

NOTICE OF A DIRECTOR'S (INCLUDING A DIRECTOR WHO IS A SUBSTANTIAL SHAREHOLDER) INTEREST AND CHANGE IN INTEREST *

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* Asterisks denote mandatory information

Name of Announcer *	SAIZEN REAL ESTATE INV TRUST
Company Registration No.	N.A.
Announcement submitted on behalf of	SAIZEN REAL ESTATE INV TRUST
Announcement is submitted with respect to *	SAIZEN REAL ESTATE INV TRUST
Announcement is submitted by *	Chang Sean Pey
Designation *	Co-Chief Executive Officer
Date & Time of Broadcast	04-May-2012 18:06:27
Announcement No.	00156

>> ANNOUNCEMENT DETAILS

The details of the announcement start here ...

>> PART I

1.	Date of notice to issuer *	04-05-2012
2.	Name of <u>Director</u> *	Angie Li Yick Yee
3.	Please tick one or more appropriate box(es): *	
	<ul style="list-style-type: none"> • Notice of a Director's (including a director who is a substantial shareholder) Interest and Change in Interest. [Please complete Part II and IV] 	

>> PART II

1.	Date of change of <u>Deemed Interest</u>	02-05-2012
2.	Name of Registered Holder	UOB Kay Hian Pte Ltd
3.	Circumstance(s) giving rise to the interest or change in interest	# Others
	# Please specify details	168,118 Warrants held by Angie Li Yick Yee through its depository agent were exercised.
4.	Information relating to shares held in the name of the Registered Holder	
	No. of <u>Shares</u> held before the change	320,953
	As a percentage of issued share capital	0.034 %
	No. of Shares which are subject of this notice	168,118
	As a percentage of issued share capital	0.013 %
	Amount of consideration (excluding brokerage and stamp duties) per share paid or received	0.090
	No. of Shares held after the change	489,071
	As a percentage of issued share capital	0.038 %

>> PART III

1.	Date of change of <u>[Select Option]</u>	
2.	The change in the percentage level	From % To %
3.	Circumstance(s) giving rise to the interest or change in interest	[Select Option]
	# Please specify details	
4.	A statement of whether the change in the percentage level is the result of a transaction or a series of transactions:	

>> PART IV

1.	Holdings of <u>Director</u> , including direct and deemed interest :	
	Direct	Deemed
No. of shares held before the change	0	489,071
As a percentage of issued share capital	0 %	0.051 %
No. of shares held after the change	0	489,071
As a percentage of issued share capital	0 %	0.038 %
Footnotes	<p>Units held before the transaction: The percentage figure of issued Units was calculated based on Saizen REIT's total issued 956,304,205 Units as at 31 August 2010.</p> <p>Units which are the subject of this notice: The percentage figure of issued Units was calculated based on Saizen REIT's total issued 1,280,825,766 Units as at 2 May 2012.</p> <p>Units held after the transaction: The percentage figure of issued Units was calculated based on Saizen REIT's total issued 1,280,825,766 Units as at 2 May 2012. It should also be noted that Saizen REIT has 165,531,651 Warrants in issue as at 2 May 2012.</p>	
Attachments	Total size = 0 (2048K size limit recommended)	