

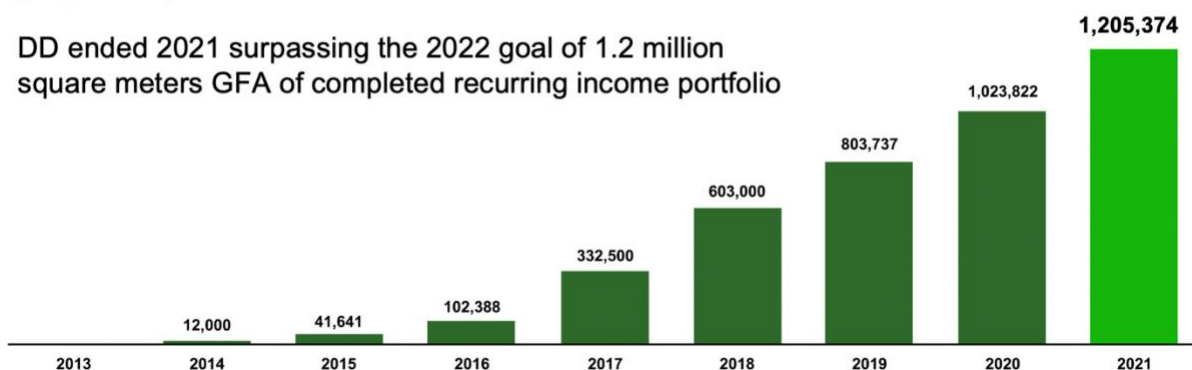
FY2021 FINANCIAL HIGHLIGHTS

- Consolidated Revenues grew +11.7% year-on-year to ₱15.9 Billion
- Consolidated EBITDA increased +13.9% year-on-year to ₱12.9 Billion
- Consolidated Net Income grew +87.2% year-on-year to ₱11.3 Billion
- Total Equity grew +41.3% year-on-year to ₱69.3 Billion
- Total Assets up +17.2% year-on-year to ₱141.7 Billion
- Net Debt-to-Equity ratio at 0.62x (one of the lowest net D/E ratios among Philippine listed companies)
- Total Cash increased +95.2% year-on-year to ₱7.8 Billion, with the recent longterm bond/note issuance, DoubleDragon's latest cash position as of April 30, 2022 further increased to ₱11.27 Billion (one of the highest cash positions among Philippine listed companies today)

COMPLETED RECURRING INCOME PORTFOLIO

(in square meters)

DD ended 2021 surpassing the 2022 goal of 1.2 million square meters GFA of completed recurring income portfolio



DoubleDragon Corporation (the “Company” or “DoubleDragon”) reports Consolidated Net Income grew +87.2% year-on-year to ₱11.3 Billion for the year ending December 31, 2021, with Consolidated Revenues increasing +11.7% year-on-year to ₱15.9 Billion for the same period.

Total Assets of the Company are up +17.2% year-on-year to ₱141.7 Billion as of December 31, 2021. Total Equity grew +41.3% year-on-year to ₱69.3 Billion as of December 31, 2021 as a result of the DDMP REIT listing and new equity infusion of the Jollibee Group into DoubleDragon’s industrial leasing subsidiary CentralHub. DoubleDragon’s net Debt-to-Equity ratio stood at a low 0.62x as of December 31, 2021. The Company’s unutilized Debt Capacity stood at ₱110.4 Billion as of December 31, 2021.

“We are pleased to have ended 2021, with DoubleDragon surpassing its 2022 goal of 1.2 million square meters GFA of completed recurring income portfolio. The whole cycle coming from zero leasable space, when DoubleDragon listed in the Philippine Stock Exchange last April 2014, to over 120 hectares of fully constructed recurring income portfolio today was not a walk in the park, and we are grateful for the support of all our stakeholders in the past 7.5 years that enable our team to make that happen. We see these 1.2 million completed square

meters to like having 1.2 million of real estate seeds planted in prime strategic areas spread out accross the country. These string of prime hard assets should mature and generate recurring revenues at different times, but we expect all of them to reach optimal recurring revenue generation before 2025, and to endlessly contribute sizeable recurring revenue cashflow to DoubleDragon," said DoubleDragon Chairman Edgar "Injap" Sia II.

"Surviving a global pandemic is one thing, but DoubleDragon is emerging from it at a stronger position than ever before. DoubleDragon has a low net debt to equity ratio of 0.62x, consolidated cash balance at ₱11.27 Billion and will have no key long-term debt maturities until 2024. On top of that, in the last few years, we have seen the NAV of DoubleDragon further solidifying, its book value alone is already at ₱13.09 per common shareholder with total equity now standing at ₱69.3 Billion," said DoubleDragon Chief Investment Officer Hannah Yulo-Luccini.

Very truly yours,



Atty. Joselito L. Barrera, Jr.
Chief Information Officer

The foregoing disclosure contains forward looking statements that are based on certain assumptions of Management and are subject to risks and opportunities or unforeseen events. Actual results could differ materially from those contemplated in the relevant forward looking statement and DDMP REIT gives no assurance that such forward-looking statements will prove to be correct or that such intentions will not change. This Press Release discloses important factors that could cause actual results to differ materially from DDMP REIT's expectations. All subsequent written and oral forward-looking statements attributable to the Company or persons acting on behalf of the Company are expressly qualified in their entirety by the above cautionary statements.