

# Appendix 3Y

## Change of Director's Interest Notice

*Information or documents not available now must be given to ASX as soon as available. Information and documents given to ASX become ASX's property and may be made public.*

Introduced 30/09/01 Amended 01/01/11

|                       |                                                                |
|-----------------------|----------------------------------------------------------------|
| <b>Name of entity</b> | <b>GDI Property Group Limited</b><br><b>GDI Property Trust</b> |
| <b>ACN</b>            | <b>166 479 189</b>                                             |
| <b>ARSN</b>           | <b>166 598 161</b>                                             |

We (the entity) give ASX the following information under listing rule 3.19A.2 and as agent for the director for the purposes of section 205G of the Corporations Act.

|                            |                        |
|----------------------------|------------------------|
| <b>Name of Director</b>    | Stephen Geoffrey Burns |
| <b>Date of last notice</b> | 30 April 2024          |

### Part 1 - Change of director's relevant interests in securities

*In the case of a trust, this includes interests in the trust made available by the responsible entity of the trust*

Note: In the case of a company, interests which come within paragraph (i) of the definition of "notifiable interest of a director" should be disclosed in this part.

|                                                                                                                                                          |                                                                                                                                                                                                                                     |
|----------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Direct or indirect interest</b>                                                                                                                       | Direct and indirect                                                                                                                                                                                                                 |
| <b>Nature of indirect interest<br/>(including registered holder)</b><br>Note: Provide details of the circumstances giving rise to the relevant interest. | S Burns Super Pty Limited atf Burns Family Superfund (Mr Burns is a director of S Burns Super Pty Limited and a beneficiary of Burns Family Superfund)                                                                              |
| <b>Date of change</b>                                                                                                                                    | 26 April 2024                                                                                                                                                                                                                       |
| <b>No. of securities held prior to change</b>                                                                                                            | 249,533 securities held as follows:<br>Stephen Geoffery Burns – 27,533<br>S Burns Super Pty Limited atf Burns Family Superfund – 222,000<br><br>2,673,356 performance rights held as follows:<br>Stephen Geoffrey Burns – 2,673,356 |
| <b>Class</b>                                                                                                                                             | Stapled securities                                                                                                                                                                                                                  |
| <b>Number acquired</b>                                                                                                                                   | 217,644                                                                                                                                                                                                                             |
| <b>Number disposed</b>                                                                                                                                   | Nil                                                                                                                                                                                                                                 |

+ See chapter 19 for defined terms.

## Appendix 3Y

### Change of Director's Interest Notice

|                                                                                                                                                                             |                                                                                                                                                                                                                                      |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Value/Consideration</b><br>Note: If consideration is non-cash, provide details and estimated valuation                                                                   | Nil                                                                                                                                                                                                                                  |
| <b>No. of securities held after change</b>                                                                                                                                  | 465,177 securities held as follows:<br>Stephen Geoffery Burns – 245,177<br>S Burns Super Pty Limited atf Burns Family Superfund – 222,000<br><br>2,238,069 performance rights held as follows:<br>Stephen Geoffrey Burns – 2,239,069 |
| <b>Nature of change</b><br>Example: on-market trade, off-market trade, exercise of options, issue of securities under dividend reinvestment plan, participation in buy-back | Satisfaction of part vesting of performance Rights (217,644) with a further 217,643 lapsing                                                                                                                                          |

## Part 2 – Change of director's interests in contracts

Note: In the case of a company, interests which come within paragraph (ii) of the definition of “notifiable interest of a director” should be disclosed in this part.

|                                                                                                                                                                              |  |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|
| <b>Detail of contract</b>                                                                                                                                                    |  |
| <b>Nature of interest</b>                                                                                                                                                    |  |
| <b>Name of registered holder (if issued securities)</b>                                                                                                                      |  |
| <b>Date of change</b>                                                                                                                                                        |  |
| <b>No. and class of securities to which interest related prior to change</b><br>Note: Details are only required for a contract in relation to which the interest has changed |  |
| <b>Interest acquired</b>                                                                                                                                                     |  |
| <b>Interest disposed</b>                                                                                                                                                     |  |
| <b>Value/Consideration</b><br>Note: If consideration is non-cash, provide details and an estimated valuation                                                                 |  |
| <b>Interest after change</b>                                                                                                                                                 |  |

## Part 3 – <sup>+</sup>Closed period

|                                                                                                                                                               |    |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|----|
| <b>Were the interests in the securities or contracts detailed above traded during a <sup>+</sup>closed period where prior written clearance was required?</b> | No |
| <b>If so, was prior written clearance provided to allow the trade to proceed during this period?</b>                                                          |    |

<sup>+</sup> See chapter 19 for defined terms.

|                                                                                 |  |
|---------------------------------------------------------------------------------|--|
| <b>If prior written clearance was provided, on what date was this provided?</b> |  |
|---------------------------------------------------------------------------------|--|