

Announcement

Amendment of First Plus Asia Pacific Property REIT Fund (FP APREIT)

First Plus Asset Management (Thailand) Company Limited (the “Company”), as the management company of the First Plus Asia Pacific Property REIT Fund (FP APREIT) (the “Fund”), would like to inform you, the unitholders, that the Company has obtained a general approval from the Office of the Securities and Exchange Commission (the “SEC Office”) on 1 April 2026 regarding the amendment to the Fund Scheme in relation to the termination of the overseas investment management delegate (Outsource), including related revisions. The key details of the amendments are summarized as follows:

Subject to Amendments	Summary and Details
<p>Overseas Investment Management Delegate (Outsource) – The related provisions have been removed from the following sections:</p> <p>Fund Scheme Details</p> <ul style="list-style-type: none"> • Additional details regarding investment policy and special features • Fee of the overseas investment management delegate <p>Fund Commitment</p> <ul style="list-style-type: none"> • Clause 10: Overseas investment management delegate (Outsource): name, address, rights, duties, and responsibilities 	<p>Previous: The Fund appointed Manulife Investment Management (Singapore) Pte. Ltd. as the overseas investment management delegate (Outsource) for the Fund’s foreign investments (excluding domestic investments).</p> <p>New: First Plus Asset Management (Thailand) Co., Ltd. will undertake the investment management of the Fund in full on an in-house basis.</p> <p>Bringing the investment management function in-house will enhance the Company’s agility in portfolio management and investment decision-making, allowing the Company to adjust investment strategies more promptly in response to changing market conditions. This change also eliminates the need for coordination with the overseas delegate and the related outsource fee will no longer be charged (previously included as part of the annual management fee).</p> <p>In this regard, the amendment will not affect the Fund’s investment objective or investment policy. The Company will continue to have access to relevant investment information and research resources to support its investment decision-making process on an ongoing basis.</p>

The above amendment shall become effective from 1 May 2026 onwards.

If you have any questions or need further information, please contact the Unitholder Services Department at 02-761-6550 within working hours or LINE Official [@FirstPlusTH](https://th.firstplus.com/th) or on our website at <https://th.firstplus.com/th>

Announced on 2 April 2026

First Plus Asset Management (Thailand) Company Limited