

## PRICING SUPPLEMENT FOR NOTES

24 August 2017

### MAPLETREE TREASURY SERVICES LIMITED

**Issue of S\$300,000,000 2.85% Notes due 2025**  
**Guaranteed by MAPLETREE INVESTMENTS PTE LTD**  
**under the U.S.\$5,000,000,000**  
**Euro Medium Term Note Programme**

Terms used herein shall be deemed to be defined as such for the purposes of the Conditions set forth in the Offering Circular dated 18 November 2016. This document constitutes the Pricing Supplement of the Notes described herein and must be read in conjunction with the Offering Circular. Full information on the Issuer, the Guarantor and the offer of the Notes is only available on the basis of the combination of this Pricing Supplement and the Offering Circular.

Where interest, discount income, prepayment fee, redemption premium or break cost is derived from any of the Notes by any person who is not resident in Singapore and who carries on any operations in Singapore through a permanent establishment in Singapore, the tax exemption available for qualifying debt securities (subject to certain conditions) under the Income Tax Act, Chapter 134 of Singapore (the **ITA**), shall not apply if such person acquires such Notes using the funds and profits of such person's operations through a permanent establishment in Singapore. Any person whose interest, discount income, prepayment fee, redemption premium or break cost derived from the Notes is not exempt from tax (including for the reasons described above) shall include such income in a return of income made under the ITA.

- |    |     |                                   |   |
|----|-----|-----------------------------------|---|
| 1. | (a) | Issuer:                           | Mapletree Treasury Services Limited           |
|    | (b) | Guarantor:                        | Mapletree Investments Pte Ltd                 |
| 2. | (a) | Series Number:                    | 006   |
|    | (b) | Tranche Number:                   | 001   |
| 3. |     | Specified Currency or Currencies: | Singapore Dollars ("S\$")                     |
| 4. |     | Aggregate Nominal Amount:         |   |
|    | (a) | Series:                           | S\$300,000,000                                |
|    | (b) | Tranche:                          | S\$300,000,000                                |
| 5. | (a) | Issue Price:                      | 100 per cent. of the Aggregate Nominal Amount |
|    | (b) | Private banking rebates:          | Not Applicable                                |
| 6. | (a) | Specified Denominations:          | S\$250,000                                    |
|    | (b) | Calculation Amount:               | S\$250,000                                    |
| 7. | (a) | Issue Date:                       | 29 August 2017                                |
|    | (b) | Interest Commencement Date:       | Issue Date                                    |

8.	Maturity Date:	29 August 2025
9.	Interest Basis:	2.85 per cent. Fixed Rate (further particulars specified below)
10.	Redemption/Payment Basis:	Redemption at par
11.	Change of Interest Basis or Redemption/Payment Basis:	Not Applicable
12.	Put/Call Options:	Not Applicable
13.	(a) Status of the Notes:	Senior
	(b) Status of the Guarantee:	Senior
14.	Listing:	SGX-ST
15.	Method of distribution:	Syndicated

**PROVISIONS RELATING TO INTEREST (IF ANY) PAYABLE**

16.	Fixed Rate Note Provisions	Applicable
	(a) Rate(s) of Interest:	2.85% per annum payable semi-annually in arrear
	(b) Interest Payment Date(s):	28 February and 29 August in each year up to and including the Maturity Date
	(c) Fixed Coupon Amount(s):	Not Applicable
	<i>(Applicable to Notes in definitive form.)</i>	
	(d) Broken Amount(s):	Not Applicable
	<i>(Applicable to Notes in definitive form.)</i>	
	(e) Day Count Fraction:	Actual/365 (Fixed)
	(f) Determination Date(s):	Not Applicable
	(g) Other terms relating to the method of calculating interest for Fixed Rate Notes:	None
17.	Floating Rate Note Provisions	Not Applicable
18.	Zero Coupon Note Provisions	Not Applicable
19.	Index Linked Interest Note Provisions	Not Applicable

- |     |  |                |
|-----|--|----------------|
| 20. | Dual Currency Interest Note Provisions | Not Applicable |
|-----|--|----------------|

