

COVER SHEET

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(Company's Full Name)

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A	V	E	N	U	E	,		M	A	K	A	T	I		C	I	T	Y		1	2	2	6							

(Business Address: No. Street City / Town / Province)

ATTY. MA. FLORENCE THERESE DG. MARTIREZ-CRUZ

Contact Person

79083804

Company Telephone Number

1	2
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3	1
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Month

Day

Fiscal Year

	1	7	-	C
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2	4
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Month

Day

Annual Meeting

Secondary License Type, if Applicable

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Dept. Requiring this Doc.

Amended Articles Number/Section

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Total No. Of Stockholders

Total Amount of Borrowings

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Domestic

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Foreign

To be accomplished by SEC Personnel concerned

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File Number

LCU

[illegible]

Document I.D.

Cashier

STAMPS

STAMPS

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SECURITIES AND EXCHANGE COMMISSION

SEC FORM 17-C

CURRENT REPORT UNDER SECTION 17 OF THE SECURITIES REGULATIONS CODE (SRC) AND SRC RULE 17.1

1. September 25, 2025
Date of Report (Date of earliest event reported)
2. CS200613870 3. 006-346-689-000
SEC Identification Number BIR Tax Identification Number
4. AREIT, INC.
Exact Name of registrant as specified in its charter
5. MAKATI CITY, PHILIPPINES 6. [REDACTED] (SEC Use Only)
Province, country or other jurisdiction of Industry Classification Code
incorporation
7. 28F Tower One and Exchange Plaza, Ayala Triangle, 1226
Ayala Avenue, Makati City
Address of principal office Postal code
8. (632) 7908-3804
Registrant's telephone number, including area code
9. N/A
Former name or former address, if changed since last report
10. Securities registered pursuant to Sections 8 and 12 of the SRC or Sections 4 and 8 of the RSA

Title of Each Class (As of September 30, 2024)	Number of Shares of Stock Outstanding	Amount of Debt Outstanding (Registered)
Common	3,209,865,985	

Indicate the item numbers reported herein :

Item 9. Other Events

**Re: SEC Approval of the Deed of Exchange among AREIT, Inc.,
Ayala Land, Inc., Accendo Commercial Corp., and Cagayan de
Oro Gateway Corp.**

AREIT, Inc. (AREIT) received today the Securities and Exchange Commission's approval of its property-for-share swap with Ayala Land, Inc. (ALI), Accendo Commercial Corp. (Accendo), and Cagayan de Oro Gateway Corp. (CDOGC), involving the issuance of 505,890,177 AREIT common shares in exchange for properties valued at P20,994,442,345.50.

AREIT, INC.

Registrant

Date: September 25, 2025

MA. FLORENCE THERESE DG. MARTIREZ-CRUZ
Chief Compliance Officer



25 September 2025

Securities and Exchange Commission

17/F SEC Headquarters

7907 Makati Avenue, Brgy. Bel-Air, Makati City 1209

To **Atty. Oliver O. Leonardo**
Director, Markets and Securities Regulation Department

Philippine Stock Exchange, Inc.

6th Floor, PSE Tower, 28th Street corner 5th Avenue,
Bonifacio Global City, Taguig City

To **Atty. Johanne Daniel M. Negre**
Officer-in-Charge, Disclosure Department

Re: **Deed of Exchange between AREIT, Inc. and Ayala Land, Inc., Accendo Commercial Corp. and Cagayan de Oro Gateway Corp.**

Gentlemen:

Please be informed that AREIT, Inc. (AREIT) received today the Securities and Exchange Commission's (SEC) approval of its property-for-share swap with Ayala Land, Inc. (ALI), Accendo Commercial Corp. (Accendo), and Cagayan de Oro Gateway Corp. (CDOGC), involving the issuance of 505,890,177 AREIT primary common shares to ALI, Accendo, and CDOGC, in exchange for eight (8) commercial buildings located in Davao, Cebu, and Cagayan de Oro with an aggregate value of ₱20,994,442,345.50, within the fair range of values as validated by a third-party fairness opinion provider, under the Deed of Exchange dated 19 May 2025.

In line with this and in accordance with the provisions of the Deed of Exchange, AREIT shall begin to recognize the income from the new assets effective 01 July 2025.

AREIT will apply for the Bureau of Internal Revenue Certificate Authorizing Registration for the new assets and the listing of the shares in favor of ALI, Accendo, and CDOGC within the fourth quarter of 2025.

Thank you.

Very truly yours,

A handwritten signature in blue ink, appearing to read 'mf martirez-cruz'.

MA. FLORENCE THERESE DG. MARTIREZ-CRUZ
Chief Compliance Officer