

Alpha Tiger Property Trust Limited

30 March 2012

ALPHA TIGER PROPERTY TRUST LIMITED (“ALPHA TIGER” OR THE “COMPANY”) EXERCISE OF OPTION OVER H2O SHOPPING CENTRE (“H2O”)

Alpha Tiger announces that it has agreed to exercise its call option which will result in the Company owning 100% of H2O. The initial €14.7 million investment in H2O was announced on 1 April 2010, and extensions to the option arrangements were subsequently announced on 23 October 2010 and 25 July 2011.

Alpha Global Property Securities Fund Pte Ltd (“Alpha Global”) initially invested €1.5 million. The Company will pay €2.1m to Alpha Global in accordance with the option arrangements.

Alpha Global is a wholly owned subsidiary of the Company’s investment manager, Alpha Real Capital LLP.

The transaction is expected to complete by June 2012.

For further information please contact:

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Further information is available at www.alphatigerpropertytrust.com