



A Member of CapitaLand

ASCENDAS INDIA TRUST

(Registration Number: 2007004)

(a business trust registered under the Business Trusts Act, Chapter 31A of Singapore)

COMPLETION OF THE ACQUISITION OF AVANCE 6 AT HITEC CITY, HYDERABAD

Ascendas Property Fund Trustee Pte Ltd, as trustee-manager of Ascendas India Trust (“**a-iTrust**”) and the trustee-manager of a-iTrust, the “**Trustee-Manager**”), is pleased to announce that further to the announcement dated 16 February 2021, the first tranche (95.0%) of the acquisition by Ascendas Property Fund (India) Pte Ltd of a 100% stake in Phoenix IT Infrastructure India Private Limited (“**PIIPL**”), was completed on 2 March 2021. The acquisition involves the purchase of aVance 6, a fully operational and tenanted IT SEZ building in HITEC City, Hyderabad, with a total area of approximately 0.64 million square feet, of which approximately 98.3% of the total floor area is leased to Amazon Development Center (India) Private Limited (“**Amazon**”).

By Order of the Board
Ascendas Property Fund Trustee Pte. Ltd.
(Company Registration No. 200412730D)
As Trustee-Manager of a-iTrust

Mary Judith de Souza
Company Secretary
3 March 2021

Important Notice

The value of a-iTrust units (“Units”) and the income derived from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, the Trustee-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 Trustee-Manager to redeem their Units while the Units are listed. It is intended that Unitholders of a-iTrust 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 a-iTrust is not necessarily indicative of the future performance of a-iTrust.

This announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for the Units.