ASX Announcement

16 April 2026

GWSCF Equity Raise Completion

The GPT Group ("GPT" or "The Group") is pleased to announce the GPT Wholesale Shopping Centre Fund ("GWSCF") equity raise has now closed. GWSCF sought to raise $500 million to support future growth initiatives. Given significant investor interest, the equity raise has closed over-subscribed and capped at approximately $610 million.

GWSCF Fund Manager, David Sleet, said: "Successfully exceeding the equity raise target demonstrates the trust and support from both existing and new fund investors for GWSCF's strategy. We continue to be well placed to deliver enhanced returns from the high quality portfolio of dominant retail centres in growth markets. GWSCF continues to be the leading performing core fund over 1, 2 and 3 years[1]."

GPT CEO and Managing Director, Russell Proutt, said: "GPT's strategy is to invest in our funds and partnerships with aligned partners, focusing on research-led opportunities for growth. Following its equity raise, GWSCF is well-positioned to execute on its growth initiatives and continue its history of delivering successful performance for GPT securityholders and capital partners."

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Authorised for release by The GPT Group's Market Disclosure Committee.

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[1] In both the MSCI/ Mercer All Retail Index and the diversified All Core Funds Index (MSCI, March 2026) - excluding 50 Lonsdale Street, single asset trust