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GPT Management Holdings Limited ABN 67 113 510 188 and
GPT RE Limited ABN 27 107 426 504 AFSL 286511
as responsible entity of
General Property Trust ARSN 090 110 357

All Registry communications to:
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10 March 2026

Dear Securityholder

The GPT Group 2026 Annual General Meeting

I am pleased to provide you with details of The GPT Group's 2026 Annual General Meeting (AGM) which will be held at 9:30am (Sydney time) on Friday 10 April 2026.

The meeting will be held in the Gold Melting Room at The Mint, 10 Macquarie Street Sydney NSW 2000. Securityholders will also be able to view a webcast of the meeting which can be accessed at www.gpt.com.au/annual-general-meetings.

Notice of Meeting

The Notice of Meeting is available at www.gpt.com.au/annual-general-meetings and was released to the ASX today. Should you wish to receive a hard copy of the Notice of Meeting or Proxy Form, please contact GPT's registry, MUFG Corporate Markets, either by phone on +61 1800 025 095 (freecall within Australia) or by email to gpt@cm.mpms.mufg.com. The Notice of Meeting also provides further instructions on how you can participate in the AGM.

The items of business at the 2026 AGM are set out in the Notice of Meeting and comprise consideration of:

- The Directors' Report, Auditor's Report and Financial Statements for the year ended 31 December 2025
- Re-election of Mr Shane Gannon as a Director
- Re-election of Mr Mark Menhinnitt as a Director
- Election of Mr Anthony Osmond as a Director
- Adoption of the 2025 Remuneration Report
- Grant of performance rights to the Company's Chief Executive Officer and Managing Director, Mr Russell Proutt (long term incentive)

I encourage you to review GPT's 2025 Annual Report in advance of the AGM. This and other reports are available on GPT's website www.gpt.com.au.

Voting ahead of the AGM

You may appoint a proxy to vote on your behalf. Proxies must be received no later than 9:30am (Sydney time) on Wednesday 8 April 2026. Even if you plan to attend in-person, we encourage you to submit your vote in advance. This will ensure your vote will be counted if for any reason circumstances change and you cannot attend on the day.

To submit your vote in advance online go to au.investorcentre.mpms.mufg.com/Voting/GPT.aspx and login using the holding details as shown on this letter. Select 'Voting' and follow the prompts to lodge your vote. To use the online lodgement facility, Securityholders will need their 'Holder Identifier' (Securityholder Reference Number (SRN) or Holder Identification Number (HIN)). You can also vote on your mobile device by scanning the QR code below.



Other methods for voting are outlined in the Notice of Meeting.

Asking a question

We welcome the opportunity to engage with our Securityholders during the AGM and encourage you to submit any questions you may have in advance by emailing them to gpt@cm.mpms.mufg.com no later than 9.30am (Sydney time) on Wednesday 8 April 2026. We will endeavour to address those questions during our presentations and during question time at the AGM.

Switching to electronic communications

If you would like to switch to electronic communications, you can update your communications preferences by going to au.investorcentre.mpms.mufg.com and login using your portfolio. Select Communications, click on Preferences and select ALL communications electronically.

Need assistance

If you have any other questions about your GPT security holding or wish to receive a hard copy of the Notice of Meeting or Proxy Form, please contact GPT's registry, MUFG Corporate Markets, either by phone on +61 1800 025 095 (freecall within Australia) or by email to gpt@cm.mpms.mufg.com.

I look forward to your participation at the AGM and thank you for your continued support of GPT.

Yours sincerely

A handwritten signature in blue ink, appearing to read 'Vickki McFadden', located below the 'Yours sincerely' text.

Vickki McFadden

Chairman