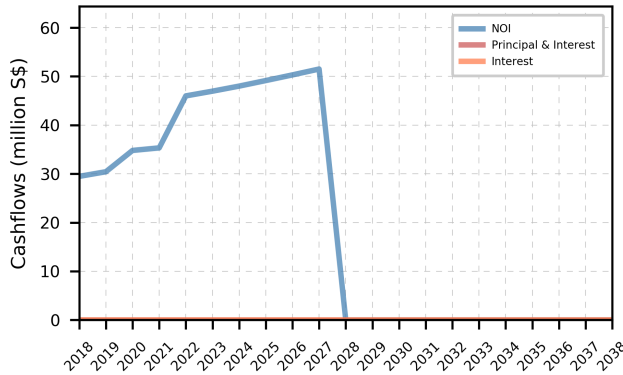


# Singapore Office - Unleveraged

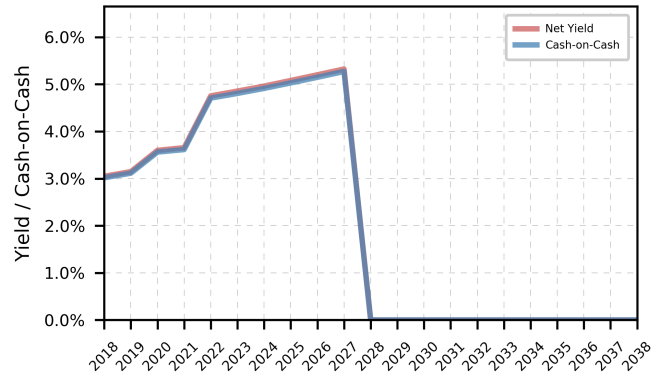
Analysis Date:	01-Jan-2018	Purchase Price:	S\$ 972,349,400
Location:	SG	GPR:	S\$ 40,848,626
Currency:	SGD	Debt: Senior	S\$ 0
Term:	10 yrs	Junior	S\$ 0
Sector:	Office	LTV (LTV unadjusted):	0% (0%)
No Properties / No Tenants:	1 / 74	DSCR / ISCR:	0.00 / 0.00

Cash on Cash	
5 year:	3.85%
7 year:	4.18%
10 year:	4.55%
IRR:	6.85%
Profit / CFx:	S\$ 874,024,754 / 1.89

