

For Immediate Release

MAPLETREELOG ACQUIRES PROPERTY IN SINGAPORE FOR S\$34 MILLION

Singapore, 22 January 2010 – Mapletree Logistics Trust Management Ltd. (“MLTM”), Manager of Mapletree Logistics Trust (“MapletreeLog”), is pleased to announce that MapletreeLog, through its Trustee, HSBC Institutional Trust Services (Singapore) Limited, has signed a conditional Sale & Purchase Agreement to acquire a warehouse in Singapore for a total consideration of S\$34 million. Completion is expected within 1Q FY2010.

The vendor of the property, located at 15 Changi South Street 2, is CEVA Freight (Singapore) Pte Ltd (“CEVA ”) which will lease back the property for an initial term of 5 years with a rental escalation of 2% p.a. from the second year onwards, with an option to extend for another 5 years.

CEVA is a leading global supply chain management company, providing end-to-end design, implementation and operational solutions in contract logistics and freight management to large and medium-sized national and multinational companies across a diverse range of sectors.

The acquisition will be accretive to MapletreeLog’s distribution per unit (“DPU”). The proforma financial effect of the acquisition based on the actual full year DPU announced for 2009 is about an additional 0.02 Singapore cents or approximately 0.4%¹.

Rationale for the acquisition

Mr. Chua Tiow Chye, Chief Executive Officer of MLTM, said, “The property is a well designed and prominent building with good specifications on Changi South Street 2 with frontage along Xilin Avenue. The location is within a well established logistics park where MapletreeLog has several other properties such as Tang Logistics Centre, APICO, Goodrich, Kingsmen Creatives and 6

¹ Assuming MapletreeLog has purchased, held and operated the property on a proforma basis for 2009 (based on actual full year financial results for 2009 and using 81 properties only) and assuming a unit price of 69 Singapore cents and that the acquisition is 38.1% debt funded.

Changi South Lane. The property's accessibility and linkage to Changi International Airport is enhanced by its proximity to the East Coast Parkway (ECP) Expressway.

The purchase of this building is an example of our "follow-the-client" strategy as CEVA is also our tenant in two properties, one in the vicinity at 6 Changi South Lane and another in Selangor, Malaysia. This will help to further strengthen our relationship with CEVA, which is one of the global leaders in logistics. We hope to be able to support CEVA in their further expansion plans here in Singapore as well as in the region.

Funding for the acquisition

The acquisition is expected to be completed by the first quarter of 2010. The purchase price and other acquisition costs of the Property are fully funded by proceeds from the private placement of 115,000,000 new units as stated in the announcement - Launch of Private Placement to raise up to S\$82 million to finance acquisitions in Singapore and Japan - dated 9 November 2009.

General Description of the property

15 Changi South Street 2 consists of a fully air-conditioned 5-storey warehouse facility with ancillary offices and basement carpark. It will have a GFA of approximately 23,176 sqm and is on leasehold land expiring in October 2044.

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About MapletreeLog (www.mapletreelogisticstrust.com)

MapletreeLog, the first Asia-focused logistics REIT in Singapore, was listed on the SGX-ST main board on 28 July 2005. The Trust is also included in the FTSE ST Mid-Cap Index and the Global Property Research's GPR General Index. MapletreeLog's principal strategy is to invest in a diversified portfolio of income-producing logistics real estate and real estate-related assets. As at 15 December 2009, it has a portfolio of 82 logistics assets in Singapore, Hong Kong, Japan, China, Malaysia and South Korea with a total book value of close to S\$3 billion. MapletreeLog is managed by Mapletree Logistics Trust Management Ltd., a wholly-owned subsidiary of Mapletree Investments Pte Ltd.

About Ceva (www.cevalogistics.com)

CEVA Logistics is a leading global supply chain management company. CEVA provides end-to-end design, implementation and operational solutions in contract logistics and freight management to large and medium-sized national and multinational companies. CEVA employs circa 50,000 people and runs an extensive global network with facilities in over 100 countries. For the year ending 31 December 2008, the Group reported revenues of €6.3bn.

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Important Notice

The value of units in MapletreeLog ("Units") and the income from them may fall as well as rise. Units are not obligations of, deposits in, or guaranteed by, the Manager or any of its affiliates. An investment in Units is subject to investment risks, including the possible loss of the principal amount invested. Investors have no right to request the Manager to redeem their Units while the Units are listed. It is intended

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that Unitholders may only deal in their Units through trading on the SGX-ST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units. The past performance of MapletreeLog is not necessarily indicative of its future performance.

This release may contain forward-looking statements that involve risks and uncertainties. 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. Representative examples of these factors include (without limitation) general industry and economic conditions, interest rate trends, cost of capital and capital availability, competition from similar developments, shifts in expected levels of property rental income, changes in operating expenses, including employee wages, benefits and training, property expenses and governmental and public policy changes and the continued availability of financing in the amounts and the terms necessary to support future business. You are cautioned not to place undue reliance on these forward looking statements, which are based on current view of management on future events.

