



Equitativa Dubai Limited (the "REIT Manager") announces on behalf of Emirates REIT (CEIC) PLC ("Emirates REIT") that it has agreed to a USD 75m Sharia Compliant Secured Financing Facility from Commercial Bank of Dubai ("CBD").

This is the first credit facility secured by Emirates REIT following the refinancing of its USD 400million Sukuk earlier this month and demonstrates the high level of confidence in the REIT as it continues to pursue its growth and refinancing strategy.

The facility's profit rate was set at 3-month EIBOR + 4.0% with a gradual step up amortization over a 7-year period, followed by bullet repayments of 65% at year 7.

The facility enhances Emirates REIT's financial flexibility to refinance its existing financial liability and is in line with the strategy of the REIT.

"The structure of this credit facility reflects our proactive approach to managing our balance sheet, refinancing our existing facilities, and positioning REIT for growth", commented Thierry Leleu, Chief Executive Officer of Equitativa Dubai Limited.

The proceeds of this facility will be utilized to refinance part of the REIT's existing financial indebtedness.

----- ENDS -----