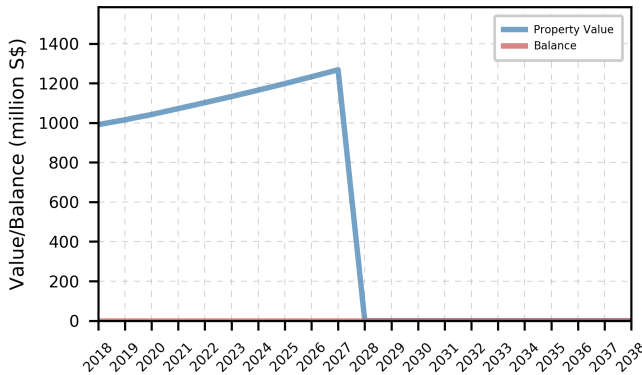
Nominal Cashflows



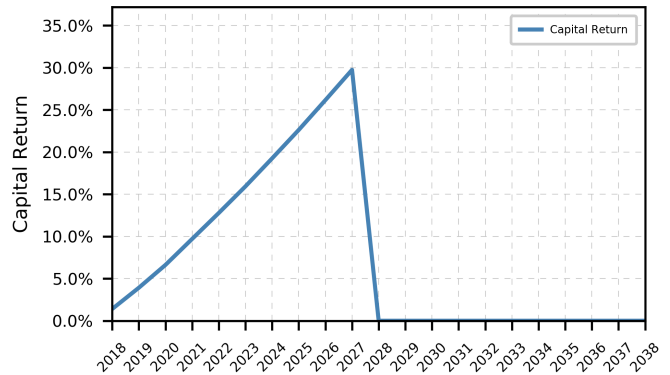
Nominal Yield / Cash-on-Cash



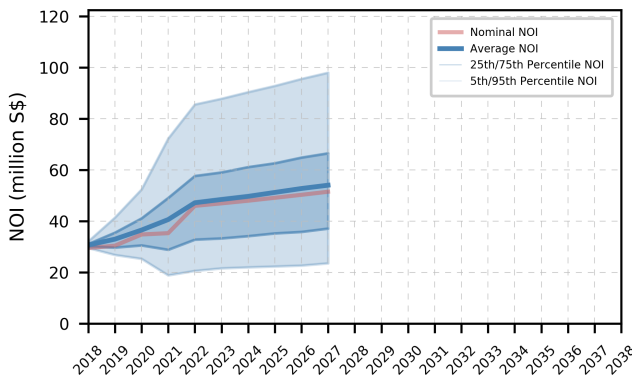
Nominal Value / Balance



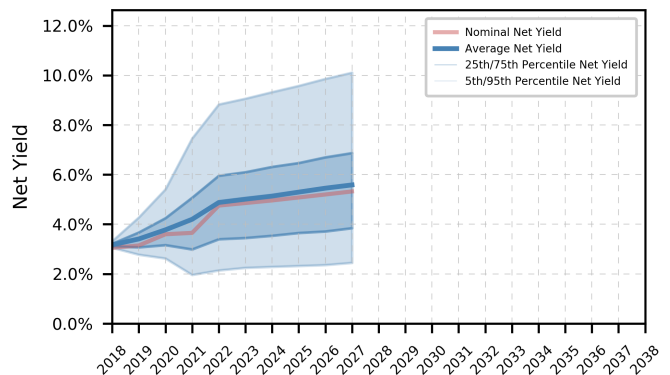
Nominal Capital Return



Net Operating Income

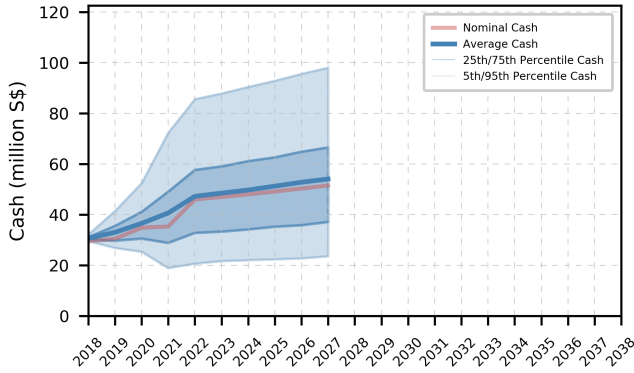


Net Yield

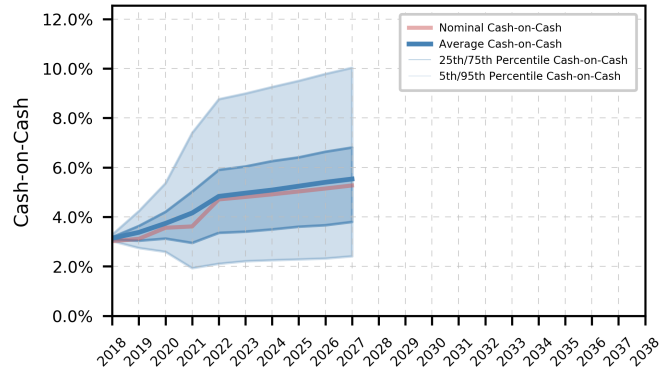


Singapore Office - Unleveraged (2)

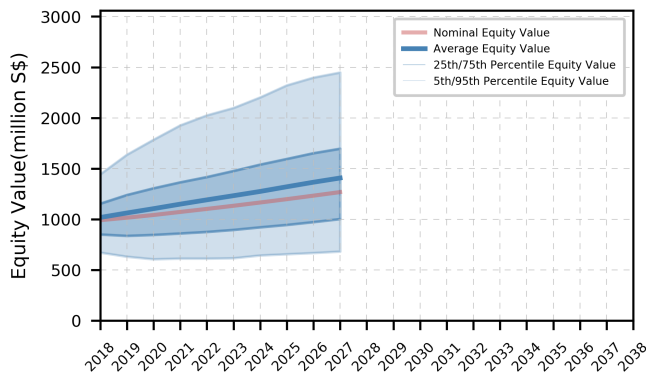
Cash to Equity Sponsor



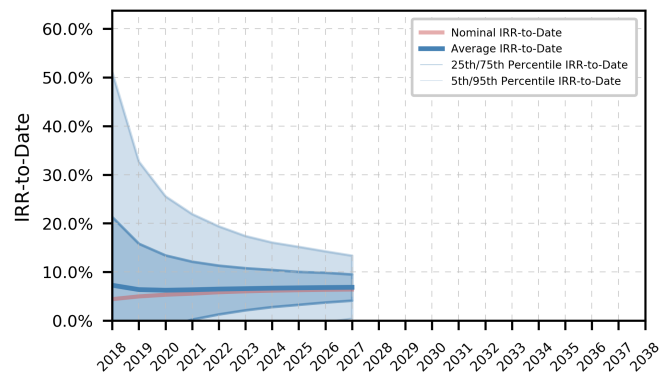
Cash-on-Cash



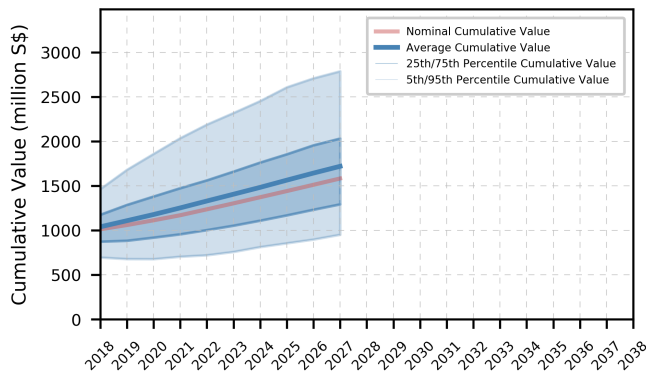
Equity Value



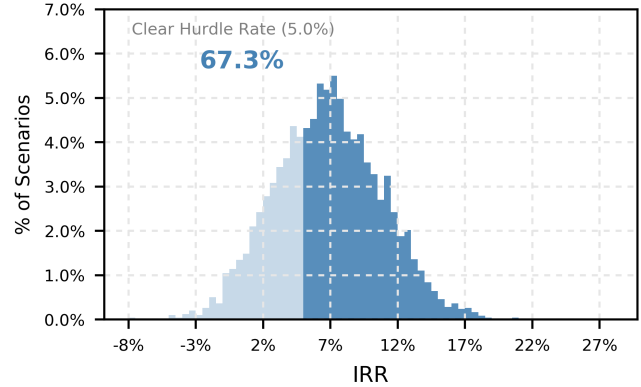
IRR-to-Date



Cumulative Value



IRR Distribution



AUDIT

Instance ID / No. Scenarios  
User

86983 (Scratchpad) / 5000

CFM  
AMP

2017-10-26\_CFM\_Equity\_JLL\_v0.4.10\_inv\_sfspro.xlsx (111)  
AMP\_JLL\_1027-11-03.mat (34)