NEWS RELEASE

Chartwell Strengthens Senior Management Team

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MISSISSAUGA, ONTARIO--(Marketwire - Dec. 10, 2008) - Chartwell Seniors Housing Real Estate Investment Trust (TSX:CSH.UN) announced today that Mr. Terry M. Whalen has been appointed Chief Investment Officer effective immediately. In this new role, Mr. Whalen will oversee the management of Chartwell's portfolio of real estate investments, including future acquisitions or dispositions of seniors housing properties, its mezzanine loan portfolio, internal growth initiatives through the expansion and redevelopment of existing properties and third-party property development.

Prior to joining Chartwell, Mr. Whalen was most recently Managing Director, Capital Markets for CB Richard Ellis and a Vice President and Director of TD Securities. His career has also included holding the position of Associate Treasurer at Aetna Canada where he was responsible for the property investment portfolio, including mortgages, real estate equities, joint ventures and property management. Mr. Whalen was also the President of Real Fund, a major real estate mutual fund with property investments across Canada. Mr. Whalen holds a Masters in Business Administration in Finance and Marketing from York University, and an Honours BA in Economics from Concordia University.

"We are very pleased to welcome Terry Whalen to Chartwell's senior management team," commented Stephen Suske, Chief Executive Officer and Vice Chair. "With more than $2.6 billion in assets, our property portfolio, development pipeline and mezzanine loan program will benefit greatly from Terry's significant depth and wealth of experience. Terry is a seasoned professional real estate manager and his appointment allows our management team to continue to focus on maximizing occupancies, managing costs and growing AFFO per unit."

Chartwell is an investment trust focused on generating sustainable, stable and growing cash distributions from owning and managing a complete spectrum of seniors housing communities. It is the largest participant in the

Canadian seniors housing business and the third largest in North America. Chartwell will capitalize on the strong demographic trends present in its markets to maximize the value of its existing portfolio of seniors housing facilities, and prudently avail itself of opportunities to grow internally and through accretive acquisitions. Chartwell also has an exclusive option to purchase stabilized communities from Spectrum, Canada's leading seniors housing development company.

Chartwell's Distribution Reinvestment Plan (DRIP) allows Unitholders to have their monthly cash distributions used to purchase units without incurring commission or brokerage fees, and receive bonus units equal to 3% of their monthly cash distributions. More information can be obtained at **www.chartwellreit.ca**.

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