CAPITALAND LIMITED

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

ANNOUNCEMENT

S$300,000,000 3.78% FIXED RATE NOTES DUE 2019 UNDER S$1,000,000,000 MULTICURRENCY MEDIUM TERM NOTE PROGRAMME

CapitaLand Limited ("**CapitaLand**") wishes to announce that The Ascott Capital Pte Ltd (the "**Issuer**"), a wholly-owned subsidiary of CapitaLand, has today issued S$300,000,000 in principal amount of 3.78% Fixed Rate Notes due 2019 (the "**Notes**") under its S$1,000,000,000 Multicurrency Medium Term Note Programme established in February 2007 (the "**MTN Programme**"). The payment obligations of the Issuer under the Notes will be unconditionally and irrevocably guaranteed by the Issuer's sole shareholder, The Ascott Limited (the "**Guarantor**"), which is another wholly-owned subsidiary of CapitaLand.

Oversea-Chinese Banking Corporation Limited is lead manager and bookrunner of the Notes.

The principal terms of the Notes are as follows:

Issue Size:	S$300,000,000
Issue Price:	100% of the principal amount of the Notes
Interest:	3.78% per annum
Maturity Date:	16 August 2019 (unless previously redeemed or purchased and cancelled)

Net proceeds arising from the issue of the Notes (after deducting issue expenses) will be used to finance the general working capital, capital expenditure and corporate requirements (including acquisitions and investments) and/or re-finance the existing borrowings of the Issuer Group and/or the Guarantor Group.

The Singapore Exchange Securities Trading Limited ("**SGX-ST**") has granted its approval-in-principle for the listing and quotation of the Notes on the SGX-ST. The SGX-ST's approval-in-principle for the listing and quotation of the Notes is not to be taken as an indication of the merits of the MTN Programme or the Notes.

By Order of the Board

Low Sai Choy
Company Secretary
16 August 2012