



(Constituted in the Republic of Singapore pursuant to
A trust deed dated 19 October 2006)

ANNOUNCEMENT

AGREEMENTS FOR LEASE FOR NO. 6 LENGKOK BAHRU AND NO. 21 SENJA ROAD

1. Agreements for Lease

Bowsprit Capital Corporation Limited, in its capacity as manager of First Real Estate Investment Trust ("**First REIT**", and as manager of First REIT, the "**Manager**"), wishes to announce that HSBC Institutional Trust Services (Singapore) Limited, as trustee of First REIT, has on 3 June 2013 entered into an agreement for lease for each of:

- (i) No. 6 Lengkok Bahru, Singapore 159051 ("**Lengkok Bahru**"), with its existing tenant Pacific Healthcare Nursing Home Pte. Ltd., for a term of 10 years, with the new lease expiring on 11 April 2027; and
- (ii) No. 21 Senja Road, Singapore 677736 ("**Senja Road**"), with its existing tenant Pacific Eldercare and Nursing Pte. Ltd., for a term of 10 years, with the new lease expiring on 11 April 2027,

(collectively, the "**Agreements for Lease**").

2. Documents for Inspection

Copies of the Agreements for Lease are available for inspection during normal business hours (prior appointment will be appreciated) at the registered office of the Manager at 50 Collyer Quay, #06-01, OUE Bayfront, Singapore 049321.

By Order of the Board

Dr Ronnie Tan Keh Poo
Chief Executive Officer
Bowsprit Capital Corporation Limited
(as manager of First Real Estate Investment Trust)
(Company registration no. 200607070D)

3 June 2013

Important Notice

The value of Units and the income derived from them may fall as well as rise. The 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.

This document is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for the Units. The past performance of First REIT is not necessarily indicative of the future performance of First REIT.

This document 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 view of future events.