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CAPITAMALLS ASIA LIMITED

Regn. No.: 200413169H
(Incorporated in the Republic of Singapore)

ANNOUNCEMENT

PROPOSED PUBLIC OFFERING AND LISTING IN MALAYSIA OF UNITS IN CAPITAMALLS MALAYSIA TRUST

Further to the announcement made by **CMA** on 11 June 2010 in relation to the **Proposed Offering**, **CMA** wishes to announce that on 24 June 2010 the **Bursa Securities** has given approval for the proposed listing and quotation of the **Units** on the Main Market of the **Bursa Securities** and the **Prospectus** has been registered with the **SC**.

A bookbuilding exercise by the **Joint Bookrunners** for the **Institutional Offering** will commence on 25 June 2010. The price of the **Units** under the **Institutional Offering** and the final retail price of the Units under the **Retail Offering** will be arrived at following the bookbuilding exercise.

CMA will make further announcements as and when there are further material developments in relation to the **Proposed Offering**.

By Order of the Board

Kannan Malini
Company Secretary
25 June 2010

The initial public offering of CapitaMalls Asia Limited's shares was sponsored by J.P. Morgan (S.E.A.) Limited and DBS Bank Ltd.

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IMPORTANT NOTICE

This Announcement is for information only. It does not constitute an offer, invitation to purchase or subscribe for or solicitation of the Units in Singapore, the United States, Malaysia or any other jurisdiction nor should it or any part of it form the basis of, or be relied upon in any connection with, any contract or commitment whatsoever. The information in this Announcement is qualified in its entirety by, and is subject to, the more detailed information set out in the Prospectus registered with the SC. The information presented in this Announcement is subject to change. Any eligible person wishing to purchase the Units should read the Prospectus before deciding whether to purchase the Units and will need to make an application in the manner set out in the Prospectus. Any decision to purchase the Units should be made solely on the basis of information contained in the Prospectus and no reliance should be placed on any information other than that contained in the Prospectus.

The value of the Units and the income derived from them may fall as well as rise. The Units are not obligations or, deposits in, or guaranteed by CMA, the Offeror, the Manager, the Trustee, the underwriters, the bookrunners or any of their respective affiliates. An investment in the Units will be subject to investment risks, including without limitation, risks relating to the properties to be acquired by the Trustee, risks relating to CMMT's operations and risks relating to investing in real estates, and including the possible loss of the principal amount invested. Investors will have no right to request that the Manager redeem or purchase the Units while the Units are listed. It is intended that unitholders may only deal in their Units through trading on Bursa Securities. Listing of the Units on Bursa Securities does not guarantee a liquid market for the Units.

This Announcement may contain forward-looking statements that involve risks and uncertainties. Any 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. Under no circumstances should the inclusion of such information herein be regarded as a representation, warranty or prediction with respect to the accuracy of the underlying assumptions by CMA, the Offeror, the Manager, the Trustee, or any of their respective affiliates or any other person or that these results will be achieved or are likely to be achieved. Potential investors are cautioned not to place undue reliance on these forward-looking statements, which are based on CMA's current view of future events.

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Definitions:

Bursa Securities	Bursa Malaysia Securities Berhad
CMA	CapitaMalls Asia Limited
CMMT	CapitaMalls Malaysia Trust
Institutional Offering	The offering by the Offeror of 719,022,000 Units, representing approximately 53.26% of the total size of CMMT, for application by Malaysian and foreign institutional and selected investors
Joint Bookrunners	CIMB Investment Bank Berhad, J.P. Morgan Securities Ltd and Maybank Investment Bank Berhad
Manager	CapitaMalls Malaysia REIT Management Sdn. Bhd., an indirect subsidiary of CMA
Offeror	Menang Investment Limited, an indirect wholly-owned subsidiary of CMA
Proposed Offering	The offering of Units to the public comprising the Institutional Offering and the Retail Offering
Prospectus	The prospectus dated 24 June 2010 in relation to the Proposed Offering
Retail Offering	The offering, subject to applicable clawback and re-allocation provision, consisting of the following: (i) public issue of 22,000,000 Units and the conditional offer for sale by the Offeror of 43,500,000 Units, representing approximately 4.85% of the total size of CMMT, for application by the Malaysian public; and (ii) conditional offer for sale by the Offeror of 2,000,000 Units, representing approximately 0.15% of the total size of CMMT, to the eligible directors of the Manager and eligible employees of CapitaLand Retail Malaysia Sdn. Bhd.
SC	Securities Commission of Malaysia
Securities Act	United States Securities Act of 1933, as amended
Trustee	AmTrustee Berhad, being the trustee of CMMT
Unit(s)	An undivided interest in CMMT
United States	United States of America

Note:

Any reference to the number of Units referred to in this Announcement may vary depending on the circumstances.