CAPITALAND LIMITED

(Incorporated in the Republic of Singapore)
Company Registration No.: 198900036N

ANNOUNCEMENT

SUBSCRIPTION FOR REDEEMABLE PREFERENCE SHARES IN THE SHARE CAPITAL OF CAPITALAND AIF LIMITED

CapitaLand Limited ("CapitaLand") wishes to announce that its indirect wholly-owned subsidiary, CapitaLand Financial Investments Pte Ltd ("CFIPL"), has committed to subscribe for 8 ordinary shares of US$1 each ("OS") at par and 80,000 redeemable preference shares of US$0.01 each ("RPS") at a subscription price of US$1,000 each in the share capital of CapitaLand AIF Limited ("CAL"). This commitment represents approximately 44% of the total commitments received from all the shareholders of CAL which is an indirect associated company of CapitaLand. So far, CFIPL has subscribed for and been allotted a total of 8 OS and 25,960 RPS in CAL.

CapitaLand also wishes to announce that CFIPL has further subscribed for and been allotted an additional 14,000 RPS in CAL for an aggregate subscription price of US$14 million (approximately S$20 million) (the "Subscription"). Following the Subscription, CapitaLand's interest in CAL remains unchanged at approximately 44% (comprising 8 OS and 39,960 RPS). CAL's other 3 existing shareholders, parties unrelated to CapitaLand, have also subscribed for and been allotted additional 17,500 RPS such that their respective interests in CAL are maintained.

The Subscription is not expected to have any material impact on the net tangible assets and earnings per share of CapitaLand Group for the financial year ended 31 December 2007.

None of the Directors or the controlling shareholder of CapitaLand has any interest, direct or indirect, in the Subscription.

By Order of the Board

Low Sai Choy
Company Secretary
9 January 2008