



**NEWS RELEASE**

**For Immediate Release  
8 June 2007**

## **CCT's Capital Tower Attracts Upmarket Retailers**

**Singapore, 8 June 2007** – The manager of CapitaCommercial Trust (“CCT”), CapitaCommercial Trust Management Limited (the “CCT Manager”), is pleased to announce that CCT has signed leases with three upmarket retailers who will open on the ground floor of Capital Tower, in the second half of this year. The three retailers are: Ermenegildo Zegna, the world leader in luxury men’s clothing; The Marmalade Group, a food and beverage enterprise that delivers quality food in an upscale but relaxed environment; and Bang & Olufsen, a worldwide manufacturer of exclusive, high quality audio and video products.

Ermenegildo Zegna has leased 165 square metres of space at Capital Tower, enabling them to bring their brand of sartorial elegance closer to their core customers. The store will be its first in Singapore’s Central Business District for the Zegna brand, complementing their two other stores located in Paragon Shopping Mall and Takashimaya Department Store.

Marmalade will open its new 125 square metre cutting edge bistro wine bar, “Cork” in the third quarter of 2007. Cork will serve a fabulous range of wines by the glass complementing a menu of signature modern classics, retro comfort food and exciting tapas. The outlet will also be a one stop shop for retail wine and will offer catering services to suit the needs of busy executives in the financial district.

Expected to be ready by third quarter of 2007, the new Bang & Olufsen store of 234 square metres at Capital Tower will offer solutions in an exclusive store concept where Bang & Olufsen products integrate with Fritz Hansen furniture alongside Louis Poulsen lighting and other sophisticated electric installations in the home. The concept is the first of its kind in Singapore with a 7 metre-high ceiling similar to a concert hall.

Mr David Tan, CEO of the CCT Manager, said, “The ground floor space at Capital Tower will be transformed into an exciting retail offering comprising Ermenegildo Zegna, Marmalade, and Bang & Olufsen. These are all strong local and global brands who will enhance the quality of space in Capital Tower, and who will be warmly welcomed by our blue chip office tenants. Additionally, as part of our continuing asset enhancement programme, we will be amalgamating a few meeting rooms into larger office floor space on the ninth floor of Capital Tower. We will continue to proactively manage our assets in order to enhance the value of our properties, and deliver higher returns to our unitholders.”

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**About CapitaCommercial Trust ([www.cct.com.sg](http://www.cct.com.sg))**

CCT is Singapore’s first commercial REIT with a market capitalisation of S\$4.1 billion based on the closing price of S\$2.94 per unit in CCT (“CCT Unit”) on 30 May 2007. It aims to own and invest in real estate and real estate-related assets which are income producing and used, or predominantly used, for commercial purposes.

In Singapore, CCT currently owns a S\$3.9 billion portfolio with nine prime properties in the Central Business District and Downtown Core. The properties are Capital Tower, 6 Battery Road, HSBC Building, Raffles City (60% interest through RCS Trust), Starhub Centre, Robinson Point, Bugis Village, Golden Shoe Car Park and Market Street Car Park.

In Malaysia, CCT is a substantial unitholder of QCT with a 30% stake, and has committed to take a 7.4% stake in the Malaysia Commercial Development Fund (“MCDF”) and has invested in 100% of the junior bonds issued by Aragorn. QCT is a commercial REIT listed on the Bursa Malaysia Securities Berhad, with an initial portfolio of four commercial properties in Cyberjaya. MCDF is CapitaLand’s first and largest Malaysia private real estate fund, with focus on real estate development properties primarily in Kuala Lumpur and the Klang Valley. Aragorn is a special purpose vehicle set up to own Wisma Technip through an asset-backed securitisation structure.

CCT has been accorded an “A3” corporate rating with a stable rating outlook by Moody’s Investor Service. CCT is managed by an external manager, CapitaCommercial Trust Management Limited, which is an indirect wholly-owned subsidiary of CapitaLand Limited, one of the largest listed real estate companies in Asia.

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**Issued by:**

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