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Miscellaneous	
* Asterisks denote mandatory information	
Name of Announcer *	FRASERS COMMERCIAL TRUST
Company Registration No.	200503404G
Announcement submitted on behalf of	FRASERS COMMERCIAL TRUST
Announcement is submitted with respect to *	FRASERS COMMERCIAL TRUST
Announcement is submitted by *	Anthony Cheong Fook Seng
Designation *	Company Secretary, Frasers Centrepoint Asset Management (Commercial) Ltd (as Manager of FRASERS COMMERCIAL TRUST)
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>> Announcement Details
 The details of the announcement start here ...

Announcement Title *	Receipt of Outline Planning Permission for 371 Beach Road, Keypoint
Description	Please see attached.

Attachments

 FCOT-Announcement-of-OPP-Keypoint-150811.pdf Total size = 80K (2048K size limit recommended)
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SGX-ST Announcement

For immediate release

Receipt of Outline Planning Permission for 371 Beach Road, Keypoint

Singapore, 15 August 2011 – Frasers Centrepoint Asset Management (Commercial) Ltd., in its capacity as manager of Frasers Commercial Trust (“**FCOT**”, and as manager of FCOT, the “**Manager**”), wishes to announce that the Urban Redevelopment Authority of Singapore (“**URA**”) has granted an outline planning permission (“**OPP**”) for the redevelopment of 371 Beach Road, Keypoint (the “**Property**”) into a commercial and residential development.

The OPP was granted subject to the following key terms and conditions, amongst others:

- the rezoning of the lot on which the Property is situated from commercial to mixed commercial and residential use (subject to payment of the requisite Master Plan Amendment fee at the formal submission stage);
- the development should not exceed a gross plot ratio of 5.0 (equivalent to a total allowable gross floor area (“**GFA**”) of 36,344.5 sqm);
- the GFA of the development must consist of: (i) a residential portion of not less than 60% of the GFA, and (ii) a commercial portion of not more than 40% but not less than 20% of the GFA;
- the payment of development charges and /or differential premiums, if any; and
- the submission of a formal application for approval of the development to the URA

The application for the OPP was carried out, as part of the Manager’s regular asset management review, to identify assets of FCOT which could potentially be enhanced and optimise their values. The Property was identified as one such asset and an application for the OPP was accordingly submitted to explore a possible change of use for the Property. The Manager is currently evaluating the terms and conditions of the OPP and is exploring all options with regard to the Property, which may include, but not limited to, the sale of the Property, its redevelopment or the retention of the Property as an office building. The exploration of the options may require other regulatory approvals and a decision has not been arrived at this point in time.

As there is no certainty of any of the options materializing, unitholders are advised to exercise caution in the trading of units in FCOT. The Manager will make an announcement to Singapore Exchange Securities Trading Limited of any material development of this matter as and when appropriate.

In relation to the acquisition of Alexandra Technopark under Rule 1015 of the Listing Manual of Singapore Exchange Trading Securities Limited and the issue of new units in FCOT on 26 August 2009 pursuant to a rights issue, the sole financial adviser was DBS Bank Ltd. and the joint lead managers and underwriters were DBS Bank Ltd., BNP Paribas, Singapore Branch, Standard Chartered Securities Pte Limited (formerly known as Cazenove & Co. (Singapore) Pte. Limited) and Oversea-Chinese Banking Corporation Limited.

Frasers Centrepoint Asset Management (Commercial) Ltd
(Company Registration No: 200503404G)
As manager of Frasers Commercial Trust

Anthony Cheong Fook Seng
Company Secretary
15 August 2011

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IMPORTANT NOTICE

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 and the continued availability of financing in the amounts and the terms necessary to support future business.

Investors are cautioned not to place undue reliance on these forward-looking statements, which are based on the Manager's current view on future events.

The value of Units and the income derived from them, if any, may fall or rise. 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 should note that they 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 SGX-ST. Listing of the Units on the SGX-ST does not guarantee a liquid market for the Units.

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