



Monthly Return for Collective Investment Scheme listed under Chapter 20 of the Exchange Listing Rules (other than listed open-ended Collective Investment Scheme) on Movements in Units

For the month ended: 30 April 2023

Status: New Submission

To : Hong Kong Exchanges and Clearing Limited

Name of Scheme: Spring Real Estate Investment Trust ("Spring REIT")

Date Submitted: 02 May 2023

I. Movements in Interests

1. Stock code	01426	
		No. of units
Balance at close of preceding month		1,489,342,268
Increase / decrease (-)		-259,000
General Meeting approval date (if applicable)		
Balance at close of the month		1,489,083,268

III. Remarks (if any)

Submitted by: Leung Kwok Hoe, Kevin

Title: Chief Executive Officer and Executive Director of Spring Asset Management Limited, as the manager of Spring Real Estate Investment Trust

(Director, Secretary or other Duly Authorised Officer)

Notes

1. SEHK refers to Stock Exchange of Hong Kong.
2. If there is insufficient space, please submit additional document.
3. In the context of repurchase of units:
 - . “stock code of units issuable (if listed on SEHK)” should be construed as “stock code of units repurchased (if listed on SEHK)”; and
 - . “issue and allotment date” should be construed as “cancellation date”
4. In the context of redemption of units:
 - . “stock code of units issuable (if listed on SEHK)” should be construed as “stock code of units redeemed (if listed on SEHK)”; and
 - . “issue and allotment date” should be construed as “redemption date”