

CORPORATE DATA

BOARD OF DIRECTORS

Ong Beng Kheong, Chairman
 William Nursalim alias William Liem, CEO
 Cheng Hong Kok
 Choo Teow Huat Albert
 David Lee Kay Tuan
 Michelle Liem Mei Fung
 Neo Ban Chuan

AUDIT AND RISK COMMITTEE

Choo Teow Huat Albert, Chairman
 David Lee Kay Tuan
 Neo Ban Chuan

NOMINATING COMMITTEE

Choo Teow Huat Albert, Chairman
 Cheng Hong Kok
 Michelle Liem Mei Fung
 Neo Ban Chuan
 Ong Beng Kheong

REMUNERATION COMMITTEE

Cheng Hong Kok, Chairman
 Choo Teow Huat Albert
 Michelle Liem Mei Fung

WHISTLE-BLOWING COMMITTEE

William Nursalim alias William Liem, CEO
 Chong Chou Yuen, CFO
 Helena Chua Guat Huat, Company Secretary
 Email: whistle-blowing@tuansing.com

REGISTERED OFFICE

9 Oxley Rise
 #03-02 The Oxley
 Singapore 238697
 Tel: (65) 6223 7211
 Fax: (65) 6224 1085

SHARE REGISTRAR

B.A.C.S. Private Limited
 8 Robinson Road #03-00
 ASO Building
 Singapore 048544
 Tel: (65) 6593 4848
 Fax: (65) 6593 4847

GROUP EXTERNAL AUDITORS

Deloitte & Touche LLP
 6 Shenton Way
 OUE Downtown 2 #33-00
 Singapore 068809
 Tel: (65) 6224 8288
 Fax: (65) 6538 6166
 Partner-in-charge: Loi Chee Keong
 Date of appointment of Partner-in-charge: 9 April 2015

GROUP INTERNAL AUDITORS

PricewaterhouseCoopers Risk Services Pte. Ltd.
 7 Straits View, Marina One
 East Tower, Level 12
 Singapore 018936
 Tel: (65) 6236 3388
 Partner-in-charge: Ng Siew Quan

PRINCIPAL FINANCIERS

United Overseas Bank Limited
 DBS Bank Limited
 Australia and New Zealand Banking Group Limited

SHARE LISTING INFORMATION

Counter name: Tuan Sing
 SGX code: T24
 Bloomberg code: TSH:SP

CORPORATE STRUCTURE

AS AT 26 JANUARY 2018



TUAN SING HOLDINGS LIMITED

PROPERTY

- Asiaview Properties Pte Ltd
- Asplenium Land Pte. Ltd.
- Bauhinia Land Pte. Ltd.
 - Qingdao Shenyang Property Co., Ltd.
- Clerodendrum Land Pte. Ltd.
- Dillenia Land Pte. Ltd.
- Episcia Land Pte. Ltd.
- Fuchsia Land Pty Ltd
- Gerbera Land Pte. Ltd.
- Golden Cape Investments Ltd[#]
- Heliconia Land Pte. Ltd.
- Ipomoea Land Pte. Ltd.
- Jasminum Land Pte. Ltd.
- Megaton Investments Pte Ltd
- Oxley Development Pte Ltd
- Pemimpin Properties Pte. Ltd.
- Robinson Point Limited
 - 39 Robinson Road Pte. Ltd.
- Silveridge Investments Pte Ltd
 - Shelford Properties Pte Ltd
- Sing-Hu International Pte Ltd
 - Premiera Development Pte. Ltd.
 - Shanghai Shenyu Interior Decoration Limited Liability Company
 - Fujian Ji'Xing Real Estate Development Co. Ltd
- Superluck Properties Pte Ltd
- TSH China Holdings Pte Ltd
 - Yewglade Pte Ltd
 - Habitat Properties (Shanghai) Ltd. (91%)¹
 - Shanghai Shenjia Property Management Co., Ltd.
- Tuan Sing (China) Investments Limited[#]
- Shanghai Xin Min Real Estate United Development Co., Ltd.[#] (70%)²
- Maylands Investment Pte Ltd (70%)

HOTELS INVESTMENT



INDUSTRIAL SERVICES



OTHER INVESTMENTS



- 100% owned
- Less than 100% owned
- TSA and TSRE each holds 50% in that entity

Entity incorporated outside Singapore

- 1 Balance of 9% is held by TSH China Holdings Pte Ltd
- 2 Balance of 30% is held by Tuan Sing (China) Investments Limited
- 3 Balance of 1% is held by SP Energy Pte. Ltd.
- * Public listed company
- # In members' voluntary liquidation
- + In the process of being struck-off

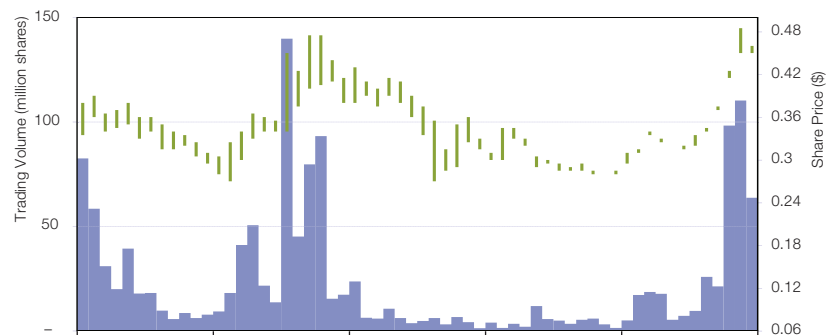
ON THE STOCK MARKET

SHARE PRICE AND TRADING VOLUME (2013 – 2017)

Market: Singapore Stock Exchange ("SGX")
Sector: Real Estate Management and Development

