

List of non-Thai nationalities of the existing trust unitholders which the REIT Manager may consider not to allocate the trust units

As Prospect Logistics and Industrial Freehold and Leasehold Real Estate Investment Trust ("PROSPECT") has determined the offering and allocation method for the newly issued trust units to be offered in the first capital increase with the first portion to be offered to existing trust unitholders whose names appear in the Register Book of Trust Unitholders at the number based on their respective trust unitholding percentage, with no trust units be allocated to the existing trust unitholders, provided such allocation would result in PROSPECT being subject to any obligations in addition to those required by Thai laws.

Prospect REIT Management Co., Ltd. (the "Company" or the "REIT Manager") in its capacity as the REIT Manager has determined the date on which the existing trust unitholders who are entitled to subscribe for the additional trust units on 6 August 2026 (Record Date). The Company would like to inform the list of non-Thai nationality of the existing unitholders that REIT Manager may consider not to offer for allocation of the trust units (according to the list of unitholders on the record date on 6 August 2026) which includes:

1. American
2. Australia
3. British
4. Canadian
5. Chinese
6. Japanese
7. Malaysian
8. Russian
9. Singaporean
10. Taiwanese

However, the Company may announce the additional list of nationalities that REIT Manager may consider not to offer for allocation of the trust units via website of Stock Exchange of Thailand before the subscription period.

The Company has distributed the subscription form and the detail for subscription for the first capital increase of PROSPECT to the existing trust unitholders who are entitled to subscribe for the additional trust units in the first portion via mail, while the Company did not distribute the subscription documents to the unitholders who hold the abovementioned nationalities.

Please be informed accordingly.

Yours sincerely,

(Miss Aon-Anong Chaithong)

Authorized Signatory

Prospect REIT Management Co., Ltd.

REIT Manager of

Prospect Logistics and Industrial Freehold and Leasehold
Real Estate Investment Trust