



NOTICE OF VALUATION OF REAL ASSETS

Pursuant to paragraph 8(q), Appendix 7.1 of the SGX-ST Listing Manual, Singapore Land Group Limited ("SingLand") wishes to announce the valuations in respect of the following investment properties:

Date of Valuation 31 December 2025

Description of property	Tenure of Land	Valuation	Name of valuer
West Mall 1 Bukit Batok Central Link Singapore 658713	99-year Lease from 1995	S\$459,000,000	Edmund Tie & Company (SEA) Pte Ltd
Singapore Land Tower 50 Raffles Place Singapore 048623	999-year Lease from 1826	S\$1,957,800,000	Edmund Tie & Company (SEA) Pte Ltd
Interest in Lot 419C Town Subdivision 1 (Formerly known as Clifford Centre) 24 Raffles Place Singapore 048621	999-year Lease from 1826	S\$1,080,600,000	Edmund Tie & Company (SEA) Pte Ltd
The Gateway 150/152 Beach Road Singapore 189720/189721	99-year Lease from 1982	S\$1,252,000,000	Edmund Tie & Company (SEA) Pte Ltd
Tampines Plaza 1 3 Tampines Central 1 Singapore 529540	99-year Lease from 1996	S\$112,700,000	Edmund Tie & Company (SEA) Pte Ltd
Tampines Plaza 2 5 Tampines Central 1 Singapore 529541	99-year Lease from 1996	S\$113,500,000	Edmund Tie & Company (SEA) Pte Ltd

Description of property	Tenure of Land	Valuation	Name of valuer
Interest in SGX Centre 1 & 2 No. 2 & 4 Shenton Way Singapore 068804/068807	99-year Lease from 1995	S\$586,800,000	Edmund Tie & Company (SEA) Pte Ltd
Marina Square 6 Raffles Boulevard Singapore 039594	99-year Lease from 1980	S\$1,050,000,000	Edmund Tie & Company (SEA) Pte Ltd
UIC Building 5 Shenton Way Singapore 068808	99-year Lease from 2011	S\$740,000,000	Edmund Tie & Company (SEA) Pte Ltd

TOTAL

S\$7,352,400,000

Interest in 388 George Street Sydney NSW 2000	Freehold	A\$455,000,000	Savills Valuations Pty Ltd
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TOTAL

A\$455,000,000