



Notification of Change to the Benchmark 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 unitholders of the change to the benchmark used for performance comparison of the Fund in order to better align with the Fund’s investment policy and to enhance flexibility in portfolio management in response to prevailing market conditions. Details of the change are as follows:

Benchmark	
Current	New
100% of S&P Pan Asia Ex-Japan, AU, NZ REIT Index is converted into Thai Baht-denominated on the date calculating returns of the Fund.	100% of GPR 250 REIT Asia USD Index GTR* is converted into Thai Baht-denominated on the date calculating returns of the Fund.

This change to the benchmark will be effective from **1 May 2026 onwards**, or until further changes are announced. The Management Company will notify unitholders in advance should there be any additional changes in the future.

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

Announced on 20 April 2026

First Plus Asset Management (Thailand) Company Limited

*Information regarding the GPR 250 REIT Asia USD Index GTR

The GPR 250 REIT Asia USD Index GTR measures the performance of the top 250 real estate investment trusts (REITs) in Asia with the largest market capitalization and high liquidity. The index is calculated in U.S. dollars (USD) on a Gross Total Return (GTR) basis, which includes dividend income, and is administered by Solactive.

Further information about the index is available at:
<https://www.solactive.com/index/DE000SL0LN61/>