



(a real estate investment trust constituted on 2 November 2021 under the laws of the Republic of Singapore)
managed by
Daiwa House Asset Management Asia Pte. Ltd.

DISCLOSURE PURSUANT TO RULE 704(31) OF THE LISTING MANUAL OF THE SINGAPORE EXCHANGE SECURITIES TRADING LIMITED

Pursuant to Rule 704(31) of the Listing Manual of the Singapore Exchange Securities Trading Limited, Daiwa House Asset Management Asia Pte. Ltd. ("DHAMA"), in its capacity as the Manager (the "Manager") for Daiwa House Logistics Trust ("DHLT"), wishes to announce that HSBC Institutional Trust Services (Singapore) Limited, as trustee of DHLT ("Trustee") has entered into a S\$30 million revolving credit facility (the "Facility") which contains certain conditions ("Conditions") that may result in a mandatory prepayment of the Facility. These Conditions include:

- (1) the Manager ceases to be the manager of DHLT without the prior written consent of the lender (such consent not to be unreasonably withheld); and
- (2) Daiwa House Industry Co., Ltd ceases to hold, whether directly or indirectly, at least 50.1 per cent. of the issued share capital of the Manager without the prior written consent from the lender.

As at the date of this announcement, none of the Conditions have occurred. The aggregate level of facilities (including the Facility, existing borrowings of DHLT and its subsidiaries and undrawn facilities) that may be affected by the occurrence of the Conditions is approximately S\$85.1million¹ (excluding interest and fees), as at the date of this announcement. As of 22 December 2025, there is no draw down of the Facility.

For and on behalf of the Board

Daiwa House Asset Management Asia Pte. Ltd.

(Company Registration Number: 202037636H)

(as manager of Daiwa House Logistics Trust)

Jun Yamamura

Director and Chief Executive Officer

22 December 2025

¹ Borrowings denominated in JPY are translated at the prevailing exchange rate.

IMPORTANT NOTICE

This announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for units in Daiwa House Logistics Trust (“**DHLT**”, and the units in DHLT, the “**Units**”).

The past performance of DHLT is not necessarily indicative of the future performance of DHLT. The value of the Units and the income derived from them, if any, may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, Daiwa House Asset Management Asia Pte. Ltd., as manager of DHLT (the “**Manager**”) or any of its affiliates. An investment in the 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 or purchase their Units for so long as the Units are listed on Singapore Exchange Securities Trading Limited (“**SGX-ST**”). It is intended that unitholders of DHLT may only deal in their Units through trading on the SGX-ST. The listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.