending MIT’s foothold in Singapore’s growing data centre industry,” said Mr Tham Kuo Wei, Chief Executive Officer of the Manager.

¹ Should the Infrastructure Options be exercised, the estimated total cost will be S\$217 million and additional rent would be payable by Equinix. Details can be found in the announcement dated 27 March 2013 titled “Mapletree Industrial Trust Signs Agreement to Develop Data Centre for Equinix”.



Artist's impression of new Equinix IBX data centre, SG3

The seven-storey high-specification building is situated within one-north, a 200-hectare development by JTC Corporation designed to host a cluster of world-class research facilities and business park buildings. The new data centre can be easily accessed via major expressways and is well-connected to the public transportation network.

As part of MIT's commitment to building environmentally sustainable developments, SG3 will meet Building and Construction Authority Green Mark and Leadership in Energy and Environmental Design standards. SG3 will be designed to be energy efficient. This includes the use of solar panels on the building to capitalise on Singapore's abundant supply of sunlight as an alternative energy source.

Equinix, a global interconnection and data centre company, is committed to lease the entire building for a minimum tenure of 20 years. This development will offer MIT income stability and portfolio diversification from a high-quality tenant in a growing trade sector. The development is expected to be yield-accretive upon its completion in the second half of 2014.

MIT's first data centre development, Tata Communications Exchange at Paya Lebar iPark, was a BTS project completed in 2010 as the flagship data centre for Tata Communications International Pte. Ltd. Another BTS project which MIT is developing is the new global headquarters for Kulicke and Soffa that is slated for completion in the second half of 2013.

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About Mapletree Industrial Trust

Mapletree Industrial Trust (“MIT”) is a Singapore-focused real estate investment trust (“REIT”) that invests in a diversified portfolio of income-producing real estate used primarily for industrial purposes, whether wholly or partially, in Singapore, as well as real estate-related assets.

MIT’s portfolio of 81 properties in Singapore is valued at approximately S\$2.7 billion as at 31 March 2012 and has a total gross floor area of approximately 19.1 million square feet. MIT has a large and diversified tenant base of more than 2,000 multi-national companies and local enterprises. MIT is managed by Mapletree Industrial Trust Management Ltd. and sponsored by Mapletree Investments Pte Ltd.

About Mapletree Industrial Trust Management Ltd.

Mapletree Industrial Trust Management Ltd. is the manager of MIT. It manages MIT’s assets and liabilities for the benefit of its unitholders, sets MIT’s strategic directions and provides recommendations on the acquisition, divestment, development and/or enhancement of MIT’s assets in accordance with MIT’s investment strategy. Employing active asset management, acquisition growth, capital and risk management, and selective development strategies, Mapletree Industrial Trust Management Ltd. seeks to generate returns for its unitholders by providing regular and stable distributions, as well as through achieving long-term growth in distribution per unit and net asset value per unit. Mapletree Industrial Trust Management Ltd. is a wholly-owned subsidiary of Mapletree Investments Pte Ltd.

About Mapletree Investments Pte Ltd

Mapletree Investments Pte Ltd (“MIPL”) is a leading Asia-focused real estate development, investment and capital management company headquartered in Singapore. Its strategic focus is to invest in markets and real estate sectors with good growth potential in Asia. As at 30 September 2012, MIPL owns and manages S\$20.5 billion of office, logistics, industrial, residential and retail/lifestyle properties. MIPL manages four REITs and three private equity real estate funds. The Group has also established an extensive network of offices in Singapore, China, Hong Kong, India, Japan, Malaysia, South Korea and Vietnam to support its regional businesses.