## PROVISIONS RELATING TO REDEMPTION

- |     |   |                                   |
|-----|---|-----------------------------------|
| 21. | Issuer Call:  | Not Applicable                    |
| 22. | Investor Put:   | Not Applicable                    |
| 23. | Final Redemption Amount:  | S\$250,000 per Calculation Amount |
| 24. | Early Redemption Amount payable on redemption for taxation reasons or on event of default and/or the method of calculating the same (if required or if different from that set out in Condition 7.5): | S\$250,000 per Calculation Amount |

## GENERAL PROVISIONS APPLICABLE TO THE NOTES

- |     |   |   |
|-----|---|---|
| 25. | Form of Notes:  | Registered Notes:<br>Regulation S Registered Global Note<br>(S\$300,000,000 nominal amount) registered in the name of CDP |
| 26. | Governing Law of the Notes:   | Singapore Law   |
| 27. | Additional Financial Centre(s) or other special provisions relating to Payment Days:  | Not Applicable  |
| 28. | Offshore Renminbi Centre(s):  | Not Applicable  |
| 29. | Talons for future Coupons or Receipts to be attached to Definitive Bearer Notes (and dates on which such Talons mature):  | No  |
| 30. | Details relating to Partly Paid Notes: amount of each payment comprising the Issue Price and date on which each payment is to be made and consequences of failure to pay, including any right of the relevant Issuer to forfeit the Notes and interest due on late payment: | Not Applicable  |
| 31. | Details relating to Instalment Notes:   |   |
|     | (a) Instalment Amount(s):   | Not Applicable  |
|     | (b) Instalment Date(s):   | Not Applicable  |
| 32. | Redenomination applicable, renominatisation and reconventioning   | Not Applicable  |

provisions::

33. Consolidation provisions: Consolidation not applicable

34. Other terms: Not Applicable

## **DISTRIBUTION**

35. (a) If syndicated, names of Managers: 1. DBS Bank Ltd.  
2. Oversea-Chinese Banking Corporation Limited

(b) Date of Subscription Agreement: 24 August 2017

(c) Stabilising Manager(s) (if any): Not Applicable

36. If non-syndicated, name of relevant Dealer: Not Applicable

37. U.S. Selling Restrictions: Reg. S Compliance Category 1, TEFRA not applicable

38. Additional selling restrictions: Not Applicable

## **OPERATIONAL INFORMATION**

39. ISIN Code: SG7FH7000000

40. Common Code: Not Applicable

41. Any clearing system(s) other than Euroclear Bank S.A./N.V., and Clearstream: CDP

42. Delivery: Delivery free of payment

43. Names and addresses of additional Paying Agent(s) (if any): Not Applicable

44. Registrar: The Hongkong and Shanghai Banking Corporation Limited, Singapore Branch

45. Ratings: The Notes to be issued will not be rated

46. Use of Proceeds: For general corporate purposes


## **LISTING APPLICATION**

This Pricing Supplement comprises the final terms required for issue and admission to trading on the Singapore Exchange Securities Trading Limited of the Notes described herein pursuant to the US\$5,000,000,000 Euro Medium Term Note Programme of Mapletree Treasury Services Limited, Mapletree Treasury Services (US) Pte. Ltd. and Mapletree Treasury Services (HKSAR) Limited.

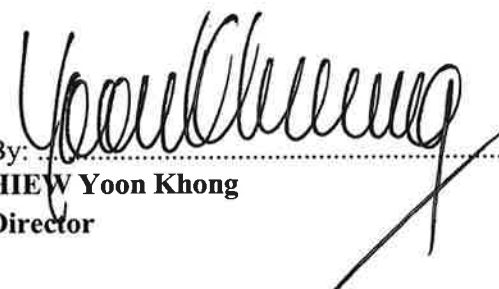
## **RESPONSIBILITY**

The Issuer and the Guarantor accept responsibility for the information contained in this Pricing Supplement.

Signed on behalf of  
**MAPLETREE TREASURY SERVICES LIMITED**

  
By: .....  
**WONG Mun Hoong**  
**Director**

Signed on behalf of  
**MAPLETREE INVESTMENTS PTE LTD:**

  
By: .....  
**HIEW Yoon Khong**  
**Director**