

**Spring REIT joins as a constituent of
FTSE EPRA / NAREIT Global Real Estate Index Series**

(18 April 2016 – Hong Kong) Spring Asset Management Limited, as manager of Spring Real Estate Investment Trust (“**Spring REIT**”, stock code: 01426), is pleased to announce that Spring REIT has been included as a constituent stock in the FTSE EPRA / NAREIT Global Real Estate Index Series (Global Emerging Markets). This is the first time Spring REIT has been added to this index series and its inclusion was effective from 21 March 2016.

The FTSE EPRA / NAREIT Global Real Estate Index Series is designed to track the performance of listed real estate companies and REITs worldwide. By making the index constituents free-float adjusted, liquidity, size and revenue screened, the series is suitable for use as the basis for investment products, such as derivatives and Exchange Traded Funds (ETFs).

Mr. Toshihiro Toyoshima, Chairman of Spring Asset Management Limited, said, “We are very pleased that Spring REIT has become a constituent of the FTSE EPRA / NAREIT Global Real Estate Index Series. As a widely used benchmark for global listed real estate among institutional investors, we believe the inclusion will raise the profile of Spring REIT and have a positive effect on its trading liquidity.”

- Ends -

About Spring Real Estate Investment Trust

Spring Real Estate Investment Trust (“Spring REIT”, stock code: 01426) is a real estate investment trust which owns and invests in high quality income-producing real estate in Mainland China. Listed on 5 December 2013 on the Hong Kong Stock Exchange, Spring REIT is the first Hong Kong REIT to offer direct exposure to two Premium Grade office buildings strategically located in the Central Business District (CBD) of Beijing. Spring REIT seeks to offer to Unitholders stable distributions and the potential for sustainable long-term growth. Spring REIT is managed by Spring Asset Management Limited, a company incorporated in Hong Kong and is 90.2% owned by Mercuria Investment Co., Limited (formerly known as AD Capital Co., Ltd., name changed as of 1 January 2016).

Press release



About FTSE EPRA / NAREIT Global Real Estate Index Series

The FTSE EPRA/NAREIT Global Real Estate Index Series covers the world's largest investment markets and includes a range of Emerging and Developed Markets, regional and country indices, capped indices, Dividend+ indices, Global Sectors, Investment Focused and REITs and Non-REITs series.

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