

Research Update:

Fubon Number One Real Estate Investment Trust Ratings Affirmed At 'twA+/twA-1'; Outlook Stable

October 23, 2023

Rating Action Rationale

Taiwan Ratings Corp. today affirmed its 'twA+' long-term and 'twA-1' short-term issuer credit ratings on **Fubon Number One Real Estate Investment Trust** (Fubon No.1 REIT). The outlook on the long-term rating is stable. The ratings on Fubon No.1 REIT continue to reflect the trust's satisfactory asset quality, stable cash flow generation, and disciplined financial policy that should keep the trust's ratio of debt to EBITDA below 11x over the next one to two years. The ratio was 3.1x at the end of June 2023 on a rolling 12-month basis. The trust's relatively small asset portfolio and higher concentration risk compared with those of global peers somewhat temper these strengths.

Related Criteria & Research

Related Criteria

- General Criteria: National And Regional Scale Credit Ratings Methodology - June 08, 2023
- General Criteria: Environmental, Social, And Governance Principles In Credit Ratings - October 10, 2021
- General Criteria: Group Rating Methodology - July 01, 2019
- Criteria | Corporates | General: Corporate Methodology: Ratios And Adjustments - April 01, 2019
- Criteria | Corporates | Industrials: Key Credit Factors For The Real Estate Industry - February 26, 2018
- Criteria | Corporates | General: Methodology And Assumptions: Liquidity Descriptors For Global Corporate Issuers - December 16, 2014
- General Criteria: Country Risk Assessment Methodology And Assumptions - November 19, 2013
- General Criteria: Methodology: Industry Risk - November 19, 2013
- Criteria | Corporates | General: Corporate Methodology - November 19, 2013
- General Criteria: Methodology: Management And Governance Credit Factors For Corporate Entities - November 13, 2012
- General Criteria: Principles Of Credit Ratings - February 16, 2011

Related Research

- Taiwan Ratings' Ratings Definitions - November 11, 2021

(Unless otherwise stated, these articles are published on www.taiwanratings.com)

PRIMARY CREDIT ANALYST

Caroline Shih
Taipei
+886-2-2175-6833
caroline.shih
@spglobal.com
caroline.shih
@taiwanratings.com.tw

SECONDARY CONTACT

Joe Lin
Taipei
+886-2-2175-6832
joe.lin
@spglobal.com
joe.lin
@taiwanratings.com.tw

Ratings List

Ratings Affirmed

Fubon Number One Real Estate Investment Trust

Issuer Credit Rating	twA+/Stable/twA-1
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