



Form Version 2.0

General Announcement

Submitted by QUILL CAPITA TRUST on 08/06/2007 06:57:44 PM
Reference No QC-070608-57399

Submitting Merchant Bank :
(if applicable)
Submitting Secretarial Firm Name :
(if applicable)
* Company name : Quill Capita Trust
* Stock name : QCAPITA
* Stock code : 5123
* Contact person : Corinne Tan
* Designation : Finance & Compliance Manager

* Type : Announcement Reply to query

* Subject :

News Release: Quill Capita Trust to acquire two properties for RM 215 million within six months from listing

* **Contents :-**

Kuala Lumpur, Friday, 8 June 2007: Quill Capita Management Sdn Bhd ("QCM") , the manager of Quill Capita Trust ("QCT") has today announced the proposed acquisition of two properties, Wisma Technip and Plaza Mont' Kiara, for a total purchase price of RM 215 million. For further details of the news release , please refer to file attached.



QCT press release 8 June 2007.†

Tables Section - This section is to be used to create and insert tables. Please make the appropriate reference to the table(s) in the Contents of the Announcement:



NEWS RELEASE

For Immediate Release

Quill Capita Trust to acquire two properties for RM 215 million within six months from listing

Kuala Lumpur, Friday, 8 June 2007: Quill Capita Management Sdn Bhd (QCM), the manager of Quill Capita Trust (QCT) has today announced the proposed acquisition of two properties, Wisma Technip and Plaza Mont' Kiara, for a total purchase consideration of RM215 million.

Mayban Trustee Berhad, as trustee of QCT, has signed separate conditional sales and purchase agreements today to acquire Wisma Technip from Aragorn ABS Berhad for RM125 million; and Plaza Mont' Kiara's commercial shops leased to food and beverage and retail tenants and car park lots from Sunrise Berhad for RM90 million respectively. The purchase considerations were agreed based on the market value of the properties and these acquisitions are expected to be completed by fourth quarter 2007.

Wisma Technip is a 100% occupied office building with a net lettable area of 233,021 square feet while the commercial shops leased to food and beverage and retail tenants and car park lots of Plaza Mont' Kiara has a net lettable area of 73,408 square feet and 94.9% occupancy.

The sales conditions to be fulfilled include, among others, QCT obtaining the approval of its unitholders and the Securities Commission for the fund raising exercise to finance the proposed acquisitions.

Mr Chan Say Yeong, Chief Executive Officer of QCM said, "Within six months from listing, we are adding to our portfolio two yield-accretive assets with high occupancy and long term tenancies. QCT will also achieve better geographical diversification with this latest foothold in the Klang Valley. This is in line with our stated growth strategy and we are on track to reach our target of doubling QCT's asset size to RM560 million by end 2007."

As part of the fund raising exercise, QCM has also announced a proposed placement of new units in QCT to raise gross proceeds of up to RM377.2 million to finance the proposed acquisitions and other requirements.

The proposed placement of not exceeding 251.4 million units will be to institutional and other investors as well as to the two substantial unitholders, CapitaCommercial Trust ("CCT") and the Quill Group, which may subscribe for the new units such that their proportionate unitholdings of 30% respectively in QCT may be maintained.

With the proposed placement of up to 251.4 million new units, QCT will increase its fund size from 238.7 million units to up to 490.1 million units. The increase in the number of QCT units in issue is expected to improve QCT's trading liquidity.

An application will be made to Bursa Malaysia Securities Berhad ("Bursa") for the listing of and quotation for the New Units on the Main Board of Bursa at a later date.

HWANGDBS Investment Bank Berhad and Aseambankers Malaysia Berhad have been appointed as the joint placement agents.

- End -

About Quill Capita Trust

Quill Capita Trust is a commercial Real Estate Investment Trust (REIT), established through a trust deed dated 9 October 2006. Managed by Quill Capita Management Sdn Bhd (QCM), the main thrust of Quill Capita Trust's activities include acquiring and investing in commercial properties in Malaysia to provide unitholders with long-term and sustainable distribution of income as well as capital growth potential. Current properties under Quill Capita Trust include four buildings in Cyberjaya. QCM is owned by Quill Resources Holding Sdn Bhd (30%); CapitaLand RECM Pte Ltd (40%), a wholly-owned subsidiary of CapitaLand Financial Limited, the financial services arm of CapitaLand Limited; and Coast Capital Sdn Bhd (30%).

About Quill Group of Companies

The Quill Group is an established one-stop resource in the business of financing, fast-track design, construction and lease-back of purpose-built buildings and facilities to both Malaysian and multinational companies within

the Multimedia Super Corridor and elsewhere. Its specialty lies in the integration of IT and M&E requirements in the built- to-suit environment. Examples of these are data centres, call centres and business process outsourcing centres.

Established in 1987, Quill is a reputable multi-disciplinary company in Malaysia, with its in-house teams of architects, engineers, space planners, builders and interior designers. Quill also owns furniture factories and a construction company.

Its track record includes the ownership, design, construction and lease-back of the HSBC Global Electronic Processing Centre, the BMW Headquarters and Regional Group Data Centre, and the DHL Global Information Services Centres. These are amongst the largest facilities in Cyberjaya.

About CapitaLand Group

CapitaLand is one of the largest listed real estate companies in Asia. Headquartered in Singapore, the multinational company's core businesses in real estate, hospitality and real estate financial services are focused in gateway cities in Asia Pacific, Europe and the Middle East.

The company's real estate and hospitality portfolio spans more than 90 cities in over 20 countries. CapitaLand also leverages on its significant real estate asset base, financial skills and market knowledge to develop real estate financial products and services in Singapore and the region.

The listed subsidiaries and associates of CapitaLand include The Ascott Group, CapitaMall Trust, CapitaCommercial Trust, Ascott Residence Trust, CapitaRetail China Trust, Quill Capita Trust and Australand.

Issued by Fleishman-Hillard Kuala Lumpur on behalf of Quill Capita Management

For media enquiries, please contact:

Joycelyn Lee / Zaridah Zainal Azman

Tel: 03-6411 9133

Fax: 03-6411 9122

Email: joycelyn.lee@fleishman.com / jida.zainalazman@fleishman.com