SGX Code: T24
Bloomberg Code: TSH SP

TSH SHARE PRICE AND TRADING VOLUME (2013 – 2017)



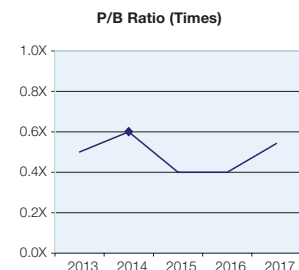
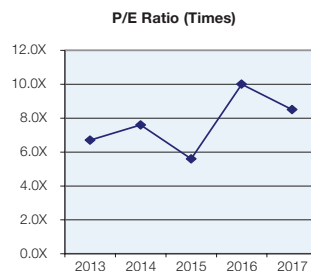
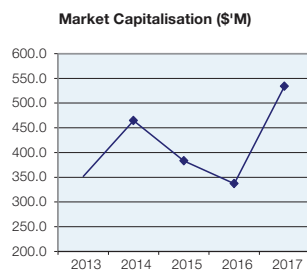
	2013	2014	2015	2016	2017
Last transacted (cents) [#]	30.0	39.5	32.5	28.5	45.0
High (cents)	38.5	47.5	42.5	34.0	48.5
Low (cents)	29.5	27.0	28.0	27.5	28.0
Average (cents) ^{##}	34.1	36.6	36.1	30.0	35.3
Market capitalisation (\$M), year end	351.8	464.6	383.1	337.1	534.1
Trading volume (million shares), full year	305.2	545.1	82.5	52.6	400.2
Number of shares issued (million shares), year end	1,172.7	1,176.2	1,178.8	1,182.8	1,187.0
P/E Ratio, year end	6.7X	7.6X	5.6X	10.0X	8.5X
P/B Ratio, year end	0.5X	0.6X	0.4X	0.4X	0.5X

Notes:

- # Last transacted share price as at year end
Average closing price of all trading days during the year

Definitions:

- P/E Ratio – Last transacted share price/earnings per share for the year
P/B Ratio – Last transacted share price/net asset value per share as at year end



ON THE STOCK MARKET

SHARE PRICE PERFORMANCE (1-YEAR)

TSH SHARE PRICE VERSUS ST INDEX AND ST REAL ESTATE INDEX (2017)

SHARE PERFORMANCE	3M2017	6M2017	9M2017	FY2017
Period Commencing	3/1/2017	3/1/2017	3/1/2017	3/1/2017
Period Ending	31/3/2017	30/6/2017	29/9/2017	29/12/2017
Tuan Sing (TSH SP)	17%	10%	29%	55%
Straits Times Index (FSSTI)	10%	11%	11%	17%
ST Real Estate Index (FSTRE)	12%	15%	17%	22%
ST Real Estate Holding and Development Index (FSTREH)	19%	18%	23%	25%

SHARE PRICE PERFORMANCE (5-YEAR)

TSH SHARE PRICE VERSUS ST INDEX AND ST REAL ESTATE INDEX (2013 – 2017)

SHARE PERFORMANCE	1-YEAR	2-YEAR	3-YEAR	4-YEAR	5-YEAR
Period Commencing	3/1/2017	4/1/2016	2/1/2015	2/1/2014	2/1/2013
Period Ending	29/12/2017	29/12/2017	29/12/2017	29/12/2017	29/12/2017
Tuan Sing (TSH SP)	55%	38%	11%	50%	29%
Straits Times Index (FSSTI)	17%	20%	1%	7%	6%
ST Real Estate Index (FSTRE)	22%	23%	14%	22%	9%
ST Real Estate Holding and Development Index (FSTREH)	25%	24%	19%	25%	11%

TSH Share Price versus ST Index (2013-2017)



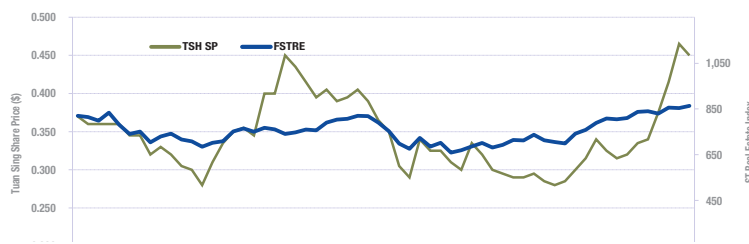
Bloomberg ticker symbols:

TSH SP: Tuan Sing
 FSSTI: Straits Times (ST) Index
 FSTRE: Straits Times (ST) Real Estate Index

Share price displayed in the graph are closing prices of active trading days.

Source:
 Bloomberg

TSH Share Price versus ST Real Estate Index (2013-2017)



FINANCIAL CALENDAR

2017

27 APRIL

Announcement of first quarter financial results for the period ended 31 March 2017

27 JULY

Announcement of half-year financial results for the period ended 30 June 2017

26 OCTOBER

Announcement of third quarter financial results for the period ended 30 September 2017

2018

26 JANUARY

Announcement of full-year financial results for the year ended 31 December 2017

21 MARCH

Dispatch of 2017 annual report

19 APRIL

48th Annual General Meeting

27 APRIL

Proposed announcement of first quarter financial results for the period ending 31 March 2018

7 & 8 MAY

Books closure dates for 2017 first and final tax-exempt dividend

26 JUNE

Proposed payment date for 2017 first and final tax-exempt dividend (subject to shareholders' approval at AGM)

26 JULY

Proposed announcement of half-year financial results for the period ending 30 June 2018

25 OCTOBER

Proposed announcement of third quarter financial results for the period ending 30 September 2018

2019

25 JANUARY

Proposed announcement of full-year financial results for the year ending 31 December 2018