

**Information Memorandum on Asset Details of Dusit Thani Freehold and Leasehold Real Estate Investment Trust
in the part of Dusit D2 Chiangmai Hotel that will be disposed**

As Dusit Thani Freehold and Leasehold Real Estate Investment Trust (“DREIT”) received written offer letter from Asset World Corp Public Company Limited (“AWC” or “Offeror”). DREIT has intention to consider disposition of assets in the part of Dusit D2 Chiangmai Hotel (“Asset to be Disposed”) to Sub TCC Hotel Chiangmai Company Limited as a purchaser (“SUB TCC”) or to the purchaser who is a person as determined by the REIT Manager according to the conditions approved by the meeting of the trust unitholders of DREIT (as the case may be). The details of the Asset to be Disposed are as follows:

1. General details of the Asset that will be Disposed

Dusit D2 Chiangmai Hotel

Dusit D2 Chiangmai Hotel is located in Chang Khlan Sub-District, Mueang Chiang Mai District, Chiang Mai Province, which is 5-star hotel situated in the Night Bazaar area, one of Chiangmai’s significant commercial and shopping quarters, with a convenient transportation and utilities, and is one of the hotels in Chiangmai with modern design and with the outstanding and unique interior design and services of Contemporary Thai Design. Dusit D2 Chiangmai Hotel began to operate in 2005. The details of assets are as follows:

1. Land

The land on which Dusit D2 Chiangmai Hotel situated are consisted of 7 plots of land, title deed no. 2503, 12432, 12433, 12434, 12435, 20166 and 20167, map sheet no. 4846 IV 0076-9, dealing file no. 391, 1170, 1171, 1172, 1173, 1773 and 1774, parcel no. 2687, 2686, 2685, 2684, 2654, 2683 and 2655 (respectively), located in Chang Khlan Sub-District, Mueang Chiang Mai District, Chiang Mai Province, total area of 2 Rai 2 Ngan 65 Square Wah which owned by DREIT.

2. Buildings and constructions

All buildings and constructions built on the land where Dusit D2 Chiangmai Hotel located, are owned by DREIT, including but not limited to:

(1) An 11-storey hotel building (including basement); and

(2) Two office buildings with 3 storey

Including the facility area and its component parts, the reception area, the restaurant, and the pool. This shall include all systems, fixed assets, facilities and component parts of such buildings as well as any other immovable properties owned by DREIT and currently used in the operation of the Dusit D2 Chiangmai Hotel.

3. Movable properties currently used in the operation of Dusit D2 Chiangmai Hotel.