



LIPPO MALLS INDONESIA RETAIL TRUST

(Constituted in the Republic of Singapore pursuant to a trust deed dated 8 August 2007 (as amended))

ANNOUNCEMENT

NOTICE OF BOOKS CLOSURE DATE

Further to the announcement dated 30 September 2011 by LMIRT Management Ltd., in its capacity as manager of Lippo Malls Indonesia Retail Trust ("**LMIR Trust**") and as manager of LMIR Trust, the "**Manager**") in connection with:

- (i) the acquisition of Pluit Village, a five-level retail mall located in the city of Jakarta, Indonesia, from an interested person¹;
- (ii) the issue of 1,086,516,497 new units in LMIR Trust ("**Units**", and the new Units, the "**Rights Units**") on a renounceable basis to Eligible Unitholders² (the "**Rights Issue**") on a *pro rata* basis of one (1) Rights Unit for every one (1) existing Unit held as at 5.00 p.m. on 4 November 2011 (the "**Rights Issue Books Closure Date**"), at the issue price of S\$0.31 per Rights Unit, fractional entitlements to be disregarded; and
- (iii) the waiver by Independent Unitholders³ of their rights to receive a mandatory take-over offer from Lippo and the Concert Parties for the remaining issued Units not owned or controlled by Lippo and the Concert Parties, in the event that they incur an obligation to make a mandatory offer pursuant to Rule 14 of the Singapore Code on Takeovers and Mergers as a result of, among other, the Rights Issue,

the Manager wishes to announce that the Transfer Books and Register of Unitholders will be closed on the Rights Issue Books Closure Date for the purpose of determining the provisional allotments of Rights Units of Eligible Unitholders under the Rights Issue.

Eligible Unitholders whose securities accounts with CDP are credited with Units on 4 November 2011 at 5.00 p.m. will be entitled to participate in the Rights Issue.

1 "**Interested person**" has the same meaning as "Interested Party" in Appendix 6 of the Code on Collective Investment Schemes issued by the Monetary Authority of Singapore (the "**MAS**") in relation to real estate investment trusts.

2 "**Eligible Unitholders**" refers to unitholders of LMIR Trust ("**Unitholders**") with Units standing to the credit of their securities accounts with The Central Depository (Pte) Limited ("**CDP**") and whose registered addresses with CDP are in Singapore as at the Rights Issue Books Closure Date (as defined herein) or who have, at least three Market Days prior to the Rights Issue Books Closure Date, provided CDP with addresses in Singapore for the service of notices and documents, and such Unitholders who the Manager, on behalf of LMIR Trust, may determine, may be offered Rights Units without breaching applicable securities laws. "**Market Day**" refers to any day (other than a Saturday, Sunday or gazetted public holiday) on which commercial banks are open for business in Singapore and Singapore Exchange Securities Trading Limited (the "**SGX-ST**") is open for trading.

3 Unitholders other than PT Lippo Karawaci Tbk ("**Lippo**"), parties acting in concert with Lippo (the "**Concert Parties**") and parties which are not independent of Lippo.

In the event that there is any change to the Rights Issue Books Closure Date, the Manager will announce a new date for the closing of its Transfer Books and Register of Unitholders which shall fall at least five Market Days after the date of such announcement.

By Order of the Board

Ms Viven Gouw Sitiabudi
Executive Director of the Board and Chief Executive Officer
LMIRT Management Ltd.
(as manager of Lippo Malls Indonesia Retail Trust)
(Company registration no. 200707703M)

24 October 2011

Important Notice

The value of Units and the income derived from them may fall as well as rise. The 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 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.

This Announcement is for information only and does not constitute an invitation or offer to acquire, purchase or subscribe for the Units. The past performance of LMIR Trust is not necessarily indicative of the future performance of LMIR Trust.

An offering of Rights Units will be made in and accompanied by the offer information statement to be lodged with the MAS in connection with the Rights Issue (the "**Offer Information Statement**"). A potential investor should read the Offer Information Statement before deciding whether to subscribe for Rights Units under the Rights Issue.

The Offer Information Statement may be accessed online at the website of the MAS at <www.mas.gov.sg> when it is lodged with the MAS. The MAS assumes no responsibility for the contents of the Offer Information Statement. The availability of the Offer Information Statement on the MAS website does not imply that the Securities and Futures Act, Chapter 289 of Singapore, or any other legal or regulatory requirements, have been complied with. The MAS has not, in any way, considered the investment merits of LMIR Trust. This Announcement is qualified in its entirety by, and should be read in conjunction with the full text of the Offer Information Statement.

This Announcement 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 costs), property expenses and governmental and public policy changes. Investors are cautioned not to place undue reliance on these forward-looking statements, which are based on the Manager's view of future events.