

Appendix 4D

**GPT Group – GPT Management Holdings Limited
(comprising GPT Management Holdings Limited and its controlled entities)**

**Interim Financial Report
For the half year ended 30 June 2023**

Results for announcement to the market

2.1	Total revenues and other income	up	23.5 %	to	\$125,665 thousand
2.2	Net profit after income tax expense from ordinary activities	down	44.2%	to	\$6,333 thousand
2.3	Net profit after income tax expense attributable to members	down	44.4%	to	\$6,334 thousand
2.4	Dividends 6 month period ended 30 June 2023	Amount per security Nil			
2.5	Record date for determining entitlement to the dividends	N/A			
2.6	Brief explanation of any figures in 2.1 to 2.4 necessary to enable the figures to be understood: Refer to the attached Interim Financial Report for a detailed discussion on the performance of GPT Management Holdings Limited and its controlled entities results for the half year ended 30 June 2023.				
3.0	Net tangible assets per security ⁽¹⁾	30 June 2023 \$0.035		31 December 2022 \$0.032	
4.0	Details of entities over which control has been gained or lost during the period Not applicable for the half year ended 30 June 2023.				
5.0	Details of individual and total dividends or distribution payments	Amount per security		Total	
	Nil	Nil		Nil	
6.0	Details of any dividend or distribution reinvestment plans in operation Nil				
7.0	Details of associates and joint ventures entities The associates and joint ventures who contribute to GPT Management Holdings Limited's net loss are detailed below:				
	Name of associate and joint venture entities (*)	Contribution to GPT Management Holdings Limited's net loss			
		30 Jun 23	30 Jun 22		
		\$'000	\$'000		
	Joint ventures				
	Entities incorporated in Australia				
	Lendlease GPT (Rouse Hill) Pty Limited	(2)	(75)		
	Associates				
	DPT Operator Pty Limited 1	—	—		
	DPT Operator Pty Limited 2	—	—		
	GPT Funds Management Limited	—	—		
	Total share of after tax loss of equity accounted investments	<u>(2)</u>	<u>(75)</u>		
	(*) Refer to Note 2 of the Interim Financial Report of GPT Management Holdings Ltd and its controlled entities for the ownership interest of the joint venture or associate.				

⁽¹⁾ Includes all right-of-use assets of the Consolidated Entity.