



(Constituted in the Republic of Singapore  
pursuant to a trust deed dated 28 November 2005 (as amended))

## DESPATCH OF CIRCULAR INCORPORATING AN OFFER INFORMATION STATEMENT

Further to its announcement dated 9 April 2008 in relation to the lodgement with the Monetary Authority of Singapore of a circular incorporating an offer information statement (the “**OIS Circular**”) in relation to a renounceable rights issue (the “**Rights Issue**”) of new units in K-REIT Asia (“**Rights Units**”), K-REIT Asia Management Limited, as manager of K-REIT Asia (the “**Manager**”), is pleased to announce that it will be despatching later today the OIS Circular to unitholders of K-REIT Asia (“**Unitholders**”) who are eligible to receive provisional allotments of Rights Units (“**Eligible Unitholders**”), together with the Application Form for Rights Units and Excess Rights Units (“**ARE**”) (in the case of Eligible Unitholders who hold units in K-REIT Asia through The Central Depository (Pte) Limited (“**CDP**”) or the Provisional Allotment Letter (“**PAL**”) (in the case of scrip-based Eligible Unitholders) issued in connection with the Rights Issue.

Eligible Unitholders who do not receive the OIS Circular and the ARE or the PAL (as applicable) by 16 April 2008 may obtain copies from CDP or the Unit Registrar, as the case may be, at their respective addresses as follows:

### **CDP**

The Central Depository (Pte) Limited  
4 Shenton Way, #02-01  
SGX Centre 2  
Singapore 068807

### **UNIT REGISTRAR**

Boardroom Corporate &  
Advisory Services Pte. Ltd.  
3 Church Street  
#08-01 Samsung Hub  
Singapore 049483

Eligible Unitholders are requested to note the following important dates and times in respect of the Rights Issue:

<b>Last date and time for splitting</b>	<b>:</b>	<b>21 April 2008 at 4.45 p.m.</b>
<b>Last date and time for acceptance and payment</b>	<b>:</b>	<b>25 April 2008 at 4.45 p.m. (9.30 p.m. for Electronic Applications through Participating Banks)</b>
<b>Last date and time for renunciation and payment by renounees</b>	<b>:</b>	<b>25 April 2008 at 4.45 p.m.</b>
<b>Last date and time for excess application and payment</b>	<b>:</b>	<b>25 April 2008 at 4.45 p.m. (9.30 p.m. for Electronic Applications through Participating Banks)</b>

**Prospective purchasers of the nil-paid provisional allotments of Rights Units of Eligible Unitholders (“Rights Entitlements”) should also note that trading in the nil-paid Rights Entitlements will commence today.**

BY ORDER OF THE BOARD  
K-REIT Asia Management Limited  
(Company registration no. 200411357K)  
As manager of K-REIT Asia

Choo Chin Teck/Jacqueline Ng  
Joint Company Secretaries  
Singapore

11 April 2008

### **Important Notice**

This announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for units in K-REIT Asia (“Units”).

This announcement may contain forward-looking statements that involve 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 similar developments, shifts in expected levels of property rental income, changes in operating expenses (including employee wages, benefits and training costs), property expenses and governmental and public policy changes. 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.

The OIS Circular is available on the web-site of the Manager at <http://www.kreitasia.com> and will be despatched to Unitholders later today.

A potential investor should read the OIS Circular before deciding whether to subscribe for or purchase Units under the Rights Issue. 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 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.

The past performance of K-REIT Asia is not necessarily indicative of the future performance of K-REIT Asia.

Neither this Announcement nor any copy or portion of it may be sent or taken, transmitted or distributed, directly or indirectly, into the United States. It is not an offer of securities for sale in the United States. Units may not be offered or sold in the United States or to, or for the account or benefit of, U.S. persons (as defined in Regulation S under the United States Securities Act of 1993 (as amended)), unless they are registered or exempt from registration. There will be no public offer of securities in the United States.